

EAGLESON PROPERTIES LTD.

INCOME STATEMENT

For the 9 Months Ending MARCH 31, 2024

709 - Strata Plan VR 1607

YEAR END JUNE 2023/24

	Current Actual	YTD Actual	YTD BUDGET	VARIANCE	ANNUAL BUDGET
			9 MONTHS		2023/24 APPROVED BUDGET
INCOME					
Strata Fees	4,466.50	40,198.50	40,198.50	-	53,598.00
Strata Fees -ADJUSTMENT:JULY-OCT 2023	-	-	-	-	-
Income - Interest	-	-	1,875.00	1,875.00	2,500.00
Other Income - Dividends (Shares)	-	-	-	-	-
Other Income - Surplus or Deficit	-	-	-	-	-
Other Income - Form Fees, etc.	-	-	-	-	-
Other Income - EV	6.28	62.96	-	-	-
Bylaw Violations	-	-	-	62.96	-
Special Levy	-	-	-	-	-
Transfer from CRF to OPERATING a/c***To eliminate Negative Balance	-	3,961.19	-	3,961.19	-
TOTAL INCOME	4,472.78	44,222.65	42,073.50	2,149.15	56,098.00
GENERAL EXPENSES					
Management Fee	315.00	2,835.00	2,835.00	-	3,780.00
Administration (Photocopy & Postage)	-	259.94	-	259.94	-
Office Supplies	-	-	-	-	-
Legal/ Professional Fees	-	-	375.00	375.00	500.00
Annual Review Fee	-	556.50	417.38	139.13	556.50
Storage Fee	-	-	-	-	-
T2 Tax Filing	-	-	313.13	313.13	417.50
Insurance (Accrued)	1,249.92	10,802.58	11,175.00	372.42	14,900.00
Insurance Appraisal (Accrued)	22.60	180.80	206.25	25.45	275.00
Bank Charges	-	34.01	56.25	22.24	75.00
WorksafeBC	-	-	-	-	-
Total GENERAL EXPENSES	1,587.52	14,668.83	15,378.00	709.17	20,504.00
BUILDING EXPENSES					
Electricity	-	303.92	750.00	446.08	1,000.00
Gas	324.83	1,588.38	2,250.00	661.62	3,000.00
City Utilities - Water & Sewer	715.46	2,364.69	1,762.50	602.19	2,350.00
City Utilities - Fireline	-	266.00	262.50	3.50	350.00
City Utilities - Street Cleaning	-	77.00	112.50	35.50	150.00
Garbage - Waste Removal	-	3,459.44	4,575.00	1,115.56	6,100.00
R&M - Building Repairs	-	8,173.53	1,500.00	6,673.53	2,000.00
R&M - Plumbing	-	-	-	-	-
R&M - Snow Removal & Salt	-	26.39	-	26.39	-
R&M - Fire Protection	-	473.90	450.00	23.90	600.00
R&M - Gardening & Pruning	-	2,750.93	1,650.00	1,100.93	2,200.00
R&M - Hard Landscaping	-	1,312.50	975.00	337.50	1,300.00
Total BUILDING EXPENSES	1,040.29	20,796.68	14,287.50	6,509.18	19,050.00
RESERVE FUNDS					
Contingency Reserve	1,378.67	12,408.00	12,408.00	0.00	16,544.00
Prior Year-Transfer to CRF	-	-	-	-	-
Total RESERVE FUNDS	1,378.67	12,408.00	12,408.00	0.00	16,544.00
TOTAL EXPENSES	4,006.47	47,873.51	42,073.50	5,800.01	56,098.00
NET INCOME <LOSS>	466.31	3,650.86	-	-	-

Handwritten initials: JHE and SK

EAGLESON PROPERTIES LTD.
BALANCE SHEET
For the 9 Months Ending MARCH 31, 2024
709 - Strata Plan VR 1607
YEAR END JUNE 2023/24

YTD Actual

ASSETS:

Bank - Vancity SHARES	\$	758.22
Bank - Operating Account	\$	8,750.08
Bank - Contingency Reserve Fund	\$	16,319.43
Bank - Investments - G. I. C - 2.90% 30 - Day Cashable 1	\$	5,000.00
Bank - Investments - G. I. C - 2.90% 30 - Day Cashable 2	\$	5,000.00
Bank - Investments - G. I. C - 2.90% 30 - Day Cashable 3	\$	5,000.00
Bank - Investments - G. I. C - 2.90% 30 - Day Cashable 4	\$	5,000.00
Bank - Investments- G. I. C - 3% 90 - Day Cashable 1	\$	10,000.00
Bank - Investments - G. I. C - 3% 90 - Day Cashable 2	\$	10,000.00
Bank - Investments - G. I.C- 5% Non-Redeemable 1	\$	25,000.00
Bank - Investments - G. I.C- 5% Non-Redeemable 2	\$	25,000.00
Bank - Vancity Membership Fee	-\$	5.00
Accounts Receivable	\$	-
Prepaid Insurance	\$	9,999.35
Prepaid Insurance Appraisal	\$	632.95
Prepaid Expenses	\$	-
Total Current Assets	\$	126,455.03
TOTAL ASSETS	\$	126,455.03

