

# EAGLESON PROPERTIES LTD.

## INCOME STATEMENT

For the 6 Months Ending DECEMBER 31, 2024

709 - Strata Plan VR 1607

YEAR END JUNE 2024/25

	Current Actual	YTD Actual	YTD BUDGET	VARIANCE	ANNUAL BUDGET
			6 MONTHS		2024/25 APPROVED BUDGET
<b>INCOME</b>					
Strata Fees	4,996.31	29,977.81	29,977.75	0.06	59,955.50
Strata Fees -ADJUSTMENT:JULY-OCT 2023	-	-	-	-	-
Income - Interest	-	-	-	-	-
Other Income - Dividends (Shares) & INTEREST (G.I.C)	-	3,690.08	1,840.00	1,850.08	3,680.00
Other Income - Surplus or Deficit	-	-	-	-	-
Other Income - Form Fees, etc.	-	-	-	-	-
Other Income - EV	6.67	40.02	40.00	0.02	80.00
Bylaw Violations	-	-	-	-	-
Special Levy	-	-	-	-	-
Transfer from CRF to OPERATING a/c****To eliminate Negative Balance	-	6,608.13	-	6,608.13	-
<b>TOTAL INCOME</b>	<b>5,002.98</b>	<b>40,316.04</b>	<b>31,857.75</b>	<b>8,458.29</b>	<b>63,715.50</b>
<b>GENERAL EXPENSES</b>					
Management Fee	330.75	1,984.50	1,984.50	-	3,969.00
Administration (Photocopy & Postage)	-	-	130.00	130.00	260.00
Office Supplies	-	-	-	-	-
Legal/ Professional Fees	-	-	1,225.00	1,225.00	2,450.00
Annual Review Fee	-	556.50	278.25	278.25	556.50
Storage Fee	-	-	-	-	-
T2 Tax Filing	-	-	210.00	210.00	420.00
Insurance (Accrued)	1,219.92	7,469.50	8,567.50	1,098.00	17,135.00
Insurance Appraisal (Accrued)	22.60	135.60	137.50	1.90	275.00
Bank Charges	-	13.70	25.00	11.30	50.00
WorksafeBC	-	-	-	-	-
<b>Total GENERAL EXPENSES</b>	<b>1,573.27</b>	<b>10,159.80</b>	<b>12,557.75</b>	<b>2,397.95</b>	<b>25,115.50</b>
<b>BUILDING EXPENSES</b>					
Electricity	106.54	279.76	300.00	20.24	600.00
Gas	279.22	725.92	1,100.00	374.08	2,200.00
City Utilities - Water & Sewer	1,028.23	1,837.23	1,200.00	637.23	2,400.00
City Utilities - Fireline	-	-	500.00	500.00	1,000.00
City Utilities - Street Cleaning	-	-	125.00	125.00	250.00
Garbage - Waste Removal	188.41	1,130.30	2,500.00	1,369.70	5,000.00
R&M - Building Repairs	-	18,303.51	2,500.00	15,803.51	5,000.00
R&M - Plumbing	-	-	-	-	-
R&M - Snow Removal & Salt	-	-	15.00	15.00	30.00
R&M - Fire Protection	-	443.66	250.00	193.66	500.00
R&M - Gardening & Pruning	-	1,424.36	1,500.00	75.64	3,000.00
R&M - Hard Landscaping	-	-	900.00	900.00	1,800.00
<b>Total BUILDING EXPENSES</b>	<b>1,602.40</b>	<b>24,144.74</b>	<b>10,890.00</b>	<b>13,254.74</b>	<b>21,780.00</b>
<b>RESERVE FUNDS</b>					
Contingency Reserve	1,095.00	6,570.00	6,570.00	0.00	13,140.00
Prior Year-Transfer to CRF	-	-	-	-	-
GIC Interest	-	-	1,840.00	-	3,680.00
<b>Total RESERVE FUNDS</b>	<b>1,095.00</b>	<b>6,570.00</b>	<b>8,410.00</b>	<b>0.00</b>	<b>16,820.00</b>
<b>TOTAL EXPENSES</b>	<b>4,270.67</b>	<b>40,874.54</b>	<b>31,857.75</b>	<b>10,856.79</b>	<b>63,715.50</b>
<b>NET INCOME &lt;LOSS&gt;</b>	<b>732.31</b>	<b>558.50</b>	<b>-</b>	<b>-</b>	<b>-</b>

*AKC*  
*SK*

EAGLESON PROPERTIES LTD.  
 BALANCE SHEET  
 For the 6 Months Ending DECEMBER 31 , 2024  
 709 - Strata Plan VR 1607  
 YEAR END JUNE 2024/25

YTD Actual

ASSETS:

Bank - Vancity SHARES	\$	795.79
Bank - Operating Account	\$	10,752.51
Bank - Contingency Reserve Fund	\$	27,889.06
Bank - Contingency Reserve Fund : G.I.C. ACCRUED INTEREST	\$	3,690.08
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	\$	20,000.00
Bank - Investments - G. I.C- 5% Non-Redeemable 2	\$	20,000.00
Bank - Vancity Membership Fee	-\$	5.00
Accounts Receivable	\$	-
Prepaid Insurance	\$	13,419.07
Prepaid Insurance Appraisal	\$	429.55
Prepaid Expenses	\$	-
Total Current Assets	\$	136,971.06
<b>TOTAL ASSETS</b>	<b>\$</b>	<b>136,971.06</b>

LIABILITIES:

Accounts Payable	\$	-
Prepaid Strata Fees	\$	12,023.07
<b>TOTAL LIABILITIES</b>	<b>\$</b>	<b>12,023.07</b>

EQUITY

Contribution to SPECIAL LEVY	\$	-
Retained Earnings	\$	125,506.49
Current Year Income(Loss)	-\$	558.50
<b>TOTAL EQUITY</b>	<b>\$</b>	<b>124,947.99</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>\$</b>	<b>136,971.06</b>

