

Monthly Financial Report

OCSCC 886

December 2018

OCSCC 886 Monthly Financials

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MONTHLY FINANCIAL REPORT SUMMARY

OCSCC 886

December 2018

Revenue

All condo fees and parking fees to date have been invoiced.

Expenses

Overall, utilities for the month are over budget due to a Gas bill covering November that was paid in December, however, adjustments will be made at audit.

Contracts overall, are showing under budget. However, General Cleaning is showing over budget which reflects the change from 2 days to 3 days per week over the winter months.

General repairs and maintenance, are overall showing under budget, however, Emergency Call is over budget due to an incident where the garage door was stuck open. General Repairs is over budget due to the installation of astragals on entry doors as well as a repair to the garage door.

Overall, administrative expenses are over budget due in part to the payment of a legal bill in relation to the ongoing issue with repairs and maintenance to a unit.

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BUDGET VS. ACTUALS: 2018-2019 - FY19 P&L

December 2018

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Income				
4000 Income				
4005 Common Element Fees	14,014.01	14,108.67	-94.66	99.33 %
4010 Parking Income	94.68		94.68	
4090 Rooftop Rental	1,055.43	1,041.67	13.76	101.32 %
Total 4000 Income	15,164.12	15,150.34	13.78	100.09 %
Total Income	\$15,164.12	\$15,150.34	\$13.78	100.09 %
Cost of Goods Sold				
4030 Contribution to Reserve Fund	4,584.42	4,584.42	0.00	100.00 %
Total Cost of Goods Sold	\$4,584.42	\$4,584.42	\$0.00	100.00 %
GROSS PROFIT	\$10,579.70	\$10,565.92	\$13.78	100.13 %
Expenses				
5000 Utilities Expense				
5010 Gas	2,537.32	743.67	1,793.65	341.19 %
5020 Hydro	99.19	833.33	-734.14	11.90 %
5030 Water & Sewer	659.00	752.00	-93.00	87.63 %
5040 Telecom Expenses	67.80	69.83	-2.03	97.09 %
5050 Internet	906.26	974.50	-68.24	93.00 %
Total 5000 Utilities Expense	4,269.57	3,373.33	896.24	126.57 %
5400 Contracts				
5405 Elevator/ Fire Panel Monitoring	56.50	150.16	-93.66	37.63 %
5410 Cleaning	889.88	788.25	101.63	112.89 %
5412 Mat Service	142.82	373.50	-230.68	38.24 %
5415 Waste Removal	341.68	351.91	-10.23	97.09 %
5440 HVAC		125.08	-125.08	
5455 Elevator Maintenance	339.00	349.16	-10.16	97.09 %
5460 Landscaping		0.00	0.00	
5470 Snow Removal	393.30	385.83	7.47	101.94 %
5475 Pest Control	55.37	105.00	-49.63	52.73 %
Total 5400 Contracts	2,218.55	2,628.89	-410.34	84.39 %
5500 General Repairs and Maintenance				
5502 Emergency Calls	50.85	25.00	25.85	203.40 %
5503 General Repairs & Maint	1,013.86	875.00	138.86	115.87 %
5518 Window Cleaning		0.00	0.00	
5520 HVAC		100.00	-100.00	
5530 Garage Cleaning		0.00	0.00	
5550 Elevator		125.00	-125.00	
5555 Fire System Repairs		250.00	-250.00	
Total 5500 General Repairs and Maintenance	1,064.71	1,375.00	-310.29	77.43 %
5800 Administrative Expenses				
5801 Property Management Fees	1,329.46	1,371.58	-42.12	96.93 %
5805 CAO Fees		29.16	-29.16	
5810 Office Expenses		52.92	-52.92	
5812 Bank Charges	64.03	83.33	-19.30	76.84 %
5830 Insurance Expense/General & Liability	674.88	708.33	-33.45	95.28 %

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Insurance				
5832 Legal	4,995.45		4,995.45	
5833 Audit-Accounting		0.00	0.00	
5835 Professional Fees		416.66	-416.66	
Total 5800 Administrative Expenses	7,063.82	2,661.98	4,401.84	265.36 %
5900 Repair and maintenance				
5905 Contingency		250.00	-250.00	
Total 5900 Repair and maintenance		250.00	-250.00	
Total Expenses	\$14,616.65	\$10,289.20	\$4,327.45	142.06 %
NET OPERATING INCOME	\$ -4,036.95	\$276.72	\$ -4,313.67	-1,458.86 %
NET INCOME	\$ -4,036.95	\$276.72	\$ -4,313.67	-1,458.86 %

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PROFIT AND LOSS

December 2018

	TOTAL
INCOME	
4000 Income	
4005 Common Element Fees	14,014.01
4010 Parking Income	94.68
4090 Rooftop Rental	1,055.43
Total 4000 Income	15,164.12
Total Income	\$15,164.12
COST OF GOODS SOLD	
4030 Contribution to Reserve Fund	4,584.42
Total Cost of Goods Sold	\$4,584.42
GROSS PROFIT	\$10,579.70
EXPENSES	
5000 Utilities Expense	
5010 Gas	2,537.32
5020 Hydro	99.19
5030 Water & Sewer	659.00
5040 Telecom Expenses	67.80
5050 Internet	906.26
Total 5000 Utilities Expense	4,269.57
5400 Contracts	
5405 Elevator/ Fire Panel Monitoring	56.50
5410 Cleaning	889.88
5412 Mat Service	142.82
5415 Waste Removal	341.68
5455 Elevator Maintenance	339.00
5470 Snow Removal	393.30
5475 Pest Control	55.37
Total 5400 Contracts	2,218.55
5500 General Repairs and Maintenance	
5502 Emergency Calls	50.85
5503 General Repairs & Maint	1,013.86
Total 5500 General Repairs and Maintenance	1,064.71
5800 Administrative Expenses	
5801 Property Management Fees	1,329.46
5812 Bank Charges	64.03
5830 Insurance Expense/General & Liability Insurance	674.88
5832 Legal	4,995.45
Total 5800 Administrative Expenses	7,063.82
Total Expenses	\$14,616.65
PROFIT	\$ -4,036.95

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BALANCE SHEET

As of December 31, 2018

	TOTAL
Assets	
Current Assets	
Cash and Cash Equivalent	
1010 Cash Operating Account	23,840.67
1020 Cash Reserve Fund	239,255.32
1200 Undeposited Funds	0.00
Total Cash and Cash Equivalent	\$263,095.99
Accounts Receivable (A/R)	
1100 Accounts Receivable	1,055.43
Total Accounts Receivable (A/R)	\$1,055.43
1016 GIC Investments	0.00
1041 Due from developer	0.00
1110 Provisions for doubtful account	-6.02
1115 Preaid Insurance	1,263.61
1116 Prepaid Elevator	322.00
1117 Prepaid Expenses	1,197.00
R1135 Reserve interest receivable	214.00
R1300 Due from Operating Fund	2,447.08
Total Current Assets	\$269,589.09
Total Assets	\$269,589.09
Liabilities and Equity	
Liabilities	
Current Liabilities	
Accounts Payable (A/P)	
2000 Accounts Payable	9,140.32
Total Accounts Payable (A/P)	\$9,140.32
2010 Accrued Accounts Payable	6,703.28
2020 Due to/from Reserve	2,447.08
R2000 Reserve Accounts Payable	0.00
Total Current Liabilities	\$18,290.68
Total Liabilities	\$18,290.68
Equity	
3000 Opening Balance Equity	0.00
R3200 Reserve Retained Earnings	151,667.31
Retained Earnings	98,690.98
Profit for the year	940.12
Total Equity	\$251,298.41
Total Liabilities and Equity	\$269,589.09

