Financial Statements as of March 31, 2026 prepared for:

STRATA PLAN NW 222 (WILTSHIRE HOUSE)

STRATA PLAN NW 222 (WILTSHIRE HOUSE)

Financial Statements prepared on Thursday, the 2 day of April in the year of 2026

FCPM Property Management

NOTICE TO READER

These financial statements have been prepared from monthly accounting information and are intended for the use of the Strata Council of NW 222. These statements are unaudited and readers other than Strata Council are cautioned that they may not be appropriate for their purposes.

April 2, 2026

STRATA PLAN NW 222 (WILTSHIRE HOUSE)
STATEMENT OF RECEIPTS AND EXPENDITURES
12 PERIODS ENDED March 31, 2026
(UNAUDITED-SEE NOTICE TO READER)

	CURRENT MO ACTUAL	CURRENT MO BUDGET	YTD ACTUAL	YTD BUDGET	ANNUAL BUDGET	BUDGET REMAINING
RECEIPTS:						
STRATA FEES	$9,970.15	$9,970.13	$119,641.80	$119,642.00	$119,642.00	$0.20
INTEREST INCOME	$60.37	$29.13	$650.30	$350.00	$350.00	($300.30)
LAUNDRY INCOME	$37.25	$29.13	$410.25	$350.00	$350.00	($60.25)
	$10,067.77	$10,028.39	$120,702.35	$120,342.00	$120,342.00	($360.35)
EXPENDITURES:						
ADMINISTRATION						
MANAGEMENT FEES	$1,023.75	$1,023.75	$12,285.00	$12,285.00	$12,285.00	$0.00
INSURANCE/APPRAISAL	$2,056.75	$1,833.37	$21,598.25	$22,000.00	$22,000.00	$401.75
LEGAL FEES	$0.00	$166.63	$0.00	$2,000.00	$2,000.00	$2,000.00
MISCELLANEOUS	$322.77	$166.63	$2,029.84	$2,000.00	$2,000.00	($29.84)
DEPRECIATION REPORT	$0.00	$500.00	$5,119.80	$6,000.00	$6,000.00	$880.20
	$3,403.27	$3,690.38	$41,032.89	$44,285.00	$44,285.00	$3,252.11
UTILITIES						
GAS	$3,299.38	$1,500.00	$12,117.13	$18,000.00	$18,000.00	$5,882.87
ELECTRICITY	$202.00	$225.00	$2,409.44	$2,700.00	$2,700.00	$290.56
WATER AND SEWER	$1,500.00	$708.37	$9,799.63	$8,500.00	$8,500.00	($1,299.63)
GARBAGE REMOVAL	$797.64	$541.63	$6,363.44	$6,500.00	$6,500.00	$136.56
	$5,799.02	$2,975.00	$30,689.64	$35,700.00	$35,700.00	$5,010.36
PROPERTY AND BUILDINGS						
ELEVATOR	$130.71	$333.37	$4,456.86	$4,000.00	$4,000.00	($456.86)
JANITORIAL SERVICES	$393.75	$391.63	$4,725.00	$4,700.00	$4,700.00	($25.00)
LANDSCAPE IMPROVEMENTS	$0.00	$66.63	$409.50	$800.00	$800.00	$390.50
REPAIRS AND MAINTENANCE	$13,476.75	$1,480.88	$26,944.73	$17,771.00	$17,771.00	($9,173.73)
	$14,001.21	$2,272.51	$36,536.09	$27,271.00	$27,271.00	($9,265.09)
SUB-TOTAL	$23,203.50	$8,937.89	$108,258.62	$107,256.00	$107,256.00	($1,002.62)
	($13,135.73)	$1,090.50	$12,443.73	$13,086.00	$13,086.00	$642.27
TRANSFER TO CONTINGENCY FUND	($916.67)	($916.63)	($11,000.04)	($11,000.00)	($11,000.00)	$0.04
DEFICIT RECOVERY	($173.83)	($173.87)	($2,085.96)	($2,086.00)	($2,086.00)	($0.04)
EXCESS (DEFICIENCY) FOR PERIOD	($14,226.23)	$0.00	($642.27)	$0.00	$0.00	$642.27