*Handwritten signatures: ME and SK*

# Monthly A/R Summary

Building: 709 : 1251-1263 W 7th Avenue

by Unit For: December 2024

Unit	Tenant	Opening Balance	Charge Description	Charge Amount	Payment Received	Current Balance
1	Grant and Kim Ewing (1251)	(\$825.97)	Strata Fees for PID# 709	\$825.97	(\$825.97)	(\$825.97)
	*** Total ***					
01	Patricia Vanderflaes ( 1253)	\$0.01	Strata Fees for PID# 709	\$652.08	(\$652.08)	\$0.01
	*** Total ***					
001	Tessie Lowe (1255)	(\$776.33)	Strata Fees for PID# 709	\$680.07	(\$680.07)	(\$776.33)
	*** Total ***					
0001	Noriko Horiguchi (1257)	(\$6,216.79)	Strata Fees for PID# 709	\$680.07	(\$680.07)	(\$6,216.79)
	*** Total ***					
00001	Jerry Thomas (1259)	\$65.12	EV Electrical Consumption	\$6.67	\$0.00	(\$5,536.72)
	*** Total ***					
000001	Nancy Holme (1261)	\$0.00	Strata Fees for PID# 709	\$686.74	(\$680.07)	\$71.79
	*** Total ***					
0000001	Peggy Smyth (1263)	(\$5,781.82)	Strata Fees for PID# 709	\$652.08	(\$652.08)	\$0.00
	*** Total ***					
	<b>** Totals for Building:</b>	(\$13,535.78)		\$5,002.98	(\$3,490.27)	(\$12,023.07)



### Selected General Ledger Detail

Description	Batch #	Processed Type	Src	Reference	Post Date	Debit	Credit
<b>709.1030.452 Bank - VanCity Operating Account</b>							
Building: 709 : 1251-1263 W 7th Avenue							
Nancy Holme (1261)	38636	03-Dec-2024 RMRp	A/R	DCR# 293	Beginning Balance:	10,290.39	
Jerry Thomas (1259)	38677	04-Dec-2024 RMRp	A/R	DCR# 295	02-Dec-2024	652.08	
BC Hydro	38748	10-Dec-2024 CW	A/P	C# 303	03-Dec-2024	680.07	
FortisBC - Natural Gas	38748	10-Dec-2024 CW	A/P	C# 304	10-Dec-2024		106.54
transfer to the CRF a/c from the OPERTAING a/c - December Receipts (709)	38864	20-Dec-2024 NJE	J/E		10-Dec-2024		279.22
Patricia Vanderflaes ( 1253)	38826	17-Dec-2024 RRG	A/R	DCR# 296	16-Dec-2024	652.08	1,095.00
City of Vancouver	38835	19-Dec-2024 CW	A/P	C# 1000	17-Dec-2024		
Eagleson Properties Limited.	38856	19-Dec-2024 CW	A/P	C# 305	19-Dec-2024		1,028.23
Maple Leaf Disposal Ltd	38856	19-Dec-2024 CW	A/P	C# 306	19-Dec-2024		330.75
Grant and Kim Ewing (1251)	38948	02-Jan-2025 RRG	A/R	DCR# 299	19-Dec-2024	825.97	188.41
Tessie Lowe (1255)	38948	02-Jan-2025 RRG	A/R	DCR# 299	31-Dec-2024	680.07	
Transaction Totals:						3,490.27	3,028.15
Ending Balance:						10,752.51	

#### Building Totals

Beginning Balance:	10,290.39
Transaction Debit / Credit Amounts:	3,490.27
Ending Balance:	10,752.51



## Selected General Ledger Detail

Description	Batch #	Processed	Type	Srce	Reference	Post Date	Debit	Credit
Building: 709 : 1251-1263 W 7th Avenue Bank - VanCity Contingency Account								
709.1040.453	38864	20-Dec-2024	NJE	J/E		Beginning Balance:	26,794.06	
transfer to the CRF a/c from the OPERTAING a/c - December Receipts (709)						16-Dec-2024	1,095.00	
						Transaction Totals:	1,095.00	0.00
						Ending Balance:	27,889.06	
709.1040.454 Bank- Vancity CRF A/c : G.I.C. ACCRUED								
						Beginning Balance:	3,690.08	
						Transaction Totals:	3,690.08	
						Ending Balance:	3,690.08	
<b>Building Totals</b>								
						Beginning Balance:	30,484.14	
						Transaction Debit / Credit Amounts:	1,095.00	0.00
						Ending Balance:	31,579.14	



## Selected General Ledger Detail

Description	Batch #	Processed Type	Srce Reference	Post Date	Debit	Credit
Building: 709 : 1251-1263 W 7th Avenue 709.1041.1040      G. I. C - 2.90% 30 - Day Cashable 1(M21/8/2025)						
				Beginning Balance:	5,000.00	
				Transaction Totals:		
				Ending Balance:	5,000.00	
709.1042.1040      G. I. C - 2.90% 30 - Day Cashable 2 (M21/8/2025)						
				Beginning Balance:	5,000.00	
				Transaction Totals:		
				Ending Balance:	5,000.00	
709.1043.1040      G. I. C - 2.90% 30 - Day Cashable 3 (M21/8/2025)						
				Beginning Balance:	5,000.00	
				Transaction Totals:		
				Ending Balance:	5,000.00	
709.1044.1040      G. I. C - 2.90% 30 - Day Cashable 4 M21/8/2025						
				Beginning Balance:	5,000.00	
				Transaction Totals:		
				Ending Balance:	5,000.00	
709.1045.1040      G. I. C - 3% 90 - Day Cashable 1 (M21/8/2025)						
				Beginning Balance:	10,000.00	
				Transaction Totals:		
				Ending Balance:	10,000.00	
709.1046.1040      G. I. C - 3% 90 - Day Cashable 2 (M21/8/2025)						
				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:	20,000.00	
				Transaction Totals:		
				Ending Balance:	20,000.00	
709.1048.1040      G. I.C- 5% Non-Redeemable 2 (Matures 21 Aug						
				Beginning Balance:	20,000.00	
				Transaction Totals:		
				Ending Balance:	20,000.00	
<b>Building Totals</b>						
				Beginning Balance:	80,000.00	
				Transaction Debit / Credit Amounts:		
				Ending Balance:	80,000.00	

JANUARY 01, 2025

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 EAGLESON PROPERTIES ITF STRATA  
 CORP VR1607  
 201-2940 MAIN STREET  
 VANCOUVER BC V5T 3G3

My relationship number(s)  
 91268349

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 DEC 2024 to 31 DEC 2024



### DAILY BANKING

ACCOUNT SUMMARY	OPENING BALANCE ON 01 DEC 2024	TOTAL WITHDRAWALS	TOTAL DEPOSITS	CLOSING BALANCE ON 31 DEC 2024
INDEPENDENT BUSINESS ACCOUNT #100084835930	25,679.46	3,975.57	3,876.03	25,579.92
TOTAL NUMBER OF CHEQUES 6				