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A/R AGING SUMMARY

As of December 31, 2018

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
Telus	1,055.43					\$1,055.43
TOTAL	\$1,055.43	\$0.00	\$0.00	\$0.00	\$0.00	\$1,055.43

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A/P AGING SUMMARY

As of December 31, 2018

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
10424161 Canada Inc.		135.60				\$135.60
Ainger Cabling + Security		678.00				\$678.00
Capital Concierge Ltd.					20.34	\$20.34
CI Property Management					-3,896.24	\$ -3,896.24
Clean All Environmental Services Inc.					1,259.95	\$1,259.95
Davidson Houle Allen LLP	1,040.45	3,955.00				\$4,995.45
Enbridge-388 BOOTH ST		1,529.49				\$1,529.49
Fibre Stream				974.06	792.49	\$1,766.55
Lock Solutions	710.60					\$710.60
Orkin Canada Corporation	55.37					\$55.37
Paramount Door & Window Service Inc.	158.20					\$158.20
Pivotech Doors Inc.	399.46					\$399.46
Priority Submetering Solutions		95.99				\$95.99
SKY HIGH Cleaning and Restoration		889.88				\$889.88
Waste Connections of Canada Inc.		341.68				\$341.68
TOTAL	\$2,364.08	\$7,625.64	\$0.00	\$974.06	\$ -1,823.46	\$9,140.32

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TRANSACTION LIST BY SUPPLIER

December 2018

DATE	TRANSACTION TYPE	#	POSTING	MEMO/DESCRIPTION	ACCOUNT	AMOUNT
10424161 Canada Inc.						
01-12-2018	Bill	487	Yes		2000 Accounts Payable	135.60
07-12-2018	Bill Payment (Cheque)	FCN_8734-01	Yes		1010 Cash Operating Account	-406.80
21-12-2018	Bill	1959	Yes		2000 Accounts Payable	50.85
Ainger Cabling + Security						
01-12-2018	Bill	139940	Yes		2000 Accounts Payable	678.00
CI Property Management						
01-12-2018	Bill	2659	Yes		2000 Accounts Payable	1,329.46
03-12-2018	Bill Payment (Cheque)		Yes		1010 Cash Operating Account	-1,329.46
31-12-2018	Bill Payment (Cheque)	FCN_8735-12	Yes			0.00
City Locksmith Lock & Key Service Inc.						
07-12-2018	Bill Payment (Cheque)	FCN_8734-02	Yes		1010 Cash Operating Account	-180.80
Clean All Environmental Services Inc.						
07-12-2018	Bill Payment (Cheque)	FCN_8734-03	Yes		1010 Cash Operating Account	-734.50
Davidson Houle Allen LLP						
01-12-2018	Bill	10307	Yes		2000 Accounts Payable	3,955.00
19-12-2018	Bill	10800	Yes		2000 Accounts Payable	1,040.45
Enbridge-388 BOOTH ST						
07-12-2018	Bill Payment (Cheque)	RBCX6507	Yes		1010 Cash Operating Account	-549.88
07-12-2018	Bill	NOV07DEC052018	Yes		2000 Accounts Payable	1,529.49
Fibre Stream						
01-12-2018	Bill	31365550	Yes		2000 Accounts Payable	974.06
17-12-2018	Bill Payment (Cheque)		Yes		1010 Cash Operating Account	-974.06
Gore Mutual						
10-12-2018	Expense		Yes	Insurance GORE MUTUAL INS	1010 Cash Operating Account	-674.88
Lock Solutions						
03-12-2018	Bill	24145	Yes		2000 Accounts Payable	710.60

DATE	TRANSACTION TYPE	#	POSTING	MEMO/DESCRIPTION	ACCOUNT	AMOUNT
Optimum Mechanical Solutions						
07-12-2018	Bill Payment (Cheque)	FCN_8734-04	Yes		1010 Cash Operating Account	-2,775.53
Orkin Canada Corporation						
01-12-2018	Bill	IN-8920403	Yes		2000 Accounts Payable	55.37
07-12-2018	Bill Payment (Cheque)	FCN_8734-05	Yes		1010 Cash Operating Account	-84.75
Paramount Door & Window Service Inc.						
06-12-2018	Bill	5453	Yes		2000 Accounts Payable	158.20
Pivotech Doors Inc.						
08-12-2018	Bill	38617	Yes		2000 Accounts Payable	399.46
Priority Submetering Solutions						
07-12-2018	Bill Payment (Cheque)	FCN_8734-06	Yes		1010 Cash Operating Account	-1,772.29
Royal Bank						
03-12-2018	Deposit		Yes	Deposit interest	1020 Cash Reserve Fund	392.65
06-12-2018	Expense		Yes	Activity fee	1010 Cash Operating Account	-64.03
SBL ELECTRIC INC.						
07-12-2018	Bill Payment (Cheque)	FCN_8734-07	Yes		1010 Cash Operating Account	-254.25
SKY HIGH Cleaning and Restoration						
01-12-2018	Bill	785	Yes		2000 Accounts Payable	889.88
07-12-2018	Bill Payment (Cheque)	FCN_8734-08	Yes		1010 Cash Operating Account	-2,171.30
Waste Connections of Canada Inc.						
01-12-2018	Bill	7140-0000786607	Yes		2000 Accounts Payable	341.68