Sort order: Account, fiscal period, source code, date, reference
Selection: Account [3000] to [ZZZZZZ]
Department [ ] to [XXXXXX]
Year 2026-, period [12] to year 2026-, period [12]
Options: Exclude inactive accounts, exclude accounts with no activity.
Include closing amounts
Show primary description
Show units
Highest posting sequence : 15

GENERAL LEDGER PRINTOUT

Pd.	Source	Date	Description	Reference	Units	Debits	Credits	Net Posted / Balance
	3000		OPERATING FUND OPENING BALANCE			Opening Balance		6,570.96 *
				Account Balance as of 2026-12				6,570.96
	3100		TRFR TO/FROM OPERATING FUND			Opening Balance		-1,912.13 *
12	GL-9	03/23/26	DEFICIT RECOVERY	AJE6			173.83	-173.83
		1 transactions(s) printed.		Account Net Change		0.00	173.83	-173.83
				Account Balance as of 2026-12				-2,085.96
	3200		CONTINGENCY RESERVE FUND-O/B			Opening Balance		-44,373.36 *
				Account Balance as of 2026-12				-44,373.36
	3225		CRF CURRENT APPROPRIATIONS			Opening Balance		-10,083.37 *
12	GL-9	03/23/26	RECORD CRF TRANSFER	AJE2			916.67	-916.67
		1 transactions(s) printed.		Account Net Change		0.00	916.67	-916.67
				Account Balance as of 2026-12				-11,000.04
	3230		CRF INTEREST INCOME			Opening Balance		-323.72 *
12	GL-9	03/23/26	RECORD INTEREST AND SERVICE	AJE1			39.57	-39.57
		1 transactions(s) printed.		Account Net Change		0.00	39.57	-39.57
				Account Balance as of 2026-12				-363.29
	3400		SPECIAL LEVY FUND - OPENING BALANCE			Opening Balance		-8,371.72 *
				Account Balance as of 2026-12				-8,371.72
	3430		INTEREST			Opening Balance		-10.32 *
				Account Balance as of 2026-12				-10.32
	3450		EXPENDITURES			Opening Balance		8,263.59 *
				Account Balance as of 2026-12				8,263.59
	3475		TRFR TO/FROM SPECIAL LEVY FUND			Opening Balance		118.45 *
				Account Balance as of 2026-12				118.45
	4000		STRATA FEES			Opening Balance		-109,671.65 *
12	AR-IN	03/01/26	Consol. by AR on 3/31/2026	AR-IN			9,970.15	-9,970.15
		1 transactions(s) printed.		Account Net Change		0.00	9,970.15	-9,970.15
				Account Balance as of 2026-12				-119,641.80
	4300		INTEREST INCOME			Opening Balance		-589.93 *
12	GL-9	03/23/26	RECORD INTEREST AND SERVICE	AJE1			60.37	-60.37
		1 transactions(s) printed.		Account Net Change		0.00	60.37	-60.37

