



# Balance Sheet

As of 4/30/2020, Cash Basis

Prepared By: WestWork Corp  
PO Box 270665  
Littleton, CO 80127

## Pineview Condominium Homeowner's Association, Inc

### Assets

#### Current Asset

Pineview Condo Reserve Account	14,966.22
Pineview Condo PPB Reserve Account	274.24
Pineview Operating Account PPB	1,188.04

<b>Total Current Asset</b>	<b>\$16,428.50</b>
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#### Fixed Asset

Depreciation	(2,470.50)
Laundry Equipment	4,593.18

<b>Total Fixed Asset</b>	<b>\$2,122.68</b>
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<b>Total Assets</b>	<b>\$18,551.18</b>
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### Liabilities

#### Current Liability

Prepayments	940.00
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<b>Total Current Liability</b>	<b>\$940.00</b>
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<b>Total Liabilities</b>	<b>\$940.00</b>
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### Equity

Opening Balance Equity	15,380.79
Retained Earnings	1,682.78
Net Income	547.61

<b>Total Equity</b>	<b>\$17,611.18</b>
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<b>Total Liabilities &amp; Equity</b>	<b>\$18,551.18</b>
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# Budget vs. Actuals

Cash basis

Prepared By: WestWork Corp  
PO Box 270665  
Littleton, CO 80127

## Pineview Condominium Homeowner's Association, Inc - Pineview 2020 proposed Budget

Account	1/1/2020 - 4/30/2020				1/1/2020 - 12/31/2020			
	Actual	Budget	Over Budget	% of Budget	Actual	Budget	Over Budget	% of Budget
<b>Income</b>								
Association Fee Income								
Association Fee Income - Other	10,810.00	11,100.00	(290.00)	97.39 %	13,395.00	35,100.00	(21,705.00)	38.16 %
<b>Total for Association Fee Income</b>	<b>\$10,810.00</b>	<b>\$11,100.00</b>	<b>(\$290.00)</b>	<b>97.39 %</b>	<b>\$13,395.00</b>	<b>\$35,100.00</b>	<b>(\$21,705.00)</b>	<b>38.16 %</b>
Other Income								
Late Fee Income	15.00	0.00	15.00	--	15.00	0.00	15.00	--
<b>Total for Other Income</b>	<b>\$15.00</b>	<b>\$0.00</b>	<b>\$15.00</b>	<b>0.00 %</b>	<b>\$15.00</b>	<b>\$0.00</b>	<b>\$15.00</b>	<b>0.00 %</b>
<b>Total for Income</b>	<b>\$10,825.00</b>	<b>\$11,100.00</b>	<b>(\$275.00)</b>	<b>97.52 %</b>	<b>\$13,410.00</b>	<b>\$35,100.00</b>	<b>(\$21,690.00)</b>	<b>38.21 %</b>
<b>Expenses</b>								
Administrative								
Admin Cost	375.00	0.00	375.00	--	375.00	0.00	375.00	--
Postage and Delivery	49.50	0.00	49.50	--	49.50	0.00	49.50	--
<b>Total for Administrative</b>	<b>\$424.50</b>	<b>\$0.00</b>	<b>\$424.50</b>	<b>0.00 %</b>	<b>\$424.50</b>	<b>\$0.00</b>	<b>\$424.50</b>	<b>0.00 %</b>
Common Expenses								
Plumbing	0.00	500.00	(500.00)	0.00 %	0.00	1,500.00	(1,500.00)	0.00 %
<b>Total for Common Expenses</b>	<b>\$0.00</b>	<b>\$500.00</b>	<b>(\$500.00)</b>	<b>0.00 %</b>	<b>\$0.00</b>	<b>\$1,500.00</b>	<b>(\$1,500.00)</b>	<b>0.00 %</b>
Insurance								
Insurance - Other	955.59	2,150.37	(1,194.78)	44.44 %	955.59	6,451.11	(5,495.52)	14.81 %
<b>Total for Insurance</b>	<b>\$955.59</b>	<b>\$2,150.37</b>	<b>(\$1,194.78)</b>	<b>44.44 %</b>	<b>\$955.59</b>	<b>\$6,451.11</b>	<b>(\$5,495.52)</b>	<b>14.81 %</b>



# Budget vs. Actuals

Cash basis

Prepared By: WestWork Corp  
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Littleton, CO 80127