### INDEPENDENT BUSINESS ACCOUNT #100084835930

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	OPENING BALANCE			25,679.46
02 DEC	CHEQUE DEPOSIT-BRANCH (NANCY HOLME)		652.08	26,331.54
03 DEC	ETRANSFER CREDIT (JEROMEWTHOMAS)		680.07	27,011.61
12 DEC	CHEQUE DEPOSIT-BRANCH (HYDRO)		106.54	27,118.15
12 DEC	CHEQUE DEPOSIT-BRANCH (FORTIS)		279.22	27,397.37
12 DEC	BILL PAYMENT (BC HYDRO #0001)	106.54		27,290.83
12 DEC	BILL PAYMENT (FORTISBC-NATURAL GAS #3547)	279.22		27,011.61
13 DEC	CHEQUE CLEARED #303	106.54		26,905.07
13 DEC	CHEQUE CLEARED #304	279.22		26,625.85
16 DEC	FUNDS TRANSFER-ONLINE TO REL#91268601 (\$1,095.00) (CONTNGENCY DECEMBER RECEIPTS)	1,095.00		25,530.85
17 DEC	ETRANSFER CREDIT (PATRICIAVANDERFLAES)		652.08	26,182.93
18 DEC	CHEQUE CLEARED #300	118.00		26,064.93

Together, we are a financial force for change.™

INDEPENDENT BUSINESS ACCOUNT #100084835930 (CONT.)

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
19 DEC	BILL PAYMENT-ONLINE (VANCOUVER UTILITIES #6769)	1,028.23		25,036.70
20 DEC	CHEQUE CLEARED #302	443.66		24,593.04
24 DEC	CHEQUE CLEARED #305	330.75		24,262.29
31 DEC	ETRANSFER CREDIT (MELANIETERESELOWE)		680.07	24,942.36
31 DEC	CHEQUE CLEARED #301	188.41		24,753.95
31 DEC	ETRANSFER CREDIT (GRANTEWING)		825.97	25,579.92

*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: 12 DEC  
CHEQUE # 303

\$106.54

EAGLESON PROPERTIES LTD.  
177 STRATA CORP VR 1607  
300-240 MAIN ST  
VANCOUVER, BC V5T 3G3  
Tel: (604) 679-1070

VANCOUVER CITY SAVINGS CREDIT UNION  
SOUTHOWN COMMUNITY BRANCH  
506 WEST PENDER STREET TEL: 604.677.7000  
VANCOUVER, B.C. V6C 1J6

000303  
303

One Hundred Six Dollars and Fifty Four Cents

December 10, 2024 \$ \*\*\*\*\*106.54

PAY TO THE ORDER OF RC Hydro  
P.O. Box 9910  
Vancouver, BC V6B 4N1

PER *Not legible*

#000303# ⑆16300⑆809⑆ 100084835930⑆

DATE CLEARED: 12 DEC  
CHEQUE # 303

\$106.54

Printer ID# 1021  
ID d'imprimeur 1021

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BACK/VERSO

CAPTURING BRANCH  
12/12/24 5:01 PM Pacific T2,  
Vancity Savings Credit Union  
16190-809  
Branch 09 - Main Street - Vancouver

DATE CLEARED: 12 DEC  
CHEQUE # 304

\$279.22

EAGLESON PROPERTIES LTD.  
177 STRATA CORP VR 1607  
300-240 MAIN ST  
VANCOUVER, BC V5T 3G3  
Tel: (604) 679-1070

VANCOUVER CITY SAVINGS CREDIT UNION  
SOUTHOWN COMMUNITY BRANCH  
506 WEST PENDER STREET TEL: 604.677.7000  
VANCOUVER, B.C. V6C 1J6

000304  
304

Two Hundred Seventy Nine Dollars and Twenty Two Cents

December 10, 2024 \$ \*\*\*\*\*279.22

PAY TO THE ORDER OF FortisBC - Natural Gas  
PO Box 6666 Station Terminal  
Vancouver, BC V6B 6M9

PER *Not legible*

#000304# ⑆16300⑆809⑆ 100084835930⑆

DATE CLEARED: 12 DEC  
CHEQUE # 304

\$279.22

Printer ID# 1021  
ID d'imprimeur 1021

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BACK/VERSO

CAPTURING BRANCH  
12/12/24 5:01 PM Pacific T2,  
Vancity Savings Credit Union  
16190-809  
Branch 09 - Main Street - Vancouver

DATE CLEARED: 17 DEC  
CHEQUE # 300

\$118.00

EAGLESON PROPERTIES LTD.  
177 STRATA CORP VR 1607  
300-240 MAIN ST  
VANCOUVER, BC V5T 3G3  
Tel: (604) 679-1070

VANCOUVER CITY SAVINGS CREDIT UNION  
SOUTHOWN COMMUNITY BRANCH  
506 WEST PENDER STREET TEL: 604.677.7000  
VANCOUVER, B.C. V6C 1J6

000300  
300

One Hundred Eighteen Dollars and Zero Cents

November 19, 2024 \$ \*\*\*\*\*118.00

PAY TO THE ORDER OF Greyrock Property Grooming Ltd.  
6305 45A Avenue  
Delta, BC V4K 4T5

PER *Not legible*

#000300# ⑆16300⑆809⑆ 100084835930⑆

DATE CLEARED: 17 DEC  
CHEQUE # 300

\$118.00

Virtual Endorsement  
DSPACC: 1084649  
DSPTR: 06720-003  
CSID: 3243523567416302800

Printer ID# 1021  
ID d'imprimeur 1021

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BACK/VERSO

TXNID: 1  
SCANSER: 218,640,241  
ITMSEQ: 5  
CHANID: 003  
APPCD: S900  
TRANSIT: 02800  
DSPCUR: CAD  
TEFDR: 17/12/24  
OPID: 862041084

DATE CLEARED: 19 DEC  
CHEQUE # 302

\$443.66

EAGLESON PROPERTIES LTD.  
177 STRATA CORP VR 1607  
300-240 MAIN ST  
VANCOUVER, BC V5T 3G3  
Tel: (604) 679-1070

VANCOUVER CITY SAVINGS CREDIT UNION  
SOUTHOWN COMMUNITY BRANCH  
506 WEST PENDER STREET TEL: 604.677.7000  
VANCOUVER, B.C. V6C 1J6

000302  
302

Four Hundred Forty Three Dollars and Sixty Six Cents

November 27, 2024 \$ \*\*\*\*\*443.66

PAY TO THE ORDER OF Ace Fire Prevention Ltd.  
Richmond, BC V7A 5G8

PER *Not legible*

#000302# ⑆16300⑆809⑆ 100084835930⑆

DATE CLEARED: 19 DEC  
CHEQUE # 302

\$443.66

20241218  
TAA7718  
5727 00850431  
5227165021 000000007620500828  
⑆16300⑆809⑆ 100084835930⑆  
20241218 ⑆16300⑆809⑆ 100084835930⑆  
C.K. 07638-300628

Printer ID# 1021  
ID d'imprimeur 1021

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BACK/VERSO

INDEPENDENT BUSINESS ACCOUNT #100084835930 (CONT.)

