

Balance Sheet

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

As of: 03/31/2024

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	211,843.75
Savings/Reserve Account	108,370.83
South Ogden Meadows HOA Savings #2	31,427.22
Total Cash	351,641.80
TOTAL ASSETS	351,641.80
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	9,350.08
Total Liabilities	9,350.08
Capital	
Retained Earnings	313,236.80
Calculated Retained Earnings	29,504.30
Calculated Prior Years Retained Earnings	-449.38
Total Capital	342,291.72
TOTAL LIABILITIES & CAPITAL	351,641.80

Income Statement

Welch Randall

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

As of: Mar 2024

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	5,756.25	6.05
SOM- Utilities	8,597.32	30.29	27,003.34	28.38
Total South Ogden Meadows Income	8,597.32	30.29	32,759.59	34.42
Association Dues	19,773.47	69.66	62,282.54	65.45
HOA Reinvestment Fee / Transfer Fee	15.00	0.05	15.00	0.02
Fine & Violation	0.00	0.00	27.49	0.03
Interest Income	0.00	0.00	5.69	0.01
Late Fee	0.00	0.00	75.00	0.08
Total Operating Income	28,385.79	100.00	95,165.31	100.00
Expense				
South Ogden Meadows Expenses				
SOM- Garbage	1,359.44	4.79	4,100.42	4.31
SOM- Gas	0.00	0.00	8,283.26	8.70
SOM- Water, Sewer and Storm	6,125.36	21.58	18,418.06	19.35
SOM- Snow Removal	2,400.00	8.45	10,520.00	11.05
SOM- Insurance	2,327.66	8.20	6,982.98	7.34
SOM- Building Maintenance	787.18	2.77	7,261.94	7.63
SOM- Property Maintenance	679.60	2.39	4,727.53	4.97
SOM- Electricity	669.00	2.36	2,054.42	2.16
SOM- Professional Fees	0.00	0.00	2,866.10	3.01
SOM- Drain Cleaning	344.00	1.21	722.00	0.76
SOM- Internet for Cameras	337.64	1.19	795.04	0.84
SOM- Legal Fees	418.00	1.47	4,339.50	4.56
SOM- Landscaping	85.00	0.30	205.00	0.22
Total South Ogden Meadows Expenses	15,532.88	54.72	71,276.25	74.90
Property Management				
Management Fee	1,395.00	4.91	4,185.00	4.40
Total Property Management	1,395.00	4.91	4,185.00	4.40

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Maintenance & Repairs				
Painting/Sheetrock Repair	0.00	0.00	0.00	0.00
Plumbing	140.10	0.49	0.00	0.00
Total Maintenance & Repairs	140.10	0.49	0.00	0.00
Total Operating Expense	17,067.98	60.13	75,461.25	79.29
NOI - Net Operating Income	11,317.81	39.87	19,704.06	20.71
Other Income & Expense				
Other Income				
Reserve Transfer Income	1,933.34	6.81	5,998.14	6.30
Special Assessment	1,140.00	4.02	3,530.00	3.71
Interest on Bank Accounts	94.07	0.33	272.10	0.29
Total Other Income	3,167.41	11.16	9,800.24	10.30
Net Other Income	3,167.41	11.16	9,800.24	10.30
Total Income	31,553.20	111.16	104,965.55	110.30
Total Expense	17,067.98	60.13	75,461.25	79.29
Net Income	14,485.22	51.03	29,504.30	31.00