



903 S. Texas Avenue  
College Station, TX 77840  
(979)764-2500 [www.bealbcs.com](http://www.bealbcs.com)

**Wood Brook Homeowners Association**  
**Board of Directors Meeting – Agenda**  
**October 5, 2021 5:30pm**

1. Call Meeting to Order
  
2. Financial Report – 3rd Quarter
  - a. Cash Flow
  - b. Expenses
  - c. Delinquency Report
  
3. Old Business
  - a. Parking Lot Repairs
  - b. Lighting Project
  - c. Mailbox Update
  - d. Power washing
  - e. Landscaping Designs
  - f. Chimney Caps
  - g. Switching Bank Accounts
  
4. New Business
  - a. Annual Meeting
  - b. Management Certificate
  
5. Next Meeting \_\_\_\_\_ 2022 @ \_\_\_\_\_ pm
  
6. Adjourn

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WOOD BROOK HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING  
BEAL PROPERTIES INC.  
903 Texas Ave South, College Station, TX 77840

**JULY 6TH 2021 @ 5:30 PM**

1. Call Meeting to Order
  - a. 5:40 pm
2. Review the meeting minutes
  - a. Carrie is going to add a header and make edits
  - b. Approval via email
3. Financial reports
  - a. Cash Flow in the positive
  - b. Delinquencies
    - i. 3 units for \$351.83
  - c. Motion to approve financial report by Karl, seconded by Kelsey, approved by All
4. Old Business
  - a. Parking Lot Repairs Bid
    - i. Eli castenda bid approved by all and we will move forward
    - ii. Start date will be sent out
    - iii. With the weather there might be additional areas
  - b. Lighting project
    - i. More lights are out A and I sent to Constant current seem to been during storms
    - ii. Building N
    - iii. Trim tree
  - c. Mailbox
    - i. Its painted just need the message box added
  - d. Doggie stations
    - i. Everything is good!
  - e. Landscaping designs
    - i. Not a lot of companies want to make a design without payment of the bids
    - ii. Fastsigns
      1. \$80 an hour to make a design for the complex
        - a. 1-1.5 hr to make the sign design
      2. \$2,000 for 2 new signs
    - iii. TGC landscape
      1. Meet with scotty sometime to go over the landscaping at the complex
      2. New price \$2769.987
      3. Approval pending on t pictures
  - f. Bank Accounts
    - i. Have not been moved yet: Signers for accounts with Guaranty bank will be as follows:
      1. Karl is being added as a signer to the operating and reserve account
      2. Terry is being added as a signer to the operating account
      3. Carrie is being added as a signer to the operating and reserve account
5. New Business

WOOD BROOK HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING  
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- a. New Texas property codes that affect the HOA
    - i. A video will be sent these new codes will go into effect via September 1st
  - b. New Roofs
    - i. The roof companies will be coming out to look at roof damage
    - ii. Look at chimney caps to see if they need to be replaced
  - c. Look at siding on the L building to see if there is hail damages
  - d. Jenifer - Resigned from the board and we approved
    - i. Appointment of a possible new secretary at the annual meeting
- 6. Next Meeting Oct 5 2021 @ 5:30 pm**
7. Adjourn- 6:46 pm
- a. Motion by Carrie, Second by Karl approved by all



## Cash Flow

### Beal Properties

Properties: Wood Brook Condominiums - 1904 Dartmouth Street College Station, TX 77840

Date Range: 07/01/2021 to 09/30/2021 (Last Quarter)

