

Balance Sheet

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

As of: 10/31/2023

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name		Balance
ASSETS		
Cash		
Checking - Cash in Bank		108,786.36
Savings/Reserve Account		57,024.98
Total Cash		165,811.34
TOTAL ASSETS		165,811.34
LIABILITIES & CAPITAL		
Liabilities		
Prepaid Rent		14,925.11
Total Liabilities		14,925.11
Capital		
Retained Earnings		-600.00
Calculated Retained Earnings		16,792.96
Calculated Prior Years Retained Earnings		134,693.27
Total Capital		150,886.23
TOTAL LIABILITIES & CAPITAL		165,811.34

## Income Statement

Welch Randall

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

As of: Oct 2023

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
<b>Operating Income &amp; Expense</b>				
<b>Income</b>				
<b>Village at Prominence Point Income</b>				
VAPP- Internet Income	8,843.30	32.64	82,749.94	31.66
VAPP- Internet Installation Income	0.00	0.00	375.00	0.14
<b>Total Village at Prominence Point Income</b>	<b>8,843.30</b>	<b>32.64</b>	<b>83,124.94</b>	<b>31.80</b>
Association Dues	17,815.69	65.75	174,325.69	66.70
HOA Reinvestment Fee / Transfer Fee	350.00	1.29	3,150.00	1.21
Fine & Violation	75.00	0.28	675.00	0.26
Interest Income	1.77	0.01	14.16	0.01
Late Fee	10.00	0.04	80.00	0.03
<b>Total Operating Income</b>	<b>27,095.76</b>	<b>100.00</b>	<b>261,369.79</b>	<b>100.00</b>
<b>Expense</b>				
<b>Village at Prominence Point HOA</b>				
VAPP- Snow Removal	0.00	0.00	55,487.00	21.23
VAPP- Insurance	2,230.82	8.23	17,117.94	6.55
VAPP- Garbage	1,583.50	5.84	14,794.41	5.66
VAPP- Legal Fees	60.00	0.22	2,786.50	1.07
VAPP- Taxes & Licensing	0.00	0.00	362.00	0.14
VAPP- Office Mailings	0.00	0.00	109.25	0.04
VAPP- Landscape	13,323.24	49.17	52,448.35	20.07
VAPP- Property Maintenance	0.00	0.00	1,537.47	0.59
VAPP- Common AreaElectricity	0.00	0.00	1,491.91	0.57
VAPP- Internet Expense	8,812.73	32.52	86,140.90	32.96
<b>Total Village at Prominence Point HOA</b>	<b>26,010.29</b>	<b>95.99</b>	<b>232,275.73</b>	<b>88.87</b>
<b>Property Management</b>				
Management Fee	1,430.00	5.28	13,980.00	5.35
<b>Total Property Management</b>	<b>1,430.00</b>	<b>5.28</b>	<b>13,980.00</b>	<b>5.35</b>
<b>Total Operating Expense</b>	<b>27,440.29</b>	<b>101.27</b>	<b>246,255.73</b>	<b>94.22</b>

## Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
NOI - Net Operating Income	-344.53	-1.27	15,114.06	5.78
<b>Other Income &amp; Expense</b>				
<b>Other Income</b>				
Insurance Income (Other)	1,669.80	6.16	1,669.80	0.64
Interest on Bank Accounts	0.99	0.00	9.10	0.00
<b>Total Other Income</b>	<b>1,670.79</b>	<b>6.17</b>	<b>1,678.90</b>	<b>0.64</b>
<b>Net Other Income</b>	<b>1,670.79</b>	<b>6.17</b>	<b>1,678.90</b>	<b>0.64</b>
Total Income	28,766.55	106.17	263,048.69	100.64
Total Expense	27,440.29	101.27	246,255.73	94.22
<b>Net Income</b>	<b>1,326.26</b>	<b>4.89</b>	<b>16,792.96</b>	<b>6.42</b>