LIABILITIES:

Accounts Payable	\$	715.46
Prepaid Strata Fees	\$	5,372.38
TOTAL LIABILITIES	\$	6,087.84

EQUITY

Contribution to SPECIAL LEVY	\$	-
Retained Earnings	\$	124,018.05
Current Year Income(Loss)	-\$	3,650.86
TOTAL EQUITY	\$	120,367.19
TOTAL LIABILITIES & EQUITY	\$	125,739.57

Handwritten initials/signature

Monthly A/R Summary

by Unit

For: March 2024

Unit	Tenant	Opening Balance	Charge Description	Charge Amount	Payment Received	Current Balance
1	Grant and Kim Ewing (1251)	(\$738.38)	Strata Fees for PID# 709 *** Total ***	\$738.38	(\$738.38)	(\$738.38)
01	Patricia Vanderlaes (1253)	\$0.01	Strata Fees for PID# 709 *** Total ***	\$582.93	(\$582.93)	\$0.01
001	Tessie Lowe (1255)	(\$607.97)	Strata Fees for PID# 709 *** Total ***	\$607.96	(\$607.96)	(\$607.97)
0001	Noriko Horiguchi (1257)	(\$2,431.77)	Strata Fees for PID# 709 *** Total ***	\$607.96	\$0.00	(\$1,823.81)
00001	Jerry Thomas (1259)	\$6.66	EV Electrical Consumption Strata Fees for PID# 709 *** Total ***	\$607.96		
000001	Nancy Holme (1261)	\$0.00	Strata Fees for PID# 709 *** Total ***	\$582.93	(\$582.93)	\$0.00
0000001	Peggy Smyth (1263)	(\$2,953.55)	Strata Fees for PID# 709 *** Total ***	\$738.38	\$0.00	(\$2,215.17)
	** Totals for Building:	(\$6,725.00)		\$4,472.78	(\$3,120.16)	(\$5,372.38)

INSURANCE BREAKDOWN

Month			
		\$	12,246.00
Year 2022/23	December	\$	1,020.50
	January	\$	1,020.50
	February	\$	1,020.50
	March	\$	1,020.50
	April	\$	1,020.50
	May	\$	1,020.50
	June	\$	1,020.50
	July	\$	1,020.50
	August	\$	1,020.50
	September	\$	1,020.50
	October	\$	1,020.50
	November	\$	1,020.50
		\$	13,927.00
			-\$ 140.08
	December		1,160.58
	January		1,160.58
	February		1,160.58
	March		1,160.58
	April		1,160.58
	May		1,160.58
	June		1,160.58
	July		1,160.58
	August		1,160.58
	September		1,160.58
	October		1,160.58
	November		1,160.58
		\$	14,999.00
	December		1,249.92
	January		1,249.92
	February		1,249.92
	March		1,249.92
	April		1,249.92
	May		1,249.92
	June		1,249.92
	July		1,249.92
	August		1,249.92
	September		1,249.92
	October		1,249.92
	November		1,249.92

10,802.58

INSURANCE BREAKDOWN

Month

\$ 813.75

Year 2023/24

August	\$ 22.60
September	\$ 22.60
October	\$ 22.60
November	\$ 22.60
December	\$ 22.60
January	\$ 22.60
February	\$ 22.60

March	\$ 22.60	<u>180.83</u>
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Year 2024/25

April	\$ 22.60
May	\$ 22.60
June	\$ 22.60
July	\$ 22.60
August	\$ 22.60
September	\$ 22.60
October	\$ 22.60
November	\$ 22.60
December	\$ 22.60
January	\$ 22.60
February	\$ 22.60
March	\$ 22.60
April	\$ 22.60
May	\$ 22.60
June	\$ 22.60

Year 2025/26

July	\$ 22.60
August	\$ 22.60
September	\$ 22.60
October	\$ 22.60
November	\$ 22.60
December	\$ 22.60
January	\$ 22.60
February	\$ 22.60
March	\$ 22.60
April	\$ 22.60
May	\$ 22.60
June	\$ 22.60
July	\$ 22.60

MARCH 2024 Bank Reconciliation - VANCITY OPERATING A/C IN TRUST FOR STRATA CORP VR1607

Balance Per Bank Statement as at MARCH 31 ,2024 \$8,860.83

Add: Outstanding Deposits

<u>Date</u>	<u>Description</u>	<u>RECEIPT Number</u>	<u>Amount</u>
			-

Subtotal 8,860.83

Less Outstanding Cheques

<u>Date</u>	<u>Description</u>	<u>Cheque Number</u>	<u>Amount</u>
12-Feb-24	Greyrock Property Grooming Ltd.	C# 248	110.75

Total 110.75

Adjusted Balance Per bank as at MARCH 31 ,2024 8,750.08

SK



APRIL 01, 2024

My relationship number(s)
91268349

VANAS11000_4342468 E D 16300 31689
EAGLESON PROPERTIES ITF
STRATA CORP VR1607
201-2940 MAIN STREET
VANCOUVER BC V5T 3G3

My branch
DOWNTOWN
898 WEST PENDER ST.
VANCOUVER BC V6C 1J8
T 604 877 7000 TOLL-FREE 1 888 VANCITY
vancity.com

My accounts

STATEMENT PERIOD: 01 MAR 2024 to 31 MAR 2024



Go paperless to keep your statements free.