DATE CLEARED: 23 DEC  
CHEQUE # 305

\$330.75

<b>EAGLESON PROPERTIES LTD.</b> ITP STRATA CORP V# 1807 20-2940 MAIN ST VANCOUVER, BC V5T 3G3 TEL: (604) 678-1870		VANCOUVER CITY SAVINGS CREDIT UNION 600 WILSON COLUMBIA ST BRANCH 600 WEST PENDEY STREET TEL: 604 677-7000 VANCOUVER, B.C. V6C 1A8	000305
Three Hundred Thirty Dollars and Seventy Five Cents		December 19, 2024	\$ *****330.75
PAY TO THE ORDER OF	Egleson Properties Limited. 201 - 2940 Main Street Vancouver, BC V5T 3G3	PER <i>Mark Taylor</i>	
*000305* @ 16300-8094 @ 100084835930*			

DATE CLEARED: 23 DEC  
CHEQUE # 305

\$330.75

For Deposit Only Egleson Properties G&F Client's Account 11880-800 100010715783	Printer ID# 1021 ID #Impriieur 1021
Endorsament - Signature or Stamp Endossement - Signature ou timbre	CAPTURING BRANCH 12/23/24 4:20 PM Pacific TZ Guill & Fraser 11 900-809 Main Street Branch - Vancouver
BACK/VERSO	

DATE CLEARED: 30 DEC  
CHEQUE # 301

\$188.41

<b>EAGLESON PROPERTIES LTD.</b> ITP STRATA CORP V# 1807 20-2940 MAIN ST VANCOUVER, BC V5T 3G3 TEL: (604) 678-1870		VANCOUVER CITY SAVINGS CREDIT UNION 600 WILSON COLUMBIA ST BRANCH 600 WEST PENDEY STREET TEL: 604 677-7000 VANCOUVER, B.C. V6C 1A8	000301
One Hundred Eighty Eight Dollars and Forty One Cents		November 19, 2024	\$ *****188.41
PAY TO THE ORDER OF	Maple Leaf Disposal Ltd	PER <i>Mark Taylor</i>	
*000301* @ 16300-8094 @ 100084835930*			

DATE CLEARED: 30 DEC  
CHEQUE # 301

\$188.41

DSPACC: 1124015 DSPFR: 00010-003 ITMSEQ: 24 LOC: Location 006MLD	Printer ID# 1021 ID #Impriieur 1021
Endorsament - Signature or Stamp Endossement - Signature ou timbre	BACK/VERSO

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.

JANUARY 01, 2025

VANAS11000\_2877418 E D 16300 44803  
 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 DEC 2024 to 31 DEC 2024



### DAILY BANKING

ACCOUNT SUMMARY	OPENING BALANCE ON 01 DEC 2024	TOTAL WITHDRAWALS	TOTAL DEPOSITS	CLOSING BALANCE ON 31 DEC 2024
INDEPENDENT BUSINESS ACCOUNT #100084886032 (CONTINGENCY ACCOUNT)	30,484.14	324.88	1,419.88	31,579.14
TOTAL NUMBER OF CHEQUES 0				

### INDEPENDENT BUSINESS ACCOUNT #100084886032 (CONTINGENCY ACCOUNT)

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	OPENING BALANCE			30,484.14
02 DEC	CHEQUE DEPOSIT-BRANCH (LORI IZAWA)		324.88	30,809.02
16 DEC	FUNDS TRANSFER-ONLINE TO REL#91348610 (\$324.88) (LORI IZAWA DEC STRATA FEES)	324.88		30,484.14
16 DEC	FUNDS TRANSFER-ONLINE FROM REL #91268349 (\$1,095.00) (CONTNGENCY DECEMBER RECEI)		1,095.00	31,579.14

Together, we are a financial force for change.™

# INVESTMENTS

## TERM DEPOSITS

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	#100095604541 CASHABLE 30 DAY LOCKOUT 12 MONTH TERM INITIAL DEPOSIT: 21AUG2024 \$5,000.00 MATURITY DATE: 21AUG2025 INTEREST RATE: 3.100% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
	#100095604566 CASHABLE 30 DAY LOCKOUT 12 MONTH TERM INITIAL DEPOSIT: 21AUG2024 \$5,000.00 MATURITY DATE: 21AUG2025 INTEREST RATE: 3.100% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
	#100095604590 CASHABLE 30 DAY LOCKOUT 12 MONTH TERM INITIAL DEPOSIT: 21AUG2024 \$5,000.00 MATURITY DATE: 21AUG2025 INTEREST RATE: 3.100% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
	#100095604608 CASHABLE 30 DAY LOCKOUT 12 MONTH TERM INITIAL DEPOSIT: 21AUG2024 \$5,000.00 MATURITY DATE: 21AUG2025 INTEREST RATE: 3.100% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
	#100095604632 CASHABLE 90 DAY LOCKOUT 12 MONTH TERM INITIAL DEPOSIT: 21AUG2024 \$10,000.00 MATURITY DATE: 21AUG2025 INTEREST RATE: 3.150% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			10,000.00
	#100095604640 CASHABLE 90 DAY LOCKOUT 12 MONTH TERM INITIAL DEPOSIT: 21AUG2024 \$10,000.00 MATURITY DATE: 21AUG2025 INTEREST RATE: 3.150% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			10,000.00
	#100095604657 NON-REDEEMABLE ANNUAL TERM 12 MONTH TERM INITIAL DEPOSIT: 21AUG2024 \$20,000.00 MATURITY DATE: 21AUG2025 INTEREST RATE: 4.600% INTEREST IS COMPOUNDED ANNUALLY OPENING BALANCE			20,000.00
	#100095604665 NON-REDEEMABLE ANNUAL TERM 12 MONTH TERM INITIAL DEPOSIT: 21AUG2024 \$20,000.00 MATURITY DATE: 21AUG2025 INTEREST RATE: 4.600% INTEREST IS COMPOUNDED ANNUALLY OPENING BALANCE			20,000.00