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GENERAL LEDGER

December 2018

DATE	TRANSACTION TYPE	#	NAME	MEMO/DESCRIPTION	SPLIT	AMOUNT	BALANCE
1010 Cash Operating Account							
Beginning Balance							20,649.08
03-12-2018	Payment		107 - Josie Bellissimo		1100 Accounts Receivable	\$472.64	21,121.72
03-12-2018	Payment		205 Ingrid & James Payer		1100 Accounts Receivable	\$613.23	21,734.95
03-12-2018	Bill Payment (Cheque)		CI Property Management		2000 Accounts Payable	\$ -1,329.46	20,405.49
03-12-2018	Payment		Telus		1100 Accounts Receivable	\$1,055.43	21,460.92
03-12-2018	Payment		101 - Francesco Papalia & Amanda Cambareri		1100 Accounts Receivable	\$554.87	22,015.79
03-12-2018	Payment		307 - Martin Dinan		1100 Accounts Receivable	\$360.22	22,376.01
03-12-2018	Payment		394 Booth - DNS Networks		1100 Accounts Receivable	\$294.58	22,670.59
03-12-2018	Payment		104 - T. Riley & Jasmine Craig		1100 Accounts Receivable	\$543.94	23,214.53
03-12-2018	Payment		304 - David Crowe		1100 Accounts Receivable	\$442.96	23,657.49
03-12-2018	Payment		202- Misako Gratton		1100 Accounts Receivable	\$534.61	24,192.10
03-12-2018	Payment		403 Matthew & Marjorie Pritchard		1100 Accounts Receivable	\$640.74	24,832.84
03-12-2018	Payment		405 - Andrew Smith & Logan Marynissen		1100 Accounts Receivable	\$614.81	25,447.65
03-12-2018	Payment		303 Salvator Princiotta		1100 Accounts Receivable	\$715.17	26,162.82
03-12-2018	Payment		106 - Ruth Gmehlin		1100 Accounts Receivable	\$425.31	26,588.13
03-12-2018	Payment		204 - Mrs. Liu		1100 Accounts Receivable	\$395.62	26,983.75
03-12-2018	Payment		401 Salvator Princiotta		1100 Accounts Receivable	\$644.27	27,628.02
03-12-2018	Payment		Parking 19A -Developer		1100 Accounts Receivable	\$47.34	27,675.36
03-12-2018	Payment		302 - Orion Sheila Clark		1100 Accounts Receivable	\$581.94	28,257.30
03-12-2018	Payment		108 - Ryan Pretty		1100 Accounts Receivable	\$433.62	28,690.92
03-12-2018	Payment		206 - Timothy Hack		1100 Accounts Receivable	\$327.69	29,018.61
03-12-2018	Payment		402 Salvator Princiotta		1100 Accounts Receivable	\$600.29	29,618.90
03-12-2018	Payment		306 - Daniel Seens		1100 Accounts Receivable	\$375.03	29,993.93
03-12-2018	Payment		9 Balsam - Barb Virley		1100 Accounts Receivable	\$505.46	30,499.39
03-12-2018	Payment		201 - Jennifer Carter		1100 Accounts Receivable	\$565.81	31,065.20
03-12-2018	Payment		207 - Sonja Lishchynski		1100 Accounts Receivable	\$407.56	31,472.76
03-12-2018	Payment		203 Dev.Princiotta Tower Inc.		1100 Accounts Receivable	\$620.50	32,093.26
03-12-2018	Payment		Parking 10A - Developer		1100 Accounts Receivable	\$47.34	32,140.60
03-12-2018	Payment		301 Dev. Princiotta Tower Inc.		1100 Accounts Receivable	\$518.47	32,659.07
03-12-2018	Payment		404 - Gilles Brisebois		1100 Accounts Receivable	\$639.91	33,298.98
03-12-2018	Payment		305 -Andash Developments (M.B.)		1100 Accounts Receivable	\$599.12	33,898.10
03-12-2018	Payment		102 - Ron Mathews/C Rainey		1100 Accounts Receivable	\$585.64	34,483.74
06-12-2018	Expense		Royal Bank	Activity fee	5812 Administrative	\$ -64.03	34,419.71
					Expenses:Bank Charges		
07-12-2018	Bill Payment (Cheque)	FCN_8734-04	Optimum Mechanical Solutions		2000 Accounts Payable	\$ -2,775.53	31,644.18
07-12-2018	Bill Payment (Cheque)	FCN_8734-05	Orkin Canada Corporation		2000 Accounts Payable	\$ -84.75	31,559.43
07-12-2018	Bill Payment (Cheque)	FCN_8734-06	Priority Submetering Solutions		2000 Accounts Payable	\$ -1,772.29	29,787.14
07-12-2018	Bill Payment (Cheque)	FCN_8734-07	SBL ELECTRIC INC.		2000 Accounts Payable	\$ -254.25	29,532.89
07-12-2018	Bill Payment (Cheque)	FCN_8734-08	SKY HIGH Cleaning and Restoration		2000 Accounts Payable	\$ -2,171.30	27,361.59
07-12-2018	Bill Payment (Cheque)	FCN_8734-03	Clean All Environmental Services Inc.		2000 Accounts Payable	\$ -734.50	26,627.09
07-12-2018	Bill Payment (Cheque)	RBCX6507	Enbridge-388 BOOTH ST		2000 Accounts Payable	\$ -549.88	26,077.21
07-12-2018	Bill Payment (Cheque)	FCN_8734-02	City Locksmith Lock & Key Service Inc.		2000 Accounts Payable	\$ -180.80	25,896.41
07-12-2018	Bill Payment (Cheque)	FCN_8734-01	10424161 Canada Inc.		2000 Accounts Payable	\$ -406.80	25,489.61
10-12-2018	Expense		Gore Mutual	Insurance GORE MUTUAL INS	5830 Administrative	\$ -674.88	24,814.73
					Expenses:Insurance		
					Expense/General & Liability		
					Insurance		
17-12-2018	Bill Payment (Cheque)		Fibre Stream		2000 Accounts Payable	\$ -974.06	23,840.67
Total for 1010 Cash Operating Account						\$3,191.59	
1020 Cash Reserve Fund							
Beginning Balance							238,862.67
03-12-2018	Deposit		Royal Bank	Deposit interest	R4012 Reserve Fund Interest	\$392.65	239,255.32
					Income		
Total for 1020 Cash Reserve Fund						\$392.65	
1100 Accounts Receivable							
Beginning Balance							1,055.43
01-12-2018	Invoice	2542	107 - Josie Bellissimo		4005 Income:Common Element	\$472.64	1,528.07
					Fees		
01-12-2018	Invoice	2513	307 - Martin Dinan		4005 Income:Common Element	\$360.22	1,888.29
					Fees		
01-12-2018	Invoice	2540	204 - Mrs. Liu		4005 Income:Common Element	\$395.62	2,283.91
					Fees		
01-12-2018	Invoice	2539	401 Salvator Princiotta		4005 Income:Common Element	\$644.27	2,928.18
					Fees		
01-12-2018	Invoice	2538	Parking 19A -Developer		4010 Income:Parking Income	\$47.34	2,975.52
01-12-2018	Invoice	2537	Telus		4090 Income:Rooftop Rental	\$1,055.43	4,030.95
01-12-2018	Invoice	2536	302 - Orion Sheila Clark		4005 Income:Common Element	\$581.94	4,612.89
					Fees		
01-12-2018	Invoice	2535	108 - Ryan Pretty		4005 Income:Common Element	\$433.62	5,046.51
					Fees		

