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Form **990**

Department of the Treasury
Internal Revenue Service

Return of Organization Exempt From Income Tax

Under section 501(c), 527, or 4947(a)(1) of the Internal Revenue Code (except black lung benefit trust or private foundation)

▶ The organization may have to use a copy of this return to satisfy state reporting requirements

OMB No 1545-0047

2011

Open to Public Inspection

A For the 2011 calendar year, or tax year beginning 06-01-2011 and ending 05-31-2012

B Check if applicable
- ☐ Address change
- ☐ Name change
- ☐ Initial return
- ☐ Terminated
- ☐ Amended return
- ☐ Application pending

C Name of organization
BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Doing Business As

Number and street (or P O box if mail is not delivered to street address) | Room/suite
2424 RIDGE ROAD

City or town, state or country, and ZIP + 4
BERKELEY, CA 947091296

D Employer identification number
94-0948140

E Telephone number
(510) 549-5959

G Gross receipts $ 11,009,189

F Name and address of principal officer
KIMBERLY BENSON
2424 RIDGE ROAD
BERKELEY,CA 947091296

H(a) Is this a group return for affiliates? ☐ Yes ☑ No

H(b) Are all affiliates included? ☐ Yes ☐ No
If "No," attach a list (see instructions)

H(c) Group exemption number ▶

I Tax-exempt status ☑ 501(c)(3) ☐ 501(c) ( ) ◀ (insert no) ☐ 4947(a)(1) or ☐ 527

J Website: ▶ WWW BSC COOP

K Form of organization ☑ Corporation ☐ Trust ☐ Association ☐ Other ▶ | **L** Year of formation 1934 | **M** State of legal domicile CA

Part I Summary

1 Briefly describe the organization's mission or most significant activities
PROVIDE A QUALITY, LOW COST, COOPERATIVE HOUSING COMMUNITY TO UNIVERSITY STUDENTS

2 Check this box ▶☐ if the organization discontinued its operations or disposed of more than 25% of its net assets

3	Number of voting members of the governing body (Part VI, line 1a)	**3**	29
4	Number of independent voting members of the governing body (Part VI, line 1b)	**4**	28
5	Total number of individuals employed in calendar year 2011 (Part V, line 2a)	**5**	54
6	Total number of volunteers (estimate if necessary)	**6**	1,300
7a	Total unrelated business revenue from Part VIII, column (C), line 12	**7a**	0
b	Net unrelated business taxable income from Form 990-T, line 34	**7b**	0

		Prior Year	Current Year
Revenue	**8** Contributions and grants (Part VIII, line 1h)	8,084	353,264
	9 Program service revenue (Part VIII, line 2g)	274,784	9,808,280
	10 Investment income (Part VIII, column (A), lines 3, 4, and 7d)	29,763	281,972
	11 Other revenue (Part VIII, column (A), lines 5, 6d, 8c, 9c, 10c, and 11e)	8,968	221,794
	12 Total revenue—add lines 8 through 11 (must equal Part VIII, column (A), line 12)	321,599	10,665,310
Expenses	**13** Grants and similar amounts paid (Part IX, column (A), lines 1–3)	0	64,982
	14 Benefits paid to or for members (Part IX, column (A), line 4)	0	0
	15 Salaries, other compensation, employee benefits (Part IX, column (A), lines 5–10)	64,210	1,844,478
	16a Professional fundraising fees (Part IX, column (A), line 11e)	0	0
	b Total fundraising expenses (Part IX, column (D), line 25) ▶102,154		
	17 Other expenses (Part IX, column (A), lines 11a–11d, 11f–24e)	193,830	6,824,964
	18 Total expenses Add lines 13–17 (must equal Part IX, column (A), line 25)	258,040	8,734,424
	19 Revenue less expenses Subtract line 18 from line 12	63,559	1,930,886

		Beginning of Current Year	End of Year
Net Assets or Fund Balances	**20** Total assets (Part X, line 16)	43,610,653	44,506,408
	21 Total liabilities (Part X, line 26)	23,773,253	23,015,669
	22 Net assets or fund balances Subtract line 21 from line 20	19,837,400	21,490,739

Part II Signature Block

Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete. Declaration of preparer (other than officer) is based on all information of which preparer has any knowledge.