Pd.	Source	Date	Description	Reference	Units	Debits	Credits	Net Posted / Balance
				Account Balance as of 2026-12				-650.30
	4400		LAUNDRY INCOME			Opening Balance		-373.00 *
12	GL-9	03/23/26	FEB LAUNDRY	AJE8			37.25	-37.25
		1 transactions(s) printed.		Account Net Change		0.00	37.25	-37.25
				Account Balance as of 2026-12				-410.25
	5000		MANAGEMENT FEES			Opening Balance		11,261.25 *
12	GL-9	03/23/26	MGMT FEE AND CHARGES	AJE4		1,023.75		1,023.75
		1 transactions(s) printed.		Account Net Change		1,023.75	0.00	1,023.75
				Account Balance as of 2026-12				12,285.00
	5100		INSURANCE/APPRAISAL			Opening Balance		19,541.50 *
12	GL-9	03/23/26	EXPENSE PREPAID INSURANCE	AJE3		1,531.75		
12	GL-9	03/23/26	FCPM-INS PLACEMENT FEE	AJE4		525.00		2,056.75
		2 transactions(s) printed.		Account Net Change		2,056.75	0.00	2,056.75
				Account Balance as of 2026-12				21,598.25
	5400		MISCELLANEOUS			Opening Balance		1,707.07 *
12	GL-9	03/23/26	RECORD INTEREST AND SERVICE	AJE1		20.00		
12	GL-9	03/23/26	MGMT FEE AND CHARGES	AJE4		302.77		322.77
		2 transactions(s) printed.		Account Net Change		322.77	0.00	322.77
				Account Balance as of 2026-12				2,029.84
	5500		DEPRECIATION REPORT			Opening Balance		5,119.80 *
				Account Balance as of 2026-12				5,119.80
	6000		GAS			Opening Balance		8,817.75 *
12	GL-9	03/23/26	FORTIS-FEB	AJE5		1,699.38		
12	GL-9	03/23/26	RECORD YEAREND PAYABLES	AJE7		1,600.00		3,299.38
		2 transactions(s) printed.		Account Net Change		3,299.38	0.00	3,299.38
				Account Balance as of 2026-12				12,117.13
	6100		ELECTRICITY			Opening Balance		2,207.44 *
12	GL-9	03/23/26	BC HYDRO-MAR	AJE5		202.00		202.00
		1 transactions(s) printed.		Account Net Change		202.00	0.00	202.00
				Account Balance as of 2026-12				2,409.44
	6200		WATER AND SEWER			Opening Balance		8,299.63 *
12	GL-9	03/23/26	RECORD YEAREND PAYABLES	AJE7		1,500.00		1,500.00
		1 transactions(s) printed.		Account Net Change		1,500.00	0.00	1,500.00
				Account Balance as of 2026-12				9,799.63
	6300		GARBAGE REMOVAL			Opening Balance		5,565.80 *
12	GL-9	03/23/26	RECORD YEAREND PAYABLES	AJE7		401.03		
12	AP-IN	03/05/26	188- 189- 5 -March 2026	EMTERRA ENVI		396.61		797.64
		2 transactions(s) printed.		Account Net Change		797.64	0.00	797.64
				Account Balance as of 2026-12				6,363.44
	6400		ELEVATOR			Opening Balance		4,326.15 *

Pd.	Source	Date	Description	Reference	Units	Debits	Credits	Net Posted / Balance
	6400		ELEVATOR - (Continued)					
12	GL-9	03/23/26	RECORD YEAREND PAYABLES	AJE7		130.71		130.71
		1 transactions(s) printed.		Account Net Change		130.71	0.00	130.71
				Account Balance as of 2026-12				4,456.86
	6700		JANITORIAL SERVICES			Opening Balance		4,331.25 *
12	AP-IN	03/03/26	188- 189- 3 -March 2026	PT CLEANING		393.75		393.75
		1 transactions(s) printed.		Account Net Change		393.75	0.00	393.75
				Account Balance as of 2026-12				4,725.00
	6900		LANDSCAPE IMPROVEMENTS			Opening Balance		409.50 *
				Account Balance as of 2026-12				409.50
	7200		REPAIRS AND MAINTENANCE			Opening Balance		13,467.98 *
12	GL-9	03/23/26	RECORD YEAREND PAYABLES	AJE7		525.00		
12	GL-9	03/23/26	RECORD YEAREND PAYABLES	AJE7		1,869.00		
12	GL-9	03/31/26	RECORD YEAREND PAYABLE	AJE7		157.50		
12	AP-IN	03/03/26	188- 189- 2 -March 2026	PEST DETECTI		199.50		
12	AP-IN	03/05/26	188- 189- 4 -salting February 17,	SMILER SERVI		267.75		
12	AP-IN	03/06/26	188- 189- 6 -lock maintenance	A PRIORITY L		131.25		
12	AP-IN	03/18/26	189- 190- 1 -salting march 9/26	SMILER SERVI		89.25		
12	AR-CN	03/27/26	6- 6- 1 -AGREN, PONTUS	REVERSE		10,237.50		13,476.75
		8 transactions(s) printed.		Account Net Change		13,476.75	0.00	13,476.75
				Account Balance as of 2026-12				26,944.73
	9000		TRANSFER TO CONTINGENCY FUND			Opening Balance		10,083.37 *
12	GL-9	03/23/26	RECORD CRF TRANSFER	AJE2		916.67		916.67
		1 transactions(s) printed.		Account Net Change		916.67	0.00	916.67
				Account Balance as of 2026-12				11,000.04
	9800		DEFICIT RECOVERY			Opening Balance		1,912.13 *
12	GL-9	03/23/26	DEFICIT RECOVERY	AJE6		173.83		173.83
		1 transactions(s) printed.		Account Net Change		173.83	0.00	173.83
				Account Balance as of 2026-12				2,085.96
		29 transaction(s) printed.		Report Net Change		24,294.00	11,197.84	13,096.16
		26 account(s) printed.				Report Balance		-50,609.42