Starting Friday, March 1, 2024, we will begin charging a \$2.50 monthly fee for each paper statement on some accounts. But don't worry - eStatements are free, secure, and better for the planet. And making the switch is easy. Find out more on our Service Charge Bulletin or at vancity.com/eStatements.

DAILY BANKING

ACCOUNT SUMMARY	OPENING BALANCE ON 01 MAR 2024	TOTAL WITHDRAWALS	TOTAL DEPOSITS	CLOSING BALANCE ON 31 MAR 2024
INDEPENDENT BUSINESS ACCOUNT #100084835930	7,759.17	2,018.50	3,120.16	8,860.83
TOTAL NUMBER OF CHEQUES 2				

INDEPENDENT BUSINESS ACCOUNT #100084835930

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	OPENING BALANCE			7,759.17
01 MAR	ETRANSFER CREDIT (JEROMEWTHOMAS)		607.96	8,367.13
01 MAR	CHEQUE DEPOSIT-BRANCH (NANCY HOLME)		582.93	8,950.06
06 MAR	FUNDS TRANSFER-ONLINE TO REL#91268601 (\$1,378.67) (CONTNGENCY MARCH RECEIPTS)	1,378.67		7,571.39
14 MAR	ETRANSFER CREDIT (PATRICIAVANDERFLAES)		582.93	8,154.32
21 MAR	CHEQUE CLEARED #250	324.83		7,829.49

Together, we are a financial force for change.

INDEPENDENT BUSINESS ACCOUNT #100084835930 (CONT.)

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
27 MAR	CHEQUE CLEARED #249	315.00		7,514.49
29 MAR	ETRANSFER CREDIT (GRANTEWING)		738.38	8,252.87
31 MAR	ETRANSFER CREDIT (MELANIETERESELOWE)		607.96	8,860.83

Please review your statement and report any errors or omissions to us within 30 days of the statement date. If we don't hear from you within 30 days, this statement will be considered correct.

CLEARED CHEQUES
INDEPENDENT BUSINESS ACCOUNT #100084835930

DATE CLEARED: 20 MAR
 CHEQUE # 250

\$324.83

EAGLESON PROPERTIES LTD.
 ITF STRATA CORP VR 1807
 2075 MAIN ST
 VANCOUVER BC V6T 2G3
 TEL: 604-679-1015

VANCOUVER CITY SAVINGS CREDIT UNION
 600 WEST PENDER STREET
 VANCOUVER, B.C. T6C 1A8

000250
 250

Three Hundred Twenty Four Dollars and Eighty Three Cents

PAY TO THE ORDER OF: FortiBC - Natural Gas
 PO Box 6666 Station Terminal
 Vancouver, BC V6D 6M9

March 14, 2024 \$ *****324.83

PER: *[Signature]*

*000250# 16300#8091: 100084835930#

DATE CLEARED: 20 MAR
 CHEQUE # 250

\$324.83

03202024 VR0140C
 320986 0014
 0305700

Printer ID# 1021
 ID d'imprimeur 1021

Endorsement - Signature or Stamp
 Endossement - Signature ou Stamping

BACKVERSO

DATE CLEARED: 26 MAR
 CHEQUE # 249

\$315.00

EAGLESON PROPERTIES LTD.
 ITF STRATA CORP VR 1807
 2075 MAIN ST
 VANCOUVER BC V6T 2G3
 TEL: 604-679-1015

VANCOUVER CITY SAVINGS CREDIT UNION
 600 WEST PENDER STREET
 VANCOUVER, B.C. T6C 1A8

000249
 249

Three Hundred Fifteen Dollars and Zero Cents

PAY TO THE ORDER OF: Eagleson Properties Limited.
 201 - 2940 Main Street
 Vancouver, BC V5T 3G3

March 14, 2024 \$ *****315.00

PER: *[Signature]*

*000249# 16300#8091: 100084835930#

DATE CLEARED: 26 MAR
 CHEQUE # 249

\$315.00

For Deposit Only
 Eagleson Properties
 G&F General Account
 (11900-809-100010715783)

Printer ID# 1021
 ID d'imprimeur 1021

Endorsement - Signature or Stamp
 Endossement - Signature ou Stamping

BACKVERSO

CAPTURING BRANCH
 3/26/24 4:58 PM Pacific TZ
 CUIT 6 F198F
 11900-809
 Main Street Branch - Vancouver

Images shown above represent official copies of the original documents as processed by our institution. Inclusion of images in the statement does not guarantee items have been honoured.

