

## Balance Sheet

Properties: Sycamore Place Homeowners Association Inc - 2550 S 2300 W West Haven, UT 84401

As of: 12/31/2023

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
<b>ASSETS</b>	
<b>Cash</b>	
Checking - Cash in Bank	26,130.48
Savings/Reserve Account	37,871.44
<b>Total Cash</b>	<b>64,001.92</b>
<b>TOTAL ASSETS</b>	<b>64,001.92</b>
<b>LIABILITIES &amp; CAPITAL</b>	
<b>Liabilities</b>	
Prepaid Rent	12,577.17
<b>Total Liabilities</b>	<b>12,577.17</b>
<b>Capital</b>	
Calculated Retained Earnings	2,317.51
Calculated Prior Years Retained Earnings	49,107.24
<b>Total Capital</b>	<b>51,424.75</b>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>	<b>64,001.92</b>

## Income Statement

Welch Randall

Properties: Sycamore Place Homeowners Association Inc - 2550 S 2300 W West Haven, UT 84401

As of: Dec 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>				
Association Dues	22,797.55	100.00	231,289.05	98.40
HOA Reinvestment Fee / Transfer Fee	0.00	0.00	2,450.00	1.04
Fine & Violation	0.00	0.00	600.00	0.26
Interest Income	0.00	0.00	69.29	0.03
Late Fee	0.00	0.00	650.00	0.28
<b>Total Operating Income</b>	<b>22,797.55</b>	<b>100.00</b>	<b>235,058.34</b>	<b>100.00</b>
<b>Expense</b>				
<b>Sycamore Place HOA Expenses</b>				
SPL - Insurance	2,567.89	11.26	31,035.92	13.20
SPL- Legal Fees	0.00	0.00	2,430.00	1.03
SPL- Taxes and Licensing	0.00	0.00	362.00	0.15
SPL- Trash Removal	2,086.96	9.15	24,240.48	10.31
SPL- Water & Sewer	6,896.06	30.25	83,807.48	35.65
SPL- Property Maintenance	0.00	0.00	771.04	0.33
SPL- Snow Removal	0.00	0.00	26,110.25	11.11
SPL- Office Supplies	0.00	0.00	120.46	0.05
SPL- Landscape Service	0.00	0.00	47,250.02	20.10
<b>Total Sycamore Place HOA Expenses</b>	<b>11,550.91</b>	<b>50.67</b>	<b>216,127.65</b>	<b>91.95</b>
<b>Property Management</b>				
Management Fee	1,410.00	6.18	16,620.00	7.07
<b>Total Property Management</b>	<b>1,410.00</b>	<b>6.18</b>	<b>16,620.00</b>	<b>7.07</b>
<b>Total Operating Expense</b>	<b>12,960.91</b>	<b>56.85</b>	<b>232,747.65</b>	<b>99.02</b>
<b>NOI - Net Operating Income</b>	<b>9,836.64</b>	<b>43.15</b>	<b>2,310.69</b>	<b>0.98</b>
<b>Other Income &amp; Expense</b>				
<b>Other Income</b>				
Insurance Income (Other)	0.00	0.00	0.00	0.00
Interest on Bank Accounts	0.57	0.00	6.82	0.00
<b>Total Other Income</b>	<b>0.57</b>	<b>0.00</b>	<b>6.82</b>	<b>0.00</b>

## Income Statement

Account Name	<u>Selected Month</u>	<u>% of Selected Month</u>	<u>Year to Month End</u>	<u>% of Year to Month End</u>
Net Other Income	0.57	0.00	6.82	0.00
Total Income	22,798.12	100.00	235,065.16	100.00
Total Expense	12,960.91	56.85	232,747.65	99.02
Net Income	<u>9,837.21</u>	<u>43.15</u>	<u>2,317.51</u>	<u>0.99</u>