Balance Sheet

Properties: Erin Hills Estates Homeowners Association - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405
As of: 02/28/2026
Accounting Basis: Cash
Level of Detail: Detail View
Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	5,952.91
Savings/Reserve Account	5,942.89
Total Cash	**11,895.80**
TOTAL ASSETS	**11,895.80**
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	2,499.93
Total Liabilities	**2,499.93**
Capital	
Retained Earnings	59,200.00
Calculated Retained Earnings	-15,758.04
Calculated Prior Years Retained Earnings	-34,046.09
Total Capital	**9,395.87**
TOTAL LIABILITIES & CAPITAL	**11,895.80**

Income Statement

Welch Randall

Properties: Erin Hills Estates Homeowners Association - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: Feb 2026

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				
Association Dues	9,150.00	100.00	18,750.00	100.00
Fine & Violation	0.00	0.00	0.00	0.00
Interest Income	0.00	0.00	0.00	0.00
NSF Fees Collected	0.00	0.00	0.00	0.00
Late Fee	0.00	0.00	0.00	0.00
Total Operating Income	**9,150.00**	**100.00**	**18,750.00**	**100.00**
Expense				
Erin Hills Townhomes HOA Expense				
EHT- Snow Removal	0.00	0.00	840.00	4.48
EHT- Property Maintenance	0.00	0.00	0.00	0.00
EHT- Garbage	3,597.51	39.32	7,073.75	37.73
EHT- Water & Sewer	7,729.41	84.47	8,266.41	44.09
EHT- Insurance	6,335.11	69.24	12,670.22	67.57
EHT- Office Supplies	13.75	0.15	13.75	0.07
EHT- Landscaping	0.00	0.00	2,980.00	15.89
Total Erin Hills Townhomes HOA Expense	**17,675.78**	**193.18**	**31,844.13**	**169.84**
Property Management				
Management Fee	1,332.00	14.56	2,664.00	14.21
Total Property Management	**1,332.00**	**14.56**	**2,664.00**	**14.21**
Total Operating Expense	**19,007.78**	**207.74**	**34,508.13**	**184.04**
NOI - Net Operating Income	**-9,857.78**	**-107.74**	**-15,758.13**	**-84.04**
Other Income & Expense				
Other Income				
Interest on Bank Accounts	0.04	0.00	0.09	0.00
Total Other Income	**0.04**	**0.00**	**0.09**	**0.00**
Net Other Income	**0.04**	**0.00**	**0.09**	**0.00**
Total Income	9,150.04	100.00	18,750.09	100.00
Total Expense	19,007.78	207.74	34,508.13	184.04

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Net Income	-9,857.74	-107.73	-15,758.04	-84.04