

# Bank Reconciliation Report

Bergamont Operating

Reconciled on: 11/03/21

## Deposits

Date	Ref #	Details	Amount
10/01/21	D23030	Bank Deposit	275.00
10/05/21	D23015	Bank Deposit: October 21 ACH	4,675.00
			<b>4,950.00</b>

## Payments

Date	Ref #	Details	Amount
09/10/21	1147	Snyder & Associates Inc.	2,100.00
10/01/21	ACH	Waste Management	331.32
10/01/21	1148	Bruner Realty & Management, Inc	378.00
10/13/21	ACH	Waste Management	341.19
10/13/21	1149	Anytime Painting	1,780.63
10/13/21	1150	Alt's Operation LLC	1,266.00
10/18/21	ACH	Department of Financial Institutions	10.00
10/20/21	1151	Alt's Operation LLC	465.00
			<b>6,672.14</b>

## Summary

<b>Beginning Balance:</b>	7,227.43
<b>+ Selected Deposits (2)</b>	4,950.00
<b>- Selected Payments (8)</b>	6,672.14
<b>Ending Balance:</b>	5,505.29
<b>Goal:</b>	5,505.29
<b>Difference:</b>	0.00

<b>Reconciled Balance</b>	5,505.29
<b>+ Uncleared Deposits</b>	0.00
<b>- Outstanding Checks</b>	0.00
<b>Register Balance</b>	5,505.29



# CAPITOL BANK

710 N. High Point Road | Madison, WI 53717

## Statement Ending 10/29/2021

BERGAMONT SENIOR

Page 1 of 4

Account Number: XXXXXX4491

### RETURN SERVICE REQUESTED

BERGAMONT SENIOR TOWNHOMES  
CONDOMINIUM UNIT OWNERS  
ASSOCIATION, INC.  
C/O BRUNER REALTY & MGMT  
PO BOX 45078  
MADISON WI 53744-5078

### Managing Your Accounts



Capitol Bank



608-836-1616



www.CapitolBank.com

### Follow Capitol Bank on Facebook, LinkedIn and Twitter

### Summary of Accounts

#### \*\*Required Disclosure\*\*

Your Visa debit card also allows you to conduct transactions on the Pulse®, Accel®, and Plus® networks, which will generally require you to enter your PIN. Some merchants are authorized to accept non-Visa debit transactions without requiring you to enter your PIN. If you choose to sign to authorize a debit transaction, the transaction will be routed as a Visa transaction. Provisions of your cardholder agreement that specifically relate to Visa transactions are inapplicable to non-Visa debit transactions.

Account Type	Account Number	Ending Balance
FREE BUSINESS CHKNG	XXXXXX4491	\$5,505.29

## FREE BUSINESS CHKNG-XXXXXX4491

### Account Summary

Date	Description	Amount
10/01/2021	Beginning Balance	\$7,227.43
	2 Credit(s) This Period	\$4,950.00
	8 Debit(s) This Period	\$6,672.14
10/29/2021	Ending Balance	\$5,505.29

### Account Activity

Post Date	Description	Debits	Credits	Balance
10/01/2021	Beginning Balance			\$7,227.43
10/01/2021	DEPOSIT		\$275.00	\$7,502.43
10/01/2021	CHECK # 1148	\$378.00		\$7,124.43
10/04/2021	WASTE MANAGEMENT INTERNET 043000095006330	\$331.32		\$6,793.11
10/05/2021	BRUNER REALTY Condo Dues XXXXX2806		\$4,675.00	\$11,468.11
10/14/2021	WASTE MANAGEMENT INTERNET 043000095032204	\$341.19		\$11,126.92
10/18/2021	CHECK # 1150	\$1,266.00		\$9,860.92
10/19/2021	Dept of Financia WI DFI ECK WS2EFIXXXX2822	\$10.00		\$9,850.92
10/19/2021	CHECK # 1149	\$1,780.63		\$8,070.29
10/26/2021	CHECK # 1151	\$465.00		\$7,605.29
10/29/2021	CHECK # 1147	\$2,100.00		\$5,505.29
10/29/2021	Ending Balance			\$5,505.29