DATE	TRANSACTION TYPE	#	NAME	MEMO/DESCRIPTION	SPLIT	AMOUNT	BALANCE
01-12-2018	Invoice	2534	206 - Timothy Hack		4005 Income:Common Element Fees	\$327.69	5,374.20
01-12-2018	Invoice	2533	402 Salvator Princiotta		4005 Income:Common Element Fees	\$600.29	5,974.49
01-12-2018	Invoice	2532	306 - Daniel Seens		4005 Income:Common Element Fees	\$375.03	6,349.52
01-12-2018	Invoice	2531	9 Balsam - Barb Virley		4005 Income:Common Element Fees	\$505.46	6,854.98
01-12-2018	Invoice	2530	201 - Jennifer Carter		4005 Income:Common Element Fees	\$565.81	7,420.79
01-12-2018	Invoice	2529	207 - Sonja Lishchynski		4005 Income:Common Element Fees	\$407.56	7,828.35
01-12-2018	Invoice	2528	203 Dev.Princiotta Tower Inc.		4005 Income:Common Element Fees	\$620.50	8,448.85
01-12-2018	Invoice	2527	Parking 10A - Developer		4010 Income:Parking Income	\$47.34	8,496.19
01-12-2018	Invoice	2526	301 Dev. Princiotta Tower Inc.		4005 Income:Common Element Fees	\$518.47	9,014.66
01-12-2018	Invoice	2525	404 - Gilles Brisebois		4005 Income:Common Element Fees	\$639.91	9,654.57
01-12-2018	Invoice	2524	305 -Andash Developments (M.B.)		4005 Income:Common Element Fees	\$599.12	10,253.69
01-12-2018	Invoice	2523	102 - Ron Mathews/C Rainey		4005 Income:Common Element Fees	\$585.64	10,839.33
01-12-2018	Invoice	2522	106 - Ruth Gmehlin		4005 Income:Common Element Fees	\$425.31	11,264.64
01-12-2018	Invoice	2521	303 Salvator Princiotta		4005 Income:Common Element Fees	\$715.17	11,979.81
01-12-2018	Invoice	2520	405 - Andrew Smith & Logan Marynissen		4005 Income:Common Element Fees	\$614.81	12,594.62
01-12-2018	Invoice	2519	403 Matthew & Marjorie Pritchard		4005 Income:Common Element Fees	\$640.74	13,235.36
01-12-2018	Invoice	2518	101 - Francesco Papalia & Amanda Cambareri		4005 Income:Common Element Fees	\$554.87	13,790.23
01-12-2018	Invoice	2517	202- Misako Gratton		4005 Income:Common Element Fees	\$534.61	14,324.84
01-12-2018	Invoice	2516	304 - David Crowe		4005 Income:Common Element Fees	\$442.96	14,767.80
01-12-2018	Invoice	2515	104 - T. Riley & Jasmine Craig		4005 Income:Common Element Fees	\$543.94	15,311.74
01-12-2018	Invoice	2514	394 Booth - DNS Networks		4005 Income:Common Element Fees	\$294.58	15,606.32
01-12-2018	Invoice	2541	205 Ingrid & James Payer		4005 Income:Common Element Fees	\$613.23	16,219.55
03-12-2018	Payment		107 - Josie Bellissimo		1010 Cash Operating Account	\$ -472.64	15,746.91
03-12-2018	Payment		205 Ingrid & James Payer		1010 Cash Operating Account	\$ -613.23	15,133.68
03-12-2018	Payment		204 - Mrs. Liu		1010 Cash Operating Account	\$ -395.62	14,738.06
03-12-2018	Payment		401 Salvator Princiotta		1010 Cash Operating Account	\$ -644.27	14,093.79
03-12-2018	Payment		Parking 19A -Developer		1010 Cash Operating Account	\$ -47.34	14,046.45
03-12-2018	Payment		302 - Orion Sheila Clark		1010 Cash Operating Account	\$ -581.94	13,464.51
03-12-2018	Payment		108 - Ryan Pretty		1010 Cash Operating Account	\$ -433.62	13,030.89
03-12-2018	Payment		206 - Timothy Hack		1010 Cash Operating Account	\$ -327.69	12,703.20
03-12-2018	Payment		402 Salvator Princiotta		1010 Cash Operating Account	\$ -600.29	12,102.91
03-12-2018	Payment		306 - Daniel Seens		1010 Cash Operating Account	\$ -375.03	11,727.88
03-12-2018	Payment		9 Balsam - Barb Virley		1010 Cash Operating Account	\$ -505.46	11,222.42
03-12-2018	Payment		201 - Jennifer Carter		1010 Cash Operating Account	\$ -565.81	10,656.61
03-12-2018	Payment		207 - Sonja Lishchynski		1010 Cash Operating Account	\$ -407.56	10,249.05
03-12-2018	Payment		203 Dev.Princiotta Tower Inc.		1010 Cash Operating Account	\$ -620.50	9,628.55
03-12-2018	Payment		Parking 10A - Developer		1010 Cash Operating Account	\$ -47.34	9,581.21
03-12-2018	Payment		301 Dev. Princiotta Tower Inc.		1010 Cash Operating Account	\$ -518.47	9,062.74
03-12-2018	Payment		404 - Gilles Brisebois		1010 Cash Operating Account	\$ -639.91	8,422.83
03-12-2018	Payment		305 -Andash Developments (M.B.)		1010 Cash Operating Account	\$ -599.12	7,823.71
03-12-2018	Payment		102 - Ron Mathews/C Rainey		1010 Cash Operating Account	\$ -585.64	7,238.07
03-12-2018	Payment		106 - Ruth Gmehlin		1010 Cash Operating Account	\$ -425.31	6,812.76
03-12-2018	Payment		303 Salvator Princiotta		1010 Cash Operating Account	\$ -715.17	6,097.59
03-12-2018	Payment		405 - Andrew Smith & Logan Marynissen		1010 Cash Operating Account	\$ -614.81	5,482.78
03-12-2018	Payment		403 Matthew & Marjorie Pritchard		1010 Cash Operating Account	\$ -640.74	4,842.04
03-12-2018	Payment		202- Misako Gratton		1010 Cash Operating Account	\$ -534.61	4,307.43
03-12-2018	Payment		304 - David Crowe		1010 Cash Operating Account	\$ -442.96	3,864.47
03-12-2018	Payment		104 - T. Riley & Jasmine Craig		1010 Cash Operating Account	\$ -543.94	3,320.53
03-12-2018	Payment		394 Booth - DNS Networks		1010 Cash Operating Account	\$ -294.58	3,025.95
03-12-2018	Payment		307 - Martin Dinan		1010 Cash Operating Account	\$ -360.22	2,665.73
03-12-2018	Payment		101 - Francesco Papalia & Amanda Cambareri		1010 Cash Operating Account	\$ -554.87	2,110.86
03-12-2018	Payment		Telus		1010 Cash Operating Account	\$ -1,055.43	1,055.43
Total for 1100 Accounts Receivable						\$0.00	
1110 Provisions for doubtfull account							
Beginning Balance							-6.02
Total for 1110 Provisions for doubtfull account							
1115 Pread Insurance							
Beginning Balance							1,263.61
Total for 1115 Pread Insurance							
1116 Prepaid Elevator							

