

West Ketchum Residences Owners' Association, Inc.

	2025 Budget	Actual w/ Est	2026 Budget	
Ordinary Income/Expense				
Income				
Assessments	73,234.00	73,234.00	68,640.00	1716
Total Income	73,234.00	73,234.00	68,640.00	
Gross Profit	73,234.00	73,234.00	68,640.00	
Expense				
Merchant deposit fees	120.00	148.00	200.00	
Accounting	550.00	400.00	450.00	
Alarm	4,396.00	4,640.29	4,750.00	
Corporate Filing Fees	30.00	20.00	20.00	
Contingency			2,120.00	
Insurance	17,975.00	15,151.54	16,200.00	Due Nov
Landscaping	15,000.00	21,929.32	16,000.00	
Legal & Professional Fees	3,000.00	8,111.74	0.00	
Management Fee	8,700.00	8,700.00	8,700.00	725
Office Expenses	125.00	152.00	160.00	
Repair & Maintenance				
Gutters & drain cleaning	1,500.00	75.00	1,750.00	
Window Cleaning	3,000.00	2,700.00	3,200.00	
Trash In/Out	3,000.00	3,560.00	3,300.00	275
Repair & Maintenance - Other	4,417.00	2,788.00	3,500.00	
Total Repair & Maintenance	11,917.00	9,123.00	11,750.00	
Snow Removal	1,200.00	175.00	1,300.00	
Supplies	100.00	555.41	100.00	
Tree Lighting	1,700.00		1,700.00	
Utilities				
Electric	720.00	712.97	750.00	
Gas	6,200.00	4,156.34	5,500.00	
Water	690.00	783.82	800.00	
Total Utilities	7,610.00	5,653.13	7,050.00	
Total Expense	72,423.00	74,607.43	68,640.00	
Net Ordinary Income	811.00	-1,373.43	0.00	
Other Income/Expense				
Other Income				
Capital Reserve Income	22,800.00	22,800.00	27,360.00	684
Interest Earned	0.00	21.20	0.00	
Total Other Income	22,800.00	22,821.20	27,360.00	
Other Expense				
Capital Expense				
Post Staining		2,900.00		
Capital Expense - Other		6,087.13		
Total Capital Expense	22,000.00	8,987.13	0.00	
Reserve Expenses		900.00		
Total Other Expense		9,887.13		
Net Other Income		12,934.07		
		11,560.64		