STRATA PLAN NW 222 (WILTSHIRE HOUSE)
STATEMENT OF FUND BALANCES
March 31, 2026
(UNAUDITED-SEE NOTICE TO READER)

OPERATING FUND

OPERATING FUND SURPLUS (DEFICIT) - OPENING BALANCE	($6,570.96)
TRANSFERS TO (FROM) OPERATING FUND	$2,085.96
EXCESS OF RECEIPTS OVER EXPENDITURES FOR PERIOD	($642.27)
OPERATING FUND SURPLUS (DEFICIT) - ENDING BALANCE	($5,127.27)

CONTINGENCY RESERVE FUND

CONTINGENCY RESERVE FUND-O/B	$44,373.36
CRF CURRENT APPROPRIATIONS	$11,000.04
CRF INTEREST INCOME	$363.29
CRF EXPENDITURES	$0.00
TRFR TO/FROM CRF	$0.00
CONTINGENCY RESERVE FUND - ENDING BALANCE	$55,736.69

SPECIAL LEVY FUND

SPECIAL LEVY FUND - OPENING BALANCE	$8,371.72
SPECIAL LEVY	$0.00
INTEREST	$10.32
EXPENDITURES	($8,263.59)
SURPLUS REFUND	$0.00
TRFR TO/FROM SPECIAL LEVY FUND	($118.45)
SPECIAL LEVY FUND - ENDING BALANCE	$0.00

Sort order: Account, fiscal period, source code, date, reference
Selection: Account [3200] to [3299]
Department [ ] to [XXXXXX]
Year 2026-, period [1] to year 2026-, period [12]
Options: Exclude inactive accounts, exclude accounts with no activity.
Include closing amounts
Show primary description
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Highest posting sequence : 15