Sign Here

****** | 2012-12-21
Signature of officer | Date

KIMBERLY BENSON INTERIM EXEC DIRECTOR
Type or print name and title

Paid Preparer's Use Only

Preparer's signature ▶ ALEXIS H WONG	Date	Check if self-employed ▶ ☐	Preparer's taxpayer identification number (see instructions) P00604756
Firm's name (or yours if self-employed), address, and ZIP + 4 ▶ LINDQUIST VON HUSEN & JOYCE LLP 90 NEW MONTGOMERY STREET 11TH FLOOR SAN FRANCISCO, CA 94105			EIN ▶ 94-1250261 Phone no ▶ (415) 957-9999

May the IRS discuss this return with the preparer shown above? (see instructions) ☑ Yes ☐ No

Part III **Statement of Program Service Accomplishments**

Check if Schedule O contains a response to any question in this Part III . . . . . ☐

1 Briefly describe the organization's mission

THE MISSION OF THE BERKELEY STUDENT COOPERATIVE IS TO PROVIDE A QUALITY, LOW-COST, COOPERATIVE HOUSING COMMUNITY TO UNIVERSITY STUDENTS, THEREBY PROVIDING AN EDUCATIONAL OPPORTUNITY FOR STUDENTS WHO MIGHT NOT OTHERWISE BE ABLE TO AFFORD A UNIVERSITY EDUCATION

2 Did the organization undertake any significant program services during the year which were not listed on the prior Form 990 or 990-EZ? . . . . . ☐ Yes ☑ No

If "Yes," describe these new services on Schedule O

3 Did the organization cease conducting, or make significant changes in how it conducts, any program services? . . . . . ☐ Yes ☑ No

If "Yes," describe these changes on Schedule O

4 Describe the organization's program service accomplishments for each of its three largest program services, as measured by expenses Section 501(c)(3) and 501(c)(4) organizations and section 4947(a)(1) trusts are required to report the amount of grants and allocations to others, the total expenses, and revenue, if any, for each program service reported

4a (Code) (Expenses $ 6,990,425 including grants of $) (Revenue $ 10,030,074)

PROVIDE A QUALITY, LOW COST, COOPERATIVE HOUSING COMMUNITY TO UNIVERSITY STUDENTS

4b (Code) (Expenses $ including grants of $) (Revenue $)

4c (Code) (Expenses $ including grants of $) (Revenue $)

4d Other program services (Describe in Schedule O)

(Expenses $ including grants of $) (Revenue $)