Account	1/1/2020 - 4/30/2020				1/1/2020 - 12/31/2020			
	Actual	Budget	Over Budget	% of Budget	Actual	Budget	Over Budget	% of Budget
Landscaping								
Grounds Clean-Up Maint.	0.00	800.00	(800.00)	0.00 %	0.00	2,400.00	(2,400.00)	0.00 %
Grounds Contract	0.00	1,400.00	(1,400.00)	0.00 %	0.00	4,200.00	(4,200.00)	0.00 %
Irrigation System Repairs	0.00	83.33	(83.33)	0.00 %	0.00	250.00	(250.00)	0.00 %
Landscape -Trees & Shrub Care	0.00	166.67	(166.67)	0.00 %	0.00	500.00	(500.00)	0.00 %
Landscaping - Other	0.00	600.00	(600.00)	0.00 %	0.00	1,800.00	(1,800.00)	0.00 %
Snow Removal/Repairs	2,236.50	1,000.00	1,236.50	223.65 %	2,236.50	3,000.00	(763.50)	74.55 %
<b>Total</b> for Landscaping	<b>\$2,236.50</b>	<b>\$4,050.00</b>	<b>(\$1,813.50)</b>	<b>55.22 %</b>	<b>\$2,236.50</b>	<b>\$12,150.00</b>	<b>(\$9,913.50)</b>	<b>18.41 %</b>
Licenses and Permits	0.00	11.67	(11.67)	0.00 %	0.00	35.00	(35.00)	0.00 %
Professional Services								
Audit/Tax Prep	790.00	0.00	790.00	--	790.00	0.00	790.00	--
Legal Fees	1,955.85	0.00	1,955.85	--	1,955.85	0.00	1,955.85	--
Management Fees	1,200.00	1,200.00	0.00	100.00 %	1,500.00	3,600.00	(2,100.00)	41.67 %
<b>Total</b> for Professional Services	<b>\$3,945.85</b>	<b>\$1,200.00</b>	<b>\$2,745.85</b>	<b>328.82 %</b>	<b>\$4,245.85</b>	<b>\$3,600.00</b>	<b>\$645.85</b>	<b>117.94 %</b>
Transfer to Reserves	68.56	876.44	(807.88)	7.82 %	68.56	2,629.33	(2,560.77)	2.61 %
Utilities								
Gas/Electric	441.91	350.00	91.91	126.26 %	441.91	1,050.00	(608.09)	42.09 %
Power/Utilitites	0.00	33.33	(33.33)	0.00 %	0.00	100.00	(100.00)	0.00 %
Trash Removal	668.46	583.33	85.13	114.59 %	668.46	1,750.00	(1,081.54)	38.20 %
Water/Sewer	2,293.30	2,833.33	(540.03)	80.94 %	2,293.30	8,500.00	(6,206.70)	26.98 %
<b>Total</b> for Utilities	<b>\$3,403.67</b>	<b>\$3,800.00</b>	<b>(\$396.33)</b>	<b>89.57 %</b>	<b>\$3,403.67</b>	<b>\$11,400.00</b>	<b>(\$7,996.33)</b>	<b>29.86 %</b>
<b>Total</b> for Expenses	<b>\$11,034.67</b>	<b>\$12,588.48</b>	<b>(\$1,553.81)</b>	<b>87.66 %</b>	<b>\$11,334.67</b>	<b>\$37,765.44</b>	<b>(\$26,430.77)</b>	<b>30.01 %</b>



# Budget vs. Actuals

Cash basis

Prepared By: WestWork Corp  
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Littleton, CO 80127

Account	1/1/2020 - 4/30/2020				1/1/2020 - 12/31/2020			
	Actual	Budget	Over Budget	% of Budget	Actual	Budget	Over Budget	% of Budget
<b>Net Operating Income</b>	<b>(\$209.67)</b>	<b>(\$1,488.48)</b>	<b>\$1,278.81</b>	<b>0.00 %</b>	<b>\$2,075.33</b>	<b>(\$2,665.44)</b>	<b>\$4,740.77</b>	<b>0.00 %</b>
<b>Non-operating Income</b>								
Laundry Income	680.75	888.48	(207.73)	76.62 %	680.75	2,665.44	(1,984.69)	25.54 %
Reserve Revenue								
Interest Income	0.04	0.00	0.04	--	0.04	0.00	0.04	--
Reserve Contribution	68.56	0.00	68.56	--	68.56	0.00	68.56	--
<b>Total for Reserve Revenue</b>	<b>\$68.60</b>	<b>\$0.00</b>	<b>\$68.60</b>	<b>0.00 %</b>	<b>\$68.60</b>	<b>\$0.00</b>	<b>\$68.60</b>	<b>0.00 %</b>
<b>Total for Non-operating Income</b>	<b>\$749.35</b>	<b>\$888.48</b>	<b>(\$139.13)</b>	<b>84.34 %</b>	<b>\$749.35</b>	<b>\$2,665.44</b>	<b>(\$1,916.09)</b>	<b>28.11 %</b>
<b>Net Non-operating Income</b>	<b>\$749.35</b>	<b>\$888.48</b>	<b>(\$139.13)</b>	<b>84.34 %</b>	<b>\$749.35</b>	<b>\$2,665.44</b>	<b>(\$1,916.09)</b>	<b>28.11 %</b>
<b>Net Income</b>	<b>\$539.68</b>	<b>(\$600.00)</b>	<b>\$1,139.68</b>	<b>0.00 %</b>	<b>\$2,824.68</b>	<b>\$0.00</b>	<b>\$2,824.68</b>	<b>0.00 %</b>