DATE	TRANSACTION TYPE	#	NAME	MEMO/DESCRIPTION	SPLIT	AMOUNT	BALANCE
Beginning Balance							322.00
Total for 1116 Prepaid Elevator							
1117 Prepaid Expenses							
Beginning Balance							575.50
01-12-2018	Journal Entry	220		monthly transfer of prepaid	-Split-	\$ -56.50	519.00
31-12-2018	Journal Entry	225		transfer fire monitoring to prepaid - covers Jan 2019 - Jan 2020	-Split-	\$678.00	1,197.00
Total for 1117 Prepaid Expenses						\$621.50	
R1135 Reserve interest receivable							
Beginning Balance							214.00
Total for R1135 Reserve interest receivable							
R1300 Due from Operating Fund							
Beginning Balance							7,031.50
31-12-2018	Journal Entry	224		to record December RF contribution - transfer made Jan 14/19	-Split-	\$ -4,584.42	2,447.08
Total for R1300 Due from Operating Fund						\$ -4,584.42	
2000 Accounts Payable							
Beginning Balance							8,125.84
01-12-2018	Bill	487	10424161 Canada Inc.		5503 General Repairs and Maintenance:General Repairs & Maint	\$135.60	8,261.44
01-12-2018	Bill	785	SKY HIGH Cleaning and Restoration		5410 Contracts:Cleaning	\$889.88	9,151.32
01-12-2018	Bill	IN-8920403	Orkin Canada Corporation		5475 Contracts:Pest Control	\$55.37	9,206.69
01-12-2018	Bill	7140-0000786607	Waste Connections of Canada Inc.		5415 Contracts:Waste Removal	\$341.68	9,548.37
01-12-2018	Bill	139940	Ainger Cabling + Security		5405 Contracts:Elevator/ Fire Panel Monitoring	\$678.00	10,226.37
01-12-2018	Bill	31365550	Fibre Stream		-Split-	\$974.06	11,200.43
01-12-2018	Bill	10307	Davidson Houle Allen LLP		5832 Administrative Expenses:Legal	\$3,955.00	15,155.43
01-12-2018	Bill	2659	CI Property Management		5801 Administrative Expenses:Property Management Fees	\$1,329.46	16,484.89
03-12-2018	Bill Payment (Cheque)		CI Property Management		1010 Cash Operating Account	\$ -1,329.46	15,155.43
03-12-2018	Bill	24145	Lock Solutions		5503 General Repairs and Maintenance:General Repairs & Maint	\$710.60	15,866.03
06-12-2018	Bill	5453	Paramount Door & Window Service Inc.		5503 General Repairs and Maintenance:General Repairs & Maint	\$158.20	16,024.23
07-12-2018	Bill Payment (Cheque)	FCN_8734-01	10424161 Canada Inc.		1010 Cash Operating Account	\$ -406.80	15,617.43
07-12-2018	Bill Payment (Cheque)	FCN_8734-02	City Locksmith Lock & Key Service Inc.		1010 Cash Operating Account	\$ -180.80	15,436.63
07-12-2018	Bill Payment (Cheque)	FCN_8734-03	Clean All Environmental Services Inc.		1010 Cash Operating Account	\$ -734.50	14,702.13
07-12-2018	Bill Payment (Cheque)	FCN_8734-04	Optimum Mechanical Solutions		1010 Cash Operating Account	\$ -2,775.53	11,926.60
07-12-2018	Bill	NOV07DEC052018	Enbridge-388 BOOTH ST		5010 Utilities Expense:Gas	\$1,529.49	13,456.09
07-12-2018	Bill Payment (Cheque)	FCN_8734-06	Priority Submetering Solutions		1010 Cash Operating Account	\$ -1,772.29	11,683.80
07-12-2018	Bill Payment (Cheque)	FCN_8734-07	SBL ELECTRIC INC.		1010 Cash Operating Account	\$ -254.25	11,429.55
07-12-2018	Bill Payment (Cheque)	FCN_8734-08	SKY HIGH Cleaning and Restoration		1010 Cash Operating Account	\$ -2,171.30	9,258.25
07-12-2018	Bill Payment (Cheque)	RBCX6507	Enbridge-388 BOOTH ST		1010 Cash Operating Account	\$ -549.88	8,708.37
07-12-2018	Bill Payment (Cheque)	FCN_8734-05	Orkin Canada Corporation		1010 Cash Operating Account	\$ -84.75	8,623.62
08-12-2018	Bill	38617	Pivotech Doors Inc.		5503 General Repairs and Maintenance:General Repairs & Maint	\$399.46	9,023.08
17-12-2018	Bill Payment (Cheque)		Fibre Stream		1010 Cash Operating Account	\$ -974.06	8,049.02
19-12-2018	Bill	10800	Davidson Houle Allen LLP		5832 Administrative Expenses:Legal	\$1,040.45	9,089.47
21-12-2018	Bill	1959	10424161 Canada Inc.		5502 General Repairs and Maintenance:Emergency Calls	\$50.85	9,140.32
31-12-2018	Bill Payment (Cheque)	FCN_8735-12	CI Property Management		-Split-		9,140.32
Total for 2000 Accounts Payable						\$1,014.48	
2010 Accrued Accounts Payable							
Beginning Balance							4,452.14
01-12-2018	Journal Entry	221R		to reserve November accruals - PO 1011 Armstrong Monitoring	-Split-	\$ -390.00	4,062.14
01-12-2018	Journal Entry	221R		to reverse November accruals	-Split-	\$ -4,062.14	0.00
31-12-2018	Journal Entry	227		to record December accruals	-Split-	\$6,703.28	6,703.28
Total for 2010 Accrued Accounts Payable						\$2,251.14	
2020 Due to/from Reserve							
Beginning Balance							7,031.50
31-12-2018	Journal Entry	224		to record December RF contribution - transfer made Jan 14/19	-Split-	\$ -4,584.42	2,447.08
Total for 2020 Due to/from Reserve						\$ -4,584.42	
3200 Retained Earnings							
Beginning Balance							98,690.98
Total for 3200 Retained Earnings							
R3200 Reserve Retained Earnings							
Beginning Balance							151,667.31

