Capital Integral
PROPERTY MANAGEMENT

MONTHLY FINANCIAL REPORT

OCSCC 987

October 2017

904 Lady Ellen Pl.
Ottawa, ON
K1Z 5L5
T. 1-613-722-1232
F. 1-613-651-0306
www.cimanagement.ca

Capital Integral
PROPERTY MANAGEMENT

OCSCC 987 Monthly Financials

Table of Contents

904 Lady Ellen Pl.
Ottawa, ON
K1Z 5L5
T. 1-613-722-1232
F. 1-613-651-0306
www.cimanagement.ca

904 Lady Ellen Pl.
Ottawa, ON
K1Z 5L5
T. 1-613-722-1232
F. 1-613-651-0306
www.cimanagement.ca

OCSCC No. 987
September 2017 Financial Summary

Revenue

We have billed 100% of fees due. Parking and Locker revenue showing is the builders' unsold units; owned parking and locker units are lumped into the common element fees.

Miscellaneous Revenue is NSF fees, lightbulbs and bike racks.

Expenses

Utilities: Overall the condo utilities are running under budget around $20,000.

Contracts: Contracts over all are running on budget. Cleaning is slightly over due to overages for holidays. Water management should be finished for the year as this is for the chiller treatment. Generator contract is for the semi annual and load test, for the year it will even out. Elevator maintenance is over budget as we had not paid Oct - Dec 31st, 2016. The contract has been paid until the end of 2017. The garage door had a few issues due to the chain skipping, and replacement of the reel cord.

General expenses are running well over budget, but well under budget for October. Expenses to plumbing included replacing a speed drive, disassembling mixing drives due to not enough hot water, a 10th floor drip in a common area pipe, and cleaning of the 916 shower cartridge that was causing a cross over of hot water. The generator needed a replacement of the cooler level sensor, and final billing for the 1108/ 1208 standard unit repairs.

Over all budget is running slightly over budget of $13,500, although the 2017 budget is projecting an operating deficit to draw down the surplus that is existing from the previous year end of $12, 276, so we are running over budget of of $525.00. This should balance out over the next 2 months if there are no major expenses to the repair and maintenance budget.

OCSCC #987

BUDGET VS. ACTUALS: 2017\/18 - FY18 P&L

October 2017

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
INCOME				
4000 Common Element Fees				
4001 Common Element Fees	78,415	81,380	-2,965	96%
4002 Parking Revenue	2,524		2,524	
4003 Income Locker Fees	266		266	
4010 NSF fees charged to customers	-7		-7	
4020 Key Replacement	50		50	
4021 Party Room Rental	60		60	
4025 Light Bulbs & Filters	8		8	
4040 Misc. Income	170		170	
Total 4000 Common Element Fees	**81,486**	**81,380**	**106**	**100%**
6000 RF Income from Developer	3,457		3,457	
6001 Contribution from Operating	14,583		14,583	
Billable Expense Income	539		539	
Total Income	**$100,064**	**$81,380**	**$18,684**	**123%**
COST OF GOODS SOLD				
4500 Contribution to Reserve Fund	14,583	14,583	0	100%
Total Cost of Goods Sold	**$14,583**	**$14,583**	**$0**	**100%**
GROSS PROFIT	**$85,481**	**$66,797**	**$18,684**	**128%**
EXPENSES				
5000 Utilities				
5010 Gas	2,756	3,000	-244	92%
5020 Hydro	12,630	10,552	2,078	120%
5030 Water & Sewer	380	4,416	-4,036	9%
5035 Internet		103	-103	
5040 Telecom expenses	117	513	-396	23%
Total 5000 Utilities	**15,883**	**18,584**	**-2,701**	**85%**
5400 Contracts				
5410 Building Cleaning	5,537	5,311	226	104%
5411 Superintendent	5,424	5,230	194	104%
5415 Waste management	283	458	-176	62%
5430 Elevator & Fire Alarm Monitoring		0	0	
5431 Concierge/ Security	10,389	7,333	3,056	142%
5440 HVAC Maintenance		419	-419	
5441 Contracts Water Treatment System	263	175	88	150%
5445 Generator		166	-166	
5450 Elevator Maintenance	4,886	816	4,070	599%
5460 Fire and Safety Systems	170	170	-1	100%
5471 Landscaping		0	0	
5472 Snow Removal		400	-400	
5473 Pest Control	51	52	-1	98%
Total 5400 Contracts	**27,001**	**20,530**	**6,471**	**132%**
5500 General Repairs & Maintenance				
5501 Reimbursable expense	4,038		4,038	
5502 Building supplies	636	750	-114	85%

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
5503 General Repairs & Maint	526	3,333	-2,807	16%
5505 Standard Unit Repairs	1,051	1,666	-615	63%
5509 Garage Cleaning		833	-833	
5512 Electrical		166	-166	
5516 Plumbing	5,639	666	4,973	847%
5518 Window Cleaning		1,666	-1,666	
5519 Garage Door R&M	1,171	166	1,005	705%
5520 General HVAC R&M		1,000	-1,000	
5521 Generator	1,154	41	1,113	2,814%
5525 Elevator	-120	250	-370	-48%
5537 Doors, Keys & Locks		83	-83	
5555 Fire and Safety Systems	136	250	-114	54%
Total 5500 General Repairs & Maintenance	**14,229**	**10,870**	**3,359**	**131%**
5800 Administrative & Professional Expenses				
5801 Property Management Fees	9,218	9,218	0	100%
5805 Contingency		500	-500	
5812 Bank Charges	82	133	-52	61%
5820 Legal		83	-83	
5830 Insurance Expense/General & Liability Insurance	4,042	4,049	-7	100%
5833 Financial Audit		0	0	
5850 Condo Functions		50	-50	
Total 5800 Administrative & Professional Expenses	**13,342**	**14,033**	**-691**	**95%**
Total Expenses	**$70,456**	**$64,017**	**$6,439**	**110%**
NET OPERATING INCOME	**$15,026**	**$2,780**	**$12,246**	**540%**
OTHER INCOME				
6002 Income for reserve Interest income for reserve	44		44	
Total Other Income	**$44**	**$0**	**$44**	**0%**
NET OTHER INCOME	**$44**	**$0**	**$44**	**0%**
NET INCOME	**$15,070**	**$2,780**	**$12,290**	**542%**

OCSCC #987

BUDGET VS. ACTUALS: 2017\/18 - FY18 P&L

February - October, 2017

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
INCOME				
4000 Common Element Fees				
4001 Common Element Fees	707,378	732,421	-25,043	97%
4002 Parking Revenue	22,877		22,877	
4003 Income Locker Fees	2,495		2,495	
4010 NSF fees charged to customers	-52		-52	
4020 Key Replacement	765		765	
4021 Party Room Rental	1,055		1,055	
4025 Light Bulbs & Filters	26		26	
4040 Misc. Income	2,081		2,081	
Total 4000 Common Element Fees	**736,625**	**732,421**	**4,204**	**101%**
6000 RF Income from Developer	8,589		8,589	
6001 Contribution from Operating	131,247		131,247	
Billable Expense Income	27,334		27,334	
Total Income	**$903,795**	**$732,421**	**$171,374**	**123%**
COST OF GOODS SOLD				
4500 Contribution to Reserve Fund	131,247	131,247	0	100%
Total Cost of Goods Sold	**$131,247**	**$131,247**	**$0**	**100%**
GROSS PROFIT	**$772,548**	**$601,174**	**$171,374**	**129%**
EXPENSES				
5000 Utilities				
5010 Gas	30,911	41,000	-10,089	75%
5020 Hydro	87,888	94,968	-7,080	93%
5030 Water & Sewer	36,745	39,744	-2,999	92%
5035 Internet	200	927	-727	22%
5040 Telecom expenses	4,732	4,617	115	102%
Total 5000 Utilities	**160,477**	**181,256**	**-20,779**	**89%**
5400 Contracts				
5410 Building Cleaning	48,906	47,799	1,107	102%
5411 Superintendent	46,782	47,070	-288	99%
5415 Waste management	3,920	4,122	-202	95%
5430 Elevator & Fire Alarm Monitoring	1,220	1,257	-37	97%
5431 Concierge/ Security	61,393	65,997	-4,604	93%
5440 HVAC Maintenance	3,668	3,771	-103	97%
5441 Contracts Water Treatment System	2,102	1,575	527	133%
5445 Generator	1,712	1,494	218	115%
5450 Elevator Maintenance	10,615	7,344	3,271	145%
5460 Fire and Safety Systems	5,933	5,860	73	101%
5471 Landscaping		1,000	-1,000	
5472 Snow Removal		800	-800	
5473 Pest Control	458	468	-10	98%
Total 5400 Contracts	**186,710**	**188,557**	**-1,847**	**99%**
5500 General Repairs & Maintenance				
5501 Reimbursable expense	4,419		4,419	
5502 Building supplies	3,614	6,750	-3,136	54%

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
5503 General Repairs & Maint	20,683	29,997	-9,314	69%
5505 Standard Unit Repairs	38,875	14,994	23,881	259%
5509 Garage Cleaning	1,356	7,497	-6,141	18%
5512 Electrical	11,660	1,494	10,166	780%
5516 Plumbing	14,762	5,994	8,768	246%
5518 Window Cleaning	25,086	14,994	10,092	167%
5519 Garage Door R&M	4,777	1,494	3,283	320%
5520 General HVAC R&M	2,737	9,000	-6,263	30%
5521 Generator	1,402	369	1,033	380%
5525 Elevator	3,071	2,250	821	136%
5537 Doors, Keys & Locks	1,910	747	1,163	256%
5555 Fire and Safety Systems	967	2,250	-1,283	43%
Total 5500 General Repairs & Maintenance	**135,319**	**97,830**	**37,489**	**138%**
5800 Administrative & Professional Expenses				
5801 Property Management Fees	82,966	82,962	4	100%
5805 Contingency	3,164	4,500	-1,336	70%
5810 Office Expenses	6,488		6,488	
5812 Bank Charges	870	1,197	-327	73%
5820 Legal	889	747	142	119%
5830 Insurance Expense/General & Liability Insurance	36,381	36,441	-60	100%
5833 Financial Audit	0	5,085	-5,085	0%
5850 Condo Functions	221	450	-229	49%
Total 5800 Administrative & Professional Expenses	**130,979**	**131,382**	**-403**	**100%**
Uncategorized Expense	22		22	
Total Expenses	**$613,506**	**$599,025**	**$14,481**	**102%**
NET OPERATING INCOME	**$159,042**	**$2,149**	**$156,893**	**7,401%**
OTHER INCOME				
6002 Income for reserve Interest income for reserve	184		184	
Total Other Income	**$184**	**$0**	**$184**	**0%**
NET OTHER INCOME	**$184**	**$0**	**$184**	**0%**
NET INCOME	**$159,226**	**$2,149**	**$157,077**	**7,409%**

OCSCC #987

PROFIT AND LOSS

October 2017

	TOTAL
INCOME	
4000 Common Element Fees	
4001 Common Element Fees	78,414.78
4002 Parking Revenue	2,524.15
4003 Income Locker Fees	266.16
4010 NSF fees charged to customers	-7.00
4020 Key Replacement	50.00
4021 Party Room Rental	60.00
4025 Light Bulbs & Filters	8.00
4040 Misc. Income	170.00
Total 4000 Common Element Fees	**81,486.09**
Total Income	**81,486.09**
COST OF GOODS SOLD	
4500 Contribution to Reserve Fund	14,583.00
Total Cost of Goods Sold	**14,583.00**
GROSS PROFIT	**66,903.09**
EXPENSES	
5500 General Repairs & Maintenance	
5501 Reimbursable expense	4,037.78
5502 Building supplies	636.13
5503 General Repairs & Maint	525.82
5505 Standard Unit Repairs	1,050.83
5516 Plumbing	5,638.71
5519 Garage Door R&M	1,170.90
5521 Generator	1,153.62
5525 Elevator	-120.40
5555 Fire and Safety Systems	135.60
Total 5500 General Repairs & Maintenance	**14,228.99**
5800 Administrative & Professional Expenses	
5801 Property Management Fees	9,218.49
5812 Bank Charges	81.50
5830 Insurance Expense/General & Liability Insurance	4,042.34
Total 5800 Administrative & Professional Expenses	**13,342.33**
5400 Contracts	
5410 Building Cleaning	5,537.00
5411 Superintendent	5,424.00
5415 Waste management	282.50
5431 Concierge/ Security	10,388.79
5441 Contracts Water Treatment System	262.76
5450 Elevator Maintenance	4,886.01
5460 Fire and Safety Systems	169.50
5473 Pest Control	50.85
Total 5400 Contracts	**27,001.41**
5000 Utilities	
5010 Gas	2,755.89
5020 Hydro	12,630.06