# Income Statement

4/1/2020 - 4/30/2020, By Quarter, Cash basis

Prepared By: WestWork Corp  
PO Box 270665  
Littleton, CO 80127

## Pineview Condominium Homeowner's Association, Inc

Account	4/1/2020 - 4/30/2020	Total
<b>Income</b>		
Association Fee Income		
Association Fee Income - Other	2,585.00	2,585.00
<b>Total</b> for Association Fee Income	<b>\$2,585.00</b>	<b>\$2,585.00</b>
<b>Total</b> Income	<b>\$2,585.00</b>	<b>\$2,585.00</b>
<b>Expense</b>		
Landscaping		
Snow Removal/Repairs	75.00	75.00
<b>Total</b> for Landscaping	<b>\$75.00</b>	<b>\$75.00</b>
Professional Services		
Legal Fees	1,268.35	1,268.35
Management Fees	300.00	300.00
<b>Total</b> for Professional Services	<b>\$1,568.35</b>	<b>\$1,568.35</b>
Utilities		
Gas/Electric	46.32	46.32
Trash Removal	175.73	175.73
Water/Sewer	564.03	564.03
<b>Total</b> for Utilities	<b>\$786.08</b>	<b>\$786.08</b>
<b>Total</b> Expense	<b>\$2,429.43</b>	<b>\$2,429.43</b>
<b>Net Operating Income</b>	<b>\$155.57</b>	<b>\$155.57</b>
<b>Non-operating Income</b>		
Reserve Revenue		
Interest Income	0.02	0.02
<b>Total</b> for Reserve Revenue	<b>\$0.02</b>	<b>\$0.02</b>
<b>Total</b> Non-operating Income	<b>\$0.02</b>	<b>\$0.02</b>
<b>Net Non-operating Income</b>	<b>\$0.02</b>	<b>\$0.02</b>
<b>Net Income</b>	<b>\$155.59</b>	<b>\$155.59</b>



PINEVIEW CONDOMINIUM HOMEOWNERS'  
ASSOCIATION, INC.  
WESTWORK CORP  
PO BOX 270665  
LITTLETON CO 80127-0011

Page 1 of 3  
Branch 010  
Account Number: 3011000134  
Date 04/30/2020

EM

HOA NON INT CKG

Acct 3011000134

Summary of Activity Since Your Last Statement

Beginning Balance	4/01/20	1,949.97
Deposits / Misc Credits	6	3,058.55
Withdrawals / Misc Debits	7	2,432.98
** Ending Balance	4/30/20	2,575.54 **
Service Charge		.00
Enclosures		2

Deposits and Credits

Date	Deposits	Withdrawals	Activity Description
4/03	1,410.00		FORTE/228797 ACH-0402-78C7F PINEVIEW CONDOMINIUM H
4/06	170.00		FORTE/228797 ACH-0403-E6199 PINEVIEW CONDOMINIUM H
4/13	470.00		FORTE/228797 ACH-0410-6167B PINEVIEW CONDOMINIUM H
4/16	235.00		FORTE/228797 ACH-0415-10252 PINEVIEW CONDOMINIUM H
4/16	68.55		REV OF DUP TRANSFER 3/31
4/30	705.00		REMOTE CAPTURE DEPOSIT

Withdrawals and Debits

Date	Deposits	Withdrawals	Activity Description
4/03		46.32	INTERMOUNTAIN RU/ACH DRFT UM53024703 PINEVIEW CONDOMINIUM H
4/14		564.03	JP PRKR/WTRPAYMENT T20147559 Pineview Condo Associa
4/16		175.73	WASTE MANAGEMENT/INTERNET
4/29		75.00	AVIDPAY SERVICE/AVIDPAY REF*CK*100017*Environmental Designs In 43090865
4/30		68.55	CK100017 Pineview Condominium H Ref 1210808 to Dep 3012000141 Monthly serve Contribution