JANUARY 01, 2025

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			80,000.00

*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.*

# General Ledger Detail

Description	Batch #	Processed	Type	Src	Reference	Post Date	Debit	Credit
<b>709.1000 Bank - VanCity SHARES</b>								
Beginning Balance:							795.79	
Transaction Totals:								
Ending Balance:							795.79	
<b>709.1030.452 Bank - VanCity Operating Account</b>								
Nancy Holme (1261)	38636	03-Dec-2024	RMRp	A/R	DCR# 293	02-Dec-2024	10,290.39	
Jerry Thomas (1259)	38677	04-Dec-2024	RMRp	A/R	DCR# 295	03-Dec-2024	652.08	
BC Hydro	38748	10-Dec-2024	CW	A/P	C# 303	10-Dec-2024	680.07	106.54
FortisBC - Natural Gas	38748	10-Dec-2024	CW	A/P	C# 304	10-Dec-2024		279.22
transfer to the CRF a/c from the OPERTAING a/c - December Receipts (709)	38864	20-Dec-2024	NJE	J/E		16-Dec-2024		1,095.00
Patricia Vanderflaes ( 1253)	38826	17-Dec-2024	RRg	A/R	DCR# 296	17-Dec-2024	652.08	
City of Vancouver	38835	19-Dec-2024	CW	A/P	C# 1000	19-Dec-2024		1,028.23
Eagleson Properties Limited.	38856	19-Dec-2024	CW	A/P	C# 305	19-Dec-2024		330.75
Maple Leaf Disposal Ltd	38856	19-Dec-2024	CW	A/P	C# 306	19-Dec-2024		188.41
Grant and Kim Ewing (1251)	38948	02-Jan-2025	RRg	A/R	DCR# 299	31-Dec-2024	825.97	
Tessie Lowe (1255)	38948	02-Jan-2025	RRg	A/R	DCR# 299	31-Dec-2024	680.07	
Transaction Totals:							3,490.27	3,028.15
Ending Balance:							10,752.51	
<b>709.1040.453 Bank - VanCity Contingency Account</b>								
transfer to the CRF a/c from the OPERTAING a/c - December Receipts (709)							26,794.06	
Transaction Totals:							1,095.00	0.00
Ending Balance:							1,095.00	
<b>709.1040.454 Bank- Vancity CRF A/c : G.I.C. ACCRUED</b>								
Beginning Balance:							3,690.08	
Transaction Totals:								
Ending Balance:							3,690.08	
<b>709.1041.1040 G. I. C - 2.90% 30 - Day Cashable 1(M21/8/2025)</b>								
Beginning Balance:							5,000.00	
Transaction Totals:								
Ending Balance:							5,000.00	
<b>709.1042.1040 G. I. C - 2.90% 30 - Day Cashable 2 (M21/8/2025)</b>								
Beginning Balance:							5,000.00	
Transaction Totals:								
Ending Balance:							5,000.00	
<b>709.1043.1040 G. I. C - 2.90% 30 - Day Cashable 3 (M21/8/2025)</b>								
Beginning Balance:							5,000.00	
Transaction Totals:								
Ending Balance:							5,000.00	
<b>709.1044.1040 G. I. C - 2.90% 30 - Day Cashable 4 M21/8/2025</b>								
Beginning Balance:							5,000.00	
Transaction Totals:								
Ending Balance:							5,000.00	

# General Ledger Detail

Description	Batch #	Processed Type	Src	Reference	Post Date	Debit	Credit
<b>709.1045.1040</b>							
G. I. C - 3% - 90 - Day Cashable 1 (M21/8/2025)						10,000.00	
Beginning Balance:						10,000.00	
Transaction Totals:							
Ending Balance:						10,000.00	
<b>709.1046.1040</b>							
G. I. C - 3% - 90 - Day Cashable 2 (M21/8/2025)						10,000.00	
Beginning Balance:						10,000.00	
Transaction Totals:							
Ending Balance:						10,000.00	
<b>709.1047.1040</b>							
G. I.C- 5% Non-Redeemable 1 (Matures 21 Aug)						20,000.00	
Beginning Balance:						20,000.00	
Transaction Totals:							
Ending Balance:						20,000.00	
<b>709.1048.1040</b>							
G. I.C- 5% Non-Redeemable 2 (Matures 21 Aug)						20,000.00	
Beginning Balance:						20,000.00	
Transaction Totals:							
Ending Balance:						20,000.00	
<b>709.1090.008</b>							
Bank - Vancity Membership Fee							5.00
Beginning Balance:							5.00
Transaction Totals:							
Ending Balance:							5.00
<b>709.1100</b>							
Accounts Receivable							
Grant and Kim Ewing (1251)	38669	03-Dec-2024	BMC	A/R	15669	825.97	0.00
Patricia Vanderflaes ( 1253)	38669	03-Dec-2024	BMC	A/R	15670	652.08	
Tessie Lowe (1255)	38669	03-Dec-2024	BMC	A/R	15671	680.07	
Noriko Horiguchi (1257)	38669	03-Dec-2024	BMC	A/R	15672	680.07	
Jerry Thomas (1259)	38669	03-Dec-2024	BMC	A/R	15673	6.67	
Jerry Thomas (1259)	38669	03-Dec-2024	BMC	A/R	15673	680.07	
Nancy Holme (1261)	38669	03-Dec-2024	BMC	A/R	15674	652.08	
Peggy Smyth (1263)	38669	03-Dec-2024	BMC	A/R	15675	825.97	
Nancy Holme (1261)	38636	03-Dec-2024	RMRp	A/R	DCR# 293		652.08
Jerry Thomas (1259)	38677	04-Dec-2024	RMRp	A/R	DCR# 295		680.07
Patricia Vanderflaes ( 1253)	38826	17-Dec-2024	RRg	A/R	DCR# 296		652.08
Grant and Kim Ewing (1251)	38948	02-Jan-2025	RRg	A/R	DCR# 299		825.97
Tessie Lowe (1255)	38948	02-Jan-2025	RRg	A/R	DCR# 299		680.07
reallocation - Prepaid Strata Fees	39073	14-Jan-2025	NJE	J/E			1,512.71
Transaction Totals:						5,002.98	5,002.98
Ending Balance:						0.00	
<b>709.1310</b>							
Prepaid Insurance							
reallocation - Insurance (Accrued)	39073	14-Jan-2025	NJE	J/E		14,638.99	1,219.92
Beginning Balance:					31-Dec-2024		1,219.92
Transaction Totals:						0.00	1,219.92
Ending Balance:						13,419.07	