MARCH 2024 Bank Reconciliation - VANCITY CONTINGENCY A/C IN TRUST FOR STRATA CORP VR1607

Balance Per Bank Statement as at MARCH 31 ,2024

\$16,319.43

Add: Outstanding Deposits

<u>Date</u>	<u>Description</u>	<u>RECEIPT Number</u>	<u>Amount</u>
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-

Subtotal

16,319.43

Less Outstanding Cheques

<u>Date</u>	<u>Description</u>	<u>Cheque Number</u>	<u>Amount</u>
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Total

Adjusted Balance Per bank as at MARCH 31 ,2024

16,319.43

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SL

Selected General Ledger Detail

Description	Batch #	Processed	Type	Src	Reference	Post Date	Debit	Credit
Building: 709 : 1251-1263 W 7th Avenue								
709.1040.453								
transfer from the OPERATING A/C to the CRF a/c	35576	06-Mar-2024	NJE	J/E				
						Beginning Balance:	14,940.76	
						06-Mar-2024	1,378.67	
						Transaction Totals:	1,378.67	0.00
						Ending Balance:	16,319.43	
Building Totals								
						Beginning Balance:	14,940.76	
						Transaction Debit / Credit Amounts:	1,378.67	0.00
						Ending Balance:	16,319.43	

Selected General Ledger Detail

Description	Batch #	Processed Type	Src	Reference	Post Date	Debit	Credit
Building: 709 : 1251-1263 W 7th Avenue 709.1041.1040							
			G. I. C - 2.90%	30 - Day Cashable 1 (M21/8/2024)			
					Beginning Balance:	5,000.00	
					Transaction Totals:		
					Ending Balance:	5,000.00	
709.1042.1040							
			G. I. C - 2.90%	30 - Day Cashable 2 (M21/8/2024)			
					Beginning Balance:	5,000.00	
					Transaction Totals:		
					Ending Balance:	5,000.00	
709.1043.1040							
			G. I. C - 2.90%	30 - Day Cashable 3 (M21/8/2024)			
					Beginning Balance:	5,000.00	
					Transaction Totals:		
					Ending Balance:	5,000.00	
709.1044.1040							
			G. I. C - 2.90%	30 - Day Cashable 4 M21/8/2024			
					Beginning Balance:	5,000.00	
					Transaction Totals:		
					Ending Balance:	5,000.00	
709.1045.1040							
			G. I. C - 3%	90 - Day Cashable 1 (M21/8/2024)			
					Beginning Balance:	10,000.00	
					Transaction Totals:		
					Ending Balance:	10,000.00	
709.1046.1040							
			G. I. C - 3%	90 - Day Cashable 2 (M21/8/2024)			
					Beginning Balance:	10,000.00	
					Transaction Totals:		
					Ending Balance:	10,000.00	
709.1047.1040							
			G. I.C-	5% Non-Redeemable 1 (Matures 21 Aug)			
					Beginning Balance:	25,000.00	
					Transaction Totals:		
					Ending Balance:	25,000.00	
709.1048.1040							
			G. I.C-	5% Non-Redeemable 2 (Matures 21 Aug)			
					Beginning Balance:	25,000.00	
					Transaction Totals:		
					Ending Balance:	25,000.00	
Building Totals						90,000.00	
Transaction Debit / Credit Amounts:							90,000.00
Ending Balance:						90,000.00	



APRIL 01, 2024

VANAS11000_4342468 E D 16300 31691
EAGLESON PROPERTIES ITF
STRATA CORP VR1607
201-2940 MAIN STREET
VANCOUVER BC V5T 3G3

My relationship number(s)
91268601

My branch
DOWNTOWN
898 WEST PENDER ST.
VANCOUVER BC V6C 1J8
T 604 877 7000 TOLL-FREE 1 888 VANCITY
vancity.com

My accounts

STATEMENT PERIOD: 01 MAR 2024 to 31 MAR 2024



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DAILY BANKING

ACCOUNT SUMMARY	OPENING BALANCE ON 01 MAR 2024	TOTAL WITHDRAWALS	TOTAL DEPOSITS	CLOSING BALANCE ON 31 MAR 2024
INDEPENDENT BUSINESS ACCOUNT #100084886032 (CONTINGENCY ACCOUNT)	14,940.76	0.00	1,378.67	16,319.43
TOTAL NUMBER OF CHEQUES 0				

INDEPENDENT BUSINESS ACCOUNT #100084886032 (CONTINGENCY ACCOUNT)

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	OPENING BALANCE			14,940.76
06 MAR	FUNDS TRANSFER-ONLINE FROM REL #91268349 (\$1,378.67) (CONTINGENCY MARCH RECEIPTS)		1,378.67	16,319.43

Together, we are a financial force for change.