# PACIFIC PREMIER BANK

## STATEMENT OF ACCOUNT ACTIVITY

866-353-1476

www.ppbi.com

**PINEVIEW CONDOMINIUM HOMEOWNERS'  
ASSOCIATION, INC.  
WESTWORK CORP  
PO BOX 270665  
LITTLETON CO 80127-0011**

Page 2 of 3  
Branch 010  
Account Number: 3011000134  
Date 04/30/2020  
EM

### Checks in Check Number Order

Date	Check No	Amount	Date	Check No	Amount	Date	Check No	Amount
4/22	5108	235.00	4/16	100016*	1,268.35			

\* indicates a break in check number sequence

### Daily Balance Summary

Date	Balance	Date	Balance	Date	Balance
4/03	3,313.65	4/14	3,389.62	4/29	1,939.09
4/06	3,483.65	4/16	2,249.09	4/30	2,575.54
4/13	3,953.65	4/22	2,014.09		

Page  
Account:  
Date

3 of 3  
3011000134  
04/30/20

Pineview Condominium HOA CO WestWork Corp PO Box 270695 Littleton, CO 80127		Pacific Premier Bank 12001 N. Central Expressway #1165 Dallas, TX 75243		DATE 04/15/2020	5108
				3225451110 NET AMOUNT \$235.00	
PAY TO THE ORDER OF PINEVIEW 2 LLC 5219 MCCART RANCH RD ELIZABETH, CO 80107-7945		MEMO Refund		Two Hundred Thirty Five DOLLARS	
VOID AFTER 90 DAYS					
#5108# 121025453# 3011000134#					

04/22/2020 5108 \$235.00

Pineview Condominium HOA CO WestWork Corp PO Box 270695 Littleton, CO 80127		Pacific Premier Bank 12001 N. Central Expressway #1165 Dallas, TX 75243		DATE 04/15/2020	5108
				3225451110 NET AMOUNT \$235.00	
PAY TO THE ORDER OF PINEVIEW 2 LLC 5219 MCCART RANCH RD ELIZABETH, CO 80107-7945		MEMO Refund		Two Hundred Thirty Five DOLLARS	
VOID AFTER 90 DAYS					
#5108# 121025453# 3011000134#					

Pineview Condominium Homeowner's Association 10881 Pine Drive Parker, CO 80138		Pacific Premier Bank 12001 N. Central Expressway #1165 Dallas, TX 75243		DATE 04/09/2020	100016
PAY TO THE ORDER OF Altitude Community Law P.C. One Thousand Two Hundred Sixty-Eight Dollars and Thirty-Five Cents		MEMO A/R: 1513 P; Inv: 032420-5138		\$ 1,268.35 DOLLARS	
VOID AFTER 90 DAYS					
#100016# 121025453# 3011000134#					

04/16/2020 100016 \$1,268.35

Pineview Condominium Homeowner's Association 10881 Pine Drive Parker, CO 80138		Pacific Premier Bank 12001 N. Central Expressway #1165 Dallas, TX 75243		DATE 04/09/2020	100016
PAY TO THE ORDER OF Altitude Community Law P.C. One Thousand Two Hundred Sixty-Eight Dollars and Thirty-Five Cents		MEMO A/R: 1513 P; Inv: 032420-5138		\$ 1,268.35 DOLLARS	
VOID AFTER 90 DAYS					
#100016# 121025453# 3011000134#					



ENTER NAME AND CORRECT ADDRESS BELOW, THEN CUT OFF THIS PORTION AND RETURN IT TO THE ADDRESS BELOW		CHECKING ACCOUNT NUMBER:	
		IF YOU HAVE ANY OTHER ACCOUNTS, PLEASE LIST BELOW.	
NAME		TYPE	ACCOUNT NUMBER
NAME			
STREET ADDRESS			
CITY			
STATE	ZIP CODE		
TAX PAYER'S IDENTIFYING NO.	PHONE		
SIGNATURE			

BALANCE should agree with your checkbook balance after deducting charges and adding credits not shown in your checkbook but included on this statement as follows:

☐ Accounted for bank charges?      ☐ Verified additions and subtractions in your checkbook      ☐ Compared cancelled/images checks to checkbook      ☐ Compared deposit amounts on statement to your checkbook?