	TOTAL
5030 Water & Sewer	379.98
5040 Telecom expenses	116.99
Total 5000 Utilities	**15,882.92**
Total Expenses	**70,455.65**
PROFIT	**$ -3,552.56**

OCSCC #987

BALANCE SHEET

As of October 31, 2017

	TOTAL
ASSETS	
Current Assets	
Cash and Cash Equivalent	
1010 Chequing 00006-1045301	96,976.87
1011 ** DO NOT USE **Cash Operating Account	0.00
1020 Savings 00006-1050442	259,056.79
Total Cash and Cash Equivalent	**356,033.66**
Accounts Receivable (A/R)	
1100 Accounts Receivable	68,287.72
1120 Chargeback to Developer	26,442.39
Total Accounts Receivable (A/R)	**94,730.11**
1200 Due to/from reserve	29,250.00
Total Current Assets	**480,013.77**
Non-current Assets	
1016 Investments	110,000.00
Total Non Current Assets	**110,000.00**
Total Assets	**$590,013.77**
LIABILITIES AND EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable (A/P)	
2000 Accounts Payable	-12,208.46
Accounts Payable (A/P)	24,742.78
Total Accounts Payable (A/P)	**12,534.32**
2006 Accrued Liabilities Hydro - Enercare	10,638.27
2007 Accrued Liabilities Gas - Enbridge	2,046.86
2008 Accrued Liabilities - Water	165.08
2009 Accrued Liabilities - Other	8,858.89
2010 AP Accrued Liabilities	0.00
2500 Due to/from operating	29,250.00
GST/HST Payable	0.00
Total Current Liabilities	**63,493.42**
Total Liabilities	**63,493.42**
Equity	
Retained Earnings	364,078.51
Profit for the year	162,441.84
Total Equity	**526,520.35**
Total Liabilities and Equity	**$590,013.77**

OCSCC #987

A/R AGING SUMMARY

As of October 31, 2017

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
1001 -F. WAN	40.00					$40.00
1002 J. SELVARATNAM	40.00					$40.00
1003 1055756 ONTARIO INC	40.00					$40.00
1004 C. ESCHUK	40.00					$40.00
1005 A. CARLSEN	40.00					$40.00
1006 - Diya Bouchedid	40.00					$40.00
1008 - Pilca, Mircea & Liana	40.00					$40.00
1016 R. SMITH	40.00					$40.00
1106- ESLAHJOU HOLDINGS INC	40.00					$40.00
1111- Nicholas Schouela	40.00					$40.00
1115 M. TAM	40.00					$40.00
1116 M. COLBERT	40.00					$40.00
1203 Z. FEIZA	40.00					$40.00
1206 K. LAI	40.00					$40.00
1208 - Kyle Dillon	40.00					$40.00
1210 R. Rasakumar	40.00					$40.00
1215 POURSHAHID/ ABER	40.03					$40.03
1216 I. LAU	40.00					$40.00
1301 AYA Kitchens & Bath LTD	40.00					$40.00
1303 - Nesrallah, Joseph and Lody	40.00					$40.00
1304 D. FOURNIER	40.00					$40.00
1306 - Jason Mulligan	40.00					$40.00
1315 J. WILSON	40.00					$40.00
1316 N. NEALE	40.00					$40.00
1401- Ashwin Panchapakesan	40.00					$40.00
1402 A. CHINOY	40.00					$40.00
1404 - Dimitry and Larisa Stolarsky	303.66					$303.66
1406 - Lynda Poulin	40.00					$40.00
1414 8740445 Canada Inc	80.00					$80.00
1501 J. ABOUD	40.00					$40.00
1504 E. SANTHIRSEGARARY	48.00					$48.00
1505 A. AZAM	40.00					$40.00
1508 1727827 ONTARIO INC	40.00					$40.00
1509 - Ivonne Palumbo	40.00					$40.00
1510 S. HAMOUDEH	40.00					$40.00
1515 S/J CLEMENT					-276.93	$ -276.93
1601 Aksanti (Joe) Ndekwe	40.00					$40.00
1604 S. Hosseinzadeh			348.66		10.27	$358.93
1607 S. LAPOINTE	40.00					$40.00
1609 N. NEALE	40.00					$40.00
1610 H. HOLMES	40.00					$40.00
1613 - Kaleigh Dowsett					0.99	$0.99
1614 S. BLANE	40.00					$40.00
1615 K. ANANDAVEL	40.00					$40.00
1702 V. PASLAT	88.00					$88.00
1703 D. KOPIL	80.00					$80.00
202 - Archie & Therese McKeller	40.00				515.52	$555.52
203 - RIZARD DIAS	40.00					$40.00

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
204 El Feghali, Rosario	40.00					$40.00
304 Y. CHAN	40.00					$40.00
306 BEL-OTTAWA		345.53				$345.53
314 R. SOOD	40.00					$40.00
315 B. MCCLUSKEY	40.00					$40.00
336 Gloucester N. NEALE	80.00					$80.00
405 B. CLARK					7.44	$7.44
410 - Meghan McCourt	40.00					$40.00
411 - Nicholas & Cindy Choi	40.00					$40.00
412- David Macartney	40.00					$40.00
413 S. SHIRAZI	40.00					$40.00
414 - Olivia Henderson	40.00					$40.00
501 K.C. TRAN	40.00					$40.00
502 - L. JONES	40.00					$40.00
503 - M. FRIMPONG					105.91	$105.91
510 - J. SUGUITAN					11.44	$11.44
513 - O. HALAWANI	40.00					$40.00
514 - M. SALIB	40.00					$40.00
516 - PINE COURT INVESTMENTS					-18.63	$ -18.63
602 - S. SHIRAZI	40.00				135.60	$175.60
606- AYA Kitchens & Bath LTD	40.00					$40.00
608 - Saara Mortensen	40.00					$40.00
613 - Z. KHAN	40.00					$40.00
614 - W. HADDAD	40.00					$40.00
615 - P. GUPTA	40.00					$40.00
704 - M. DOUCETT	40.00					$40.00
705 - R. SABBAK	40.00					$40.00
713 - P. SOOD	40.00					$40.00
801 - MODERN NIAGRA GROUP INC	40.00					$40.00
806 - W. DING	40.00					$40.00
808 - John & Fiona Hargraft	40.00					$40.00
814 Erika Struck	40.00					$40.00
815 - G. BROWN					-260.63	$ -260.63
816 - E. WEGA	40.00					$40.00
902 - S. SHIRAZI	40.00					$40.00
904 - A/R SHARMA	40.00					$40.00
906 -W. NIEMI	40.00					$40.00
915 S. GUPTA	40.00					$40.00
916 S. MOULT	40.00				0.00	$40.00
BEL- OTTAWA					26,442.39	$26,442.39
1 22 - BEL-OTTAWA		11.09				$11.09
1007 - BEL-OTTAWA		465.08	-1,248.96			$ -783.88
1010 - BEL-OTTAWA		326.87			11.05	$337.92
1011 - BEL-OTTAWA		378.83				$378.83
1012 - BEL-OTTAWA		378.83				$378.83
1107 - BEL-OTTAWA		465.08				$465.08
1108 - BEL-OTTAWA		250.70				$250.70
1112 - BEL-OTTAWA		378.83				$378.83
1207 - BEL-OTTAWA		465.08				$465.08
1211 - BEL-OTTAWA		378.83				$378.83
1212 - BEL-OTTAWA		378.83				$378.83
1214 - BEL-OTTAWA		218.42				$218.42
1307 - BEL-OTTAWA		465.08				$465.08
1308 - BEL-OTTAWA		250.70				$250.70

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
1311 - BEL-OTTAWA		378.83				$378.83
1312 - BEL-OTTAWA		378.83				$378.83
1314 - BEL-OTTAWA		218.42				$218.42
1407 - BEL-OTTAWA		465.08				$465.08
1408 - BEL-OTTAWA		250.70				$250.70
1409 - BEL-OTTAWA		243.13		-0.02		$243.11
1411 - BEL-OTTAWA		378.83				$378.83
1412 - BEL-OTTAWA		378.83				$378.83
1507 - BEL-OTTAWA		465.08				$465.08
1511 - BEL-OTTAWA		378.83				$378.83
1512 - BEL-OTTAWA		378.83				$378.83
1514 - BEL-OTTAWA		218.42				$218.42
1611 - BEL-OTTAWA		378.83				$378.83
1612 - BEL-OTTAWA		378.83				$378.83
205 BEL-OTTAWA		509.48				$509.48
206 BEL-OTTAWA		332.92				$332.92
207 BEL-OTTAWA		368.23				$368.23
208 BEL-OTTAWA		655.76				$655.76
311 BEL-OTTAWA		378.83				$378.83
312 - BEL-OTTAWA		378.83				$378.83
316 BEL-OTTAWA		655.76				$655.76
326 Gloucester BEL-OTTAWA		417.81				$417.81
330 Gloucester - BEL-OTTAWA		330.91				$330.91
332 Gloucester BEL-OTTAWA		330.91				$330.91
334 Gloucester BEL-OTTAWA		330.91				$330.91
338 Gloucester BEL-OTTAWA		262.31				$262.31
406 BEL-OTTAWA		345.53				$345.53
407 BEL-OTTAWA		465.08				$465.08
416 BEL-OTTAWA		655.76				$655.76
507 BEL-OTTAWA		465.08				$465.08
511 BEL-OTTAWA		378.83				$378.83
512 BEL-OTTAWA		378.83				$378.83
607 BEL-OTTAWA		465.08				$465.08
707 BEL-OTTAWA		465.08				$465.08
710 BEL-OTTAWA		326.87				$326.87
712 BEL-OTTAWA		378.83				$378.83
807 BEL-OTTAWA		465.08				$465.08
810 BEL-OTTAWA		326.87				$326.87
811 BEL-OTTAWA		378.83				$378.83
812 BEL-OTTAWA		378.83				$378.83
907 BEL-OTTAWA		465.08				$465.08
908 BEL-OTTAWA		250.70				$250.70
910 BEL-OTTAWA		326.87				$326.87
911 BEL-OTTAWA		378.83				$378.83
912 BEL-OTTAWA		378.83				$378.83
A-14 BEL-OTTAWA		11.09				$11.09
A-27 BEL-OTTAWA		11.09				$11.09
A-28 BEL-OTTAWA		11.09				$11.09
A-29 BEL-OTTAWA		11.09				$11.09
A-30 BEL-OTTAWA		11.09				$11.09
B-11- BEL- OTTAWA		44.53				$44.53
B-2 BEL-OTTAWA		44.53				$44.53
B-20 BEL-OTTAWA		44.53				$44.53
B-27 BEL-OTTAWA		11.09				$11.09