INVESTMENTS

TERM DEPOSITS

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	#100092610301 CASHABLE 30 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$5,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 2.900% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
	#100092610343 CASHABLE 30 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$5,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 2.900% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
	#100092610350 CASHABLE 30 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$5,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 2.900% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
	#100092610509 CASHABLE 30 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$5,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 2.900% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
	#100092610517 CASHABLE 90 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$10,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 3.000% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			10,000.00
	#100092610533 CASHABLE 90 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$10,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 3.000% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			10,000.00
	#100092610558 NON-REDEEMABLE ANNUAL TERM (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$25,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 5.000% INTEREST IS COMPOUNDED ANNUALLY OPENING BALANCE			25,000.00
	#100092610616 NON-REDEEMABLE ANNUAL TERM (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$25,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 5.000% INTEREST IS COMPOUNDED ANNUALLY OPENING BALANCE			25,000.00

APRIL 01, 2024

91268601

DOWNTOWN
898 WEST PENDER ST.
VANCOUVER BC V6C 1J8
T 604 877 7000 TOLL-FREE 1 888 VANCITY
vancity.com



TERM DEPOSITS (CONT.)

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	TOTAL TERMS			90,000.00

Please review your statement and report any errors or omissions to us within 30 days of the statement date. If we don't hear from you within 30 days, this statement will be considered correct.

Post Year/Month From: 2024-March To: 2024-March

Selected General Ledger Detail

Description	Batch #	Processed Type	Srce Reference	Post Date	Debit	Credit
Building: 709 : 1251-1263 W 7th Avenue						
709.1000 Bank - VanCity SHARES						
				Beginning Balance:	758.22	
				Transaction Totals:		
				Ending Balance:	758.22	
709.1030.452 Bank - VanCity Operating Account						
Nancy Holme (1261)	35498	01-Mar-2024	RMRp A/R	DCR# 237	7,648.42	
Jerry Thomas (1259)	35515	01-Mar-2024	RMRp A/R	DCR# 238	582.93	
transfer from the OPERATING A/C to the CRF a/c	35576	06-Mar-2024	NJE J/E		607.96	
Patricia Vanderflaes (1253)	35673	14-Mar-2024	RRg A/R	DCR# 240	582.93	1,378.67
Eagleson Properties Limited.	35677	14-Mar-2024	CW A/P	C# 249		315.00
FortisBC - Natural Gas	35677	14-Mar-2024	CW A/P	C# 250		324.83
Grant and Kim Ewing (1251)	35844	03-Apr-2024	RMRp A/R	DCR# 242	738.38	
Tessie Lowe (1255)	35845	03-Apr-2024	RMRp A/R	DCR# 243	607.96	
				Transaction Totals:	3,120.16	2,018.50
				Ending Balance:	8,750.08	
709.1040.453 Bank - VanCity Contingency Account						
transfer from the OPERATING A/C to the CRF a/c	35576	06-Mar-2024	NJE J/E		14,940.76	
				Beginning Balance:	1,378.67	
				Transaction Totals:	1,378.67	0.00
				Ending Balance:	16,319.43	
709.1041.1040 G. I. C - 2.90% 30 - Day Cashable 1 (M21/8/2024)						
				Beginning Balance:	5,000.00	
				Transaction Totals:	5,000.00	
				Ending Balance:	5,000.00	
709.1042.1040 G. I. C - 2.90% 30 - Day Cashable 2 (M21/8/2024)						
				Beginning Balance:	5,000.00	
				Transaction Totals:	5,000.00	
				Ending Balance:	5,000.00	
709.1043.1040 G. I. C - 2.90% 30 - Day Cashable 3 (M21/8/2024)						
				Beginning Balance:	5,000.00	
				Transaction Totals:	5,000.00	
				Ending Balance:	5,000.00	
709.1044.1040 G. I. C - 2.90% 30 - Day Cashable 4 M21/8/2024						
				Beginning Balance:	5,000.00	
				Transaction Totals:	5,000.00	
				Ending Balance:	5,000.00	
709.1045.1040 G. I. C - 3% 90 - Day Cashable 1 (M21/8/2024)						
				Beginning Balance:	10,000.00	
				Transaction Totals:	10,000.00	
				Ending Balance:	10,000.00	
709.1046.1040 G. I. C - 3% 90 - Day Cashable 2 (M21/8/2024)						
				Beginning Balance:	10,000.00	