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Selected Period	% of Selected Period	Fiscal Year To Date	% of Fiscal Year To Date
<b>Operating Income &amp; Expense</b>				
<b>Income</b>				
Homeowners Association Dues	43,916.65	99.85	133,621.75	99.95
Transfer Fee	35.00	0.08	35.00	0.03
NSF Penalty	29.19	0.07	30.00	0.02
<b>Total Operating Income</b>	<b>43,980.84</b>	<b>100.00</b>	<b>133,686.75</b>	<b>100.00</b>
<b>Expense</b>				
Bank Fees/Office Expenses	10.00	0.02	22.00	0.02
General Maintenance	8,823.41	20.06	19,562.12	14.63
Insurance	16,749.64	38.08	41,282.50	30.88
Transfer to Reserves	4,764.00	10.83	14,292.00	10.69
Lawn/Property Maintenance	3,730.00	8.48	10,007.00	7.49
Management Fee	3,150.00	7.16	9,450.00	7.07
Parking Lot Repair	10,000.00	22.74	10,000.00	7.48
Pest Control	216.50	0.49	1,894.38	1.42
Porter Service	1,680.00	3.82	4,310.00	3.22
Pool Expense	2,701.81	6.14	5,685.14	4.25
Telephone Service	232.75	0.53	512.05	0.38
Utilities	5,040.23	11.46	16,225.29	12.14
<b>Total Operating Expense</b>	<b>57,098.34</b>	<b>129.83</b>	<b>133,242.48</b>	<b>99.67</b>
<b>NOI - Net Operating Income</b>	<b>-13,117.50</b>	<b>-29.83</b>	<b>444.27</b>	<b>0.33</b>
Total Income	43,980.84	100.00	133,686.75	100.00
Total Expense	57,098.34	129.83	133,242.48	99.67
<b>Net Income</b>	<b>-13,117.50</b>	<b>-29.83</b>	<b>444.27</b>	<b>0.33</b>
<b>Other Items</b>				
Woodbrook Old Operating Account	-15,901.16		-15,889.16	
Prepayments	-3,958.66		-125.64	
<b>Net Other Items</b>	<b>-19,859.82</b>		<b>-16,014.80</b>	
<b>Cash Flow</b>	<b>-32,977.32</b>		<b>-15,570.53</b>	
<b>Beginning Cash</b>	<b>101,608.65</b>		<b>83,375.91</b>	
<b>Beginning Cash + Cash Flow</b>	<b>68,631.33</b>		<b>67,805.38</b>	
<b>Actual Ending Cash</b>	<b>68,631.33</b>		<b>68,631.33</b>	



## Expense Distribution

Exported On: 10/05/2021 04:16 PM

Active Properties Owned By: Wood Brook Condominiums HOA

Payees: All

Bill Date Range: 07/01/2021 to 09/30/2021 (Last Quarter)