As a consumer, additional information on a summary of your rights and responsibilities is included in the Deposit Account Agreement and Information Brochure. To report a lost or stolen card during non-business hours, call (866) 353-1476.



PINEVIEW CONDOMINIUM HOMEOWNERS'  
ASSOCIATION, INC.  
WESTWORK CORP  
PO BOX 270665  
LITTLETON CO 80127-0011

Page 1 of 1  
Branch 010  
Account Number: 3012000141  
Date 04/30/2020

EM

HOA MONEY MARKET

Acct 3012000141

Summary of Activity Since Your Last Statement

Beginning Balance	4/01/20	274.22
Deposits / Misc Credits	2	68.57
Withdrawals / Misc Debits	1	68.55
** Ending Balance	4/30/20	274.24 **
Service Charge		.00
Interest Paid Thru 4/30/20		.02
Interest Paid Year To Date		.04
Average Rate / Cycle Days		.10000 / 30

Deposits and Credits

Date	Deposits	Withdrawals	Activity Description
4/30	68.55		Ref 1210808 from Dep 3011000134 Monthly Reserve Contribution
4/30	.02		INTEREST EARNED

Withdrawals and Debits

Date	Deposits	Withdrawals	Activity Description
4/16		68.55	REV OF DUP TRANSFER 3/31

Daily Balance Summary

Date	Balance	Date	Balance	Date	Balance
4/16	205.67	4/30	274.24		

ENTER NAME AND CORRECT ADDRESS BELOW, THEN CUT OFF THIS PORTION AND RETURN IT TO THE ADDRESS BELOW		CHECKING ACCOUNT NUMBER:	
		IF YOU HAVE ANY OTHER ACCOUNTS, PLEASE LIST BELOW.	
NAME		TYPE	ACCOUNT NUMBER
NAME			
STREET ADDRESS			
CITY			
STATE	ZIP CODE		
TAX PAYER'S IDENTIFYING NO.	PHONE		
SIGNATURE			

<b>CHECK / ATM / DEBIT WITHDRAWALS OUTSTANDING</b>						<b>CHECKBOOK RECONCILIATION</b>	
<b>DATE OR #</b>	<b>AMOUNT</b>	<b>DATE OR #</b>	<b>AMOUNT</b>	<b>DATE OR #</b>	<b>AMOUNT</b>		
<b>TOTAL \$</b>							
							<b>BALANCE</b>

BALANCE should agree with your checkbook balance after deducting charges and adding credits not shown in your checkbook but included on this statement as follows:

Interest - Add | Check Printing\* - Deduct | Automatic Payment - Deduct | Transfer - Add | Service Charge - Deduct

As a consumer, additional information on a summary of your rights and responsibilities is included in the Deposit Account Agreement and Information Brochure. To report a lost or stolen card during non-business hours, call (866) 353-1476.

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PINEVIEW CONDOMINIUM HOA INC

PO BOX 270665

LITTLETON CO 80127-0011



**To Contact U.S. Bank**

**24-Hour Business**

**Solutions:**

1-800-673-3555

**U.S. Bank accepts Relay Calls**

**Internet:**

[usbank.com](http://usbank.com)

## INFORMATION YOU SHOULD KNOW

**Effective May 11, 2020** the **"Your Deposit Account Agreement"** booklet will include updates that may affect your rights. The main updates to note in the revised **"Your Deposit Account Agreement"** booklet sections, and sub sections, are:

- Included in multiple sections
  - Clarification around reoccurring or one-time merchant debit card transactions
  - Rebranding of the Premier Line of Credit product to Personal Line of Credit
  - Clarification on ATM deposit availability
- Addition of "Special Provisions for Third Party Accounts" section
- Definitions section
  - Added the definition for "account" or "statement" cycle
- Savings Account section
  - Clarification on "Transfer and/or Withdrawal Restrictions"
  - Clarification on "Excessive Transfers and/or Withdrawals"
- Levies, Garnishments and other Legal Process section
  - Additional language and clarity on the legal process
- Funds Availability section
  - Changes to the Funds Availability section to reflect inflationary adjustments to certain specified dollar amounts for deposited funds:

Funds Availability Section	Current Amounts	Amounts effective as of May 11, 2020
Immediate Availability - All Accounts	Up to first \$200	Up to first \$225
Longer Delays May Apply - Case by Case Delays	The first \$200 of your deposit	(Increases to) \$225
Longer Delays May Apply - Safeguard Exceptions	Deposit of Check(s) greater than \$5,000	(Increases to) \$5,525
Special Rules for New Accounts - Retail Consumer and Business Accounts	All references of \$5,000	(Increases to) \$5,525