4e **Total program service expenses** ▶ $ 6,990,425

Part IV Checklist of Required Schedules

			Yes	No
1	Is the organization described in section 501(c)(3) or 4947(a)(1) (other than a private foundation)? *If "Yes," complete Schedule A*	1	Yes	
2	Is the organization required to complete *Schedule B, Schedule of Contributors* (see instructions)?	2	Yes	
3	Did the organization engage in direct or indirect political campaign activities on behalf of or in opposition to candidates for public office? *If "Yes," complete Schedule C, Part I*	3		No
4	**Section 501(c)(3) organizations.** Did the organization engage in lobbying activities, or have a section 501(h) election in effect during the tax year? *If "Yes," complete Schedule C, Part II*	4		No
5	Is the organization a section 501(c)(4), 501(c)(5), or 501(c)(6) organization that receives membership dues, assessments, or similar amounts as defined in Revenue Procedure 98-19? *If "Yes," complete Schedule C, Part III*	5		No
6	Did the organization maintain any donor advised funds or any similar funds or accounts for which donors have the right to provide advice on the distribution or investment of amounts in such funds or accounts? *If "Yes," complete Schedule D, Part I*	6		No
7	Did the organization receive or hold a conservation easement, including easements to preserve open space, the environment, historic land areas or historic structures? *If "Yes," complete Schedule D, Part II*	7		No
8	Did the organization maintain collections of works of art, historical treasures, or other similar assets? *If "Yes," complete Schedule D, Part III*	8		No
9	Did the organization report an amount in Part X, line 21, serve as a custodian for amounts not listed in Part X, or provide credit counseling, debt management, credit repair, or debt negotiation services? *If "Yes," complete Schedule D, Part IV*	9	Yes	
10	Did the organization, directly or through a related organization, hold assets in temporarily restricted endowments, permanent endowments, or quasi-endowments? *If "Yes," complete Schedule D, Part V*	10	Yes	
11	If the organization's answer to any of the following questions is 'Yes,' then complete Schedule D, Parts VI, VII, VIII, IX, or X as applicable			
a	Did the organization report an amount for land, buildings, and equipment in Part X, line10? *If "Yes," complete Schedule D, Part VI.*	11a	Yes	
b	Did the organization report an amount for investments—other securities in Part X, line 12 that is 5% or more of its total assets reported in Part X, line 16? *If "Yes," complete Schedule D, Part VII.*	11b		No
c	Did the organization report an amount for investments—program related in Part X, line 13 that is 5% or more of its total assets reported in Part X, line 16? *If "Yes," complete Schedule D, Part VIII.*	11c		No
d	Did the organization report an amount for other assets in Part X, line 15 that is 5% or more of its total assets reported in Part X, line 16? *If "Yes," complete Schedule D, Part IX.*	11d	Yes	
e	Did the organization report an amount for other liabilities in Part X, line 25? *If "Yes," complete Schedule D, Part X.*	11e	Yes	
f	Did the organization's separate or consolidated financial statements for the tax year include a footnote that addresses the organization's liability for uncertain tax positions under FIN 48 (ASC 740)? *If "Yes," complete Schedule D, Part X.*	11f	Yes	
12a	Did the organization obtain separate, independent audited financial statements for the tax year? *If "Yes," complete Schedule D, Parts XI, XII, and XIII*	12a	Yes	
b	Was the organization included in consolidated, independent audited financial statements for the tax year? *If "Yes," and if the organization answered 'No' to line 12a, then completing Schedule D, Parts XI, XII, and XIII is optional*	12b		No
13	Is the organization a school described in section 170(b)(1)(A)(ii)? *If "Yes," complete Schedule E*	13		No
14a	Did the organization maintain an office, employees, or agents outside of the United States?	14a		No
b	Did the organization have aggregate revenues or expenses of more than $10,000 from grantmaking, fundraising, business, investment, and program service activities outside the United States, or aggregate foreign investments valued at $100,000 or more? *If "Yes," complete Schedule F, Part I*	14b		No
15	Did the organization report on Part IX, column (A), line 3, more than $5,000 of grants or assistance to any organization or entity located outside the U S ? *If "Yes," complete Schedule F, Part II and IV*	15		No
16	Did the organization report on Part IX, column (A), line 3, more than $5,000 of aggregate grants or assistance to individuals located outside the U S ? *If "Yes," complete Schedule F, Part III and IV*	16		No
17	Did the organization report a total of more than $15,000, of expenses for professional fundraising services on Part IX, column (A), lines 6 and 11e? *If "Yes," complete Schedule G, Part I*	17		No
18	Did the organization report more than $15,000 total of fundraising event gross income and contributions on Part VIII, lines 1c and 8a? *If "Yes," complete Schedule G, Part II*	18		No
19	Did the organization report more than $15,000 of gross income from gaming activities on Part VIII, line 9a? *If "Yes," complete Schedule G, Part III*	19		No
20a	Did the organization operate one or more hospitals? *If "Yes," complete Schedule H*	20a		No
b	If "Yes" to line 20a, did the organization attach its audited financial statement to this return? **Note.** All Form 990 filers that operated one or more hospitals must attach audited financial statements	20b		

