

Balance Sheet

Properties: Village at Prominence Point HOA - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: 09/30/2025

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	104,818.20
Savings/Reserve Account	75,123.67
Total Cash	179,941.87
TOTAL ASSETS	179,941.87
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	11,133.62
Total Liabilities	11,133.62
Capital	
Retained Earnings	-600.00
Calculated Retained Earnings	12,765.76
Calculated Prior Years Retained Earnings	156,642.49
Total Capital	168,808.25
TOTAL LIABILITIES & CAPITAL	179,941.87

Income Statement

Welch Randall

Properties: Village at Prominence Point HOA - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: Sep 2025

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Operating Income & Expense				
Income				
Village at Prominence Point Income				
VAPP- Internet Income	9,556.20	34.66	85,707.37	34.41
VAPP- Internet Installation Income	125.00	0.45	625.00	0.25
VAPP- Insurance Income	0.00	0.00	0.00	0.00
Total Village at Prominence Point Income	9,681.20	35.11	86,332.37	34.66
Association Dues	17,260.36	62.60	156,816.30	62.95
HOA Reinvestment Fee / Transfer Fee	350.00	1.27	4,550.00	1.83
Clubhouse / Pool	150.00	0.54	866.45	0.35
Fine & Violation	130.00	0.47	330.00	0.13
Interest Income	0.00	0.00	28.26	0.01
Deposit - Pool Key	0.00	0.00	60.00	0.02
Late Fee	0.00	0.00	110.00	0.04
Total Operating Income	27,571.56	100.00	249,093.38	100.00
Expense				
Village at Prominence Point HOA				
VAPP- Snow Removal	0.00	0.00	17,920.00	7.19
VAPP- Insurance	2,785.86	10.10	23,161.74	9.30
VAPP- Garbage	1,622.09	5.88	14,358.79	5.76
VAPP- Legal Fees	963.33	3.49	2,401.08	0.96
VAPP- Taxes & Licensing	0.00	0.00	0.00	0.00
VAPP- Office Mailings	6.25	0.02	183.50	0.07
VAPP- Landscape	8,126.43	29.47	54,649.58	21.94
VAPP- Property Maintenance	2,852.57	10.35	16,160.17	6.49
VAPP- Common AreaElectricity	273.73	0.99	1,785.63	0.72
VAPP- Internet Expense	9,768.33	35.43	89,616.54	35.98
VAPP- Internet Installation Expense	0.00	0.00	-125.00	-0.05
VAPP- Asphalt & Concrete Repairs	0.00	0.00	1,526.00	0.61
Total Village at	26,398.59	95.75	221,638.03	88.98

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Prominence Point HOA				
Property Management				
Management Fee	1,430.00	5.19	12,870.00	5.17
Total Property Management	1,430.00	5.19	12,870.00	5.17
Total Operating Expense	27,828.59	100.93	234,508.03	94.14
NOI - Net Operating Income	-257.03	-0.93	14,585.35	5.86
Other Income & Expense				
Other Income				
Loss due to foreclosure / bankruptcy	0.00	0.00	-1,829.05	-0.73
Interest on Bank Accounts	1.27	0.00	9.46	0.00
Total Other Income	1.27	0.00	-1,819.59	-0.73
Net Other Income	1.27	0.00	-1,819.59	-0.73
Total Income	27,572.83	100.00	247,273.79	99.27
Total Expense	27,828.59	100.93	234,508.03	94.14
Net Income	-255.76	-0.93	12,765.76	5.12