

Balance Sheet

Properties: Wyngate - Wyngate HOA South Jordan, UT 84095

As of: 03/31/2020

Accounting Basis: Cash

Level of Detail: Detail View

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	23,420.34
Savings/Reserve Account	35.44
Money Market / Capital Reserve	327,694.94
Total Cash	351,150.72
TOTAL ASSETS	351,150.72
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	15,013.89
Total Liabilities	15,013.89
Capital	
Retained Earnings	60,548.88
Calculated Retained Earnings	31,845.59
Calculated Prior Years Retained Earnings	243,742.36
Total Capital	336,136.83
TOTAL LIABILITIES & CAPITAL	351,150.72

Income Statement

Welch Randall

Properties: Wyngate - Wyngate HOA South Jordan, UT 84095

As of: Mar 2020

Accounting Basis: Cash

Level of Detail: Detail View

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Operating Income & Expense				
Income				
Association Dues	35,972.90	97.77	109,340.87	97.64
Fine & Violation	0.00	0.00	0.00	0.00
Interest Income	26.27	0.07	80.14	0.07
Parking Fine	0.00	0.00	100.00	0.09
Parking Permit	536.85	1.46	1,652.20	1.48
WYN - General Fund Fee	200.00	0.54	600.00	0.54
NSF Fees Collected	0.00	0.00	40.00	0.04
Late Fee	57.50	0.16	172.50	0.15
Total Operating Income	36,793.52	100.00	111,985.71	100.00
Expense				
Wyngate HOA				
WYN - C&L/D&O/EQ Insurance	5,237.58	14.24	10,637.11	9.50
WYN - Welch/HOA admin/office/meeting expense	86.00	0.23	86.00	0.08
WYN - First Digital Internet	28.85	0.08	9,809.36	8.76
WYN - Landscaping / Snow Removal PJ Enterprise	6,210.00	16.88	19,365.00	17.29
WYN - Landscaping additions/Improvements/reimbursements/Tree	0.00	0.00	4,009.50	3.58
WYN - Legal Fees/exp	0.00	0.00	0.00	0.00
WYN - Tax Preparation	860.00	2.34	860.00	0.77
WYN - Maintenance - Building-roof,painting,stucco	0.00	0.00	0.00	0.00
WYN - Maintenance - Courtyard,lighting,fence,roads,ice.supplies	4,076.00	11.08	4,118.02	3.68
WYN - Office Supplies/association voice,parking,newsletters	0.00	0.00	0.00	0.00
WYN - Pool - chemicals,cleaning supplies	0.00	0.00	0.00	0.00
WYN - Pool - Operating Labor - Daily	355.00	0.96	355.00	0.32

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
WYN - Pool - Misc/ Furniture improvements	0.00	0.00	0.00	0.00
WYN - Pool Utilities - Gas, equal billing	112.00	0.30	336.00	0.30
WYN - Pool Utilities - Sewer	25.00	0.07	75.38	0.07
WYN - First Digital TV	10,817.79	29.40	20,855.59	18.62
WYN - Utilities - Dumpster Fees	0.00	0.00	0.00	0.00
WYN - Utilities - Electric RMP	0.00	0.00	2,701.10	2.41
WYN - 10791 WPD Pool #256215	46.93	0.13	140.79	0.13
WYN - 10791 WPD Pool House	710.03	1.93	2,130.09	1.90
WYN - Water - 10824 S 1625 W Landscape	37.00	0.10	111.00	0.10
WYN - Water - 1539 WVL Landscape	33.50	0.09	120.50	0.11
WYN - Water - 1561 WVL Landscape	37.00	0.10	111.00	0.10
WYN - Water - 1595 WVL Landscape	33.50	0.09	100.50	0.09
WYN - Water - 1624 WPD Landscape	37.00	0.10	111.00	0.10
Total Wyngate HOA	28,743.18	78.12	76,032.94	67.90
Property Management				
Management Fee	1,600.00	4.35	4,800.00	4.29
Total Property Management	1,600.00	4.35	4,800.00	4.29
Total Operating Expense	30,343.18	82.47	80,832.94	72.18
NOI - Net Operating Income	6,450.34	17.53	31,152.77	27.82
Other Income & Expense				
Other Income				
Interest on Bank Accounts	243.20	0.66	692.82	0.62
Total Other Income	243.20	0.66	692.82	0.62
Net Other Income	243.20	0.66	692.82	0.62
Total Income	37,036.72	100.66	112,678.53	100.62
Total Expense	30,343.18	82.47	80,832.94	72.18
Net Income	6,693.54	18.19	31,845.59	28.44