

Budget Detail

Operations Solutions NW

Properties: Big Trout Condominium Association - 22855 E Country Vista Dr Liberty Lake, WA 99019

Period Range: Jan 2026 to Dec 2026

Consolidate: No

GL Account Map: None - use master chart of accounts

Include Zero Balance GL Accounts: No

Account Name	Total	Percent
Big Trout Condominium Association - 22855 E Country Vista Dr Liberty Lake, WA 99019		
Income		
ASSOCIATION ASSESSMENTS		
Regular Assessments	900,480.00	124.78
Reserve Fund Portion of Assessments	-189,000.00	-26.19
Total ASSOCIATION ASSESSMENTS	711,480.00	98.59
INTEREST INCOME		
Interest - Reserve	600.00	0.08
Interest - GESA	9,600.00	1.33
Total INTEREST INCOME	10,200.00	1.41
Total Budgeted Operating Income	721,680.00	100.00
Landscaping Expense	75,000.00	10.63
Snow Removal	10,000.00	1.42
Sprinkler Maintenance & Repairs	5,000.00	0.71
Pest Control	1,325.00	0.19
Flowers	1,200.00	0.17
General Maintenance Labor	36,000.00	5.10
Property Insurance	165,000.00	23.39
Legal	6,600.00	0.94
Annual Audit	4,950.00	0.70
Management Fees	38,400.00	5.44
Pool & Hot Tub	14,000.00	1.98
Fitness Center	1,500.00	0.21
Printing & Postage	800.00	0.11
Website and Hosting	180.00	0.03
Board & Annual Meetings	150.00	0.02
Community Events	500.00	0.07
Income Tax	3,500.00	0.50
Electricity	29,534.00	4.19
Water	39,346.00	5.58
Sewer	100,162.00	14.20
Garbage and Recycling	900.00	0.13
Cable	161,000.00	22.82
Special Projects	8,000.00	1.13
Capital Projects	2,500.00	0.35
Total Budgeted Operating Expense	705,547.00	100.00
Total Budgeted Operating Income	721,680.00	100.00
Total Budgeted Operating Expense	705,547.00	100.00
Net Operating Income	16,133.00	100.00
Total Budgeted Income	721,680.00	100.00
Total Budgeted Expense	705,547.00	100.00
Net Income	16,133.00	100.00
Cash		
Reserve Cash	189,000.00	100.00
Total Budgeted Cash	189,000.00	100.00