DATE	TRANSACTION TYPE	#	NAME	MEMO/DESCRIPTION	SPLIT	AMOUNT	BALANCE
Total for R3200 Reserve Retained Earnings							
4000 Income							
4005 Common Element Fees							
01-12-2018	Invoice	2542	107 - Josie Bellissimo		1100 Accounts Receivable	\$472.64	472.64
01-12-2018	Invoice	2541	205 Ingrid & James Payer		1100 Accounts Receivable	\$613.23	1,085.87
01-12-2018	Invoice	2540	204 - Mrs. Liu		1100 Accounts Receivable	\$395.62	1,481.49
01-12-2018	Invoice	2539	401 Salvator Princiotta		1100 Accounts Receivable	\$644.27	2,125.76
01-12-2018	Invoice	2536	302 - Orion Sheila Clark		1100 Accounts Receivable	\$581.94	2,707.70
01-12-2018	Invoice	2535	108 - Ryan Pretty		1100 Accounts Receivable	\$433.62	3,141.32
01-12-2018	Invoice	2534	206 - Timothy Hack		1100 Accounts Receivable	\$327.69	3,469.01
01-12-2018	Invoice	2533	402 Salvator Princiotta		1100 Accounts Receivable	\$600.29	4,069.30
01-12-2018	Invoice	2532	306 - Daniel Seens		1100 Accounts Receivable	\$375.03	4,444.33
01-12-2018	Invoice	2531	9 Balsam - Barb Virley		1100 Accounts Receivable	\$505.46	4,949.79
01-12-2018	Invoice	2530	201 - Jennifer Carter		1100 Accounts Receivable	\$565.81	5,515.60
01-12-2018	Invoice	2529	207 - Sonja Lishchynski		1100 Accounts Receivable	\$407.56	5,923.16
01-12-2018	Invoice	2528	203 Dev.Princiotta Tower Inc.		1100 Accounts Receivable	\$620.50	6,543.66
01-12-2018	Invoice	2526	301 Dev. Princiotta Tower Inc.		1100 Accounts Receivable	\$518.47	7,062.13
01-12-2018	Invoice	2525	404 - Gilles Brisebois		1100 Accounts Receivable	\$639.91	7,702.04
01-12-2018	Invoice	2524	305 -Andash Developments (M.B.)		1100 Accounts Receivable	\$599.12	8,301.16
01-12-2018	Invoice	2523	102 - Ron Mathews/C Rainey		1100 Accounts Receivable	\$585.64	8,886.80
01-12-2018	Invoice	2522	106 - Ruth Gmehlin		1100 Accounts Receivable	\$425.31	9,312.11
01-12-2018	Invoice	2521	303 Salvator Princiotta		1100 Accounts Receivable	\$715.17	10,027.28
01-12-2018	Invoice	2520	405 - Andrew Smith & Logan Marynissen		1100 Accounts Receivable	\$614.81	10,642.09
01-12-2018	Invoice	2519	403 Matthew & Marjorie Pritchard		1100 Accounts Receivable	\$640.74	11,282.83
01-12-2018	Invoice	2518	101 - Francesco Papalia & Amanda Cambareri		1100 Accounts Receivable	\$554.87	11,837.70
01-12-2018	Invoice	2517	202- Misako Gratton		1100 Accounts Receivable	\$534.61	12,372.31
01-12-2018	Invoice	2516	304 - David Crowe		1100 Accounts Receivable	\$442.96	12,815.27
01-12-2018	Invoice	2515	104 - T. Riley & Jasmine Craig		1100 Accounts Receivable	\$543.94	13,359.21
01-12-2018	Invoice	2514	394 Booth - DNS Networks		1100 Accounts Receivable	\$294.58	13,653.79
01-12-2018	Invoice	2513	307 - Martin Dinan		1100 Accounts Receivable	\$360.22	14,014.01
Total for 4005 Common Element Fees						\$14,014.01	
4010 Parking Income							
01-12-2018	Invoice	2527	Parking 10A - Developer		1100 Accounts Receivable	\$47.34	47.34
01-12-2018	Invoice	2538	Parking 19A -Developer		1100 Accounts Receivable	\$47.34	94.68
Total for 4010 Parking Income						\$94.68	
4090 Rooftop Rental							
01-12-2018	Invoice	2537	Telus		1100 Accounts Receivable	\$1,055.43	1,055.43
Total for 4090 Rooftop Rental						\$1,055.43	
Total for 4000 Income						\$15,164.12	
4030 Contribution to Reserve Fund							
31-12-2018	Journal Entry	224		to record December RF contribution - transfer made Jan 14/19	-Split-	\$4,584.42	4,584.42
Total for 4030 Contribution to Reserve Fund						\$4,584.42	
5000 Utilities Expense							
5010 Gas							
01-12-2018	Journal Entry	221R		to reverse November accruals	-Split-	\$ -412.41	-412.41
07-12-2018	Bill	NOV07DEC052018	Enbridge-388 BOOTH ST	Nov 07, 2018 - Dec 05, 2018	2000 Accounts Payable	\$1,529.49	1,117.08
31-12-2018	Journal Entry	227		to record December accruals	-Split-	\$1,420.24	2,537.32
Total for 5010 Gas						\$2,537.32	
5020 Hydro							
01-12-2018	Journal Entry	221R		to reverse November accruals	-Split-	\$ -115.19	-115.19
31-12-2018	Journal Entry	227		to record December accruals	-Split-	\$214.38	99.19
Total for 5020 Hydro						\$99.19	
5030 Water & Sewer							
01-12-2018	Journal Entry	221R		to reverse November accruals	-Split-	\$ -658.99	-658.99
31-12-2018	Journal Entry	227		to record December accruals	-Split-	\$1,317.99	659.00
Total for 5030 Water & Sewer						\$659.00	
5040 Telecom Expenses							
01-12-2018	Bill	31365550	Fibre Stream	Monthly telecom- August 2018	2000 Accounts Payable	\$67.80	67.80
Total for 5040 Telecom Expenses						\$67.80	
5050 Internet							
01-12-2018	Bill	31365550	Fibre Stream	Monthly internet- August 2018 (invoice dated August 1 2018)	2000 Accounts Payable	\$906.26	906.26
Total for 5050 Internet						\$906.26	
Total for 5000 Utilities Expense						\$4,269.57	
5400 Contracts							
5405 Elevator/ Fire Panel Monitoring							
01-12-2018	Bill	139940	Ainger Cabling + Security	Fire Alarm Monitoring - January 1, 2019 to December 31, 2019 (invoiced November 30 2018))	2000 Accounts Payable	\$678.00	678.00
01-12-2018	Journal Entry	220		monthly transfer of prepaid	-Split-	\$56.50	734.50
31-12-2018	Journal Entry	225		transfer fire monitoring to prepaid - covers Jan 2019 - Jan 2020	-Split-	\$ -678.00	56.50
Total for 5405 Elevator/ Fire Panel Monitoring						\$56.50	
5410 Cleaning							

DATE	TRANSACTION TYPE	#	NAME	MEMO/DESCRIPTION	SPLIT	AMOUNT	BALANCE
01-12-2018	Bill	785	SKY HIGH Cleaning and Restoration	Monthly Cleaning Services for 390 Booth Street 3 times per week (November 30 2018)	2000 Accounts Payable	\$889.88	889.88
Total for 5410 Cleaning						\$889.88	
5412 Mat Service							
01-12-2018	Journal Entry	221R		to reverse November accruals	-Split-	\$ -499.87	-499.87
31-12-2018	Journal Entry	227		to record December accruals	-Split-	\$642.69	142.82
Total for 5412 Mat Service						\$142.82	
5415 Waste Removal							
01-12-2018	Bill	7140-0000786607	Waste Connections of Canada Inc.	Monthly waste removal for November 2018 (November 30 2018)	2000 Accounts Payable	\$341.68	341.68
01-12-2018	Journal Entry	221R		to reverse November accruals	-Split-	\$ -341.68	0.00
31-12-2018	Journal Entry	227		to record December accruals	-Split-	\$341.68	341.68
Total for 5415 Waste Removal						\$341.68	
5455 Elevator Maintenance							
01-12-2018	Journal Entry	221R		to reverse November accruals	-Split-	\$ -2,034.00	-2,034.00
31-12-2018	Journal Entry	227		to record December accruals	-Split-	\$2,373.00	339.00
Total for 5455 Elevator Maintenance						\$339.00	
5470 Snow Removal							
31-12-2018	Journal Entry	227		to record December accruals	-Split-	\$393.30	393.30
Total for 5470 Snow Removal						\$393.30	
5475 Pest Control							
01-12-2018	Bill	IN-8920403	Orkin Canada Corporation	PEST CONTROL REF. K-72F8AA (invoice dated November 7 2018)	2000 Accounts Payable	\$55.37	55.37
Total for 5475 Pest Control						\$55.37	
Total for 5400 Contracts						\$2,218.55	
5500 General Repairs and Maintenance							
5502 Emergency Calls							
21-12-2018	Bill	1959	10424161 Canada Inc.	After Hours Phone Call Service Jennifer Carter unit 201- Garage door is stuck halfway open. No cars can enter or exit.	2000 Accounts Payable	\$50.85	50.85
Total for 5502 Emergency Calls						\$50.85	
5503 General Repairs & Maint							
01-12-2018	Bill	487	10424161 Canada Inc.	Maintenance. Sign off fire extinguishers.(invoice dated November 19 2018)	2000 Accounts Payable	\$135.60	135.60
01-12-2018	Journal Entry	221R		to reserve November accruals - PO 1011 Armstrong Monitoring	-Split-	\$ -390.00	-254.40
03-12-2018	Bill	24145	Lock Solutions	Service call	2000 Accounts Payable	\$710.60	456.20
06-12-2018	Bill	5453	Paramount Door & Window Service Inc.	inspection report fee	2000 Accounts Payable	\$158.20	614.40
08-12-2018	Bill	38617	Pivotech Doors Inc.	Hours of Labour to go to site; REPLACED coil cord, lubed motor chain	2000 Accounts Payable	\$399.46	1,013.86
Total for 5503 General Repairs & Maint						\$1,013.86	
Total for 5500 General Repairs and Maintenance						\$1,064.71	
5800 Administrative Expenses							
5801 Property Management Fees							
01-12-2018	Bill	2659	CI Property Management	Property Management Fees monthly management fee	2000 Accounts Payable	\$1,329.46	1,329.46
Total for 5801 Property Management Fees						\$1,329.46	
5812 Bank Charges							
06-12-2018	Expense		Royal Bank	Activity fee	1010 Cash Operating Account	\$64.03	64.03
Total for 5812 Bank Charges						\$64.03	
5830 Insurance Expense/General & Liability Insurance							
10-12-2018	Expense		Gore Mutual	Insurance GORE MUTUAL INS	1010 Cash Operating Account	\$674.88	674.88
Total for 5830 Insurance Expense/General & Liability Insurance						\$674.88	
5832 Legal							
01-12-2018	Bill	10307	Davidson Houle Allen LLP	OCSCC 886 v. Tong Hui Liu 33680-100 (invoice dated November 14 2018)	2000 Accounts Payable	\$3,955.00	3,955.00
19-12-2018	Bill	10800	Davidson Houle Allen LLP	OCSCC 886 v. Tong Hui Liu 33680-100	2000 Accounts Payable	\$1,040.45	4,995.45
Total for 5832 Legal						\$4,995.45	
Total for 5800 Administrative Expenses						\$7,063.82	
6000 Contribution from operating							
31-12-2018	Journal Entry	224		to record December RF contribution - transfer made Jan 14/19	-Split-	\$4,584.42	4,584.42
Total for 6000 Contribution from operating						\$4,584.42	
R4012 Reserve Fund Interest Income							
03-12-2018	Deposit		Royal Bank	Deposit interest	1020 Cash Reserve Fund	\$392.65	392.65
Total for R4012 Reserve Fund Interest Income						\$392.65	
Not Specified							
31-12-2018	Bill Payment (Cheque)	FCN_8735-12	CI Property Management		2000 Accounts Payable		
Total for Not Specified							