Selected General Ledger Detail

Description	Batch #	Processed Type	Srce Reference	Post Date	Debit	Credit
G. I. C - 3% - Day Cashable 2 (M21/8/2024) <i>continued from previous page</i>						
709.1046.1040				Transaction Totals:		
				Ending Balance:	10,000.00	
709.1047.1040				Beginning Balance:	25,000.00	
				Transaction Totals:		
				Ending Balance:	25,000.00	
709.1048.1040				Beginning Balance:	25,000.00	
				Transaction Totals:		
				Ending Balance:	25,000.00	
709.1090.008 Bank - Vancity Membership Fee						
				Beginning Balance:		5.00
				Transaction Totals:		
				Ending Balance:		5.00
709.1100 Accounts Receivable						
Nancy Holme (1261)	35498	01-Mar-2024	RMRP	A/R	DCR# 237	
Jerry Thomas (1259)	35515	01-Mar-2024	RMRP	A/R	DCR# 238	582.93
Grant and Kim Ewing (1251)	35525	01-Mar-2024	BMc	A/R	13350	738.38
Patricia Vanderflaes (1253)	35525	01-Mar-2024	BMc	A/R	13351	582.93
Tessie Lowe (1255)	35525	01-Mar-2024	BMc	A/R	13352	607.96
Noriko Horiguchi (1257)	35525	01-Mar-2024	BMc	A/R	13353	607.96
Jerry Thomas (1259)	35525	01-Mar-2024	BMc	A/R	13354	6.28
Jerry Thomas (1259)	35525	01-Mar-2024	BMc	A/R	13354	607.96
Nancy Holme (1261)	35525	01-Mar-2024	BMc	A/R	13355	582.93
Peggy Smyth (1263)	35525	01-Mar-2024	BMc	A/R	13356	738.38
Patricia Vanderflaes (1253)	35673	14-Mar-2024	RRg	A/R	DCR# 240	582.93
Grant and Kim Ewing (1251)	35844	03-Apr-2024	RMRP	A/R	DCR# 242	738.38
Tessie Lowe (1255)	35845	03-Apr-2024	RMRP	A/R	DCR# 243	607.96
Prepaid Strata Fees - ADJUSTMENT	35931	10-Apr-2024	NJE	J/E		1,352.62
				Transaction Totals:		4,472.78
				Ending Balance:	0.00	4,472.78
709.1310 Prepaid Insurance						
Insurance (Accrued) adjustment	35929	10-Apr-2024	NJE	J/E		11,249.27
				Beginning Balance:		1,249.92
				31-Mar-2024		1,249.92
				Transaction Totals:	0.00	
				Ending Balance:	9,999.35	
709.1320 Prepaid Insurance Appraisal						
Insurance Appraisal (Accrued) adjustment	35929	10-Apr-2024	NJE	J/E		655.55
				Beginning Balance:		22.60
				31-Mar-2024		22.60
				Transaction Totals:	0.00	
				Ending Balance:	632.95	

Selected General Ledger Detail

Description	Batch #	Processed	Type	Src	Reference	Post Date	Debit	Credit
709.2000 Accounts Payable								
City of Vancouver	35920	10-Apr-2024	INV	A/P	# 5106 769	01-Mar-2024	0.00	715.46
FortisBC - Natural Gas	35920	10-Apr-2024	INV	A/P	# 6435 47	01-Mar-2024		324.83
Eagleson Properties Limited.	35920	10-Apr-2024	INV	A/P	# MF - (709)	01-Mar-2024		315.00
Eagleson Properties Limited.	35677	14-Mar-2024	CW	A/P	C# 249	14-Mar-2024	315.00	
FortisBC - Natural Gas	35677	14-Mar-2024	CW	A/P	C# 250	14-Mar-2024	324.83	
						Transaction Totals:	639.83	1,355.29
						Ending Balance:		715.46
709.2010 Accounts Payable Cover Funds								
						Beginning Balance:	100.00	
						Transaction Totals:		
						Ending Balance:	100.00	
709.2310 GST/HST Payable (Collected)								
						Beginning Balance:	29.21	
						Transaction Totals:		
						Ending Balance:	29.21	
709.2500 Prepaid Strata Fees								
Prepaid Strata Fees - ADJUSTMENT	35931	10-Apr-2024	NJE	J/E		31-Mar-2024	1,352.62	6,825.00
						Transaction Totals:	1,352.62	0.00
						Ending Balance:		5,472.38
709.2900 Prior Year SURPLUS								
						Beginning Balance:		0.01
						Transaction Totals:		
						Ending Balance:		0.01
709.2960 Retained Earnings								
Contingency Reserve - adjustment	35929	10-Apr-2024	NJE	J/E		31-Mar-2024		116,993.82
Contingency Reserve ADJUSTMENT	35930	10-Apr-2024	NJE	J/E		31-Mar-2024		1,378.67
						Transaction Totals:		105.61
						Ending Balance:	0.00	1,484.28
						Ending Balance:		118,478.10
709.3200 Strata Fees								
Grant and Kim Ewing (1251)	35525	01-Mar-2024	BMc	A/R	13350	01-Mar-2024		8,933.00
Patricia Vanderflaes (1253)	35525	01-Mar-2024	BMc	A/R	13351	01-Mar-2024		738.38
Tessie Lowe (1255)	35525	01-Mar-2024	BMc	A/R	13352	01-Mar-2024		582.93
Noriko Horiguchi (1257)	35525	01-Mar-2024	BMc	A/R	13353	01-Mar-2024		607.96
Jerry Thomas (1259)	35525	01-Mar-2024	BMc	A/R	13354	01-Mar-2024		607.96
Nancy Holme (1261)	35525	01-Mar-2024	BMc	A/R	13355	01-Mar-2024		607.96
Peggy Smyth (1263)	35525	01-Mar-2024	BMc	A/R	13356	01-Mar-2024		582.93
						Transaction Totals:	0.00	738.38
						Ending Balance:		4,466.50
						Ending Balance:		13,399.50