# General Ledger Detail

Description	Batch #	Processed	Type	Src	Reference	Post Date	Debit	Credit
<b>709.1320 Prepaid Insurance Appraisal</b>								
reallocation - Insurance Appraisal (Accrued)	39073	14-Jan-2025	NJE	J/E			452.15	22.60
						Beginning Balance:		22.60
						31-Dec-2024		
						Transaction Totals:	0.00	22.60
						Ending Balance:	429.55	
<b>709.2000 Accounts Payable</b>								
BC Hydro	38925	31-Dec-2024	INV	A/P	# 331 4660 001		0.00	106.54
FortisBC - Natural Gas	38925	31-Dec-2024	INV	A/P	# 6435 47			279.22
Eagleson Properties Limited.	38925	31-Dec-2024	INV	A/P	# MF - (709)			330.75
BC Hydro	38748	10-Dec-2024	CW	A/P	C# 303		106.54	
FortisBC - Natural Gas	38748	10-Dec-2024	CW	A/P	C# 304		279.22	
City of Vancouver	38925	31-Dec-2024	INV	A/P	# 5106 769			1,028.23
City of Vancouver	38835	19-Dec-2024	CW	A/P	C# 1000		1,028.23	
Eagleson Properties Limited.	38856	19-Dec-2024	CW	A/P	C# 305		330.75	
Maple Leaf Disposal Ltd	38856	19-Dec-2024	CW	A/P	C# 306		188.41	
Maple Leaf Disposal Ltd	38925	31-Dec-2024	INV	A/P	# 613244		188.41	
						Transaction Totals:	1,933.15	1,933.15
						Ending Balance:	0.00	
<b>709.2310 GST/HST Payable (Collected)</b>								
						Beginning Balance:	0.00	
						Transaction Totals:		
						Ending Balance:	0.00	
<b>709.2500 Prepaid Strata Fees</b>								
reallocation - Prepaid Strata Fees	39073	14-Jan-2025	NJE	J/E			1,512.71	13,535.78
						Beginning Balance:		
						31-Dec-2024		
						Transaction Totals:	1,512.71	0.00
						Ending Balance:	1,512.71	12,023.07
<b>709.2900 Prior Year SURPLUS</b>								
						Beginning Balance:		0.01
						Transaction Totals:		
						Ending Balance:		0.01
<b>709.2960 Retained Earnings</b>								
reallocation - Contingency Reserve	39073	14-Jan-2025	NJE	J/E			0.00	121,489.34
						Beginning Balance:		
						31-Dec-2024		1,095.00
						Transaction Totals:	0.00	1,095.00
						Ending Balance:		122,584.34
<b>709.3200 Strata Fees</b>								
Grant and Kim Ewing (1251)	38669	03-Dec-2024	BMc	A/R	15669			52,487.64
Patricia Vanderflaes ( 1253)	38669	03-Dec-2024	BMc	A/R	15670			825.97
Tessie Lowe (1255)	38669	03-Dec-2024	BMc	A/R	15671			652.08
Noriko Horiguchi (1257)	38669	03-Dec-2024	BMc	A/R	15672			680.07
Jerry Thomas (1259)	38669	03-Dec-2024	BMc	A/R	15673			680.07

# General Ledger Detail

Description	Batch #	Processed Type	Src Reference	Post Date	Debit	Credit
<i>continued from previous page</i>						
709.3200 Strata Fees	38669	03-Dec-2024 BMC	A/R 15674	01-Dec-2024		652.08
Nancy Holme (1261)	38669	03-Dec-2024 BMC	A/R 15675	01-Dec-2024		825.97
Peggy Smyth (1263)				Transaction Totals:	0.00	4,996.31
				Ending Balance:		57,483.95
709.3250 Strata Fees - One Time Adjustment				Beginning Balance:	707.14	
				Transaction Totals:		
				Ending Balance:	707.14	
709.3605 Investment Income - G.I.C.				Beginning Balance:		3,690.08
				Transaction Totals:		
				Ending Balance:		3,690.08
709.3650 EV Electrical Consumption	38669	03-Dec-2024 BMC	A/R 15673	01-Dec-2024		115.15
Jerry Thomas (1259)				Transaction Totals:	0.00	6.67
				Ending Balance:		121.82
709.3680 Transfer from CRF a/c to Eliminate Deficit				Beginning Balance:		6,608.13
				Transaction Totals:		
				Ending Balance:		6,608.13
709.4130 Cleaning - Garbage Removal	38925	31-Dec-2024 INV	A/P # 613244	19-Dec-2024	2,307.51	
Maple Leaf Disposal Ltd				Transaction Totals:	188.41	0.00
				Ending Balance:	2,495.92	
709.4200 R&M - General				Beginning Balance:		748.00
				Transaction Totals:		
				Ending Balance:	748.00	
709.4205 R & M - Building Repairs				Beginning Balance:		17,555.51
				Transaction Totals:		
				Ending Balance:	17,555.51	
709.4270 R&M - Fire & Safety				Beginning Balance:		917.56
				Transaction Totals:		
				Ending Balance:	917.56	
709.4400 Utilities - Electricity	38925	31-Dec-2024 INV	A/P # 331 4660 001	01-Dec-2024	502.83	
BC Hydro				Transaction Totals:	106.54	0.00
				Ending Balance:	106.54	
				Ending Balance:	609.37	

# General Ledger Detail

Description	Batch #	Processed Type	Src	Reference	Post Date	Debit	Credit
709.4420 FortisBC - Natural Gas	38925	31-Dec-2024 INV	A/P	# 6435 47		1,896.25 279.22	
					Beginning Balance:	1,896.25	
					01-Dec-2024	279.22	
					Transaction Totals:	279.22	0.00
					Ending Balance:	2,175.47	
709.4440 City of Vancouver	38925	31-Dec-2024 INV	A/P	# 5106 769		1,524.46 1,028.23	
					Beginning Balance:	1,524.46	
					12-Dec-2024	1,028.23	
					Transaction Totals:	1,028.23	0.00
					Ending Balance:	2,552.69	
709.4450 Utilities - Fireline					Beginning Balance:	564.00	
					Transaction Totals:		
					Ending Balance:	564.00	
709.4460 Utilities - Street cleaning					Beginning Balance:	168.00	
					Transaction Totals:		
					Ending Balance:	168.00	
709.4520 Outside Mtce - Gardening & Pruning					Beginning Balance:	1,978.10	
					Transaction Totals:		
					Ending Balance:	1,978.10	
709.4550 Outside Mtce - Power Washing					Beginning Balance:	441.00	
					Transaction Totals:		
					Ending Balance:	441.00	
709.5010 Admin - Annual Review Fees					Beginning Balance:	556.50	
					Transaction Totals:		
					Ending Balance:	556.50	
709.5040 Eagleson Properties Limited.	38925	31-Dec-2024 INV	A/P	# MF - (709)		3,543.75 330.75	
					Beginning Balance:	3,543.75	
					01-Dec-2024	330.75	
					Transaction Totals:	330.75	0.00
					Ending Balance:	3,874.50	
709.7400 reallocation - Insurance Appraisal (Accrued)	39073	14-Jan-2025 NJE	J/E			248.60 22.60	
					Beginning Balance:	248.60	
					31-Dec-2024	22.60	
					Transaction Totals:	22.60	0.00
					Ending Balance:	271.20	
709.7500 reallocation - Insurance (Accrued)	39073	14-Jan-2025 NJE	J/E			13,749.12 1,219.92	
					Beginning Balance:	13,749.12	
					31-Dec-2024	1,219.92	
					Transaction Totals:		
					Ending Balance:		