Part IV Checklist of Required Schedules *(continued)*

21	Did the organization report more than $5,000 of grants and other assistance to governments and organizations in the United States on Part IX, column (A), line 1? *If "Yes," complete Schedule I, Parts I and II*	**21**	Yes	
22	Did the organization report more than $5,000 of grants and other assistance to individuals in the United States on Part IX, column (A), line 2? *If "Yes," complete Schedule I, Parts I and III*	**22**	Yes	
23	Did the organization answer "Yes" to Part VII, Section A, questions 3, 4, or 5, about compensation of the organization's current and former officers, directors, trustees, key employees, and highest compensated employees? *If "Yes," complete Schedule J*	**23**		No
24a	Did the organization have a tax-exempt bond issue with an outstanding principal amount of more than $100,000 as of the last day of the year, that was issued after December 31, 2002? *If "Yes," answer questions 24b–24d and complete Schedule K. If "No," go to line 25*	**24a**	Yes	
b	Did the organization invest any proceeds of tax-exempt bonds beyond a temporary period exception?	**24b**		No
c	Did the organization maintain an escrow account other than a refunding escrow at any time during the year to defease any tax-exempt bonds?	**24c**		No
d	Did the organization act as an "on behalf of" issuer for bonds outstanding at any time during the year?	**24d**		No
25a	**Section 501(c)(3) and 501(c)(4) organizations.** Did the organization engage in an excess benefit transaction with a disqualified person during the year? *If "Yes," complete Schedule L, Part I*	**25a**		No
b	Is the organization aware that it engaged in an excess benefit transaction with a disqualified person in a prior year, and that the transaction has not been reported on any of the organization's prior Forms 990 or 990-EZ? *If "Yes," complete Schedule L, Part I*	**25b**		No
26	Was a loan to or by a current or former officer, director, trustee, key employee, highly compensated employee, or disqualified person outstanding as of the end of the organization's tax year? *If "Yes," complete Schedule L, Part II*	**26**		No
27	Did the organization provide a grant or other assistance to an officer, director, trustee, key employee, substantial contributor, or a grant selection committee member, or to a person related to such an individual? *If "Yes," complete Schedule L, Part III*	**27**	Yes	
28	Was the organization a party to a business transaction with one of the following parties? (see Schedule L, Part IV instructions for applicable filing thresholds, conditions, and exceptions)			
a	A current or former officer, director, trustee, or key employee? *If "Yes," complete Schedule L, Part IV*	**28a**	Yes	
b	A family member of a current or former officer, director, trustee, or key employee? *If "Yes," complete Schedule L, Part IV*	**28b**		No
c	An entity of which a current or former officer, director, trustee, or key employee (or a family member thereof) was an officer, director, trustee, or owner? *If "Yes," complete Schedule L, Part IV*	**28c**		No
29	Did the organization receive more than $25,000 in non-cash contributions? *If "Yes," complete Schedule M*	**29**	Yes	
30	Did the organization receive contributions of art, historical treasures, or other similar assets, or qualified conservation contributions? *If "Yes," complete Schedule M*	**30**		No
31	Did the organization liquidate, terminate, or dissolve and cease operations? *If "Yes," complete Schedule N, Part I*	**31**		No
32	Did the organization sell, exchange, dispose of, or transfer more than 25% of its net assets? *If "Yes," complete Schedule N, Part II*	**32**		No
33	Did the organization own 100% of an entity disregarded as separate from the organization under Regulations sections 301 7701-2 and 301 7701-3? *If "Yes," complete Schedule R, Part I*	**33**		No
34	Was the organization related to any tax-exempt or taxable entity? *If "Yes," complete Schedule R, Parts II, III, IV, and V, line 1*	**34**		No
35a	Is any related organization a controlled entity of the filing organization within the meaning of section 512(b)(13)?	**35a**		No
b	Did the organization receive any payment from or engage in any transaction with a controlled entity within the meaning of section 512(b)(13)? *If "Yes," complete Schedule R, Part V, line 2*	**35b**		No
36	**Section 501(c)(3) organizations.** Did the organization make any transfers to an exempt non-charitable related organization? *If "Yes," complete Schedule R, Part V, line 2*	**36**		No
37	Did the organization conduct more than 5% of its activities through an entity that is not a related organization and that is treated as a partnership for federal income tax purposes? *If "Yes," complete Schedule R, Part VI*	**37**		No
38	Did the organization complete Schedule O and provide explanations in Schedule O for Part VI, lines 11 and 19? **Note.** All Form 990 filers are required to complete Schedule O	**38**	Yes	

Part V **Statements Regarding Other IRS Filings and Tax Compliance**

Check if Schedule O contains a response to any question in this Part V . . . . . .