Reference	Bill Date	Unit	Amount	Check #	Check Date	Description
<b>2270 - Clearing-Tenant Deposits</b>						
00001	07/30/2021		75,000.00	6156	07/30/2021	Moving money to new bank account
<b>4600 - Homeowners Association Dues</b>						
	09/08/2021	P3	172.78	6174	09/08/2021	Chamaco Mio Investments, LLC, Wood Brook Condominiums - P3: Move Out Refund
<b>6455 - General Maintenance</b>						
3793	07/07/2021		350.00	6150	07/07/2021	Building K&P / Repaired water leak at 3/4" water line
3792	07/07/2021		750.00	6150	07/07/2021	Repaired water leak at 1 1/2" pvc main water line Building R
2810	07/15/2021		207.00	6154	07/19/2021	K3- Water leaking through exterior siding, joint sealed with Lexel sealant and masonry anchors
87487	07/15/2021		40.00	6155	07/19/2021	and cracks.
12444	07/15/2021		1,202.65	6153	07/19/2021	Area 1
12444	07/15/2021		1,256.78	6153	07/19/2021	Area 2
12444	07/15/2021		3,348.17	6153	07/19/2021	Area 3 & 6
12444	07/15/2021		715.53	6153	07/19/2021	Bldg H
12444	07/15/2021		595.39	6153	07/19/2021	Bldg I
3959	08/24/2021		320.00	6166	08/25/2021	D3 - Repaired water leak at 3/4 main water line
2021-22	09/07/2021		37.89	6169	09/07/2021	C2- Inspected carpet, tackstrip & subfloor in upstairs bedroom Treated baseboards
			<b>8,823.41</b>			
<b>6470 - Insurance</b>						
	07/01/2021		4,187.41	6144, 6144, 6152	07/06/2021,	July 2021 - Monthly Insurance Payment
F008428929-001-0001	08/01/2021		4,187.41	6156, 6156, 6159	08/02/2021,	Monthly Insurance Premium
	08/22/2021		4,187.41	6170	09/07/2021	August 2021 - Monthly Insurance Payment
	09/22/2021		4,187.41			September 2021 - Monthly Insurance Payment
F008428929-001-00001	09/29/2021		4,187.41	6178	09/29/2021	Monthly Insurance Premium
			<b>20,937.05</b>			
<b>6471 - Transfer to Reserves</b>						
	07/01/2021		1,588.00	6146	07/06/2021	July 2021
	08/01/2021		1,588.00	6163	08/06/2021	August 2021
	09/01/2021		1,588.00	6167	09/02/2021	September 2021
			<b>4,764.00</b>			
<b>6475 - Lawn/Property Maintenance</b>						
3397	07/07/2021		250.00	6148	07/07/2021	J3 /Remove fallen tree from walkway.
3402	07/07/2021		480.00	6148	07/07/2021	Trim trees in courtyard
3405	07/07/2021		1,000.00	6148	07/07/2021	June 2021 Lawn Maintenance
3495	08/06/2021		1,000.00	6160	08/06/2021	Monthly Lawn Maintenance
3600	09/07/2021		1,000.00	6172	09/07/2021	Monthly Lawn Maintenance
			<b>3,730.00</b>			
<b>6540 - Management Fee</b>						
	07/02/2021		1,050.00	6142	07/06/2021	Management Fee for 07/2021
	08/02/2021		1,050.00	6157	08/06/2021	Management Fee for 08/2021
	09/03/2021		1,050.00	6168	09/03/2021	Management Fee for 09/2021
			<b>3,150.00</b>			
<b>6691 - Parking Lot Repair</b>						
486505	09/23/2021		10,000.00	6177	09/23/2021	Payment for parking lot repairs
<b>6695 - Pest Control</b>						
19553	08/24/2021		108.25	6164	08/25/2021	Monthly Pest Control
18426	09/08/2021		108.25	6176	09/08/2021	Monthly Pest Control
			<b>216.50</b>			
<b>6701 - Porter Service</b>						
2215	07/05/2021		300.00	6145	07/06/2021	Bulk Pick up June 2021
2233	07/05/2021		300.00	6145	07/06/2021	June 2021 Porter Service
2258	08/06/2021		300.00	6162	08/06/2021	Monthly Porter Service
2246	08/06/2021		225.00	6162	08/06/2021	Monthly Bulk Pick Up
2280	09/07/2021		300.00	6173	09/07/2021	Monthly Porter Service
2266	09/07/2021		255.00	6173	09/07/2021	Monthly Bulk Pick Up
			<b>1,680.00</b>			
<b>6702 - Pool Expense</b>						
22022016REV	07/07/2021		487.51	6149	07/07/2021	May 2021 - Monthly Pool Maintenance
2022062	07/12/2021		626.77	6151	07/12/2021	June 2021 - Pool maintenance & chemicals.
2022035	07/12/2021		649.50	6151	07/12/2021	Drained pool and cleaned and brighten plaster. refilled with water
2022066	07/27/2021		158.59	1002	07/27/2021	Delivered and installed sign Texas Pool Sign
2022115	08/06/2021		779.44	6161	08/06/2021	Monthly Pool Cleaning & Supplies (July)
			<b>2,701.81</b>			
<b>6757 - Telephone Service</b>						
2031014	07/07/2021		46.55	6147	07/07/2021	Pool Phone Skyline
2046173	07/27/2021		46.55	1001	07/27/2021	Monthly Telephone Bill
2060950	08/24/2021		46.55	6165	08/25/2021	Pool Phone monthly expense
54237	09/07/2021		93.10	6171	09/07/2021	Phone Service by Pool
			<b>232.75</b>			
<b>6810 - Utilities</b>						
530321-226484	07/05/2021		32.95	6143	07/06/2021	utilities - 1904 Dartmouth IRRG - electric - sprinkler