GENERAL LEDGER PRINTOUT
CONTINGENCY RESERVE FUND

Pd.	Source	Date	Description	Reference	Units	Debits	Credits	Net Posted / Balance
3200			CONTINGENCY RESERVE FUND-O/B			Opening Balance		-32,874.72 *
1	GL-9	04/16/25	CLOSE FUNDS AT YEAREND	AJE8			11,498.64	-11,498.64
	1 transactions(s) printed.			Account Net Change		0.00	11,498.64	-11,498.64
				Account Balance as of 2026-12				-44,373.36
3225			CRF CURRENT APPROPRIATIONS			Opening Balance		-11,000.04 *
1	GL-9	04/16/25	RECORD CRF TRANSFER	AJE2			916.67	
1	GL-9	04/16/25	CLOSE FUNDS AT YEAREND	AJE8		11,000.04		10,083.37
						Balance as of 2026-1		-916.67
2	GL-9	05/21/25	RECORD CRF TRANSFER	AJE2			916.67	-916.67
						Balance as of 2026-2		-1,833.34
3	GL-9	06/30/25	RECORD CRF TRANSFER	AJE2			916.67	-916.67
						Balance as of 2026-3		-2,750.01
4	GL-9	07/31/25	RECORD CRF TRANSFER	AJE2			916.67	-916.67
						Balance as of 2026-4		-3,666.68
5	GL-9	08/31/25	RECORD CRF TRANSFER	AJE2			916.67	-916.67
						Balance as of 2026-5		-4,583.35
6	GL-9	09/30/25	RECORD CRF TRANSFER	AJE2			916.67	-916.67
						Balance as of 2026-6		-5,500.02
7	GL-9	10/31/25	RECORD CRF TRANSFER	AJE2			916.67	-916.67
						Balance as of 2026-7		-6,416.69
8	GL-9	11/30/25	RECORD CRF TRANSFER	AJE2			916.67	-916.67
						Balance as of 2026-8		-7,333.36
9	GL-9	12/31/25	RECORD CRF TRANSFER	AJE2			916.67	-916.67
						Balance as of 2026-9		-8,250.03
10	GL-9	01/31/26	RECORD CRF TRANSFER	AJE2			916.67	-916.67
						Balance as of 2026-10		-9,166.70
11	GL-9	02/20/26	RECORD CRF TRANSFER	AJE2			916.67	-916.67
						Balance as of 2026-11		-10,083.37
12	GL-9	03/23/26	RECORD CRF TRANSFER	AJE2			916.67	-916.67
	13 transactions(s) printed.			Account Net Change		11,000.04	11,000.04	0.00
				Account Balance as of 2026-12				-11,000.04
3230			CRF INTEREST INCOME			Opening Balance		-498.60 *
1	GL-9	04/16/25	RECORD INTEREST AND SERVICE	AJE1			20.29	
1	GL-9	04/16/25	CLOSE FUNDS AT YEAREND	AJE8		498.60		478.31
						Balance as of 2026-1		-20.29
2	GL-9	05/21/25	RECORD INTEREST AND SERVICE	AJE1			23.36	-23.36
						Balance as of 2026-2		-43.65
3	GL-9	06/30/25	RECORD INTEREST AND SERVICE	AJE1			24.92	-24.92
						Balance as of 2026-3		-68.57

Pd.	Source	Date	Description	Reference	Units	Debits	Credits	Net Posted / Balance
	3230		**CRF INTEREST INCOME - (Continued)**					
4	GL-9	07/31/25	RECORD INTEREST AND SERVICE	AJE1			28.15	-28.15
							Balance as of 2026-4	**-96.72**
5	GL-9	08/31/25	RECORD INTEREST AND SERVICE	AJE1			30.56	-30.56
							Balance as of 2026-5	**-127.28**
6	GL-9	09/30/25	RECORD INTEREST AND SERVICE	AJE1			30.75	-30.75
							Balance as of 2026-6	**-158.03**
7	GL-9	10/31/25	RECORD INTEREST AND SERVICE	AJE1			32.25	-32.25
							Balance as of 2026-7	**-190.28**
8	GL-9	11/30/25	RECORD INTEREST AND SERVICE	AJE1			30.48	-30.48
							Balance as of 2026-8	**-220.76**
9	GL-9	12/31/25	RECORD INTEREST AND SERVICE	AJE1			33.52	-33.52
							Balance as of 2026-9	**-254.28**
10	GL-9	01/31/26	RECORD INTEREST AND SERVICE	AJE1			35.53	-35.53
							Balance as of 2026-10	**-289.81**
11	GL-9	02/20/26	RECORD INTEREST AND SERVICE	AJE1			33.91	-33.91
							Balance as of 2026-11	**-323.72**
12	GL-9	03/23/26	RECORD INTEREST AND SERVICE	AJE1			39.57	-39.57
	13 transactions(s) printed.				**Account Net Change**	**498.60**	**363.29**	**135.31**
					Account Balance as of 2026-12			**-363.29**
	27 transaction(s) printed.				**Report Net Change**	**11,498.64**	**22,861.97**	**-11,363.33**
	3 account(s) printed.					**Report Balance**		**-55,736.69**

