

Balance Sheet

Properties: South Ogden Meadow Condominium HOA - 5600 Meadow Lane South Ogden, UT 84403

As of: 05/31/2025

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	211,729.85
Savings/Reserve Account	125,238.65
South Ogden Meadows HOA Savings #2	31,445.56
Total Cash	368,414.06
TOTAL ASSETS	368,414.06
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	12,824.98
Total Liabilities	12,824.98
Capital	
Retained Earnings	313,236.80
Calculated Retained Earnings	-10,048.81
Calculated Prior Years Retained Earnings	52,401.09
Total Capital	355,589.08
TOTAL LIABILITIES & CAPITAL	368,414.06

Income Statement

Welch Randall

Properties: South Ogden Meadow Condominium HOA - 5600 Meadow Lane South Ogden, UT 84403

As of: May 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				
South Ogden Meadows Income				
SOM- Laundry	0.00	0.00	1,006.02	0.68
SOM- Utilities	9,155.00	31.64	44,599.00	30.22
Total South Ogden Meadows Income	9,155.00	31.64	45,605.02	30.90
Association Dues	19,769.37	68.31	101,905.71	69.04
HOA Reinvestment Fee / Transfer Fee	15.00	0.05	60.00	0.04
Fine & Violation	0.00	0.00	0.00	0.00
Interest Income	0.00	0.00	2.84	0.00
Late Fee	0.00	0.00	25.00	0.02
Total Operating Income	28,939.37	100.00	147,598.57	100.00
Expense				
South Ogden Meadows Expenses				
SOM- Garbage	1,401.79	4.84	7,255.76	4.92
SOM- Gas	2,381.79	8.23	19,797.71	13.41
SOM- Water, Sewer and Storm	7,777.12	26.87	39,757.30	26.94
SOM- Snow Removal	0.00	0.00	8,800.00	5.96
SOM- Insurance	2,932.91	10.13	14,664.55	9.94
SOM- Building Maintenance	6,942.94	23.99	16,883.57	11.44
SOM- Property Maintenance	3,301.09	11.41	54,551.65	36.96
SOM- Electricity	574.67	1.99	3,396.02	2.30
SOM- Professional Fees	0.00	0.00	2,190.30	1.48
SOM- Drain Cleaning	0.00	0.00	0.00	0.00
SOM- Internet for Cameras	354.44	1.22	1,771.16	1.20
SOM- Legal Fees	0.00	0.00	418.00	0.28
SOM- Landscaping	2,050.00	7.08	11,107.00	7.53
Total South Ogden Meadows Expenses	27,716.75	95.78	180,593.02	122.35
Property Management				
Management Fee	1,395.00	4.82	6,975.00	4.73
Total Property Management	1,395.00	4.82	6,975.00	4.73
Bank Fees / Interest	0.00	0.00	0.00	0.00
Total Operating	29,111.75	100.60	187,568.02	127.08

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Expense				
NOI - Net Operating Income	-172.38	-0.60	-39,969.45	-27.08
Other Income & Expense				
Other Income				
Reserve Transfer Income	2,049.33	7.08	9,932.35	6.73
Insurance Income (Other)	0.00	0.00	13,550.71	9.18
Special Assessment	1,200.00	4.15	5,830.00	3.95
Interest on Bank Accounts	158.46	0.55	607.58	0.41
Total Other Income	3,407.79	11.78	29,920.64	20.27
Net Other Income	3,407.79	11.78	29,920.64	20.27
Total Income	32,347.16	111.78	177,519.21	120.27
Total Expense	29,111.75	100.60	187,568.02	127.08
Net Income	3,235.41	11.18	-10,048.81	-6.81