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
B-29 BEL-OTTAWA		11.09				$11.09
B-5 BEL-OTTAWA		44.53				$44.53
B-7 BEL-OTTAWA		44.53				$44.53
B-9 BEL-OTTAWA		44.53				$44.53
BEL-OTTAWA (1513)		214.89				$214.89
C-11 BEL-OTTAWA		44.53				$44.53
C-14 BEL-OTTAWA		44.53				$44.53
C-17 BEL-OTTAWA		44.53				$44.53
C-21 BEL-OTTAWA		44.53				$44.53
C-22 BEL-OTTAWA		44.53				$44.53
C-24 BEL-OTTAWA		44.53				$44.53
C-25 BEL-OTTAWA		44.53				$44.53
C-26 BEL-OTTAWA		44.53				$44.53
C-31 BEL-OTTAWA		11.09				$11.09
C-32 BEL-OTTAWA		11.09				$11.09
C-4- BEL OTTAWA		44.53				$44.53
C-6 BEL-OTTAWA		44.53				$44.53
C-9 BEL-OTTAWA		44.53				$44.53
D-11- BEL OTTAWA		44.53				$44.53
D-12 BEL-OTTAWA		44.53				$44.53
D-13- BEL OTTAWA		44.53				$44.53
D-14- BEL OTTAWA		44.53				$44.53
D-16 BEL-OTTAWA		44.53				$44.53
D-17 BEL-OTTAWA		44.53				$44.53
D-18- BEL OTTAWA		44.53				$44.53
D-19- BEL OTTAWA		44.53				$44.53
D-21- BEL OTTAWA		44.53				$44.53
D-22- BEL OTTAWA		44.53				$44.53
D-23- BEL-OTTAWA		44.53				$44.53
D-24 BEL-OTTAWA		44.53				$44.53
D-26- BEL-OTTAWA		44.53			9.02	$53.55
D-27-BEL-OTTAWA		44.53			87.32	$131.85
D-28-BEL-OTTAWA		11.09				$11.09
D-32 BEL-OTTAWA		11.09				$11.09
D-35-BEL-OTTAWA		11.09				$11.09
D-39 BEL-OTTAWA		11.09				$11.09
D-4 BEL-OTTAWA		44.53				$44.53
D-6 BEL-OTTAWA		44.53				$44.53
D-7- BEL OTTAWA		44.53			87.32	$131.85
D-9 BEL-OTTAWA		44.53				$44.53
E-10-BEL-OTTAWA		44.53			87.32	$131.85
E-11 BEL-OTTAWA		44.53				$44.53
E-12 BEL-OTTAWA		44.53				$44.53
E-13 BEL-OTTAWA		44.53				$44.53
E-15 BEL-OTTAWA		44.53				$44.53
E-16 BEL-OTTAWA		44.53				$44.53
E-17 BEL-OTTAWA		44.53				$44.53
E-18 BEL-OTTAWA		44.53				$44.53
E-19 BEL-OTTAWA		44.53				$44.53
E-2 BEL-OTTAWA		44.53				$44.53
E-20 BEL-OTTAWA		44.53				$44.53
E-21 BEL-OTTAWA		44.53				$44.53
E-22 BEL-OTTAWA		44.53				$44.53
E-23 BEL-OTTAWA		44.53				$44.53

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
E-25-BEL-OTTAWA		11.09				$11.09
E-26-BEL-OTTAWA		11.09				$11.09
E-27-BEL-OTTAWA		11.09				$11.09
E-28 BEL-OTTAWA		11.09				$11.09
E-29 BEL-OTTAWA		11.09				$11.09
E-30- BEL-OTTAWA		11.09			109.14	$120.23
E-31 BEL-OTTAWA		11.09				$11.09
E-32 BEL-OTTAWA		11.09				$11.09
E-33 BEL-OTTAWA		11.09				$11.09
E-34 BEL-OTTAWA		11.09				$11.09
E-4-BEL-OTTAWA		44.53				$44.53
E-5 BEL-OTTAWA		44.53				$44.53
E-6 BEL-OTTAWA		44.53				$44.53
E-7 BEL-OTTAWA		44.53				$44.53
E-8 BEL-OTTAWA		44.53			43.55	$88.08
Total BEL- OTTAWA		**25,205.85**	**-1,248.96**	**-0.02**	**26,877.11**	**$50,833.98**
BEL- THREE						$0.00
1213 - BEL-THREE					421.34	$421.34
301- BEL-THREE PROPERTY MANAGEMENT					10.01	$10.01
309 - BEL-THREE PROPERTY MANAGEMENT LTD					238.37	$238.37
601 - BEL-THREE PROPERTY MANAGEMENT					278.90	$278.90
709 BEL-THREE					476.74	$476.74
714 BEL-THREE					214.13	$214.13
803 - BEL-THREE PROPERTY MANAGEMENT					0.03	$0.03
813 BEL-THREE					421.34	$421.34
914 BEL-THREE					492.03	$492.03
Total BEL- THREE					**2,552.89**	**$2,552.89**
BEL-OTTAWA (E-24)					-0.05	$ -0.05
Bel-Ottawa Inc (Developer Account)					33,828.84	$33,828.84
GSNH - Goldman Sloan Nash & Haber	452.27			0.03		$452.30
Lamont MacGregor						$0.00
303 - LAMONT MACGREGOR INC.					297.71	$297.71
401 - LAMONT MACGREGOR INC					290.30	$290.30
404 - LAMONT MACGREGOR INC	40.00				297.80	$337.80
515 - LAMONT MACGREGOR INC.					260.63	$260.63
609 Lamont MacGregor					723.33	$723.33
703 - LAMONT MACGREGOR INC.					341.37	$341.37
903 - LAMONT MACGREGOR INC					282.49	$282.49
Total Lamont MacGregor	**40.00**				**2,493.63**	**$2,533.63**
TOM LAGAN (307)					43.66	$43.66
TOTAL	**$4,051.96**	**$25,551.38**	**$ -900.30**	**$0.01**	**$66,027.06**	**$94,730.11**

OCSCC #987

A/P AGING SUMMARY

As of October 31, 2017

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
9495100 Canada Ltd.	3,930.05	271.20				$4,201.25
Bell A/C # 613-565-3716 (585)				-425.41		$ -425.41
Byward Maintenance	3,280.00					$3,280.00
Compu-Home	73.44					$73.44
Enbridge-224 LYON ST N	1,722.93					$1,722.93
Enercare Connections Inc.	10,638.27				-22,248.03	$ -11,609.76
Gemini Site Management Services		3,164.00				$3,164.00
Gentech Services Corporation	905.02					$905.02
Hydro-224 LYON ST N FP	21.24					$21.24
Optimum Mechanical Solutions Inc.	181.37	4,039.75				$4,221.12
Ottawa Water & Sewer A/C 1009-0121-01		40.53	2,642.63			$2,683.16
Ottawa Water & Sewer-224 LYON ST N	1,650.77				-3,017.99	$ -1,367.22
Pyron Fire Protection Inc.	388.72					$388.72
Rahel's Eco-Cleaning Services	5,603.62					$5,603.62
Regionex	50.85	50.85				$101.70
Response- DO NOT USE					-208.67	$ -208.67
Rogers A/C # 240-752029304		-11.67			-613.16	$ -624.83
Sunnyside Heating & Cooling					141.25	$141.25
WMC Water Management Consultants Inc.	262.76					$262.76
TOTAL	**$28,709.04**	**$7,554.66**	**$2,642.63**	**$ -425.41**	**$ -25,946.60**	**$12,534.32**

OCSCC #987

TRANSACTION LIST BY SUPPLIER

October 2017

DATE	TRANSACTION TYPE	#	POSTING	MEMO/DESCRIPTION	ACCOUNT	AMOUNT
608507 Ontario Inc.						
18-10-2017	Bill Payment (Cheque)	FCN_8744-1	Yes		1010 Chequing 00006-1045301	-1,067.85
9495100 Canada Ltd.						
01-10-2017	Bill		Yes		Accounts Payable (A/P)	5,424.00
01-10-2017	Bill	1575	Yes		Accounts Payable (A/P)	542.40
01-10-2017	Bill	1334	Yes		Accounts Payable (A/P)	271.20
04-10-2017	Bill Payment (Cheque)	FCN_8738-04	Yes		1010 Chequing 00006-1045301	-5,424.00
05-10-2017	Bill	1563	Yes		Accounts Payable (A/P)	3,387.65
18-10-2017	Bill Payment (Cheque)	RBCX8367	Yes		1010 Chequing 00006-1045301	-5,990.35
Ainger Cabling + Security						
01-10-2017	Bill	137255	Yes		Accounts Payable (A/P)	496.07
05-10-2017	Bill	137301	Yes		Accounts Payable (A/P)	135.60
18-10-2017	Bill Payment (Cheque)	FCN_8745-1	Yes		1010 Chequing 00006-1045301	-631.67
Byward Maintenance						
19-10-2017	Bill	Invoice1	Yes		Accounts Payable (A/P)	3,280.00
Capital Concierge Ltd.						
01-10-2017	Bill	1216	Yes		Accounts Payable (A/P)	9,218.49
02-10-2017	Bill Payment (Cheque)		Yes		1010 Chequing 00006-1045301	-9,218.49
Compu-Home						
10-10-2017	Bill	4475	Yes		Accounts Payable (A/P)	73.44
Enbridge-224 LYON ST N						
03-10-2017	Bill Payment (Cheque)		Yes		1010 Chequing 00006-1045301	-1,169.89
12-10-2017	Bill	665002356571	Yes		Accounts Payable (A/P)	1,722.93
Enercare Connections Inc.						
04-10-2017	Bill Payment (Cheque)	RBCX8366	Yes		1010 Chequing 00006-1045301	-22,248.03
13-10-2017	Bill Payment (Cheque)		Yes		1010 Chequing 00006-1045301	-6,097.48
26-10-2017	Bill	613739593201171026	Yes		Accounts Payable (A/P)	10,638.27
Evolution Building Services						
01-10-2017	Bill	2902	Yes		Accounts Payable (A/P)	254.62
18-10-2017	Bill Payment (Cheque)	FCN_8744-2	Yes		1010 Chequing 00006-1045301	-254.62

DATE	TRANSACTION TYPE	#	POSTING	MEMO/DESCRIPTION	ACCOUNT	AMOUNT
Fine Touch Renovations						
01-10-2017	Bill	949	Yes	Reference to Estimate #411	Accounts Payable (A/P)	1,050.83
18-10-2017	Bill Payment (Cheque)	FCN_8744-3	Yes		1010 Chequing 00006-1045301	-16,588.33
Gentech Services Corporation						
01-10-2017	Bill	20109743	Yes		Accounts Payable (A/P)	248.60
12-10-2017	Purchase Order	1009	No		Accounts Payable (A/P)	905.21
17-10-2017	Bill	20109905	Yes		Accounts Payable (A/P)	905.02
18-10-2017	Bill Payment (Cheque)	FCN_8745-2	Yes		1010 Chequing 00006-1045301	-248.60
Hydro-224 LYON ST N FP						
16-10-2017	Bill Payment (Cheque)		Yes		1010 Chequing 00006-1045301	-27.65
26-10-2017	Bill	SE13-OC12, 2017	Yes		Accounts Payable (A/P)	21.24
Optimum Mechanical Solutions Inc.						
01-10-2017	Bill	03460	Yes		Accounts Payable (A/P)	591.56
01-10-2017	Bill	03671	Yes		Accounts Payable (A/P)	826.03
01-10-2017	Bill	SE17-2336	Yes		Accounts Payable (A/P)	4,039.75
18-10-2017	Bill Payment (Cheque)	FCN_8745-3	Yes		1010 Chequing 00006-1045301	-1,417.59
19-10-2017	Bill	03873	Yes		Accounts Payable (A/P)	181.37
Ottawa Water & Sewer A/C 1009-0121-01						
26-10-2017	Bill	Notice	Yes		Accounts Payable (A/P)	40.53
Ottawa Water & Sewer-224 LYON ST N						
18-10-2017	Bill Payment (Cheque)		Yes		1010 Chequing 00006-1045301	-1,602.58
27-10-2017	Bill	SE27-OC27, 2017	Yes		Accounts Payable (A/P)	1,650.77
Paramount Door & Window Service Inc.						
18-10-2017	Bill Payment (Cheque)	FCN_8745-4	Yes		1010 Chequing 00006-1045301	-1,453.18
Pivotech Doors Inc.						
01-10-2017	Bill	35634	Yes		Accounts Payable (A/P)	538.56
01-10-2017	Bill	35544	Yes		Accounts Payable (A/P)	359.45
01-10-2017	Bill	35641	Yes		Accounts Payable (A/P)	664.55
01-10-2017	Bill	35537	Yes		Accounts Payable (A/P)	146.90
18-10-2017	Bill Payment (Cheque)	FCN_8745-5	Yes		1010 Chequing 00006-1045301	-1,709.46
Pyron Fire Protection Inc.						
17-10-2017	Bill	80153	Yes		Accounts Payable (A/P)	219.22
25-10-	Bill	80243	Yes		Accounts Payable (A/P)	169.50