530321-177936	07/05/2021	77.00	6143	07/06/2021	utilities - 1904 Dartmouth BLD C HL - electric - security light
530321-177962	07/05/2021	80.67	6143	07/06/2021	utilities - 1904 Dartmouth BLD U HL - electric
530321-178018	07/05/2021	199.87	6143	07/06/2021	utilities - 1904 Dartmouth BLD G HL - electric
530321-178068	07/05/2021	54.04	6143	07/06/2021	utilities - 1904 Dartmouth BLD N HL Electric - security light
530321-178122	07/05/2021	1,373.75	6143	07/06/2021	utilities - 1904 Dartmouth NS - water - roadway maint.
530321-178018	08/05/2021	181.94	6158	08/06/2021	monthly utilities- electric BLDG GHL
530321-178068	08/05/2021	56.61	6158	08/06/2021	monthly utilities- electric BLDG NHL
530321-178122	08/05/2021	1,163.30	6158	08/06/2021	monthly utilities- water/roadway fee 1904 NS
530321-177962	08/05/2021	81.87	6158	08/06/2021	monthly utilities- electric BLDG UHL
530321-177936	08/05/2021	74.89	6158	08/06/2021	monthly utilities- electric/security light BLDG CHL
530321-226484	08/05/2021	32.95	6158	08/06/2021	monthly utilities- electric/sprinkler 1904 irrigation
530321-178068	09/08/2021	57.37	6175	09/08/2021	1904 Dartmouth ST BLD B HL - utilities - electrical - security lights
530321-177936	09/08/2021	75.19	6175	09/08/2021	1904 Dartmouth St BLD C HL - utilities - electrical - security lights
530321-177962	09/08/2021	78.86	6175	09/08/2021	1904 Dartmouth AT BLD U HL - utilities - electric
530321-178018	09/08/2021	204.41	6175	09/08/2021	1904 Dartmouth ST BLD G HL - utilities - electric
530321-178122	09/08/2021	1,181.60	6175	09/08/2021	1904 Dartmouth ST NS - utilities - water - roadway Maintenance fee
530321-226484	09/08/2021	32.96	6175	09/08/2021	1904 Dartmouth ST IRRG - utilities - electric - sprinkler - sanitation
		<b>5,040.23</b>			
<b>Total</b>		<b>136,448.53</b>			

**Delinquency (As Of)**

**Properties:** Wood Brook Condominiums - 1904 Dartmouth Street College Station, TX 77840

**As of:** 09/30/2021

**Delinquency Note Range:** All Time

**Tenant Status:** Current and Notice

**Amount Owed In Account:** All

**Balance:** Greater than 1.00

Unit	Name	Amount Receivable	0-30	30+
<b>Wood Brook Condominiums - 1904 Dartmouth Street College Station, TX 77840</b>				
B1	[REDACTED]	190.94	190.94	0.00
D4	[REDACTED]	29.19	29.19	0.00
E2	[REDACTED]	165.62	165.62	0.00
Q3	[REDACTED]	192.02	192.02	0.00
Q4	[REDACTED]	495.57	165.19	330.38
T4	[REDACTED]	349.04	192.02	157.02
U2	[REDACTED]	5.00	5.00	0.00
		<b>1,427.38</b>	<b>939.98</b>	<b>487.40</b>
<b>Total</b>		<b>1,427.38</b>	<b>939.98</b>	<b>487.40</b>



# Business Market Rate Savings

September 30, 2021 ■ Page 1 of 4



WOOD BROOK OWNERS ASSN INC  
903 TEXAS AVE S  
COLLEGE STATION TX 77840-2228

## Questions?

Available by phone 24 hours a day, 7 days a week:

We accept all relay calls, including 711

**1-800-CALL-WELLS** (1-800-225-5935)

En español: 1-877-337-7454

Online: [wellsfargo.com/biz](https://wellsfargo.com/biz)

Write: Wells Fargo Bank, N.A. (808)  
P.O. Box 6995  
Portland, OR 97228-6995

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## IMPORTANT ACCOUNT INFORMATION

### Revised USPS service standards effective 10/1/21

Effective October 1, 2021, the United States Postal Service (USPS) has revised its service standards for certain First-Class Mail items, resulting in a delivery window of up to five days. Please note this may delay your receipt of mail from us and our receipt of mail from you. Please take this change into account when mailing items to us via USPS.

Consider signing into Wells Fargo Online<sup>®</sup> for quicker access to your account information.

We're making important changes to the terms and conditions of some of our accounts. If these changes affect you, they will be included in the Important Account Information section associated with your specific account.

### Statement period activity summary

Beginning balance on 9/1	\$116,680.55
Deposits/Credits	0.96
Withdrawals/Debits	- 0.00
<b>Ending balance on 9/30</b>	<b>\$116,681.51</b>

Account number: **6096689408**

**WOOD BROOK OWNERS ASSN INC**

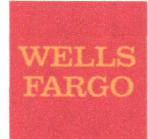
*Texas/Arkansas account terms and conditions apply*

For Direct Deposit use

Routing Number (RTN): 111900659

For Wire Transfers use

Routing Number (RTN): 121000248



**Interest summary**

Interest paid this statement	\$0.96
Average collected balance	\$116,680.55
Annual percentage yield earned	0.01%
Interest earned this statement period	\$0.96
Interest paid this year	\$8.42

**Transaction history**

Date	Description	Deposits/ Credits	Withdrawals/ Debits	Ending daily balance
9/30	Interest Payment	0.96		116,681.51
<b>Ending balance on 9/30</b>				<b>116,681.51</b>
<b>Totals</b>		<b>\$0.96</b>	<b>\$0.00</b>	

The Ending Daily Balance does not reflect any pending withdrawals or holds on deposited funds that may have been outstanding on your account when your transactions posted. If you had insufficient available funds when a transaction posted, fees may have been assessed.

**Monthly service fee summary**

For a complete list of fees and detailed account information, see the disclosures applicable to your account or talk to a banker. Go to [wellsfargo.com/feefaq](https://wellsfargo.com/feefaq) for a link to these documents, and answers to common monthly service fee questions.

Fee period 09/01/2021 - 09/30/2021	Standard monthly service fee \$5.00	You paid \$0.00
<b>How to avoid the monthly service fee</b>	Minimum required	This fee period
Have any <b>ONE</b> of the following account requirements		
· Minimum daily balance	\$300.00	\$116,680.55 <input checked="" type="checkbox"/>
· Total automatic transfers from an eligible Wells Fargo business checking account	\$25.00	\$0.00 <input type="checkbox"/>

YC/YC

**Account transaction fees summary**

Service charge description	Units used	Units included	Excess units	Service charge per excess units (\$)	Total service charge (\$)
Deposited Items	0	20	0	0.50	0.00
Cash Deposited (\$)	0	5,000	0	0.0030	0.00
<b>Total service charges</b>					<b>\$0.00</b>

**Other Wells Fargo Benefits**

Our National Business Banking Center customer service number 1-800-CALL-WELLS (1-800-225-5935) hours of operation have temporarily changed to 7:00 a.m. to 11:00 p.m. Eastern Time, Monday through Saturday and Sunday 9:00 a.m. to 10:00 p.m. Eastern Time. Access to our automated banking system, the ability to report a fraud claim on your business credit or debit card, and access to report a lost or stolen business card will continue to be available 24 hours a day, 7 days per week. Thank you for banking with Wells Fargo. We appreciate your business.

# Business Market Rate Savings

September 30, 2021 ■ Page 1 of 4



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We're making important changes to the terms and conditions of some of our accounts. If these changes affect you, they will be included in the Important Account Information section associated with your specific account.