Member  
FDIC

**FREE BUSINESS CHKNG-XXXXXX4491 (continued)****Checks Cleared**

<u>Check #</u>	<u>Date</u>	<u>Amount</u>	<u>Check #</u>	<u>Date</u>	<u>Amount</u>	<u>Check #</u>	<u>Date</u>	<u>Amount</u>
1147	10/29/2021	\$2,100.00	1149	10/19/2021	\$1,780.63	1151	10/26/2021	\$465.00
1148	10/01/2021	\$378.00	1150	10/18/2021	\$1,266.00			

\* Indicates skipped check number

**Daily Balances**

<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>
10/01/2021	\$7,124.43	10/14/2021	\$11,126.92	10/26/2021	\$7,605.29
10/04/2021	\$6,793.11	10/18/2021	\$9,860.92	10/29/2021	\$5,505.29
10/05/2021	\$11,468.11	10/19/2021	\$8,070.29		

**Overdraft and Returned Item Fees**

	<b>Total for this period</b>	<b>Total year-to-date</b>
<b>Total Overdraft Fees</b>	\$0.00	\$0.00
<b>Total Returned Item Fees</b>	\$0.00	\$0.00

# Bank Reconciliation Report

Bergamont MM Reserve Account

Reconciled on: 11/03/21

## Deposits

Date	Ref #	Details	Amount
10/29/21	D23227	Bank Deposit	0.70
			<b>0.70</b>

## Summary

Beginning Balance:	17,544.55
+ Selected Deposits (1)	0.70
- Selected Payments (0)	0.00
Ending Balance:	17,545.25
Goal:	17,545.25
Difference:	0.00

Reconciled Balance	17,545.25
+ Uncleared Deposits	0.00
- Outstanding Checks	0.00
Register Balance	17,545.25



# CAPITOL BANK

710 N. High Point Road | Madison, WI 53717

RETURN SERVICE REQUESTED

BERGAMONT SENIOR TOWNHOMES  
CONDOMINIUM UNIT OWNERS  
ASSOCIATION, INC.  
PO BOX 45078  
MADISON WI 53744-5078

## Statement Ending 10/29/2021

BERGAMONT SENIOR

Page 1 of 4

Account Number: XXXXXX4505

### Managing Your Accounts



Capitol Bank



608-836-1616



www.CapitolBank.com

### Follow Capitol Bank on Facebook, LinkedIn and Twitter

#### Summary of Accounts

##### \*\*Required Disclosure\*\*

Your Visa debit card also allows you to conduct transactions on the Pulse®, Accel®, and Plus® networks, which will generally require you to enter your PIN. Some merchants are authorized to accept non-Visa debit transactions without requiring you to enter your PIN. If you choose to sign to authorize a debit transaction, the transaction will be routed as a Visa transaction. Provisions of your cardholder agreement that specifically relate to Visa transactions are inapplicable to non-Visa debit transactions.

Account Type	Account Number	Ending Balance
BUS MM INVESTMENT	XXXXXX4505	\$17,545.25

### BUS MM INVESTMENT-XXXXXX4505

#### Account Summary

Date	Description	Amount
10/01/2021	Beginning Balance	\$17,544.55
	1 Credit(s) This Period	\$0.70
	0 Debit(s) This Period	\$0.00
10/29/2021	Ending Balance	\$17,545.25

#### Interest Summary

Description	Amount
Annual Percentage Yield Earned	0.05%
Interest Days	29
Interest Earned	\$0.70
Interest Paid This Period	\$0.70
Interest Paid Year-to-Date	\$4.50
Minimum Balance	\$17,544.55
Average Ledger Balance	\$17,544.55

#### Account Activity

Post Date	Description	Debits	Credits	Balance
10/01/2021	Beginning Balance			\$17,544.55
10/29/2021	INTEREST		\$0.70	\$17,545.25
10/29/2021	Ending Balance			\$17,545.25