DATE	TRANSACTION TYPE	#	POSTING	MEMO/DESCRIPTION	ACCOUNT	AMOUNT
2017						
Rahel's Eco-Cleaning Services						
10-10-2017	Bill	2045	Yes		Accounts Payable (A/P)	226.00
10-10-2017	Bill	2043	Yes		Accounts Payable (A/P)	5,311.00
10-10-2017	Bill	2044	Yes		Accounts Payable (A/P)	66.62
Regionex						
01-10-2017	Bill	00328716	Yes		Accounts Payable (A/P)	50.85
01-10-2017	Bill	00326482	Yes		Accounts Payable (A/P)	50.85
18-10-2017	Bill Payment (Cheque)	FCN_8744-4	Yes		1010 Chequing 00006-1045301	-50.85
23-10-2017	Bill	00331139	Yes		Accounts Payable (A/P)	50.85
Rogers A/C # 240-752029304						
23-10-2017	Bill Payment (Cheque)		Yes		1010 Chequing 00006-1045301	-105.08
ThyssenKrupp Elevator (Canada) Limited						
01-10-2017	Bill	1287561	Yes		Accounts Payable (A/P)	2,513.01
01-10-2017	Bill	1117401	Yes		Accounts Payable (A/P)	2,373.00
01-10-2017	Bill	1224068	Yes		Accounts Payable (A/P)	390.36
03-10-2017	Supplier Credit	Credit1	Yes		Accounts Payable (A/P)	-510.76
18-10-2017	Bill Payment (Cheque)	FCN_8744-5	Yes		1010 Chequing 00006-1045301	-2,252.60
WMC Water Management Consultants Inc.						
01-10-2017	Bill	42747	Yes		Accounts Payable (A/P)	262.76
18-10-2017	Bill Payment (Cheque)	FCN_8744-6	Yes		1010 Chequing 00006-1045301	-262.76
23-10-2017	Bill	43137	Yes		Accounts Payable (A/P)	262.76

OCSCC #987

GENERAL LEDGER

October 2017

DATE	TRANSACTION TYPE	#	NAME	MEMO/DESCRIPTION	SPLIT	AMOUNT	BALANCE
5000 Utilities							
5010 Gas							
Beginning Balance							28,154.63
01-10-2017	Journal Entry	41R		to set up monthly accruals	-Split-	$ -1,013.90	27,140.73
12-10-2017	Bill	665002356571	Enbridge-224 LYON ST N	September 5 to October 2 2017	Accounts Payable (A/P)	$1,722.93	28,863.66
31-10-2017	Journal Entry	45		to set up monthly accruals	-Split-	$2,046.86	30,910.52
Total for 5010 Gas						**$2,755.89**	
5020 Hydro							
Beginning Balance							75,258.14
01-10-2017	Journal Entry	41R		to set up monthly accruals	-Split-	$ -8,667.72	66,590.42
26-10-2017	Bill	613739593201171026	Enercare Connections Inc.	August 31 to September 30, 2017	Accounts Payable (A/P)	$10,638.27	77,228.69
26-10-2017	Bill	SE13-OC12, 2017	Hydro-224 LYON ST N FP	September 13 to October 12, 2017	Accounts Payable (A/P)	$21.24	77,249.93
31-10-2017	Journal Entry	45		to set up monthly accruals	-Split-	$10,638.27	87,888.20
Total for 5020 Hydro						**$12,630.06**	
5030 Water & Sewer							
Beginning Balance							36,365.47
01-10-2017	Journal Entry	41R		to set up monthly accruals	-Split-	$ -1,476.40	34,889.07
26-10-2017	Bill	Notice	Ottawa Water & Sewer A/C 1009-0121-01	September 21 to September 27 2017 (interest and reminder notice)	Accounts Payable (A/P)	$40.53	34,929.60
27-10-2017	Bill	SE27-OC27, 2017	Ottawa Water & Sewer-224 LYON ST N	September 27 to October 27 2017	Accounts Payable (A/P)	$1,650.77	36,580.37
31-10-2017	Journal Entry	45		to set up monthly accruals	-Split-	$165.08	36,745.45
Total for 5030 Water & Sewer						**$379.98**	
5035 Internet							
Beginning Balance							200.09
Total for 5035 Internet							
5040 Telecom expenses							
Beginning Balance							4,615.38
01-10-2017	Journal Entry	41R		to set up monthly accruals	-Split-	$ -318.12	4,297.26
01-10-2017	Bill	1575	9495100 Canada Ltd.	Gotham Concierge cell phone- March- October 2017 (8 months x $67.80/month)	Accounts Payable (A/P)	$542.40	4,839.66
10-10-2017	Deposit			ECHEQUE DEPOSIT	1010 Chequing 00006-1045301	$ -425.41	4,414.25
31-10-2017	Journal Entry	45		to set up monthly accruals	-Split-	$318.12	4,732.37
Total for 5040 Telecom expenses						**$116.99**	
Total for 5000 Utilities						**$15,882.92**	
5400 Contracts							
5410 Building Cleaning							
Beginning Balance							43,369.40
10-10-2017	Bill	2043	Rahel's Eco-Cleaning Services	Cleaning service for the period of October 1, 2017 to October 31, 2017	Accounts Payable (A/P)	$5,311.00	48,680.40
10-10-2017	Bill	2045	Rahel's Eco-Cleaning Services	Thanksgiving Extra time Oct 9. 2017 4 hours@$50.00	Accounts Payable (A/P)	$226.00	48,906.40
Total for 5410 Building Cleaning						**$5,537.00**	
5411 Superintendent							
Beginning Balance							41,358.00
01-10-2017	Bill		9495100 Canada Ltd.	monthly superintendent contract	Accounts Payable (A/P)	$5,424.00	46,782.00
Total for 5411 Superintendent						**$5,424.00**	
5415 Waste management							
Beginning Balance							3,637.49
01-10-2017	Journal Entry	41R		to set up monthly accruals	-Split-	$ -466.13	3,171.36
01-10-2017	Journal Entry	41R		to set up monthly accruals	-Split-	$ -282.50	2,888.86
31-10-2017	Journal Entry	45		to set up monthly accruals	-Split-	$466.13	3,354.99
31-10-2017	Journal Entry	45		to set up monthly accruals	-Split-	$565.00	3,919.99
Total for 5415 Waste management						**$282.50**	
5430 Elevator & Fire Alarm Monitoring							
Beginning Balance							1,220.40
Total for 5430 Elevator & Fire Alarm Monitoring							
5431 Concierge/ Security							
Beginning Balance							51,004.51
05-10-2017	Bill	1563	9495100 Canada Ltd.	concierge service Sept 16-29	Accounts Payable (A/P)	$3,387.65	54,392.16
31-10-2017	Journal Entry	45		to set up monthly accruals	-Split-	$7,001.14	61,393.30
Total for 5431 Concierge/ Security						**$10,388.79**	
5440 HVAC Maintenance							
Beginning Balance							3,667.98
Total for 5440 HVAC Maintenance							
5441 Contracts Water Treatment System							
Beginning Balance							1,839.32
01-10-2017	Journal Entry	41R		to set up monthly accruals	-Split-	$ -262.76	1,576.56
01-10-2017	Bill	42747	WMC Water Management Consultants Inc.	full water treatment chemical service- September 2017	Accounts Payable (A/P)	$262.76	1,839.32

DATE	TRANSACTION TYPE	#	NAME	MEMO/DESCRIPTION	SPLIT	AMOUNT	BALANCE
				(invoiced Sept 27, 2017)			
23-10-2017	Bill	43137	WMC Water Management Consultants Inc.	full water treatment chemical service- October 2017	Accounts Payable (A/P)	$262.76	2,102.08
Total for 5441 Contracts Water Treatment System						**$262.76**	
5445 Generator							
Beginning Balance							1,711.95
Total for 5445 Generator							
5450 Elevator Maintenance							
Beginning Balance							5,729.45
01-10-2017	Bill	1117401	ThyssenKrupp Elevator (Canada) Limited	Maintenance Oct 1 - Dec 31, 2016 (invoiced Oct 1, 2016)	Accounts Payable (A/P)	$2,373.00	8,102.45
01-10-2017	Bill	1287561	ThyssenKrupp Elevator (Canada) Limited	Maintenance for Oct 1 - Dec 31, 2017	Accounts Payable (A/P)	$2,513.01	10,615.46
Total for 5450 Elevator Maintenance						**$4,886.01**	
5460 Fire and Safety Systems							
Beginning Balance							5,763.00
01-10-2017	Journal Entry	41R		to set up monthly accruals	-Split-	$ -508.50	5,254.50
25-10-2017	Bill	80243	Pyron Fire Protection Inc.	Monthly fire alarm test	Accounts Payable (A/P)	$169.50	5,424.00
31-10-2017	Journal Entry	45		to set up monthly accruals	-Split-	$508.50	5,932.50
Total for 5460 Fire and Safety Systems						**$169.50**	
5473 Pest Control							
Beginning Balance							406.80
01-10-2017	Bill	00328716	Regionex	Monthly fee September-2017 (invoiced Sept 19, 2017)	Accounts Payable (A/P)	$50.85	457.65
01-10-2017	Journal Entry	41R		to set up monthly accruals	-Split-	$ -101.70	355.95
01-10-2017	Bill	00326482	Regionex	Monthly fee August-2017 (invoiced Aug 14, 2017)	Accounts Payable (A/P)	$50.85	406.80
23-10-2017	Bill	00331139	Regionex	Monthly fee October-2017	Accounts Payable (A/P)	$50.85	457.65
Total for 5473 Pest Control						**$50.85**	
Total for 5400 Contracts						**$27,001.41**	
5500 General Repairs & Maintenance							
5501 Reimbursable expense							
Beginning Balance							381.37
01-10-2017	Bill	35634	Pivotech Doors Inc.	Labour overtime rate (emergency call) received after hours service call to go to site, arrive on site, found door hit and out of track. Put door back in track - rolling steel with safety edge - door was hit by U-haul truck - door back in working order at time of service call (invoiced Sept 18, 2017)	Accounts Payable (A/P)	$538.56	919.93
17-10-2017	Bill	80153	Pyron Fire Protection Inc.	Service call: sprinkler activation by fire on 16th floor in unit 1608	Accounts Payable (A/P)	$219.22	1,139.15
19-10-2017	Bill	Invoice1	Byward Maintenance	Brush, vacuum, clean coil with coil-cleaning solution, wipe down unit. Inspect filter, recommend changing filter for units that apply.	Accounts Payable (A/P)	$3,280.00	4,419.15
Total for 5501 Reimbursable expense						**$4,037.78**	
5502 Building supplies							
Beginning Balance							2,978.11
01-10-2017	Bill	137255	Ainger Cabling + Security	Bosch Analog Camera VDN-498V03-21S (invoiced Sept 25, 2017)	Accounts Payable (A/P)	$496.07	3,474.18
10-10-2017	Bill	2044	Rahel's Eco-Cleaning Services	Supplies single Key cut $6.54, 5in Strech A $17.75, Frank MF cloth and Tide powder $34.67 = Total	Accounts Payable (A/P)	$66.62	3,540.80
10-10-2017	Bill	4475	Compu-Home	Remove defective CPU Cooler. Install new CPU Cooler. Reconnect desktop PC	Accounts Payable (A/P)	$73.44	3,614.24
Total for 5502 Building supplies						**$636.13**	
5503 General Repairs & Maint							
Beginning Balance							20,157.03
01-10-2017	Bill	1334	9495100 Canada Ltd.	November 2, 2016- Respond to leak HVAC leak in '13' stack (invoiced Nov 30, 2016)	Accounts Payable (A/P)	$271.20	20,428.23
01-10-2017	Bill	2902	Evolution Building Services	Repaired protective box/weld on compactor (invoice date Sept 21, 2017)	Accounts Payable (A/P)	$254.62	20,682.85
Total for 5503 General Repairs & Maint						**$525.82**	
5505 Standard Unit Repairs							
Beginning Balance							37,823.88
01-10-2017	Bill	949	Fine Touch Renovations	Additioanal costs for estimate #411 $28,429.94-$27,500=$929.94+HST (invoiced Sept 25, 2017)	Accounts Payable (A/P)	$1,050.83	38,874.71
Total for 5505 Standard Unit Repairs						**$1,050.83**	
5509 Garage Cleaning							
Beginning Balance							1,356.00
Total for 5509 Garage Cleaning							