### Statement period activity summary

Beginning balance on 7/1	\$40,260.04
Deposits/Credits	1.01
Withdrawals/Debits	- 0.00
<b>Ending balance on 9/30</b>	<b>\$40,261.05</b>

Account number: **6187778706**

**WOOD BROOK OWNERS ASSOCIATION INC**

*Texas/Arkansas account terms and conditions apply*

For Direct Deposit use

Routing Number (RTN): 111900659

For Wire Transfers use

Routing Number (RTN): 121000248





**Interest summary**

Interest paid this statement	\$1.01
Average collected balance	\$40,260.37
Annual percentage yield earned	0.01%
Interest earned this statement period	\$1.01
Interest paid this year	\$3.01

**Transaction history**

Date	Description	Deposits/ Credits	Withdrawals/ Debits	Ending daily balance
7/30	Interest Payment	0.34		40,260.38
8/31	Interest Payment	0.34		40,260.72
9/30	Interest Payment	0.33		40,261.05
<b>Ending balance on 9/30</b>				<b>40,261.05</b>
<b>Totals</b>		<b>\$1.01</b>	<b>\$0.00</b>	

The Ending Daily Balance does not reflect any pending withdrawals or holds on deposited funds that may have been outstanding on your account when your transactions posted. If you had insufficient available funds when a transaction posted, fees may have been assessed.

**Monthly service fee summary**

For a complete list of fees and detailed account information, see the disclosures applicable to your account or talk to a banker. Go to [wellsfargo.com/feefaq](https://wellsfargo.com/feefaq) for a link to these documents, and answers to common monthly service fee questions.

Fee period 07/01/2021 - 07/31/2021	Standard monthly service fee \$5.00	You paid \$0.00
<b>How to avoid the monthly service fee</b>	Minimum required	This fee period
Have any <b>ONE</b> of the following account requirements		
· Minimum daily balance	\$300.00	\$40,260.04 <input checked="" type="checkbox"/>
· Total automatic transfers from an eligible Wells Fargo business checking account	\$25.00	\$0.00 <input type="checkbox"/>

The Monthly service fee summary fee period ending date shown above includes a Saturday, Sunday, or holiday which are non-business days. Transactions occurring after the last business day of the month will be included in your next fee period.

Fee period 08/01/2021 - 08/31/2021	Standard monthly service fee \$5.00	You paid \$0.00
<b>How to avoid the monthly service fee</b>	Minimum required	This fee period
Have any <b>ONE</b> of the following account requirements		
· Minimum daily balance	\$300.00	\$40,260.38 <input checked="" type="checkbox"/>
· Total automatic transfers from an eligible Wells Fargo business checking account	\$25.00	\$0.00 <input type="checkbox"/>

Fee period 09/01/2021 - 09/30/2021	Standard monthly service fee \$5.00	You paid \$0.00
<b>How to avoid the monthly service fee</b>	Minimum required	This fee period
Have any <b>ONE</b> of the following account requirements		
· Minimum daily balance	\$300.00	\$40,260.72 <input checked="" type="checkbox"/>
· Total automatic transfers from an eligible Wells Fargo business checking account	\$25.00	\$0.00 <input type="checkbox"/>

YCYC

**Other Wells Fargo Benefits**

# Wells Fargo Business Choice Checking

September 30, 2021 ■ Page 1 of 4



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903 TEXAS AVE S  
COLLEGE STATION TX 77840-2228

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Available by phone 24 hours a day, 7 days a week:  
We accept all relay calls, including 711

**1-800-CALL-WELLS** (1-800-225-5935)

*En español:* 1-877-337-7454

Online: [wellsfargo.com/biz](https://wellsfargo.com/biz)

Write: Wells Fargo Bank, N.A. (808)  
P.O. Box 6995  
Portland, OR 97228-6995

## Your Business and Wells Fargo

Visit [wellsfargoworks.com](https://wellsfargoworks.com) to explore videos, articles, infographics, interactive tools, and other resources on the topics of business growth, credit, cash flow management, business planning, technology, marketing, and more.