#### Daily Balances

Date	Amount
10/29/2021	\$17,545.25



**BUS MM INVESTMENT-XXXXXX4505 (continued)****Overdraft and Returned Item Fees**

	<b>Total for this period</b>	<b>Total year-to-date</b>
<b>Total Overdraft Fees</b>	\$0.00	\$0.00
<b>Total Returned Item Fees</b>	\$0.00	\$0.00

# Balance Sheet

Property: Bergamont Senior Townhomes

As of 10/31/21 (cash basis)

## ASSETS

Bank Account	
1264 Bergamont Operating	5,505.29
Total Bank Account	5,505.29

**TOTAL ASSETS** 5,505.29

## LIABILITIES & EQUITY

Equity	
300 Net Income	-6,127.62
301 Retained Earnings	11,632.91
Total Equity	5,505.29

**TOTAL LIABILITIES & EQUITY** 5,505.29

# Balance Sheet

Property: Bergamont MM

As of 10/31/21 (cash basis)

## ASSETS

Bank Account

1265 Bergamont MM Reserve Account 17,545.25

Total Bank Account 17,545.25

## TOTAL ASSETS

17,545.25

## LIABILITIES & EQUITY

### Equity

300 Net Income 17,555.25

301 Retained Earnings -10.00

Total Equity 17,545.25

## TOTAL LIABILITIES & EQUITY

17,545.25



# Profit & Loss

Property: Bergamont Senior Townhomes

10/01/21 - 10/31/21 (cash basis)

	<u>Amount</u>
<b>INCOME</b>	
1000 Condo Fee Income	4,950.00
<b>TOTAL INCOME</b>	<u>4,950.00</u>
<b>EXPENSE</b>	
10000 Repairs & Maintenance	
10102 Deck Staining	1,780.63
10000 Total Repairs & Maintenance	1,780.63
13000 Lawn Care & Landscaping	1,731.00
17000 Management Fees	378.00
18000 Trash Removal & Recycling	672.51
24000 Legal & Accounting	10.00
<b>TOTAL EXPENSE</b>	<u>4,572.14</u>
<b>NET INCOME</b>	<u>377.86</u>

## NET INCOME SUMMARY

Income	4,950.00
Expense	<u>-4,572.14</u>
<b>NET INCOME</b>	<u><u>377.86</u></u>

# Profit & Loss

Property: Bergamont MM

10/01/21 - 10/31/21 (cash basis)

	<u>Amount</u>
<b>INCOME</b>	
3000 Miscellaneous Income	
3500 Interest Income	0.70
3000 Total Miscellaneous Income	0.70
<b>TOTAL INCOME</b>	<u>0.70</u>
<b>NET INCOME</b>	<u>0.70</u>

## NET INCOME SUMMARY

Income	0.70
Expense	<u>0.00</u>
<b>NET INCOME</b>	<u><u>0.70</u></u>

# Budget Comparison

Property: Bergamont Senior Townhomes

Comparison Periods: 01/01/21 - 10/31/21 and 01/01/21 - 12/31/21 (cash basis)