1010 Cash Operating Account, Period Ending 31-12-2018

RECONCILIATION REPORT

Reconciled on: 09-01-2019

Reconciled by: Jen Walker

Any changes made to transactions after this date aren't included in this report.

Summary

CAD

Statement beginning balance	22,015.80
Cheques and payments cleared (14)	-13,339.25
Deposits and other credits cleared (30)	15,164.12
Statement ending balance	23,840.67

Register balance as of 31-12-2018	23,840.67
Cleared transactions after 31-12-2018	0.00
Uncleared transactions after 31-12-2018	13,634.63
Register balance as of 09-01-2019	37,475.30

Details

Cheques and payments cleared (14)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
18-11-2018	Bill Payment	FCN_8734-010	Waste Connections of Canad...	-1,366.72
03-12-2018	Bill Payment		CI Property Management	-1,329.46
06-12-2018	Expense		Royal Bank	-64.03
07-12-2018	Bill Payment	RBCX6507	Enbridge-388 BOOTH ST	-549.88
07-12-2018	Bill Payment	FCN_8734-01	10424161 Canada Inc.	-406.80
07-12-2018	Bill Payment	FCN_8734-02	City Locksmith Lock & Key S...	-180.80
07-12-2018	Bill Payment	FCN_8734-03	Clean All Environmental Ser...	-734.50
07-12-2018	Bill Payment	FCN_8734-04	Optimum Mechanical Solutions	-2,775.53
07-12-2018	Bill Payment	FCN_8734-05	Orkin Canada Corporation	-84.75
07-12-2018	Bill Payment	FCN_8734-06	Priority Submetering Solutions	-1,772.29
07-12-2018	Bill Payment	FCN_8734-07	SBL ELECTRIC INC.	-254.25
07-12-2018	Bill Payment	FCN_8734-08	SKY HIGH Cleaning and Re...	-2,171.30
10-12-2018	Expense		Gore Mutual	-674.88
17-12-2018	Bill Payment		Fibre Stream	-974.06

Total -13,339.25

Deposits and other credits cleared (30)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
03-12-2018	Receive Payment		394 Booth - DNS Networks	294.58
03-12-2018	Receive Payment		104 - T. Riley & Jasmine Craig	543.94
03-12-2018	Receive Payment		304 - David Crowe	442.96
03-12-2018	Receive Payment		202- Misako Gratton	534.61
03-12-2018	Receive Payment		403 Matthew & Marjorie Pritc...	640.74
03-12-2018	Receive Payment		405 - Andrew Smith & Logan...	614.81
03-12-2018	Receive Payment		303 Salvator Princiotta	715.17
03-12-2018	Receive Payment		106 - Ruth Gmehlin	425.31
03-12-2018	Receive Payment		102 - Ron Mathews/C Rainey	585.64
03-12-2018	Receive Payment		305 -Andash Developments (...)	599.12
03-12-2018	Receive Payment		404 - Gilles Brisebois	639.91
03-12-2018	Receive Payment		301 Dev. Princiotta Tower Inc.	518.47
03-12-2018	Receive Payment		Parking 10A - Developer	47.34
03-12-2018	Receive Payment		203 Dev.Princiotta Tower Inc.	620.50
03-12-2018	Receive Payment		207 - Sonja Lishchynski	407.56
03-12-2018	Receive Payment		201 - Jennifer Carter	565.81
03-12-2018	Receive Payment		9 Balsam - Barb Virley	505.46
03-12-2018	Receive Payment		306 - Daniel Seens	375.03
03-12-2018	Receive Payment		402 Salvator Princiotta	600.29
03-12-2018	Receive Payment		206 - Timothy Hack	327.69
03-12-2018	Receive Payment		108 - Ryan Pretty	433.62
03-12-2018	Receive Payment		302 - Orion Sheila Clark	581.94
03-12-2018	Receive Payment		Parking 19A -Developer	47.34
03-12-2018	Receive Payment		401 Salvator Princiotta	644.27

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
03-12-2018	Receive Payment		204 - Mrs. Liu	395.62
03-12-2018	Receive Payment		205 Ingrid & James Payer	613.23
03-12-2018	Receive Payment		107 - Josie Bellissimo	472.64
03-12-2018	Receive Payment		307 - Martin Dinan	360.22
03-12-2018	Receive Payment		Telus	1,055.43
03-12-2018	Receive Payment		101 - Francesco Papalia & A...	554.87
Total				15,164.12

Additional Information

Uncleared cheques and payments after 31-12-2018

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
08-01-2019	Bill Payment	RBCX2826	Enbridge-388 BOOTH ST	-1,529.49
Total				-1,529.49