## Account options

A check mark in the box indicates you have these convenient services with your account(s). Go to [wellsfargo.com/biz](https://wellsfargo.com/biz) or call the number above if you have questions or if you would like to add new services.

- |                          |                                     |
|--------------------------|-------------------------------------|
| Business Online Banking  | <input checked="" type="checkbox"/> |
| Online Statements        | <input checked="" type="checkbox"/> |
| Business Bill Pay        | <input type="checkbox"/>            |
| Business Spending Report | <input checked="" type="checkbox"/> |
| Overdraft Protection     | <input type="checkbox"/>            |



## IMPORTANT ACCOUNT INFORMATION

### Revised USPS service standards effective 10/1/21

Effective October 1, 2021, the United States Postal Service (USPS) has revised its service standards for certain First-Class Mail items, resulting in a delivery window of up to five days. Please note this may delay your receipt of mail from us and our receipt of mail from you. Please take this change into account when mailing items to us via USPS.

Consider signing into Wells Fargo Online<sup>®</sup> for quicker access to your account information.

We're making important changes to the terms and conditions of some of our accounts. If these changes affect you, they will be included in the Important Account Information section associated with your specific account.



**Statement period activity summary**

Beginning balance on 9/1	\$93,214.02
Deposits/Credits	0.00
Withdrawals/Debits	- 0.00
<b>Ending balance on 9/30</b>	<b>\$93,214.02</b>

Account number: **4880065927**  
**WOOD BROOK OWNERS ASSN INC**  
*Texas/Arkansas account terms and conditions apply*  
 For Direct Deposit use  
 Routing Number (RTN): 111900659  
 For Wire Transfers use  
 Routing Number (RTN): 121000248

**Overdraft Protection**

This account is not currently covered by Overdraft Protection. If you would like more information regarding Overdraft Protection and eligibility requirements please call the number listed on your statement or visit your Wells Fargo branch.

**Monthly service fee summary**

For a complete list of fees and detailed account information, see the disclosures applicable to your account or talk to a banker. Go to wells Fargo.com/feefaq for a link to these documents, and answers to common monthly service fee questions.

Fee period 09/01/2021 - 09/30/2021	Standard monthly service fee \$0.00	You paid \$0.00
The bank has waived the fee for this fee period.		
<small>wxx/ws</small>		

**Account transaction fees summary**

Service charge description	Units used	Units included	Excess units	Service charge per excess units (\$)	Total service charge (\$)
Cash Deposited (\$)	0	7,500	0	0.0030	0.00
Transactions	0	200	0	0.50	0.00
<b>Total service charges</b>					<b>\$0.00</b>

**Important Account Information**

**Your Business Choice Checking account is changing.**

**Effective November 15, 2021,** your Business Choice Checking account will be converted to an Initiate Business Checking account. With this change, the monthly service fee will decrease from \$14 to \$10. Your options to avoid the monthly service fee will stay the same. You can avoid the \$10 monthly service fee with ONE of the following options each fee period:

- Maintain a \$500 minimum daily balance
- Maintain a \$1,000 average ledger balance

If you do not meet one of the options above, the monthly service fee will be charged for fee periods ending on or after November 15, 2021.

**In addition, effective with the fee period beginning after October 16, 2021,** other features of your account will change:

- Your account will include fewer Transactions at no charge, decreasing from 200 to 100 each fee period. The fee for Transactions over 100 each fee period is \$0.50 each.
- Your account will include less Cash Deposits Processed at no charge, decreasing from \$7,500 to \$5,000 each fee period. The fee for Cash Deposits Processed over \$5,000 is \$0.30 per \$100 deposited.

**Fee Period:** The fee period is the period used to calculate monthly fees. Your statement includes a monthly service fee summary with the dates of the fee period. The monthly service fee summary is also available through Wells Fargo Business Online® or Wells Fargo Mobile®.