- Determining the Availability of a Deposit - All Accounts sub-section
  - Updated timing on deposits done at an ATM
- Deposits at Automated Teller Machines sub-section
  - Addition of Partner ATMs section
- Removed the following content and will be distributed upon individual product purchase
  - Safe Deposit Box Agreement
  - Consumer Reserve Line Agreement
  - Business Reserve Line Agreement

Starting May 11, you may pick up a copy at your local branch, view on [usbank.com](http://usbank.com), or call 800.USBANKS (872.2657) to request a copy. If you have any questions, our bankers are available to help at your local branch. You can also call us at U.S. Bank 24-Hour Banking at 800.USBANKS (872.2657). We accept relay calls.



## BALANCE YOUR ACCOUNT

To keep track of all your transactions, you should balance your account every month. Please examine this statement immediately. We will assume that the balance and transactions shown are correct unless you notify us of an error.

### Outstanding Deposits

DATE	AMOUNT
TOTAL	\$

### Outstanding Withdrawals

DATE	AMOUNT
TOTAL	\$

1. List any deposits that do not appear on your statement in the Outstanding Deposits section at the left. Record the total.
2. Check off in your checkbook register all checks, withdrawals (including Debit Card and ATM) and automatic payments that appear on your statement. Withdrawals that are NOT checked off should be recorded in the Outstanding Withdrawals section at the left. Record the total.
3. Enter the ending balance shown on this statement. \$ \_\_\_\_\_
4. Enter the total deposits recorded in the Outstanding Deposits section. \$ \_\_\_\_\_
5. Total lines 3 and 4. \$ \_\_\_\_\_
6. Enter the total withdrawals recorded in the Outstanding Withdrawals section. \$ \_\_\_\_\_
7. Subtract line 6 from line 5. This is your balance. \$ \_\_\_\_\_
8. Enter in your register and subtract from your register balance any checks, withdrawals or other debits (including fees, if any) that appear on your statement but have not been recorded in your register.
9. Enter in your register and add to your register balance any deposits or other credits (including interest, if any) that appear in your statement but have not been recorded in your register.
10. The balance in your register should be the same as the balance shown in #7. If it does not match, review and check all figures used, and check the addition and subtraction in your register. If necessary, review and balance your statement from the previous month.

## IMPORTANT DISCLOSURES TO OUR CONSUMER CUSTOMERS

### In Case of Errors or Questions About Your Checking, Savings, ATM, Debit Card, ACH, Bill Pay and Other Electronic Transfers

If you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt, we must hear from you no later than 60 days\* after we sent you the FIRST statement on which the error or problem appeared. Telephone us at the number listed on the front of this statement or write to us at U.S. Bank, EP-MN-WS5D, 60 Livingston Ave., St. Paul, MN 55107.

- Tell us your name and account number.
- Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
- Tell us the dollar amount of the suspected error.

We will determine whether an error occurred within 10 business days after we hear from you and will correct any error promptly. If we need more time, we may take up to 45 days to investigate your complaint. For errors involving new accounts, point-of-sale, or foreign-initiated transactions, we may take up to 90 days to investigate your complaint. If we decide to do this, we will credit your account within 10 business days for the amount you think is in error, so that you will have the use of the money during the time it takes us to complete our investigation. If we ask you to put your complaint or question in writing and we do not receive it within 10 business days, we may not credit your account.

\*Please note: Paper draft and paper check claims must be disputed within 30 days per Your Deposit Account Agreement.

## IMPORTANT DISCLOSURES TO OUR BUSINESS CUSTOMERS

Errors related to any transaction on a business account will be governed by any agreement between us and/or all applicable rules and regulations governing such transactions, including the rules of the National Automated Clearing House Association (NACHA Rules) as may be amended from time to time. If you think this statement is wrong, please telephone us at the number listed on the front of this statement immediately.

## CONSUMER BILLING RIGHTS SUMMARY REGARDING YOUR RESERVE LINE

### What To Do If You Think You Find A Mistake on Your Statement

If you think there is an error on your statement, write to us at:

U.S. Bank, P.O. Box 3528, Oshkosh, WI 54903-3528.

In your letter, give us the following information:

- **Account information:** Your name and account number.
- **Dollar Amount:** The dollar amount of the suspected error.
- **Description of problem:** If you think there is an error on your bill, describe what you believe is wrong and why you believe it is a mistake.

You must contact us within 60 days after the error appeared on your statement.

You must notify us of any potential errors *in writing*. You may call us, but if you do we are not required to investigate any potential errors and you may have to pay the amount in question.