Uncleared deposits and other credits after 31-12-2018

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
02-01-2019	Receive Payment		104 - T. Riley & Jasmine Craig	543.94
02-01-2019	Receive Payment		304 - David Crowe	442.96
02-01-2019	Receive Payment		202- Misako Gratton	534.61
02-01-2019	Receive Payment		101 - Francesco Papalia & A...	554.87
02-01-2019	Receive Payment		403 Matthew & Marjorie Pritc...	640.74
02-01-2019	Receive Payment		405 - Andrew Smith & Logan...	614.81
02-01-2019	Receive Payment		303 Salvator Princiotta	715.17
02-01-2019	Receive Payment		106 - Ruth Gmehlin	425.31
02-01-2019	Receive Payment		102 - Ron Mathews/C Rainey	585.64
02-01-2019	Receive Payment		305 -Andash Developments (...)	599.12
02-01-2019	Receive Payment		404 - Gilles Brisebois	639.91
02-01-2019	Receive Payment		301 Dev. Princiotta Tower Inc.	518.47
02-01-2019	Receive Payment		203 Dev.Princiotta Tower Inc.	620.50
02-01-2019	Receive Payment		207 - Sonja Lishchynski	407.56
02-01-2019	Receive Payment		201 - Jennifer Carter	565.81
02-01-2019	Receive Payment		9 Balsam - Barb Virley	505.46
02-01-2019	Receive Payment		306 - Daniel Seens	375.03
02-01-2019	Receive Payment		402 Salvator Princiotta	600.29
02-01-2019	Receive Payment		206 - Timothy Hack	327.69
02-01-2019	Receive Payment		302 - Orion Sheila Clark	581.94
02-01-2019	Receive Payment		204 - Mrs. Liu	395.62
02-01-2019	Receive Payment		Parking 10A - Developer	47.34
02-01-2019	Receive Payment		108 - Ryan Pretty	433.62
02-01-2019	Receive Payment		401 Salvator Princiotta	644.27
02-01-2019	Receive Payment		Parking 19A -Developer	47.34
02-01-2019	Receive Payment		205 Ingrid & James Payer	613.23
02-01-2019	Receive Payment		107 - Josie Bellissimo	472.64
02-01-2019	Receive Payment		307 - Martin Dinan	360.22
02-01-2019	Receive Payment		394 Booth - DNS Networks	294.58
04-01-2019	Receive Payment		Telus	1,055.43
Total				15,164.12



ROYAL BANK OF CANADA
P.O. BOX 6011 STATION A
MONTREAL QC H3C 3B8

Business Account Statement

RBDDA30000_7286604 E D 00576 00448

OTTAWA-CARLETON STANDARD CONDOMINIUM CORPORATION

OPERATING

C/O CAPITAL CONCIERGE

904 LADY ELLEN PLACE

OTTAWA ON K1Z 5L5

November 30, 2018 to December 31, 2018

Account number: 00576 100-857-2

How to reach us:

Please contact your RBC Banking representative or call

1-800-Royal®2-0

(1-800-769-2520)

www.rbcroyalbank.com/business

Account Summary for this Period

Business Current Account

Royal Bank of Canada

200 ELGIN ST-MAIN FLR, OTTAWA, ON K2P 1L5

Opening balance on November 30, 2018	\$22,015.80
Total deposits & credits (2)	+ 15,164.12
Total cheques & debits (6)	- 13,339.25
Closing balance on December 31, 2018	= \$23,840.67

Account Activity Details

Date	Description	Cheques & Debits (\$)	Deposits & Credits (\$)	Balance (\$)
	Opening balance			22,015.80
03 Dec	Direct Payment (PAD's) service total GRADS4462110000		13,553.82	35,569.62
	eCheque deposit 18969		1,610.30	
	Misc Payment CAPITAL INTEGRA	1,329.46		35,850.46
06 Dec	Activity fee	64.03		35,786.43
07 Dec	Bill payment - 6507 ENBRIDGE	549.88		
	Direct Deposits (PDS) service total GRADS8978210000	9,746.94		25,489.61
10 Dec	Insurance GORE MUTUAL INS	674.88		24,814.73



Business Account Statement

November 30, 2018 to December 31, 2018

Account number: 00576 100-857-2

Account Activity Details - continued

Date	Description	Cheques & Debits (\$)	Deposits & Credits (\$)	Balance (\$)
17 Dec	Internet Acc. Pymt FibreStream Inc PAP <DEFTPYMT>	974.06		23,840.67
	Closing balance			23,840.67

Account Fees: \$64.03

Monthly Reserve Report

OCSCC 886

December 2018

MONTHLY FINANCIAL REPORT SUMMARY

OCSCC 886

December 2018

Revenue

All condo fees and parking fees to date have been invoiced.

Expenses

Overall, utilities for the month are over budget due to a Gas bill covering November that was paid in December, however, adjustments will be made at audit.

Contracts overall, are showing under budget. However, General Cleaning is showing over budget which reflects the change from 2 days to 3 days per week over the winter months.

General repairs and maintenance, are overall showing under budget, however, Emergency Call is over budget due to an incident where the garage door was stuck open. General Repairs is over budget due to the installation of astragals on entry doors as well as a repair to the garage door.

Overall, administrative expenses are over budget due in part to the payment of a legal bill in relation to the ongoing issue with repairs and maintenance to a unit.

OCSCC #886

PROFIT AND LOSS

December 2018

	TOTAL
OTHER INCOME	
6000 Contribution from operating	4,584.42
R4012 Reserve Fund Interest Income	392.65
Total Other Income	\$4,977.07
PROFIT	\$4,977.07

1020 Cash Reserve Fund, Period Ending 31-12-2018

RECONCILIATION REPORT

Reconciled on: 09-01-2019

Reconciled by: Jen Walker

Any changes made to transactions after this date aren't included in this report.

Summary

CAD

Statement beginning balance	238,862.67
Cheques and payments cleared (0)	0.00
Deposits and other credits cleared (1)	392.65
Statement ending balance	239,255.32
Register balance as of 31-12-2018	239,255.32
Cleared transactions after 31-12-2018	0.00
Uncleared transactions after 31-12-2018	406.36
Register balance as of 09-01-2019	239,661.68

Details

Deposits and other credits cleared (1)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
03-12-2018	Deposit		Royal Bank	392.65
Total				392.65

Additional Information

Uncleared deposits and other credits after 31-12-2018

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
02-01-2019	Deposit		Royal Bank	406.36
Total				406.36



ROYAL BANK OF CANADA
P.O. BOX 6011 STATION A
MONTREAL QC H3C 3B8

Business Account Statement

RBBD30000_7286604 E D 00576 00450

OTTAWA-CARLETON STANDARD CONDOMINIUM CORPORATION

RESERVE

C/O CAPITAL CONCIERGE

904 LADY ELLEN PLACE

OTTAWA ON K1Z 5L5

November 30, 2018 to December 31, 2018

Account number: 00576 100-873-9

How to reach us:

Please contact your RBC Banking representative or call

1-800-Royal®2-0

(1-800-769-2520)

www.rbcroyalbank.com/business

Account Summary for this Period

Business Current Account

Royal Bank of Canada

200 ELGIN ST-MAIN FLR, OTTAWA, ON K2P 1L5

Opening balance on November 30, 2018	\$238,862.67
Total deposits & credits (1)	+ 392.65
Total cheques & debits (0)	- 0.00
Closing balance on December 31, 2018	= \$239,255.32

Account Activity Details

Date	Description	Cheques & Debits (\$)	Deposits & Credits (\$)	Balance (\$)
	Opening balance			238,862.67
03 Dec	Deposit interest		392.65	239,255.32
	Closing balance			239,255.32

Deposit Interest Earned: \$392.65