Selected General Ledger Detail

Description	Batch #	Processed Type	Src	Reference	Post Date	Debit	Credit
709.3650 Jerry Thomas (1259)	35525	01-Mar-2024 BMC	A/R	13354			
					Beginning Balance:		56.68
					01-Mar-2024		6.28
					Transaction Totals:	0.00	6.28
					Ending Balance:		62.96
709.4130 Cleaning - Garbage Removal					Beginning Balance:	93.75	
					Transaction Totals:		
					Ending Balance:	93.75	
709.4270 R&M - Fire & Safety					Beginning Balance:	473.90	
					Transaction Totals:		
					Ending Balance:	473.90	
709.4400 Utilities - Electricity					Beginning Balance:	118.86	
					Transaction Totals:		
					Ending Balance:	118.86	
709.4420 FortisBC - Natural Gas	35920	10-Apr-2024 INV	A/P	# 6435 47			
					Beginning Balance:	605.18	
					01-Mar-2024	324.83	
					Transaction Totals:	324.83	0.00
					Ending Balance:	930.01	
709.4440 City of Vancouver	35920	10-Apr-2024 INV	A/P	# 5106 769			
					Beginning Balance:	0.00	
					01-Mar-2024	715.46	
					Transaction Totals:	715.46	0.00
					Ending Balance:	715.46	
709.4520 Outside Mitce - Contract Services					Beginning Balance:	223.10	
					Transaction Totals:		
					Ending Balance:	223.10	
709.5040 Eagleson Properties Limited.	35920	10-Apr-2024 INV	A/P	# MF - (709)			
					Beginning Balance:	630.00	
					01-Mar-2024	315.00	
					Transaction Totals:	315.00	0.00
					Ending Balance:	945.00	
709.7400 Insurance Appraisal (Accrued) adjustment	35929	10-Apr-2024 NJE	J/E				
					Beginning Balance:	45.20	
					31-Mar-2024	22.60	
					Transaction Totals:	22.60	0.00
					Ending Balance:	67.80	
709.7500 Insurance (Accrued) adjustment	35929	10-Apr-2024 NJE	J/E				
					Beginning Balance:	2,499.84	
					31-Mar-2024	1,249.92	

Selected General Ledger Detail

Description	Batch #	Processed	Type	Srce	Reference	Post Date	Debit	Credit
<i>continued from previous page</i>								
709.7500								
Fixed Expenses - Insurance								
						Transaction Totals:	1,249.92	0.00
						Ending Balance:	3,749.76	
709.9600								
CONTINGENCY								
Contingency Reserve - adjustment	35929	10-Apr-2024	NJE	J/E		Beginning Balance:	2,742.25	
Contingency Reserve ADJUSTMENT	35930	10-Apr-2024	NJE	J/E		31-Mar-2024	1,378.67	
						31-Mar-2024	105.61	
						Transaction Totals:	1,484.28	0.00
						Ending Balance:	4,226.53	
Building Totals								
						Beginning Balance:	0.00	
						Transaction Debit / Credit Amounts:	15,076.15	15,076.15
						Ending Balance:	0.00	

EAGLESON PROPERTIES LTD.

201 - 2940 Main Street

Vancouver, British Columbia V5T 3G3

Statement of AccountDate: **March 31, 2024**

Telephone: (604) 879-1070

Fax: (604) 879-1007

Strata Corp VR1607 - GENERAL ACCOUNT

1251 - 1263 W 7th Avenue

Vancouver, BC V6H 1B7

Statement Printed: 10-Apr-24

Page 1

	Date	Reference	Debits	Credits	Balance
Building: 709 : 1251-1263 W 7th Avenue					
Plus: Receipts					
Nancy Holme (1261) Payment Received - Thank you	01-Mar-24	DCR# 237		582.93	
Jerry Thomas (1259) Payment Received - Thank You	01-Mar-24	DCR# 238		607.96	
Patricia Vanderflaes (1253) Payment received - Thank you	14-Mar-24	DCR# 240		582.93	
Grant and Kim Ewing (1251) Payment Received - Thank you	29-Mar-24	DCR# 242		738.38	
Tessie Lowe (1255) Payment Received - Thank you	31-Mar-24	DCR# 243		607.96	
		Receipt Totals:		3,120.16	
Less: Disbursements					
Eagleson Properties Limited. : Management Fee	14-Mar-24	C# 249	315.00		
FortisBC - Natural Gas : Natural Gas Bill - MARCH 4, 2024 (709)	14-Mar-24	C# 250	324.83		
		Disbursement Totals:	639.83		
Journal Entry Details:					
transfer from the OPERATING A/C to the CRF a/c	06-Mar-24		1,378.67		
		Journal Entry Totals:	1,378.67		
		Account Totals / Closing Balance:	2,018.50	3,120.16	\$8,750.08
		Available for Distribution:	8,750.08		
		Current Period Distribution @ 100.000000%			\$8,750.08