DATE	TRANSACTION TYPE	#	NAME	MEMO/DESCRIPTION	SPLIT	AMOUNT	BALANCE
5512 Electrical							
Beginning Balance							11,659.70
Total for 5512 Electrical							
5516 Plumbing							
Beginning Balance							9,123.06
01-10-2017	Bill	SE17-2336	Optimum Mechanical Solutions Inc.	To replace speed drive #4 (invoiced Aug 24, 2017)	Accounts Payable (A/P)	$4,039.75	13,162.81
01-10-2017	Bill	03671	Optimum Mechanical Solutions Inc.	Disassemble and clean mixing valves (invoice date: Sept 29, 2017)	Accounts Payable (A/P)	$826.03	13,988.84
01-10-2017	Bill	03460	Optimum Mechanical Solutions Inc.	Investigate the 10th floor common area water dripping from a pipe (invoice date: Sept 13, 2017)	Accounts Payable (A/P)	$591.56	14,580.40
19-10-2017	Bill	03873	Optimum Mechanical Solutions Inc.	Apartment # 916 shower cartridge blocked	Accounts Payable (A/P)	$181.37	14,761.77
Total for 5516 Plumbing						**$5,638.71**	
5518 Window Cleaning							
Beginning Balance							25,086.00
Total for 5518 Window Cleaning							
5519 Garage Door R&M							
Beginning Balance							3,606.40
01-10-2017	Bill	35537	Pivotech Doors Inc.	To go to site and perform PM on OVHD; adjusted door and replaced set screws -tested door ok (invoiced Sept 13, 2017)	Accounts Payable (A/P)	$146.90	3,753.30
01-10-2017	Bill	35641	Pivotech Doors Inc.	Labour overtime rate (emergency call) received call to go to site, shutter over-travelling limits because chain was skipping severely	Accounts Payable (A/P)	$664.55	4,417.85
01-10-2017	Bill	35544	Pivotech Doors Inc.	Hours of Labour to go to site, checked safety - troubleshot wiring, found faulty reel-cord - REPLACED reel cord, reset close limits to prevent door from sagging - tested good (invoiced Aug 30, 2017)	Accounts Payable (A/P)	$359.45	4,777.30
Total for 5519 Garage Door R&M						**$1,170.90**	
5520 General HVAC R&M							
Beginning Balance							2,737.39
Total for 5520 General HVAC R&M							
5521 Generator							
Beginning Balance							248.60
01-10-2017	Bill	20109743	Gentech Services Corporation	Further troubleshoot with computer software law coolant alarm (invoiced Sept 18, 2017)	Accounts Payable (A/P)	$248.60	497.20
17-10-2017	Bill	20109905	Gentech Services Corporation	Replacement of coolant level sensor	Accounts Payable (A/P)	$905.02	1,402.22
Total for 5521 Generator						**$1,153.62**	
5525 Elevator							
Beginning Balance							3,191.31
01-10-2017	Bill	1224068	ThyssenKrupp Elevator (Canada) Limited	Fire testing access. (invoiced May 10, 2017)	Accounts Payable (A/P)	$390.36	3,581.67
03-10-2017	Supplier Credit	Credit1	ThyssenKrupp Elevator (Canada) Limited	Credit from Thyssenkrupp ($226+HST*2)	Accounts Payable (A/P)	$ -510.76	3,070.91
Total for 5525 Elevator						**$ -120.40**	
5537 Doors, Keys & Locks							
Beginning Balance							1,909.70
Total for 5537 Doors, Keys & Locks							
5555 Fire and Safety Systems							
Beginning Balance							831.63
05-10-2017	Bill	137301	Ainger Cabling + Security	Requested to have monitoring panel to report generator running.	Accounts Payable (A/P)	$135.60	967.23
Total for 5555 Fire and Safety Systems						**$135.60**	
Total for 5500 General Repairs & Maintenance						**$14,228.99**	
5800 Administrative & Professional Expenses							
5801 Property Management Fees							
Beginning Balance							73,747.92
01-10-2017	Bill	1216	Capital Concierge Ltd.	monthly management fees	Accounts Payable (A/P)	$9,218.49	82,966.41
Total for 5801 Property Management Fees						**$9,218.49**	
5805 Contingency							
Beginning Balance							3,164.00
Total for 5805 Contingency							
5810 Office Expenses							
Beginning Balance							6,487.60
Total for 5810 Office Expenses							
5812 Bank Charges							
Beginning Balance							788.67
02-10-2017	Expense			ELECTRONIC ITEM FEE	1010 Chequing 00006-1045301	$18.00	806.67
02-10-2017	Expense			ITEMS ON DEP. FEE	1010 Chequing 00006-1045301	$1.10	807.77

DATE	TRANSACTION TYPE	#	NAME	MEMO/DESCRIPTION	SPLIT	AMOUNT	BALANCE
05-10-2017	Expense			ACTIVITY FEE	1010 Chequing 00006-1045301	$62.40	870.17
Total for 5812 Bank Charges						**$81.50**	
5820 Legal							
Beginning Balance							889.03
Total for 5820 Legal							
5830 Insurance Expense/General & Liability Insurance							
Beginning Balance							32,338.72
03-10-2017	Expense			INSURANCE INTACT INS. CO.	1010 Chequing 00006-1045301	$4,042.34	36,381.06
Total for 5830 Insurance Expense/General & Liability Insurance						**$4,042.34**	
5850 Condo Functions							
Beginning Balance							220.85
Total for 5850 Condo Functions							
Total for 5800 Administrative & Professional Expenses						**$13,342.33**	
Uncategorized Expense							
Beginning Balance							21.58
Total for Uncategorized Expense							

OCSCC #987

1010 Chequing 00006-1045301, Period Ending 31-10-2017

RECONCILIATION REPORT

Reconciled on: 09-11-2017

Reconciled by: Jen Walker

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

Summary CAD

Statement beginning balance	157,617.09
Cheques and payments cleared (39)	-127,207.98
Deposits and other credits cleared (191)	67,513.43
Statement ending balance	97,922.54

Uncleared transactions as of 31-10-2017	-989.33
Register balance as of 31-10-2017	96,933.21
Cleared transactions after 31-10-2017	0.00
Uncleared transactions after 31-10-2017	13,925.17
Register balance as of 09-11-2017	110,858.38

Details

Cheques and payments cleared (39)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
31-08-2017	Journal	39		-5,085.00
27-09-2017	Bill Payment	FCN_8743-5	Lock Solutions	-282.38
27-09-2017	Bill Payment	FCN_8743-4	Gentech Services Corporation	-248.60
27-09-2017	Bill Payment	FCN_8743-3	Evolution Building Services	-466.13
27-09-2017	Bill Payment	FCN_8743-2	All Pro Electrical Inc.	-2,689.40
27-09-2017	Bill Payment	FCN_8743-1	Ainger Cabling + Security	-406.80
27-09-2017	Bill Payment	FCN_8743-8	Rahel's Eco-Cleaning Services	-5,680.14
27-09-2017	Bill Payment	FCN_8743-7	Optimum Mechanical Solutio…	-1,222.66
27-09-2017	Bill Payment	FCN_8743-6	NovaTech Disaster Restorati…	-6,748.88
27-09-2017	Bill Payment	FCN_8743-10	ThyssenKrupp Elevator (Can…	-6,661.07
27-09-2017	Bill Payment	FCN_8743-9	The Bin Spa	-536.75
02-10-2017	Bill Payment		Capital Concierge Ltd.	-9,218.49
02-10-2017	Expense			-1.10
02-10-2017	Expense			-18.00
03-10-2017	Bill Payment		Enbridge-224 LYON ST N	-1,169.89
03-10-2017	Expense			-14,583.00
03-10-2017	Expense			-4,042.34
04-10-2017	Expense			-60.00
04-10-2017	Cheque	NSF	1704 2409391 ONTARIO INC	-585.27
04-10-2017	Bill Payment	FCN_8738-04	9495100 Canada Ltd.	-5,424.00
04-10-2017	Bill Payment	RBCX8366	Enercare Connections Inc.	-22,248.03
05-10-2017	Expense			-7.00
05-10-2017	Expense			-62.40
13-10-2017	Bill Payment		Enercare Connections Inc.	-6,097.48
16-10-2017	Bill Payment		Hydro-224 LYON ST N FP	-27.65
18-10-2017	Bill Payment		Ottawa Water & Sewer-224 L…	-1,602.58
18-10-2017	Bill Payment	FCN_8745-4	Paramount Door & Window S…	-1,453.18
18-10-2017	Bill Payment	FCN_8745-3	Optimum Mechanical Solutio…	-1,417.59
18-10-2017	Bill Payment	FCN_8745-2	Gentech Services Corporation	-248.60
18-10-2017	Bill Payment	FCN_8745-1	Ainger Cabling + Security	-631.67
18-10-2017	Bill Payment	FCN_8744-6	WMC Water Management Co…	-262.76
18-10-2017	Bill Payment	FCN_8744-5	ThyssenKrupp Elevator (Can…	-2,252.60
18-10-2017	Bill Payment	FCN_8744-4	Regionex	-50.85
18-10-2017	Bill Payment	FCN_8744-3	Fine Touch Renovations	-16,588.33
18-10-2017	Bill Payment	FCN_8744-2	Evolution Building Services	-254.62
18-10-2017	Bill Payment	FCN_8744-1	608507 Ontario Inc.	-1,067.85
18-10-2017	Bill Payment	RBCX8367	9495100 Canada Ltd.	-5,990.35
18-10-2017	Bill Payment	FCN_8745-5	Pivotech Doors Inc.	-1,709.46
23-10-2017	Bill Payment		Rogers A/C # 240-752029304	-105.08
Total				-127,207.98