**EAGLESON PROPERTIES LTD.**

201 - 2940 Main Street  
 Vancouver, British Columbia V5T 3G3

**Statement of Account**Date: **December 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: 14-Jan-25

Page 1

	Date	Reference	Debits	Credits	Balance
<b>Building: 709 : 1251-1263 W 7th Avenue</b>					
<b>Plus: Receipts</b>					
Nancy Holme (1261) Payment Received - Thank You	02-Dec-24	DCR# 293		652.08	
Jerry Thomas (1259) Payment Received - Thank You	03-Dec-24	DCR# 295		680.07	
Patricia Vanderflaes ( 1253) Payment Received - Thank You	17-Dec-24	DCR# 296		652.08	
Grant and Kim Ewing (1251) Payment Received - Thank you	31-Dec-24	DCR# 299		825.97	
Tessie Lowe (1255) Payment Received - Thank you	31-Dec-24	DCR# 299		680.07	
		<b>Receipt Totals:</b>		<b>3,490.27</b>	
<b>Less: Disbursements</b>					
BC Hydro : Electricity Bill - DECEMBER 3, 2024 (709)	10-Dec-24	C# 303	106.54		
FortisBC - Natural Gas : Natural Gas Bill - Dec 3, 2024 (709)	10-Dec-24	C# 304	279.22		
City of Vancouver : WATER AND SEWER : JUNE / SEPT 2024 (709)	19-Dec-24	C# 1000	1,028.23		
Eagleson Properties Limited. : Management Fee	19-Dec-24	C# 305	330.75		
Maple Leaf Disposal Ltd : Garbage Removal (709)	19-Dec-24	C# 306	188.41		
		<b>Disbursement Totals:</b>	<b>1,933.15</b>		
<b>Journal Entry Details:</b>					
transfer to the CRF a/c from the OPERATING a/c - December Receipts (709)	16-Dec-24		1,095.00		
		<b>Journal Entry Totals:</b>	<b>1,095.00</b>		
<b>Account Totals / Closing Balance:</b>			<b>3,028.15</b>	<b>3,490.27</b>	<b>\$10,752.51</b>
<b>Available for Distribution:</b>			<b>10,752.51</b>		
<b>Current Period Distribution @ 100.000000%</b>					<b>\$10,752.51</b>



## Bill details

### Meter reading information

#### Energy

**Meter number 7024307**

Starting Sep 27, 2024..... 1966

Ending Nov 28, 2024..... 2846

Difference..... 880

**880 kWh used over 63 days**



You're charged the Step 1 price for electricity up to a certain threshold in each billing period, and a higher Step 2 price for all electricity use beyond that threshold. This billing period you stayed in the lower Step 1 price. You were 518 kWh below your Step 2 threshold of 1,398 kWh this billing period.

Your next meter reading is on or around Jan 30, 2025.

#### Go paperless

Get access to your account online. To get started, visit [bchydro.com/gopaperless](http://bchydro.com/gopaperless).

#### Maintaining your account

If we receive your payment after the due date, you may be charged a late payment fee. To learn more about your account with BC Hydro, visit [bchydro.com/customerservicerules](http://bchydro.com/customerservicerules).

#### Privacy

Protecting your personal information is an obligation we take seriously. For more information, visit [bchydro.com/privacy](http://bchydro.com/privacy).

**GST Registration # R121454151**

#### Have a question?

Visit [bchydro.com/gethelp](http://bchydro.com/gethelp)  
Call us at 1 800 BCHYDRO (1 800 224 9376).

### PREVIOUS BILLING PERIOD

Previous bill..... \$89.35

Payment received Oct 21, 2024..... -\$89.35

### BALANCE FORWARD

**\$0.00**

### ELECTRICITY CHARGES

Based on Residential Tiered Rate 1101

Sep 27, 2024 to Nov 28, 2024

**Basic Charge** 63 days x \$0.2253 /day..... \$14.19\*

### ENERGY CHARGES

Step 1: 880 kWh x \$0.1097 /kWh..... \$96.54\*

Step 2: 0 kWh x \$0.1408 /kWh..... \$0.00

**Deferral account rate rider -2.5%**..... -\$2.77\*

**Trade income rate rider -2.3%**..... -\$2.55\*

B.C. Electricity affordability credit..... -\$4.14

### TAXES ON ELECTRICITY CHARGES

\* GST 5% on \$105.41..... \$5.27

### ELECTRICITY CHARGES SUBTOTAL

**\$106.54**

### TOTAL DUE

**\$106.54**

You currently owe:

\$279.22

709

Due Wednesday, Dec 25, 2024

Billing period: Nov 2 - Dec 3, 2024

Billing date: Dec 3, 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 (Oct 04 - Nov 01)	\$172.25
Payment received (Nov 08, 2024)	\$172.25CR
Balance from last bill	\$0.00

Gas charges: Nov 2 - Dec 3, 2024

Basic charge (32 days at 0.9616 per day)	\$30.77 <sup>+</sup>
Daily fee that covers part of the cost of being connected to our system	
Delivery (20.4 GJ at 4.912 per GJ)	\$100.20 <sup>+</sup>
Cost of delivering gas through our system to your home or business	
Storage & transport (20.4 GJ at 0.426 per GJ)	\$8.69 <sup>+</sup>
(Including 0.2 GJ RNG)	
Cost to store and transport gas to our system	
Cost of gas (20.2 GJ at 2.230 per GJ)	\$45.05 <sup>+</sup>
Market price of the gas you used	
Total gas charges	\$184.71

Energy taxes & fees

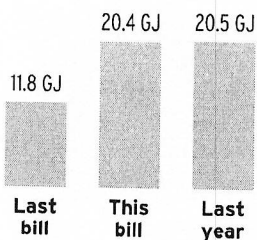
BC carbon tax (20.4 GJ at 3.9859 per GJ)	\$81.31 <sup>+</sup>
Supports reduced carbon emissions	
Biomethane credit (0.2 GJ at 3.9859 per GJ)	\$0.80CR <sup>+</sup>
Credit for the carbon tax charged on RNG	
BC clean energy levy (0.40% of <sup>+</sup> amounts)	\$0.74
Supports clean energy technology	
GST (5% of <sup>+</sup> amounts)	\$13.26
Total energy taxes & fees	\$94.51

Pay \$279.22

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 8.6 GJ more gas than your last bill.