Sort order: Account, fiscal period, source code, date, reference
Selection: Account [3400] to [3499]
Department [ ] to [XXXXXX]
Year 2026-, period [1] to year 2026-, period [12]
Options: Exclude inactive accounts, exclude accounts with no activity.
Include closing amounts
Show primary description
Show units
Highest posting sequence : 15

GENERAL LEDGER PRINTOUT
SPECIAL LEVY FUND

Pd.	Source	Date	Description	Reference	Units	Debits	Credits	Net Posted / Balance
	3400		SPECIAL LEVY FUND - OPENING BALANCE			Opening Balance		0.00 *
1	GL-9	04/16/25	CLOSE FUNDS AT YEAREND	AJE8			8,371.72	-8,371.72
		1 transactions(s) printed.		Account Net Change		0.00	8,371.72	-8,371.72
				Account Balance as of 2026-12				-8,371.72
	3425		SPECIAL LEVY			Opening Balance		-60,000.00 *
1	GL-9	04/16/25	CLOSE FUNDS AT YEAREND	AJE8		60,000.00		60,000.00
		1 transactions(s) printed.		Account Net Change		60,000.00	0.00	60,000.00
				Account Balance as of 2026-12				0.00
	3430		INTEREST			Opening Balance		-108.25 *
1	GL-9	04/16/25	RECORD INTEREST AND SERVICE	AJE1			10.32	
1	GL-9	04/16/25	CLOSE FUNDS AT YEAREND	AJE8		108.25		97.93
		2 transactions(s) printed.		Account Net Change		108.25	10.32	97.93
				Account Balance as of 2026-12				-10.32
	3450		EXPENDITURES			Opening Balance		51,736.53 *
1	GL-9	04/16/25	CLOSE FUNDS AT YEAREND	AJE8			51,736.53	
1	AP-IN	04/28/25	168- 169- 2 -PIT REPAIR	OTIS CANADA		8,263.59		-43,472.94
		2 transactions(s) printed.		Account Net Change		8,263.59	51,736.53	-43,472.94
				Account Balance as of 2026-12				8,263.59
	3475		TRFR TO/FROM SPECIAL LEVY FUND			Opening Balance		0.00 *
1	GL-9	04/30/25	CLOSE LEVY FUND	AJE12		118.45		118.45
		1 transactions(s) printed.		Account Net Change		118.45	0.00	118.45
				Account Balance as of 2026-12				118.45
		7 transaction(s) printed.		Report Net Change		68,490.29	60,118.57	8,371.72
		5 account(s) printed.				Report Balance		0.00

STRATA PLAN NW 222 (WILTSHIRE HOUSE)
BALANCE SHEET
March 31, 2026
(UNAUDITED-SEE NOTICE TO READER)

ASSETS

CURRENT:	
ENVISION CREDIT UNION	$19,419.02
ENVISION CREDIT UNION-CRF	$18,736.69
ENVISION CREDIT UNION-SPECIAL LEVY	$0.00
ENVISION CREDIT UNION-HOLDBACK	$0.00
PETTY CASH	$637.00
BANK PREVIOUS MANAGEMENT	$0.00
STRATA FEES RECEIVABLE	$1,150.70
DUE FROM OPERATING FUND	$37,000.00
ACCOUNTS RECEIVABLE - OTHER	$0.00
PREPAID EXPENSES	$16,849.25
	$93,792.66

LIABILITIES AND FUND BALANCES

CURRENT:	
ACCOUNTS PAYABLE	$6,183.24
HOLDBACK PAYABLES	$0.00
DUE TO CRF	$37,000.00
DEPOSITS	$0.00
TOTAL CURRENT LIABILITIES	$43,183.24
FUND BALANCES:	
OPERATING FUND - PER STATEMENT	($5,127.27)
CONTINGENCY RESERVE FUND - PER STATEMENT	$55,736.69
SPECIAL LEVY FUND - PER STATEMENT	$0.00
TOTAL FUND BALANCES	$50,609.42
	$93,792.66