Deposits and other credits cleared (191)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
31-08-2017	Journal	40		5,085.00
01-10-2017	Receive Payment		804- K. Kumarakuladervan	13.93
01-10-2017	Receive Payment		603 - J. YOGANANTHAM	325.40
01-10-2017	Receive Payment		1509 - Ivonne Palumbo	508.46
01-10-2017	Receive Payment		1614 S. BLANE	240.39
01-10-2017	Receive Payment		1304 D. FOURNIER	623.34
01-10-2017	Receive Payment		412- David Macartney	467.06
01-10-2017	Receive Payment		1111- Nicholas Schouela	303.54
02-10-2017	Receive Payment		1001 -F. WAN	307.20
02-10-2017	Receive Payment		504 - J. CHEUNG	314.76
02-10-2017	Receive Payment		1103 G. YEE	314.76
02-10-2017	Receive Payment		904 - A/R SHARMA	314.76
02-10-2017	Receive Payment		1303 - Nesrallah, Joseph and…	314.76
02-10-2017	Receive Payment		1004 C. ESCHUK	314.76
02-10-2017	Receive Payment		403 K. TILLER	314.76
02-10-2017	Receive Payment		604 - S. BHANJANA	314.76
02-10-2017	Receive Payment		1003 1055756 ONTARIO INC	314.76
02-10-2017	Receive Payment		1504 E. SANTHIRSEGARARY	314.76
02-10-2017	Receive Payment		1603 C. YEE	314.76
02-10-2017	Receive Payment		610 - D. PETROZZA	326.87
02-10-2017	Receive Payment		310 EQUIPRI CAPITAL INC	326.87
02-10-2017	Receive Payment		1110 - Meltzer, Deborah/Adria…	337.97
02-10-2017	Receive Payment		410 - Meghan McCourt	337.97
02-10-2017	Receive Payment		510 - J. SUGUITAN	337.97
02-10-2017	Receive Payment		1506- MARC CARRIERE	345.53
02-10-2017	Receive Payment		706 - Joanne and Alan Brothers	345.53
02-10-2017	Receive Payment		1006 - Diya Bouchedid	345.53
02-10-2017	Receive Payment		606- AYA Kitchens & Bath LTD	345.53
02-10-2017	Receive Payment		Lamont MacGregor:703 - LA…	348.20
02-10-2017	Receive Payment		Lamont MacGregor:903 - LA…	348.20
02-10-2017	Receive Payment		704 - M. DOUCETT	359.29
02-10-2017	Receive Payment		1210 R. Rasakumar	371.41
02-10-2017	Receive Payment		711 - Antoine Lavoie/Martin C…	378.83
02-10-2017	Receive Payment		1510 S. HAMOUDEH	382.50
02-10-2017	Receive Payment		1410 D. CREBER	382.50
02-10-2017	Receive Payment		1610 H. HOLMES	382.50
02-10-2017	Receive Payment		204 El Feghali, Rosario	382.50
02-10-2017	Receive Payment		328 - Senthilvel Varatharajah	384.37
02-10-2017	Receive Payment		336 Gloucester N. NEALE	386.53
02-10-2017	Receive Payment		1306 - Jason Mulligan	390.06
02-10-2017	Receive Payment		203 - RIZARD DIAS	393.59
02-10-2017	Receive Payment		1206 K. LAI	401.16
02-10-2017	Receive Payment		906 -W. NIEMI	401.16
02-10-2017	Receive Payment		1606 R. THOMPSON	401.16
02-10-2017	Receive Payment		1106- ESLAHJOU HOLDING…	401.16
02-10-2017	Receive Payment		1406 - Lynda Poulin	401.16
02-10-2017	Receive Payment		806 - W. DING	401.16
02-10-2017	Receive Payment		324 Gloucester R. RAMSAH…	417.81
02-10-2017	Receive Payment		411 - Nicholas & Cindy Choi	423.36
02-10-2017	Receive Payment		611 Harvinder Singh	423.36
02-10-2017	Receive Payment		202 - Archie & Therese McKe…	426.39
02-10-2017	Receive Payment		612 - NATION DRYWALL	434.45
02-10-2017	Receive Payment		1316 N. NEALE	445.05
02-10-2017	Receive Payment		1016 R. SMITH	445.05
02-10-2017	Receive Payment		816 - E. WEGA	445.05
02-10-2017	Receive Payment		716 - L. ORR	445.05
02-10-2017	Receive Payment		516 - PINE COURT INVEST…	445.05
02-10-2017	Receive Payment		616 - D. Bandoro	445.05
02-10-2017	Receive Payment		1116 M. COLBERT	445.05
02-10-2017	Receive Payment		1216 I. LAU	445.05
02-10-2017	Receive Payment		916 S. MOULT	445.05
02-10-2017	Receive Payment		307 Monika Taing	476.18
02-10-2017	Receive Payment		1607 S. LAPOINTE	542.89
02-10-2017	Receive Payment		1704 2409391 ONTARIO INC	585.27
02-10-2017	Receive Payment		1703 D. KOPIL	595.36
02-10-2017	Receive Payment		1702 V. PASLAT	614.68
02-10-2017	Receive Payment		1414 8740445 Canada Inc	620.59
02-10-2017	Receive Payment		1701 - Gordon & Laura Taudien	828.44
02-10-2017	Deposit			60.00

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
02-10-2017	Receive Payment		313 S. BRAICH	225.98
02-10-2017	Receive Payment		608 - Saara Mortensen	250.70
02-10-2017	Receive Payment		308 H. JABBOUR	250.70
02-10-2017	Receive Payment		408 J. LEUNG	250.70
02-10-2017	Receive Payment		808 - John & Fiona Hargraft	250.70
02-10-2017	Receive Payment		1208 - Kyle Dillon	250.70
02-10-2017	Receive Payment		902 - S. SHIRAZI	253.22
02-10-2017	Receive Payment		802 - J. SIN	253.22
02-10-2017	Receive Payment		1202 R. SHARMA	253.22
02-10-2017	Receive Payment		602 - S. SHIRAZI	253.22
02-10-2017	Receive Payment		1002 J. SELVARATNAM	253.22
02-10-2017	Receive Payment		1502 R. SHARMA	253.22
02-10-2017	Receive Payment		402 S. BAGAVATSINGAM	253.22
02-10-2017	Receive Payment		302 - ARAVINTHAN THAMBI…	253.22
02-10-2017	Receive Payment		702 - H. JANDU	253.22
02-10-2017	Receive Payment		1009 M. AMYOTTE	254.23
02-10-2017	Receive Payment		1609 N. NEALE	254.23
02-10-2017	Receive Payment		1209 P. WORTH	254.23
02-10-2017	Receive Payment		909 - M. CAREY	254.23
02-10-2017	Receive Payment		1109 RIDDELL/DALGLEISH	254.23
02-10-2017	Receive Payment		708 - Americo & Maria Meirinho	261.79
02-10-2017	Receive Payment		1608 M. MAHDAVI	261.79
02-10-2017	Receive Payment		508 Ronak Varma	261.79
02-10-2017	Receive Payment		1008 - Pilca, Mircea & Liana	261.79
02-10-2017	Receive Payment		1402 A. CHINOY	264.32
02-10-2017	Receive Payment		1602 - Cameron Watt	264.32
02-10-2017	Receive Payment		1302 N. BARAKAT	264.32
02-10-2017	Receive Payment		815 - G. BROWN	265.84
02-10-2017	Receive Payment		Lamont MacGregor:515 - LA…	265.84
02-10-2017	Receive Payment		415 S. SHIRAZI	265.84
02-10-2017	Receive Payment		1615 K. ANANDAVEL	276.93
02-10-2017	Receive Payment		1115 M. TAM	276.93
02-10-2017	Receive Payment		915 S. GUPTA	276.93
02-10-2017	Receive Payment		715 - LAVERLY / EDWARDS	276.93
02-10-2017	Receive Payment		315 B. MCCLUSKEY	276.93
02-10-2017	Receive Payment		1215 POURSHAHID/ ABER	276.96
02-10-2017	Receive Payment		1015 A. POURSHAHID	276.93
02-10-2017	Receive Payment		615 - P. GUPTA	276.93
02-10-2017	Receive Payment		1515 S/J CLEMENT	276.93
02-10-2017	Receive Payment		1315 J. WILSON	276.93
02-10-2017	Receive Payment		1501 J. ABOUD	296.10
02-10-2017	Receive Payment		1301 AYA Kitchens & Bath LTD	296.10
02-10-2017	Receive Payment		BEL- THREE:601 - BEL-THR…	296.10
02-10-2017	Receive Payment		BEL- THREE:301- BEL-THR…	296.10
02-10-2017	Receive Payment		Lamont MacGregor:201 - La…	296.10
02-10-2017	Receive Payment		Lamont MacGregor:401 - LA…	296.10
02-10-2017	Receive Payment		501 K.C. TRAN	296.10
02-10-2017	Receive Payment		1604 S. Hosseinzadeh	303.66
02-10-2017	Receive Payment		1203 Z. FEIZA	303.66
02-10-2017	Receive Payment		1204 MADIPOUR / SOLEIMANI	303.66
02-10-2017	Receive Payment		304 Y. CHAN	303.66
02-10-2017	Receive Payment		1104 K. ZOHORAIN	303.66
02-10-2017	Receive Payment		Lamont MacGregor:1403 - La…	303.66
02-10-2017	Receive Payment		BEL- THREE:803 - BEL-THR…	303.66
02-10-2017	Receive Payment		Lamont MacGregor:303 - LA…	303.66
02-10-2017	Receive Payment		Lamont MacGregor:1503 - La…	303.66
02-10-2017	Receive Payment		Lamont MacGregor:404 - LA…	303.66
02-10-2017	Receive Payment		503 - M. FRIMPONG	303.66
02-10-2017	Receive Payment		1401- Ashwin Panchapakesan	307.20
02-10-2017	Receive Payment		1601 Aksanti (Joe) Ndekwe	307.20
02-10-2017	Receive Payment		1101 Nadarajah Arumugam	307.20
02-10-2017	Receive Payment		701 - CASH	307.20
02-10-2017	Receive Payment		901 - R. LIU	307.20
02-10-2017	Receive Payment		801 - MODERN NIAGRA GR…	307.20
02-10-2017	Receive Payment		1201 E. XU	307.20
02-10-2017	Receive Payment		502 - L. JONES	308.85
02-10-2017	Receive Payment		1101 Nadarajah Arumugam	698.37
02-10-2017	Receive Payment		1102 H. AKIL	253.22
02-10-2017	Receive Payment		Lamont MacGregor:1313- La…	214.89

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
02-10-2017	Receive Payment		BEL- THREE:813 BEL-THREE	214.89
02-10-2017	Receive Payment		513 - O. HALAWANI	214.89
02-10-2017	Receive Payment		613 - Z. KHAN	214.89
02-10-2017	Receive Payment		413 S. SHIRAZI	214.89
02-10-2017	Receive Payment		713 - P. SOOD	214.89
02-10-2017	Receive Payment		BEL- THREE:1213 - BEL-TH…	214.89
02-10-2017	Receive Payment		Lamont MacGregor:1113- La…	214.89
02-10-2017	Receive Payment		414 - Olivia Henderson	218.42
02-10-2017	Receive Payment		Lamont MacGregor:1014 - La…	218.42
02-10-2017	Receive Payment		1114 R. SHARMA	218.42
02-10-2017	Receive Payment		BEL- THREE:914 BEL-THREE	218.42
02-10-2017	Receive Payment		314 R. SOOD	218.42
02-10-2017	Receive Payment		814 Erika Struck	218.42
02-10-2017	Receive Payment		BEL- THREE:714 BEL-THREE	218.42
02-10-2017	Receive Payment		1405 R / Z KHAN	219.93
02-10-2017	Receive Payment		405 B. CLARK	219.93
02-10-2017	Receive Payment		305 A. KHETANI	219.93
02-10-2017	Receive Payment		905 - C. MCCLUSKEY	219.93
02-10-2017	Receive Payment		1613 - Kaleigh Dowsett	225.98
02-10-2017	Receive Payment		1013 DHILLON/BHULLAR	225.98
02-10-2017	Receive Payment		913 M. SAIKALEY	225.98
02-10-2017	Receive Payment		1413 M. GINDI SALIB	225.98
02-10-2017	Receive Payment		614 - W. HADDAD	229.51
02-10-2017	Receive Payment		514 - M. SALIB	229.51
02-10-2017	Receive Payment		1305 K. DI CIOCCIO	231.02
02-10-2017	Receive Payment		1205 M. DICIOCCIO	231.02
02-10-2017	Receive Payment		1505 A. AZAM	231.02
02-10-2017	Receive Payment		1005 A. CARLSEN	231.02
02-10-2017	Receive Payment		505 - L. WANG	231.02
02-10-2017	Receive Payment		705 - R. SABBAK	231.02
02-10-2017	Receive Payment		805 - J. WANG	231.02
02-10-2017	Receive Payment		605 - P. BIGGS	231.02
02-10-2017	Receive Payment		1105 A. JABER	231.02
02-10-2017	Receive Payment		1605 M. DIBAEI-IRANI	231.02
02-10-2017	Receive Payment		Lamont MacGregor:409 Lam…	243.13
02-10-2017	Receive Payment		S. FOSTER (809)	243.13
02-10-2017	Receive Payment		1309 - Melissa Gauvreau	243.13
02-10-2017	Receive Payment		Lamont MacGregor:609 Lam…	243.13
02-10-2017	Receive Payment		BEL- THREE:309 - BEL-THR…	243.13
02-10-2017	Receive Payment		BEL- THREE:709 BEL-THREE	243.13
02-10-2017	Receive Payment		BEL- THREE:509 Bel-Three	243.13
02-10-2017	Receive Payment		1508 1727827 ONTARIO INC	250.70
10-10-2017	Receive Payment	email transfer	1302 N. BARAKAT	170.63
10-10-2017	Deposit			425.41
16-10-2017	Receive Payment	6702	1102 H. AKIL	250.00
16-10-2017	Receive Payment		1006 - Diya Bouchedid	75.00
18-10-2017	Receive Payment		Lamont MacGregor:201 - La…	105.00
18-10-2017	Receive Payment		1310- Erin and Christian Dick…	382.50
18-10-2017	Receive Payment		1310- Erin and Christian Dick…	382.50
20-10-2017	Receive Payment		GSNH - Goldman Sloan Nas…	3,004.26
24-10-2017	Deposit			50.00
24-10-2017	Deposit			8.00
31-10-2017	Receive Payment	5900	1704 2409391 ONTARIO INC	1,822.86
Total				67,513.43

