

Balance Sheet

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

As of: 08/31/2025

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	107,063.69
Savings/Reserve Account	73,379.70
Total Cash	180,443.39
TOTAL ASSETS	180,443.39
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	11,388.79
Total Liabilities	11,388.79
Capital	
Retained Earnings	-600.00
Calculated Retained Earnings	13,012.11
Calculated Prior Years Retained Earnings	156,642.49
Total Capital	169,054.60
TOTAL LIABILITIES & CAPITAL	180,443.39

Income Statement

Welch Randall

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

As of: Aug 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				
Village at Prominence Point Income				
VAPP- Internet Income	9,450.02	35.08	76,151.17	34.38
VAPP- Internet Installation Income	0.00	0.00	500.00	0.23
VAPP- Insurance Income	0.00	0.00	0.00	0.00
Total Village at Prominence Point Income	9,450.02	35.08	76,651.17	34.60
Association Dues	17,427.82	64.70	139,555.94	63.00
HOA Reinvestment Fee / Transfer Fee	0.00	0.00	4,200.00	1.90
Clubhouse / Pool	50.00	0.19	716.45	0.32
Fine & Violation	0.00	0.00	200.00	0.09
Interest Income	0.00	0.00	28.26	0.01
Deposit - Pool Key	0.00	0.00	60.00	0.03
Late Fee	10.00	0.04	110.00	0.05
Total Operating Income	26,937.84	100.00	221,521.82	100.00
Expense				
Village at Prominence Point HOA				
VAPP- Snow Removal	0.00	0.00	17,920.00	8.09
VAPP- Insurance	2,785.86	10.34	20,375.88	9.20
VAPP- Garbage	1,619.32	6.01	12,736.70	5.75
VAPP- Legal Fees	0.00	0.00	1,437.75	0.65
VAPP- Taxes & Licensing	0.00	0.00	0.00	0.00
VAPP- Office Mailings	0.00	0.00	177.25	0.08
VAPP- Landscape	10,797.43	40.08	46,523.15	21.00
VAPP- Property Maintenance	750.00	2.78	13,307.60	6.01
VAPP- Common AreaElectricity	247.15	0.92	1,521.31	0.69
VAPP- Internet Expense	9,893.33	36.73	79,848.21	36.05
VAPP- Internet Installation Expense	0.00	0.00	-125.00	-0.06
VAPP- Asphalt & Concrete Repairs	0.00	0.00	1,526.00	0.69
Total Village at	26,093.09	96.86	195,248.85	88.14

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Prominence Point HOA				
Property Management				
Management Fee	1,430.00	5.31	11,440.00	5.16
Total Property Management	1,430.00	5.31	11,440.00	5.16
Total Operating Expense	27,523.09	102.17	206,688.85	93.30
NOI - Net Operating Income	-585.25	-2.17	14,832.97	6.70
Other Income & Expense				
Other Income				
Loss due to foreclosure / bankruptcy	0.00	0.00	-1,829.05	-0.83
Interest on Bank Accounts	1.11	0.00	8.19	0.00
Total Other Income	1.11	0.00	-1,820.86	-0.82
Net Other Income	1.11	0.00	-1,820.86	-0.82
Total Income	26,938.95	100.00	219,700.96	99.18
Total Expense	27,523.09	102.17	206,688.85	93.30
Net Income	-584.14	-2.17	13,012.11	5.87