Natural gas



You currently owe:

\$324.83

709

Due Tuesday, Mar 26, 2024

Billing period: Feb 2 - Mar 4, 2024

Billing date: Mar 4, 2024

Can't make the due date?

Contact us and we'll find flexible payment options that work for you.

Your account

Account number: 643547

Name: Strata Plan Vr 1607 The Owners

Service address: HSE-1255 7th Ave W, Vancouver

Bill details

Small commercial

Last bill (Jan 05 - Feb 01)	\$320.77
Payment received (Feb 12, 2024)	\$320.77CR
Balance from last bill	\$0.00

Gas charges: Feb 2 - Mar 4, 2024

Basic charge (32 days at 0.9616 per day)	\$30.77 ⁺
Daily fee that covers part of the cost of being connected to our system	
Delivery (25.7 GJ at 5.093 per GJ)	\$130.89 ⁺
Cost of delivering gas through our system to your home or business	
Storage & transport (25.7 GJ at 0.245 per GJ)	\$6.30 ⁺
Cost to store and transport gas to our system	
Cost of gas (25.7 GJ at 2.230 per GJ)	\$57.31 ⁺
Market price of the gas you used	
Total gas charges	\$225.27

Energy taxes & fees

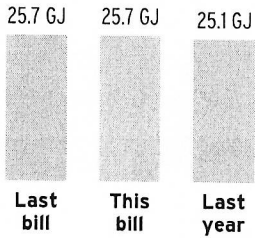
BC carbon tax (25.7 GJ at 3.2384 per GJ)	\$83.23 ⁺
Supports reduced carbon emissions	
BC clean energy levy (0.40% of ⁺ amounts)	\$0.90
Supports clean energy technology	
GST (5% of ⁺ amounts)	\$15.43
Total energy taxes & fees	\$99.56

Pay **\$324.83**

We're here to help

1-888-224-2710 | Mon - Fri | 7 a.m. - 8 p.m.
fortisbc.com

Your natural gas usage



↑ You used 0.6 GJ more gas than this time last year.

See details of your past usage on your online account.

Your meter reading

Meter number: RCT1515002 **Point of delivery:** 482549

This bill actual reading: 9907 (Mar 4, 2024)

Last bill actual reading: 9689 (Feb 1, 2024)

Conversion factor: 0.1177466

To calculate your usage, visit fortisbc.com/yourmeter

News to know

Smell rotten eggs? You might have a natural gas leak. Don't wait for the smell to go away or try to find out where it's coming from. Stop what you're doing, go outside and call us at **1-800-663-9911 or 911**. Even if you're not sure, it's always better to be safe. Learn more: fortisbc.com/gasodour.

Top tips to save energy



Wash in cold

Wash laundry in cold and save money on water heating costs.



Program your thermostat

20 °C is perfect for when you're home and awake and 17 °C is good when sleeping or out.

What is a gigajoule?

A gigajoule (GJ) is a measure of energy. One GJ of natural gas can:



Heat your whole home for a day*

*With a 120,000 BTU furnace running eight hours in a 2,000 sf home.



Reduce your usage: set your thermostat no higher than 20 °C for when you want heat.

Ways to pay your bill

Account number: 643547



With your financial institution

Pay online, by phone or in person. Consider a Pre-authorized Payment Plan and avoid late fees.



By credit card

Make payments by phone or over a secure website. For details, visit fortisbc.com/creditcard.



Mail a cheque to:

FortisBC - Natural gas
PO Box 6666 Station Terminal
Vancouver, BC V6B 6M9

Please note:

Overdue accounts - will incur a 1.5% per month late payment charge (19.56% per annum).

Disconnection of service - avoid disconnection by paying the overdue balance immediately and the current charges by due date shown.

FortisBC Energy Inc. provides you with natural gas and piped propane and operates in accordance with BC's privacy legislation. Visit fortisbc.com to learn more.

FortisBC Energy Inc. does business as FortisBC. FortisBC uses the FortisBC name and logo under license from Fortis Inc.

FortisBC acknowledges and respects Indigenous People in Canada, on whose Traditional Territories we all live and work. FortisBC is committed to Reconciliation with Indigenous Peoples and is guided by our Statement of Indigenous Principles, which can be found at fortisbc.com/indigenousprinciples.