Additional Information

Uncleared cheques and payments as of 31-10-2017

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
02-05-2016	Refund	020	1302 N. BARAKAT	-43.66
02-05-2016	Refund	018	1402 A. CHINOY	-43.66
26-10-2016	Cheque		TOM LAGAN (307)	-43.66
23-02-2017	Bill Payment	159	Capital Concierge Ltd.	-2,279.53
Total				-2,410.51

Uncleared deposits and other credits as of 31-10-2017

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
04-04-2016	Receive Payment		815 - G. BROWN	260.63
04-05-2016	Receive Payment		1704 2409391 ONTARIO INC	19.80
13-09-2016	Receive Payment		808 - John & Fiona Hargraft	245.79
26-09-2017	Receive Payment		1604 S. Hosseinzadeh	10.87
26-10-2017	Receive Payment		506 BEL-OTTAWA	345.53
26-10-2017	Receive Payment	BMO Draft	1116 M. COLBERT	538.56
Total				1,421.18

Uncleared cheques and payments after 31-10-2017

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
01-11-2017	Bill Payment	FCN_8746-4	Gentech Services Corporation	-905.02
01-11-2017	Bill Payment	FCN_8746-3	Gemini Site Management Ser…	-3,164.00
01-11-2017	Bill Payment	FCN_8746-2	Compu-Home	-73.44
01-11-2017	Bill Payment	FCN_8746-1	9495100 Canada Ltd.	-4,201.25
01-11-2017	Bill Payment	FCN_8746-5	Rahel's Eco-Cleaning Services	-5,603.62
01-11-2017	Expense			-19.50
01-11-2017	Expense			-1.32
01-11-2017	Bill Payment		Enbridge-224 LYON ST N	-1,722.93
01-11-2017	Bill Payment	FCN_8746-6	Regionex	-50.85
01-11-2017	Bill Payment	FCN_8746-7	Sunnyside Heating & Cooling	-141.25
02-11-2017	Bill Payment		Capital Concierge Ltd.	-9,218.49
03-11-2017	Expense			-14,583.00
03-11-2017	Expense			-4,042.34
06-11-2017	Expense			-74.90
Total				-43,801.91

Uncleared deposits and other credits after 31-10-2017

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
01-11-2017	Receive Payment		510 - J. SUGUITAN	337.97
01-11-2017	Receive Payment		1110 - Meltzer, Deborah/Adria…	337.97
01-11-2017	Receive Payment		1506- MARC CARRIERE	345.53
01-11-2017	Receive Payment		706 - Joanne and Alan Brothers	345.53
01-11-2017	Receive Payment		606- AYA Kitchens & Bath LTD	345.53
01-11-2017	Receive Payment		1006 - Diya Bouchedid	345.53
01-11-2017	Receive Payment		Lamont MacGregor:703 - LA…	348.20
01-11-2017	Receive Payment		Lamont MacGregor:903 - LA…	348.20
01-11-2017	Receive Payment		704 - M. DOUCETT	359.29
01-11-2017	Receive Payment		1210 R. Rasakumar	371.41
01-11-2017	Receive Payment		711 - Antoine Lavoie/Martin C…	378.83
01-11-2017	Receive Payment		204 El Feghali, Rosario	382.50
01-11-2017	Receive Payment		1410 D. CREBER	382.50
01-11-2017	Receive Payment		1610 H. HOLMES	382.50
01-11-2017	Receive Payment		1310- Erin and Christian Dick…	382.50
01-11-2017	Receive Payment		1510 S. HAMOUDEH	382.50
01-11-2017	Receive Payment		328 - Senthilvel Varatharajah	384.37
01-11-2017	Receive Payment		336 Gloucester N. NEALE	386.53
01-11-2017	Receive Payment		1306 - Jason Mulligan	390.06
01-11-2017	Receive Payment		203 - RIZARD DIAS	393.59
01-11-2017	Receive Payment		1206 K. LAI	401.16
01-11-2017	Receive Payment		1106- ESLAHJOU HOLDING…	401.16
01-11-2017	Receive Payment		906 -W. NIEMI	401.16
01-11-2017	Receive Payment		806 - W. DING	401.16
01-11-2017	Receive Payment		1606 R. THOMPSON	401.16
01-11-2017	Receive Payment		1406 - Lynda Poulin	401.16
01-11-2017	Receive Payment		324 Gloucester R. RAMSAH…	417.81
01-11-2017	Receive Payment		411 - Nicholas & Cindy Choi	423.36
01-11-2017	Receive Payment		611 Harvinder Singh	423.36
01-11-2017	Receive Payment		202 - Archie & Therese McKe…	941.91
01-11-2017	Receive Payment		412- David Macartney	434.45
01-11-2017	Receive Payment		1111- Nicholas Schouela	434.45
01-11-2017	Receive Payment		612 - NATION DRYWALL	434.45
01-11-2017	Receive Payment		616 - D. Bandoro	445.05
01-11-2017	Receive Payment		1316 N. NEALE	445.05

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
01-11-2017	Receive Payment		1016 R. SMITH	445.05
01-11-2017	Receive Payment		816 - E. WEGA	445.05
01-11-2017	Receive Payment		516 - PINE COURT INVEST…	445.05
01-11-2017	Receive Payment		916 S. MOULT	445.05
01-11-2017	Receive Payment		1216 I. LAU	445.05
01-11-2017	Receive Payment		716 - L. ORR	445.05
01-11-2017	Receive Payment		1116 M. COLBERT	445.05
01-11-2017	Receive Payment		307 Monika Taing	476.18
01-11-2017	Receive Payment		1607 S. LAPOINTE	542.89
01-11-2017	Receive Payment		1704 2409391 ONTARIO INC	585.27
01-11-2017	Receive Payment		1703 D. KOPIL	595.36
01-11-2017	Receive Payment		1702 V. PASLAT	614.68
01-11-2017	Receive Payment		1414 8740445 Canada Inc	620.59
01-11-2017	Receive Payment		1701 - Gordon & Laura Taudien	828.44
01-11-2017	Receive Payment		1109 RIDDELL/DALGLEISH	254.23
01-11-2017	Receive Payment		1609 N. NEALE	254.23
01-11-2017	Receive Payment		1009 M. AMYOTTE	254.23
01-11-2017	Receive Payment		1008 - Pilca, Mircea & Liana	261.79
01-11-2017	Receive Payment		1608 M. MAHDAVI	261.79
01-11-2017	Receive Payment		508 Ronak Varma	261.79
01-11-2017	Receive Payment		708 - Americo & Maria Meirinho	261.79
01-11-2017	Receive Payment		1302 N. BARAKAT	264.32
01-11-2017	Receive Payment		1402 A. CHINOY	264.32
01-11-2017	Receive Payment		1602 - Cameron Watt	264.32
01-11-2017	Receive Payment		815 - G. BROWN	265.84
01-11-2017	Receive Payment		415 S. SHIRAZI	265.84
01-11-2017	Receive Payment		Lamont MacGregor:515 - LA…	265.84
01-11-2017	Receive Payment		1615 K. ANANDAVEL	276.93
01-11-2017	Receive Payment		1015 A. POURSHAHID	276.93
01-11-2017	Receive Payment		1215 POURSHAHID/ ABER	276.96
01-11-2017	Receive Payment		915 S. GUPTA	276.93
01-11-2017	Receive Payment		1115 M. TAM	276.93
01-11-2017	Receive Payment		715 - LAVERLY / EDWARDS	276.93
01-11-2017	Receive Payment		1315 J. WILSON	276.93
01-11-2017	Receive Payment		615 - P. GUPTA	276.93
01-11-2017	Receive Payment		315 B. MCCLUSKEY	276.93
01-11-2017	Receive Payment		1301 AYA Kitchens & Bath LTD	296.10
01-11-2017	Receive Payment		Lamont MacGregor:201 - La…	296.10
01-11-2017	Receive Payment		BEL- THREE:601 - BEL-THR…	296.10
01-11-2017	Receive Payment		BEL- THREE:301- BEL-THR…	296.10
01-11-2017	Receive Payment		1501 J. ABOUD	296.10
01-11-2017	Receive Payment		Lamont MacGregor:401 - LA…	296.10
01-11-2017	Receive Payment		501 K.C. TRAN	296.10
01-11-2017	Receive Payment		Lamont MacGregor:303 - LA…	303.66
01-11-2017	Receive Payment		1604 S. Hosseinzadeh	303.66
01-11-2017	Receive Payment		Lamont MacGregor:404 - LA…	303.66
01-11-2017	Receive Payment		1104 K. ZOHORAIN	303.66
01-11-2017	Receive Payment		1203 Z. FEIZA	303.66
01-11-2017	Receive Payment		BEL- THREE:803 - BEL-THR…	303.66
01-11-2017	Receive Payment		503 - M. FRIMPONG	409.57
01-11-2017	Receive Payment		Lamont MacGregor:1403 - La…	303.66
01-11-2017	Receive Payment		Lamont MacGregor:1503 - La…	303.66
01-11-2017	Receive Payment		804- K. Kumarakuladervan	303.66
01-11-2017	Receive Payment		1204 MADIPOUR / SOLEIMANI	303.66
01-11-2017	Receive Payment		304 Y. CHAN	303.66
01-11-2017	Receive Payment		1601 Aksanti (Joe) Ndekwe	307.20
01-11-2017	Receive Payment		901 - R. LIU	307.20
01-11-2017	Receive Payment		801 - MODERN NIAGRA GR…	307.20
01-11-2017	Receive Payment		1201 E. XU	307.20
01-11-2017	Receive Payment		701 - CASH	307.20
01-11-2017	Receive Payment		1401- Ashwin Panchapakesan	307.20
01-11-2017	Receive Payment		1101 Nadarajah Arumugam	307.20
01-11-2017	Receive Payment		502 - L. JONES	308.85
01-11-2017	Receive Payment		1103 G. YEE	314.76
01-11-2017	Receive Payment		403 K. TILLER	314.76
01-11-2017	Receive Payment		603 - J. YOGANANTHAM	314.76
01-11-2017	Receive Payment		1504 E. SANTHIRSEGARARY	314.76
01-11-2017	Receive Payment		904 - A/R SHARMA	314.76
01-11-2017	Receive Payment		1003 1055756 ONTARIO INC	314.76