↓ You used 0.1 GJ less 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: 590 (Dec 3, 2024)  
Last bill actual reading: 418 (Nov 1, 2024)  
Conversion factor: 0.1184336

To calculate your usage, visit [fortisbc.com/yourmeter](https://fortisbc.com/yourmeter)

## News to know

We wish you a safe and happy holiday season.

## Ideas to help you save energy & money



### Dual fuel rooftop units (RTUs)

Commercial customers can get rebates of up to \$150,000 on these units.

[fortisbc.com/commercialdualfuel](https://fortisbc.com/commercialdualfuel)

Full terms and conditions apply.

## What is a gigajoule?

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



### Heat water for 200 loads of dishes\*

\*Using an ENERGY STAR® dishwasher with 15 L of hot water per cycle.



**Reduce your usage:** run the dishwasher only when full.

## Ways to pay your bill



### 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](https://fortisbc.com/creditcard).



### Mail a cheque to:

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

Account number: 643547

### 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](https://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](https://fortisbc.com/indigenousprinciples).



Revenue Services, Utility Billing  
 PO Box 7747  
 Vancouver, BC V6B 8R1

# UTILITY BILL

709

9027

**ACCT NUMBER:** 5106769      **BILLING PERIOD:** Jun 1, 2024  
**ACCESS CODE:** 750150      **TO:** Sep 30, 2024  
**DUE DATE:** Dec 17, 2024      **BILLING DATE:** Nov 6, 2024



**NAME:** OWNERS STRATA PLAN VAS1607  
**FOR SERVICE AT:** 1255 7TH AVE W  
**ACCOUNT TYPE:** RESIDENTIAL

**FOLIO:** COMPLEX      **ROUTE:** 7207

DATE	METER NO.	NO. OF DAYS	CURRENT READING	PREV READING	CONSUMPTION	AMOUNT
Oct 10, 2024	A-46016473	127	7204	7109	95 UNITS	
						PREVIOUS BILL AMOUNT
						849.46
Aug 6, 2024	PAYMENT					-809.00
	DISCOUNT					-40.46
Nov 6, 2024	WATER METERED 2024 Peak Season Rate (A)			(6-Jun-24 to 10-Oct-24/127 days)		473.11
Nov 6, 2024	SEWER METERED (A)			(6-Jun-24 to 10-Oct-24/127 days)		466.92
Nov 6, 2024	METER CHARGE 40MM			(1-Jun-24 to 30-Sep-24/122 days)		88.20

**IF PAID AFTER DUE DATE:** 1,028.23  
**DISCOUNT AVAILABLE:** 48.96  
**IF PAID ON OR BEFORE DUE DATE:** 979.27

**THE DISCOUNT WILL BE LOST IF PAYMENT IS NOT RECEIVED BY THE DUE DATE**

City Hall will close at 4:30 PM on Tuesday, December 24, 2024 and will re-open at 8:30 AM on Thursday, January 2, 2025. See the back of this bill for information on ways to make payments during the closure.

Get water wise!  
 WATERING REGULATIONS are in effect from May 1 through October 15 during which time peak pricing will apply.  
 For full regulation restrictions and to learn how to prevent water wastage and better manage your water costs visit [vancouver.ca/waterwise](http://vancouver.ca/waterwise).

If your bill is higher because of an underground leak on the water line between the meter and the main building, you may qualify for a bill adjustment if reasonable steps to address the issue are taken within 14 days of the date of this bill or any other City-issued notification; whichever is sooner.

Amounts in arrears at the end of the calendar year will be transferred to the Property Tax Roll and will be subject to daily interest charges. Know your bank's cut off time for same day bill payments. Transactions are considered to be paid the date the item posts to your account.

Go paperless by signing up for electronic billing: [vancouver.ca/property-services](http://vancouver.ca/property-services)

*DP Dec 19, 2024*

INVOICE



MAPLE LEAF DISPOSAL

20378 Langley Bypass, Langley, BC V3A 5E7

Invoice Number: 613244
Invoice Date: 2024-11-30
Invoice Amount: \$188.41
Account Name: STRATA CORPORATION VR 1607 C/O EAGLE...
Account Number: 74501
Terms: NET 45 DAYS
Current Balance: \$376.82
Last Payment: \$188.37
Last Payment Date: 2024-10-18

STRATA CORPORATION VR 1607 C/O EAGLESON PROPERTIES LTD
201-2940 MAIN STREET, VANCOUVER, BC V5T 3G3

1263 WEST 7TH AVENUE, VANCOUVER (BUILDING 1251 to 1263)

Table with 3 columns: Date, Description, Amount. Includes entries for 2024-11 MONTHLY CHARGE FOR FE GARBAGE COLLECTION (\$79.00) and 2024-11 MONTHLY CHARGE FOR ORGANICS COLLECTION (\$75.00).

As temperatures approach or drop to +4C, we must take precautions to prevent liquid waste from freezing by using an environmentally safe antifreeze. Additionally, we closely monitor weather conditions, especially when temperatures are forecasted to drop below +4C and down to -25C. During these extreme conditions, we will proactively apply a de-icing flake solution. As it is better to be prepared than deal with the unfortunate alternative. Please note that there are costs involved in winterizing the units and ensuring they remain operational when needed most. A portion of these costs will be passed on.

Table with 2 columns: Description, Amount. Diesel Surcharge \$21.96, Carbon Tax Recovery \$3.48.

Table with 2 columns: Description, Amount. Subtotal \$179.44, GST 5.00% \$8.97, PST 7.00% \$0.00.

Invoice Amount \$188.41

Property ID # 709
Sub acct # Garbage
Project ID #
Approval [Signature]
Date 12/18/2024
Notes

FOR YOUR CONVENIENCE, WE ACCEPT VISA, MASTERCARD, DEBIT, e-TRANSFER (EMAIL: ACCOUNTING@MAPLELEAFDISPOSAL.COM), CHEQUE OR ONLINE PAYMENT. IF YOU WOULD LIKE TO SET UP PRE-AUTHORIZED CREDIT CARD PAYMENTS PLEASE CALL OUR CREDIT DEPARTMENT AT 604-533-4993, MONDAY - FRIDAY 9:00AM - 5:00PM OR EMAIL ACCOUNTING@MAPLELEAFDISPOSAL.COM. WE WILL BE HAPPY TO ASSIST YOU. MAPLE LEAF DISPOSAL IS NOW ABLE TO ACCEPT ONLINE PAYMENTS, PLEASE CLICK THIS LINK TO PAY YOUR INVOICE.

BALANCES OUTSTANDING AFTER 30 DAYS ARE SUBJECT TO A SERVICE CHARGE OF 2% (26.824% ANNUALLY).