	Actual 01/01/21 - 10/31/21	Budget 01/21 - 10/21	\$ Change	% Change	Actual YTD 01/01/21 - 12/31/21	Budget YTD 01/21 - 12/21	\$ Change	% Change
<b>INCOME</b>								
1000 Condo Fee Income	48,795.98	48,795.98	0.00	0.0 %	49,070.98	58,695.98	-9,625.00	-16.4 %
6180 Special Assessment	2,100.06	0.00	2,100.06		2,100.06	0.00	2,100.06	
<b>TOTAL INCOME</b>	<b>50,896.04</b>	<b>48,795.98</b>	<b>2,100.06</b>	<b>4.3 %</b>	<b>51,171.04</b>	<b>58,695.98</b>	<b>-7,524.94</b>	<b>-12.8 %</b>
<b>EXPENSE</b>								
10000 Repairs & Maintenance								
10101 Preventative Maintenance	105.00	0.00	105.00		105.00	0.00	105.00	
10102 Deck Staining	4,126.94	0.00	4,126.94		4,126.94	0.00	4,126.94	
10000 Other Repairs & Maintenance	2,300.00	5,000.00	-2,700.00	-54.0 %	2,300.00	6,000.00	-3,700.00	-61.7 %
10000 Total Repairs & Maintenance	6,531.94	5,000.00	1,531.94	30.6 %	6,531.94	6,000.00	531.94	8.9 %
12000 Snow Removal	7,240.00	6,600.00	640.00	9.7 %	7,240.00	11,000.00	-3,760.00	-34.2 %
13000 Lawn Care & Landscaping	9,682.48	8,500.00	1,182.48	13.9 %	9,682.48	8,500.00	1,182.48	13.9 %
16000 Insurance	6,919.50	8,208.34	-1,288.84	-15.7 %	6,919.50	9,850.00	-2,930.50	-29.8 %
17000 Management Fees	3,687.50	3,717.00	-29.50	-0.8 %	3,687.50	4,473.00	-785.50	-17.6 %
18000 Trash Removal & Recycling	2,417.24	2,916.68	-499.44	-17.1 %	2,417.24	3,500.00	-1,082.76	-30.9 %
24000 Legal & Accounting	1,295.00	1,250.00	45.00	3.6 %	1,295.00	1,500.00	-205.00	-13.7 %
29000 Postage	0.00	62.50	-62.50	-100.0 %	0.00	75.00	-75.00	-100.0 %
37000 Pest Control	0.00	208.34	-208.34	-100.0 %	0.00	250.00	-250.00	-100.0 %
41000 Taxes	250.00	350.00	-100.00	-28.6 %	250.00	350.00	-100.00	-28.6 %
<b>TOTAL EXPENSE</b>	<b>38,023.66</b>	<b>36,812.86</b>	<b>1,210.80</b>	<b>3.3 %</b>	<b>38,023.66</b>	<b>45,498.00</b>	<b>-7,474.34</b>	<b>-16.4 %</b>
<b>NOI</b>	<b>12,872.38</b>	<b>11,983.12</b>	<b>889.26</b>	<b>7.4 %</b>	<b>13,147.38</b>	<b>13,197.98</b>	<b>-50.60</b>	<b>-0.4 %</b>
<b>NON OPERATING EXPENSE</b>								
49000 Reserve Fund Contribution	19,000.00	21,577.50	-2,577.50	-11.9 %	19,000.00	23,893.00	-4,893.00	-20.5 %
<b>TOTAL NON OPERATING EXPENSE</b>	<b>19,000.00</b>	<b>21,577.50</b>	<b>-2,577.50</b>	<b>-11.9 %</b>	<b>19,000.00</b>	<b>23,893.00</b>	<b>-4,893.00</b>	<b>-20.5 %</b>
<b>NET INCOME</b>	<b>-6,127.62</b>	<b>-9,594.38</b>	<b>3,466.76</b>	<b>36.1 %</b>	<b>-5,852.62</b>	<b>-10,695.02</b>	<b>4,842.40</b>	<b>45.3 %</b>
<b>NET INCOME SUMMARY</b>								
Income	50,896.04	48,795.98	2,100.06	4.3 %	51,171.04	58,695.98	-7,524.94	-12.8 %
Expense	-38,023.66	-36,812.86	-1,210.80	3.3 %	-38,023.66	-45,498.00	7,474.34	16.4 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
Non Operating Expense	-19,000.00	-21,577.50	2,577.50	11.9 %	-19,000.00	-23,893.00	4,893.00	20.5 %
<b>NET INCOME</b>	<b>-6,127.62</b>	<b>-9,594.38</b>	<b>3,466.76</b>	<b>36.1 %</b>	<b>-5,852.62</b>	<b>-10,695.02</b>	<b>4,842.40</b>	<b>45.3 %</b>

<b>Actual</b> 01/01/21 - 10/31/21	<b>Budget</b> 01/21 - 10/21	<b>\$ Change</b>	<b>% Change</b>	<b>Actual YTD</b> 01/01/21 - 12/31/21	<b>Budget YTD</b> 01/21 - 12/21	<b>\$ Change</b>	<b>% Change</b>
--------------------------------------	--------------------------------	------------------	-----------------	--	------------------------------------	------------------	-----------------