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
01-11-2017	Receive Payment		1304 D. FOURNIER	314.76
01-11-2017	Receive Payment		1603 C. YEE	314.76
01-11-2017	Receive Payment		504 - J. CHEUNG	314.76
01-11-2017	Receive Payment		604 - S. BHANJANA	314.76
01-11-2017	Receive Payment		1303 - Nesrallah, Joseph and…	314.76
01-11-2017	Receive Payment		1004 C. ESCHUK	314.76
01-11-2017	Receive Payment		310 EQUIPRI CAPITAL INC	326.87
01-11-2017	Receive Payment		610 - D. PETROZZA	326.87
01-11-2017	Receive Payment		410 - Meghan McCourt	337.97
01-11-2017	Receive Payment		BEL- THREE:813 BEL-THREE	214.89
01-11-2017	Receive Payment		713 - P. SOOD	214.89
01-11-2017	Receive Payment		Lamont MacGregor:1113- La…	214.89
01-11-2017	Receive Payment		BEL- THREE:1213 - BEL-TH…	214.89
01-11-2017	Receive Payment		613 - Z. KHAN	214.89
01-11-2017	Receive Payment		413 S. SHIRAZI	214.89
01-11-2017	Receive Payment		513 - O. HALAWANI	214.89
01-11-2017	Receive Payment		Lamont MacGregor:1313- La…	214.89
01-11-2017	Receive Payment		814 Erika Struck	218.42
01-11-2017	Receive Payment		414 - Olivia Henderson	218.42
01-11-2017	Receive Payment		BEL- THREE:914 BEL-THREE	218.42
01-11-2017	Receive Payment		1114 R. SHARMA	218.42
01-11-2017	Receive Payment		BEL- THREE:714 BEL-THREE	218.42
01-11-2017	Receive Payment		Lamont MacGregor:1014 - La…	218.42
01-11-2017	Receive Payment		314 R. SOOD	218.42
01-11-2017	Receive Payment		405 B. CLARK	219.93
01-11-2017	Receive Payment		905 - C. MCCLUSKEY	219.93
01-11-2017	Receive Payment		305 A. KHETANI	219.93
01-11-2017	Receive Payment		1405 R / Z KHAN	219.93
01-11-2017	Receive Payment		913 M. SAIKALEY	225.98
01-11-2017	Receive Payment		1413 M. GINDI SALIB	225.98
01-11-2017	Receive Payment		1613 - Kaleigh Dowsett	225.98
01-11-2017	Receive Payment		1013 DHILLON/BHULLAR	225.98
01-11-2017	Receive Payment		1614 S. BLANE	229.51
01-11-2017	Receive Payment		514 - M. SALIB	229.51
01-11-2017	Receive Payment		614 - W. HADDAD	229.51
01-11-2017	Receive Payment		1005 A. CARLSEN	231.02
01-11-2017	Receive Payment		705 - R. SABBAK	231.02
01-11-2017	Receive Payment		605 - P. BIGGS	231.02
01-11-2017	Receive Payment		1305 K. DI CIOCCIO	231.02
01-11-2017	Receive Payment		805 - J. WANG	231.02
01-11-2017	Receive Payment		1205 M. DICIOCCIO	231.02
01-11-2017	Receive Payment		1505 A. AZAM	231.02
01-11-2017	Receive Payment		1605 M. DIBAEI-IRANI	231.02
01-11-2017	Receive Payment		505 - L. WANG	231.02
01-11-2017	Receive Payment		1105 A. JABER	231.02
01-11-2017	Receive Payment		Lamont MacGregor:609 Lam…	243.13
01-11-2017	Receive Payment		BEL- THREE:309 - BEL-THR…	243.13
01-11-2017	Receive Payment		809 - Tisha & Michael Ashford	243.13
01-11-2017	Receive Payment		1309 - Melissa Gauvreau	243.13
01-11-2017	Receive Payment		Lamont MacGregor:409 Lam…	243.13
01-11-2017	Receive Payment		BEL- THREE:709 BEL-THREE	243.13
01-11-2017	Receive Payment		BEL- THREE:509 Bel-Three	243.13
01-11-2017	Receive Payment		1208 - Kyle Dillon	250.70
01-11-2017	Receive Payment		408 J. LEUNG	250.70
01-11-2017	Receive Payment		308 H. JABBOUR	250.70
01-11-2017	Receive Payment		1508 1727827 ONTARIO INC	250.70
01-11-2017	Receive Payment		808 - John & Fiona Hargraft	250.70
01-11-2017	Receive Payment		802 - J. SIN	253.22
01-11-2017	Receive Payment		1002 J. SELVARATNAM	253.22
01-11-2017	Receive Payment		1102 H. AKIL	253.22
01-11-2017	Receive Payment		1502 R. SHARMA	253.22
01-11-2017	Receive Payment		602 - S. SHIRAZI	253.22
01-11-2017	Receive Payment		702 - H. JANDU	253.22
01-11-2017	Receive Payment		402 S. BAGAVATSINGAM	253.22
01-11-2017	Receive Payment		1202 R. SHARMA	253.22
01-11-2017	Receive Payment		302 - ARAVINTHAN THAMBI…	253.22
01-11-2017	Receive Payment		902 - S. SHIRAZI	253.22
01-11-2017	Receive Payment		1209 P. WORTH	254.23
01-11-2017	Receive Payment		909 - M. CAREY	254.23

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
01-11-2017	Receive Payment		1509 - Ivonne Palumbo	254.23
03-11-2017	Receive Payment		GSNH - Goldman Sloan Nas…	452.27
03-11-2017	Receive Payment		1508 1727827 ONTARIO INC	40.00
03-11-2017	Receive Payment		313 S. BRAICH	225.98
03-11-2017	Receive Payment		608 - Saara Mortensen	250.70
03-11-2017	Receive Payment		1001 -F. WAN	307.20
03-11-2017	Receive Payment		1513 - Yuri & Olena Sokolov	214.89
03-11-2017	Receive Payment		1315 J. WILSON	40.00
03-11-2017	Receive Payment		1304 D. FOURNIER	40.00
03-11-2017	Receive Payment		1216 I. LAU	40.00
03-11-2017	Receive Payment		1206 K. LAI	40.00
03-11-2017	Receive Payment		1116 M. COLBERT	40.00
03-11-2017	Receive Payment		1115 M. TAM	40.00
03-11-2017	Receive Payment		1016 R. SMITH	40.00
03-11-2017	Receive Payment		1001 -F. WAN	40.00
03-11-2017	Receive Payment		304 Y. CHAN	40.00
03-11-2017	Receive Payment		412- David Macartney	40.00
03-11-2017	Receive Payment		414 - Olivia Henderson	40.00
03-11-2017	Receive Payment		513 - O. HALAWANI	40.00
03-11-2017	Receive Payment		614 - W. HADDAD	40.00
03-11-2017	Receive Payment		814 Erika Struck	40.00
06-11-2017	Receive Payment	1504	1005 A. CARLSEN	40.00
06-11-2017	Receive Payment	4644	1002 J. SELVARATNAM	40.00
06-11-2017	Receive Payment	8739	1210 R. Rasakumar	40.00
06-11-2017	Receive Payment	8842	1504 E. SANTHIRSEGARARY	48.00
06-11-2017	Receive Payment	7415	1215 POURSHAHID/ ABER	40.00
07-11-2017	Receive Payment	7519	1404 - Dimitry and Larisa Stol…	607.32
07-11-2017	Receive Payment	237	615 - P. GUPTA	40.00
07-11-2017	Receive Payment	236	915 S. GUPTA	40.00
07-11-2017	Receive Payment	091	904 - A/R SHARMA	40.00
Total				57,727.08

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

Business Account Statement

RBBDA30000_4778044 E D 00006 00258
OTTAWA-CARLETON STANDARD CONDOMINIUM CORPORATION
OPERATING
C/O CAPITAL CONCIERGE
904 LADY ELLEN PL
OTTAWA ON K1Z 5L5

September 29, 2017 to October 31, 2017

Account number: 00006 104-530-1

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

RBC Business Essentials ® Variable Pricing Account

Royal Bank of Canada
90 SPARKS ST, OTTAWA, ON K1P 5T6

Opening balance on September 29, 2017	$157,617.09
Total deposits & credits (12)	+ 62,428.43
Total cheques & debits (19)	- 122,122.98
Closing balance on October 31, 2017	**= $97,922.54**

Account Activity Details

Date	Description	Cheques & Debits ($)	Deposits & Credits ($)	Balance ($)
	Opening balance			**157,617.09**
02 Oct	Direct Payment (PAD's) service total GRADS5396810000		54,908.39	212,525.48
	eCheque deposit 13770		843.88	
	Direct Deposits (PDS) service total GRADS4378810000	24,942.81		
	Misc Payment CAPITAL INTEGRA	9,218.49		179,208.06
	Electronic transaction fee 11 Drs @ 0.75 13 Crs @ 0.75	18.00		
	Items on deposit fee 5 ID @ 0.22	1.10		179,188.96
03 Oct	Account transfer ACTR4727600052	14,583.00		
	Utility Bill Pmt Enbridge Gas Pre-authorized	1,169.89		
	Insurance INTACT INS. CO.	4,042.34		159,393.73
04 Oct	Account transfer ACTR4727700614	5,424.00		

Business Account Statement

September 29, 2017 to October 31, 2017
Account number: **00006 104-530-1**

Account Activity Details - continued

Date	Description	Cheques & Debits ($)	Deposits & Credits ($)	Balance ($)
04 Oct	Bill payment - 8366 ENERCARE CONNEC	22,248.03		
	Pre-authorised payment returns GRADS5396810000	585.27		131,136.43
	Item returned unpaid S01909	60.00		131,076.43
05 Oct	Activity fee	62.40		
	Item returned unpaid fee	7.00		131,007.03
10 Oct	INTERAC e-Transfer - 6866		170.63	131,177.66
	eCheque deposit 13770		425.41	131,603.07
13 Oct	Utility Bill Pmt EnerCare	6,097.48		125,505.59
16 Oct	INTERAC e-Transfer - 9872		75.00	
	INTERAC e-Transfer - 6702		250.00	125,830.59
	Hydro Bill Pmt Hydro Ottawa	27.65		125,802.94
18 Oct	Direct Payment (PAD's) service total GRADS5396810000		765.00	
	INTERAC e-Transfer - 0652		105.00	126,672.94
	Account transfer ACTR4729100917	5,990.35		
	Utility Bill Pmt OTTAWA WATER	1,602.58		119,080.01
20 Oct	eCheque deposit 13770		3,004.26	
	Direct Deposits (PDS) service total GRADS4378810000	25,937.51		96,146.76
23 Oct	Cable TV Bill Pmt ROGERS CABLE TV CABLE TV CHARGE	105.08		96,041.68
24 Oct	INTERAC e-Transfer - 2261		8.00	
	INTERAC e-Transfer - 8396		50.00	96,099.68
31 Oct	INTERAC e-Transfer - 5900		1,822.86	97,922.54
	Closing balance			**97,922.54**

Account Fees: $88.50

Capital Integral
PROPERTY MANAGEMENT

MONTHLY RESERVE FINANCIAL REPORT

OCSCC 987

October 2017

904 Lady Ellen Pl.
Ottawa, ON
K1Z 5L5
T. 1-613-722-1232
F. 1-613-651-0306
www.cimanagement.ca

Capital Integral
PROPERTY MANAGEMENT

OCSCC No. 987
Financial Reserve Summary October 2017

Revenue

As of October 31st, 2017 the balance in the cash reserve account was $259, 057 with $110,000 in investments. Monthly contributions are up to date.

Expenses

There have been no expenses from the Reserve Fund.

Conclusion

There is still a purchase to GIC's needed, recommending $200,00. Paperwork is required to do this.

904 Lady Ellen Pl.
Ottawa, ON
K1Z 5L5
T. 1-613-722-1232
F. 1-613-651-0306
www.cimanagement.ca

OCSCC #987

PROFIT AND LOSS

October 2017

	TOTAL
INCOME	
6000 RF Income from Developer	3,456.53
6001 Contribution from Operating	14,583.00
Total Income	**18,039.53**
GROSS PROFIT	**18,039.53**
OTHER INCOME	
6002 Income for reserve Interest income for reserve	44.48
Total Other Income	**44.48**
PROFIT	**$18,084.01**

OCSCC #987

PROFIT AND LOSS

February - October, 2017

	TOTAL
INCOME	
6000 RF Income from Developer	8,589.18
6001 Contribution from Operating	131,247.00
Total Income	**139,836.18**
GROSS PROFIT	**139,836.18**
OTHER INCOME	
6002 Income for reserve Interest income for reserve	183.63
Total Other Income	**183.63**
PROFIT	**$140,019.81**

OCSCC #987

1020 Savings 00006-1050442, Period Ending 31-10-2017

RECONCILIATION REPORT

Reconciled on: 09-11-2017

Reconciled by: Jen Walker

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

Summary	CAD
Statement beginning balance	244,429.31
Cheques and payments cleared (0)	0.00
Deposits and other credits cleared (2)	14,627.48
Statement ending balance	259,056.79
Register balance as of 31-10-2017	259,056.79

Details

Deposits and other credits cleared (2)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (CAD)
02-10-2017	Deposit			44.48
03-10-2017	Deposit			14,583.00
Total				14,627.48

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

Business Account Statement

RBBDA30000_4778044 E D 00006 00423
OTTAWA-CARLETON STANDARD CONDOMINIUM CORPORATION
RESERVE
C/O CAPITAL CONCIERGE
904 LADY ELLEN PL
OTTAWA ON K1Z 5L5

September 29, 2017 to October 31, 2017

Account number: 00006 105-044-2

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

RBC Business Essentials ® Savings Account

Royal Bank of Canada
90 SPARKS ST, OTTAWA, ON K1P 5T6

Opening balance on September 29, 2017	$244,429.31
Total deposits & credits (2)	+ 14,627.48
Total cheques & debits (0)	- 0.00
Closing balance on October 31, 2017	**= $259,056.79**

Account Activity Details

Date	Description	Cheques & Debits ($)	Deposits & Credits ($)	Balance ($)
	Opening balance			**244,429.31**
02 Oct	Deposit interest		44.48	244,473.79
03 Oct	Account transfer Monthly		14,583.00	259,056.79
	Closing balance			**259,056.79**

Deposit Interest Earned: $44.48