

COUNTRYCLUB RIDGE CONDOMINIUMS  
2025 BUDGET VS ACTUAL  
2026 BUDGET

ORDINARY INCOME/EXPENSE	<u>2025 BUDGET</u>	<u>2025 ACTUAL</u>	<u>2026 BUDGET</u>
<u>INCOME</u>			
Bank Interest	\$ 2,800.00	\$ 3,501.55	\$ 3,500.00
HOA Dues	\$ 195,140.28	\$ 195,140.28	\$ 195,140.28
Reserve Account Contribution	\$ 102,630.00	\$ 102,630.00	\$ 102,630.00
Reserve Account Withdrawal (107/114)	\$ -	\$ (23,171.00)	\$ -
Assessment	\$ 41,150.00	\$ 41,150.00	\$ -
Other Income (Rental)	\$ 1,500.00	\$ 125.00	\$ -
Other Income (Fees)	\$ 1,000.00	\$ 791.12	\$ 750.00
Reinvestment Fee	\$ 1,200.00	\$ 1,200.00	\$ 1,200.00
<b>TOTAL INCOME</b>	<b>\$ 345,420.28</b>	<b>\$ 321,366.95</b>	<b>\$ 303,220.28</b>
<u>EXPENSE</u>			
Cleaning & Janitorial	\$ 6,100.00	\$ 5,188.00	\$ 5,500.00
Computer Repair	\$ 200.00	\$ -	\$ 150.00
DirecTV	\$ 24,000.00	\$ 23,947.56	\$ 22,650.00
Exercise Equipment	\$ 300.00	\$ -	\$ 200.00
Fire Monitoring (Mtn Alarm)	\$ 300.00	\$ 299.40	\$ 300.00
Garage Door Repair	\$ 2,500.00	\$ 1,979.50	\$ 2,000.00
Garbage Pick-up (Ace Disposal)	\$ 7,300.00	\$ 7,162.43	\$ 7,300.00
Gas Utilities (Enbridge)	\$ 2,650.00	\$ 588.45	\$ 1,000.00
Internal Revenue Service	\$ 1,200.00	\$ 1,180.00	\$ 900.00
Insurance	\$ 28,000.00	\$ 28,642.26	\$ 32,500.00
Internet, Phone, & Security	\$ 32,000.00	\$ 31,864.32	\$ 32,000.00
Landscaping & Groundskeeping	\$ 8,000.00	\$ 8,835.42	\$ 8,000.00
Legal Fees	\$ 350.00	\$ -	\$ 350.00
License	\$ 10.00	\$ 18.00	\$ 18.00
Office Supplies	\$ 150.00	\$ 126.49	\$ 150.00
Power Utilities (Rocky Mtn Power)	\$ 12,300.00	\$ 12,183.47	\$ 12,300.00
Property Management Fees	\$ 27,000.00	\$ 29,550.00	\$ 30,000.00
Repairs & Maintenance	\$ 15,000.00	\$ 15,971.66	\$ 11,000.00
Reserve Account Contributions	\$ 102,630.00	\$ 102,630.00	\$ 102,630.00
Special Assessment		\$ (41,150.00)	\$ -
Clearcut - Units 107 & 114 leaks	\$ -	\$ 23,171.00	\$ -
Schindler Elevator	\$ 6,700.00	\$ 6,791.97	\$ 6,800.00
Tax Preparation	\$ 550.00	\$ 440.50	\$ 450.00
Utilities (SLC Corp)	\$ 27,000.00	\$ 26,238.18	\$ 27,000.00
Schindler Elevator - Comm Panel	\$ 13,000.00	\$ 13,000.00	\$ -
Summit Coatings - Traffic Coat	\$ 28,150.00	\$ 28,150.00	\$ -
<b>TOTAL EXPENSES</b>	<b>\$ 345,390.00</b>	<b>\$ 326,808.61</b>	<b>\$ 303,198.00</b>
<b>NET ORDINARY INCOME</b>	<b>\$ 30.28</b>	<b>\$ (5,441.66)</b>	<b>\$ 22.28</b>