While we investigate whether or not there has been an error, the following are true:

- We cannot try to collect the amount in question, or report you as delinquent on that amount.
- The charge in question may remain on your statement, and we may continue to charge you interest on that amount. But, if we determine that we made a mistake, you will not have to pay the amount in question or any interest or other fees related to that amount.
- While you do not have to pay the amount in question, you are responsible for the remainder of your balance.
- We can apply any unpaid amount against your credit limit.

**Reserve Line Balance Computation Method:** To determine your **Balance Subject to Interest Rate**, use the dates and balances provided in the Reserve Line Balance Summary section. The date next to the first Balance Subject to Interest is day one for that balance and is applicable up to (but not including) the date of the next balance (if there is one). We multiply the Balance Subject to Interest by the number of days it is applicable and add them up to get the same number of days in the billing cycle. We then divide the result by the number of billing days in the cycle. This is your **Balance Subject to Interest Rate**. Any unpaid interest charges and unpaid fees are not included in the Balance Subject to Interest. The \*\*\*INTEREST CHARGE\*\*\* begins from the date of each advance.

## REPORTS TO AND FROM CREDIT BUREAUS FOR RESERVE LINES

We may report information about your account to credit bureaus. Late payments, missed payments or other defaults on your account may be reflected in your credit report.

## CONSUMER REPORT DISPUTES

We may report information about account activity on consumer and small business deposit accounts and consumer reserve lines to Consumer Reporting Agencies (CRA). As a result, this may prevent you from obtaining services at other financial institutions. If you believe we have inaccurately reported information to a CRA, you may submit a dispute by calling 844.624.8230 or by writing to: U.S. Bank Attn: Consumer Bureau Dispute Handling (CBDH), P.O. Box 3447, Oshkosh, WI 54903-3447. In order for us to assist you with your dispute, you must provide: your name, address and phone number; the account number; the specific information you are disputing; the explanation of why it is incorrect; and any supporting documentation (e.g., affidavit of identity theft), if applicable.



PINEVIEW CONDOMINIUM HOA INC  
PO BOX 270665  
LITTLETON CO 80127-0011

## Business Statement

Account Number:  
1 036 8335 7869

Statement Period:  
Apr 1, 2020  
through  
Apr 30, 2020



Page 2 of 2

### INFORMATION YOU SHOULD KNOW

(CONTINUED)

Thank you for choosing U.S. Bank. We wanted to inform you of Fee changes that will be effective May 1st, 2020.

The fee for a Cashier's check will move from the current fee of \$8.00 to \$10.00.

If you have any questions or would like to discuss your account options, please call us at 1.800.673.3555.

### SILVER BUSINESS CHECKING

Member FDIC

U.S. Bank National Association

#### Account Summary

Account Number 1-036-8335-7869

Beginning Balance on Apr 1	\$	14,966.22
Ending Balance on Apr 30, 2020	\$	14,966.22

### ANALYSIS SERVICE CHARGE DETAIL

Account Analysis Activity for: March 2020

Account Number:	1-036-8335-7869	\$	0.00
Analysis Service Charge assessed to	1-036-8335-7869	\$	0.00

#### Service Activity Detail for Account Number 1-036-8335-7869

Service	Volume	Avg Unit Price	Total Charge
<b>Depository Services</b>			
Combined Transactions/Items	1		No Charge
Subtotal: Depository Services			0.00
<b>Branch Coin/Currency Services</b>			
Cash Deposited-per \$100	1		No Charge
Subtotal: Branch Coin/Currency Services			0.00
Fee Based Service Charges for Account Number 1-036-8335-7869			\$ 0.00



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# Bank Reconciliation

Prepared By: WestWork Corp  
PO Box 270665  
Littleton, CO 80127

Bank account **Pineview Condo Reserve Account**

Statement ending date **4/30/2020**

<b>Beginning balance</b>	<b>\$14,966.22</b>
+ Cleared deposits	0.00
- Cleared withdrawals	0.00
<b>Ending balance</b>	<b>\$14,966.22</b>
+ Uncleared deposits	0.00
- Uncleared withdrawals	0.00
<b>Book balance</b>	<b>\$14,966.22</b>

