

Lakeview Terrace Condominium Association

Profit & Loss Budget Overview

January through December 2025

08/19/25

Accrual Basis

	Jan - Dec 25
Ordinary Income/Expense	
Income	
Returned Check Charges	0.00
Monthly Membership Dues	
Reserve Transfer	-67,860.00
Monthly Membership Dues - Other	369,300.00
Total Monthly Membership Dues	301,440.00
Rental of Storage Closets	9,000.00
Rental Income-Higgins	0.00
Transfer Fee/Violations	1,200.00
Laundry Income	9,000.00
Reserve Fund Interest	500.00
Late Fee Income	500.00
Total Income	321,640.00
Gross Profit	321,640.00
Expense	
Capital/Special Project	39,950.00
Dues & Subscriptions	10.00
Grounds	
Debris Removal	600.00
Irrigation	30.00
Landscaping	4,000.00
Maintenance-grounds	
Grounds Contract	5,000.00
Supplies	500.00
Labor	5,000.00
Total Maintenance-grounds	10,500.00
Total Grounds	15,130.00
Insurance - General Liab., etc.	77,520.00
Interest	
Interest- Peterson	706.00
Interest-Herwick	3,254.00
Total Interest	3,960.00
Laundry Expenses	
Laundry- Repair & Maintenance	2,500.00
Total Laundry Expenses	2,500.00
Legal & Professional	
Management/Bookkeeping	19,500.00
Legal & Professional - Other	2,000.00
Total Legal & Professional	21,500.00
Miscellaneous	
Bank Charges	600.00
Total Miscellaneous	600.00
Office Expense	
Postage & Freight	170.00
Taxes - Property	800.00
Office Supplies	200.00
Total Office Expense	1,170.00

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	Jan - Dec 25
Periodic Building Maintenance	
Misc Maintenance	0.00
Laundry Room Maintenance	2,500.00
Janitorial Services	22,100.00
Bldg Labor	3,000.00
Plumbing/Drain Maint	8,000.00
Fire Extinguishers	250.00
Building Supplies	1,000.00
Periodic Building Maintenance - Other	0.00
Total Periodic Building Maintenance	36,850.00
Periodic Bldg Repair-Emergency	
Water Damage	4,000.00
Electric Repair	500.00
Boiler/Plumbing Repair	8,000.00
Drain Snake Repair	2,000.00
Roof Repair	1,000.00
Total Periodic Bldg Repair-Emergency	15,500.00
Repairs & Maint. - Regular Bldg	
Pest Control	900.00
Total Repairs & Maint. - Regular Bldg	900.00
Utilities(Water, Electric, Gas)	
City of Grand Jct-Sewer	
City of Grand Jct-3146 Lakeside	6,500.00
City of Grand Jct-3150 Lakeside	6,500.00
City of Grand Jct-3154 Lakeside	5,500.00
City of Grand Jct-3156 Lakeside	50.00
Total City of Grand Jct-Sewer	18,550.00
Excel Energy-Electric	
Excel Energy-3146 Lakeside Elec	1,200.00
Excel Energy-3150 Lakeside Elec	1,800.00
Excel Energy-3154 Lakeside Elec	1,800.00
Excel Energy-3154 Lakeside Laun	2,000.00
Excel Energy-3156 Lakeside Elec	1,700.00
Total Excel Energy-Electric	8,500.00
Excel Energy-Gas	
Excel Energy-3146 Lakeside Gas	10,000.00
Excel Energy-3150 Lakeside Gas	10,000.00
Excel Energy-3154 Lakeside Gas	10,000.00
Excel Energy-3156 Lakeside Gas	8,000.00
Total Excel Energy-Gas	38,000.00
Trash Removal	10,000.00
Ute Water Expense	
Ute Water-3146 Lakeside	9,000.00
Ute Water-3150 Lakeside	7,000.00
Ute Water-3154 Lakeside	8,000.00
Ute Water-3156 Lakeside	7,000.00
Total Ute Water Expense	31,000.00
Total Utilities(Water, Electric, Gas)	106,050.00
Total Expense	321,640.00
Net Ordinary Income	0.00
Net Income	0.00