Date	Number	Name	Memo	Amount
<b>Beginning balance</b>				<b>\$14,966.22</b>
<b>Cleared</b>				
<b>+ Deposits</b>				
<b>Total</b> for Cleared deposits				<b>\$0.00</b>
<b>- Withdrawals</b>				
<b>Total</b> for Cleared withdrawals				<b>\$0.00</b>
<b>Total</b> for Cleared deposits & withdrawals				<b>\$0.00</b>
<b>Ending balance</b>				<b>\$14,966.22</b>
<b>Uncleared</b>				
<b>+ Deposits</b>				
<b>Total</b> for Uncleared deposits				<b>\$0.00</b>
<b>- Withdrawals</b>				
<b>Total</b> for Uncleared withdrawals				<b>\$0.00</b>
<b>Total</b> for Uncleared deposits & withdrawals				<b>\$0.00</b>
<b>Book balance</b>				<b>\$14,966.22</b>





# Bank Reconciliation

Prepared By: WestWork Corp  
PO Box 270665  
Littleton, CO 80127

Bank account **Pineview Condo PPB Reserve Account**

Statement ending date **4/30/2020**

<b>Beginning balance</b>	<b>\$274.22</b>
+ Cleared deposits	0.02
- Cleared withdrawals	0.00
<b>Ending balance</b>	<b>\$274.24</b>
+ Uncleared deposits	0.00
- Uncleared withdrawals	0.00
<b>Book balance</b>	<b>\$274.24</b>

Date	Number	Name	Memo	Amount
<b>Beginning balance</b>				<b>\$274.22</b>
<b>Cleared</b>				
<b>+ Deposits</b>				
4/30/2020			Interest	0.02
<b>Total for Cleared deposits</b>				<b>\$0.02</b>
<b>- Withdrawals</b>				
<b>Total for Cleared withdrawals</b>				<b>\$0.00</b>
<b>Total for Cleared deposits &amp; withdrawals</b>				<b>\$0.02</b>
<b>Ending balance</b>				<b>\$274.24</b>
<b>Uncleared</b>				
<b>+ Deposits</b>				
<b>Total for Uncleared deposits</b>				<b>\$0.00</b>
<b>- Withdrawals</b>				
<b>Total for Uncleared withdrawals</b>				<b>\$0.00</b>
<b>Total for Uncleared deposits &amp; withdrawals</b>				<b>\$0.00</b>
<b>Book balance</b>				<b>\$274.24</b>



# Bank Reconciliation

Prepared By: WestWork Corp  
PO Box 270665  
Littleton, CO 80127

Bank account **Pineview Operating Account PPB**

Statement ending date **4/30/2020**

<b>Beginning balance</b>	<b>\$1,949.97</b>
+ Cleared deposits	2,990.00
- Cleared withdrawals	(2,364.43)
<b>Ending balance</b>	<b>\$2,575.54</b>
+ Uncleared deposits	0.00
- Uncleared withdrawals	(1,387.50)
<b>Book balance</b>	<b>\$1,188.04</b>

Date	Number	Name	Memo	Amount
<b>Beginning balance</b>				<b>\$1,949.97</b>
<b>Cleared</b>				
<b>+ Deposits</b>				
4/2/2020	EFT			1,410.00
4/3/2020	EFT			170.00
4/10/2020	EFT			470.00
4/15/2020	EFT			235.00
4/30/2020			Scan Deposit	705.00
<b>Total for Cleared deposits</b>				<b>\$2,990.00</b>
<b>- Withdrawals</b>				
4/3/2020	EFT	IREA	04-2020	(46.32)
4/9/2020	100016	Altitude Community Law P.C.		(1,268.35)
4/14/2020	EFT	Parker Water & Sanitation District	04-2020	(564.03)
4/15/2020	5108	Pineview 2 LLC	Refund	(235.00)
4/16/2020	EFT	Waste Management	04-20	(175.73)
4/28/2020	100017	Environmental Designs, Inc		(75.00)
<b>Total for Cleared withdrawals</b>				<b>(\$2,364.43)</b>
<b>Total for Cleared deposits &amp; withdrawals</b>				<b>\$625.57</b>
<b>Ending balance</b>				<b>\$2,575.54</b>

## Uncleared

### + Deposits



# Bank Reconciliation

Prepared By: WestWork Corp  
PO Box 270665  
Littleton, CO 80127

Date	Number	Name	Memo	Amount
<b>Total</b> for Uncleared deposits				<b>\$0.00</b>
<b>- Withdrawals</b>				
12/4/2019	100003	Environmental Designs, Inc		(600.00)
12/4/2019	100003	Environmental Designs, Inc		(787.50)
<b>Total</b> for Uncleared withdrawals				<b>(\$1,387.50)</b>
<b>Total</b> for Uncleared deposits & withdrawals				<b>(\$1,387.50)</b>
<b>Book balance</b>				<b>\$1,188.04</b>