				Yes	No
1a	Enter the number reported in Box 3 of Form 1096 Enter -0- if not applicable	**1a**	26		
b	Enter the number of Forms W-2G included in line 1a *Enter -0-* if not applicable	**1b**	0		
c	Did the organization comply with backup withholding rules for reportable payments to vendors and reportable gaming (gambling) winnings to prize winners?			**1c**		
2a	Enter the number of employees reported on Form W-3, *Transmittal of Wage and Tax Statements* filed for the calendar year ending with or within the year covered by this return	**2a**	54		
b	If at least one is reported on line 2a, did the organization file all required federal employment tax returns?			**2b**	Yes	
	Note. If the sum of lines 1a and 2a is greater than 250, you may be required to e-file (see instructions)					
3a	Did the organization have unrelated business gross income of $1,000 or more during the year?			**3a**		No
b	If "Yes," has it filed a Form 990-T for this year? *If "No," provide an explanation in Schedule O*			**3b**		
4a	At any time during the calendar year, did the organization have an interest in, or a signature or other authority over, a financial account in a foreign country (such as a bank account or securities account)?			**4a**		No
b	If "Yes," enter the name of the foreign country ▶ _____ See instructions for filing requirements for Form TD F 90-22 1, Report of Foreign Bank and Financial Accounts					
5a	Was the organization a party to a prohibited tax shelter transaction at any time during the tax year? . .			**5a**		No
b	Did any taxable party notify the organization that it was or is a party to a prohibited tax shelter transaction?			**5b**		No
c	If "Yes" to line 5a or 5b, did the organization file Form 8886-T?			**5c**		
6a	Does the organization have annual gross receipts that are normally greater than $100,000, and did the organization solicit any contributions that were not tax deductible?			**6a**		No
b	If "Yes," did the organization include with every solicitation an express statement that such contributions or gifts were not tax deductible?			**6b**		
7	**Organizations that may receive deductible contributions under section 170(c).**					
a	Did the organization receive a payment in excess of $75 made partly as a contribution and partly for goods and services provided to the payor?			**7a**		No
b	If "Yes," did the organization notify the donor of the value of the goods or services provided?			**7b**		
c	Did the organization sell, exchange, or otherwise dispose of tangible personal property for which it was required to file Form 8282?			**7c**		No
d	If "Yes," indicate the number of Forms 8282 filed during the year	**7d**				
e	Did the organization receive any funds, directly or indirectly, to pay premiums on a personal benefit contract?			**7e**		No
f	Did the organization, during the year, pay premiums, directly or indirectly, on a personal benefit contract? . .			**7f**		No
g	If the organization received a contribution of qualified intellectual property, did the organization file Form 8899 as required?			**7g**		
h	If the organization received a contribution of cars, boats, airplanes, or other vehicles, did the organization file a Form 1098-C?			**7h**		
8	**Sponsoring organizations maintaining donor advised funds and section 509(a)(3) supporting organizations.** Did the supporting organization, or a donor advised fund maintained by a sponsoring organization, have excess business holdings at any time during the year?			**8**		
9	**Sponsoring organizations maintaining donor advised funds.**					
a	Did the organization make any taxable distributions under section 4966?			**9a**		
b	Did the organization make a distribution to a donor, donor advisor, or related person?			**9b**		
10	**Section 501(c)(7) organizations.** Enter					
a	Initiation fees and capital contributions included on Part VIII, line 12 . . .	**10a**				
b	Gross receipts, included on Form 990, Part VIII, line 12, for public use of club facilities	**10b**				
11	**Section 501(c)(12) organizations.** Enter					
a	Gross income from members or shareholders	**11a**				
b	Gross income from other sources (Do not net amounts due or paid to other sources against amounts due or received from them)	**11b**				
12a	**Section 4947(a)(1) non-exempt charitable trusts.** Is the organization filing Form 990 in lieu of Form 1041?			**12a**		
b	If "Yes," enter the amount of tax-exempt interest received or accrued during the year	**12b**				
13	**Section 501(c)(29) qualified nonprofit health insurance issuers.**					
a	Is the organization licensed to issue qualified health plans in more than one state? **Note.** All 501(c)(29) organizations must list in Schedule O each state in which they are licensed to issue qualified health plans, the amount of reserves required by each state, and the amount of reserves the organization allocated to each state			**13a**		
b	Enter the aggregate amount of reserves the organization is required to maintain by the states in which the organization is licensed to issue qualified health plans	**13b**				
c	Enter the aggregate amount of reserves on hand	**13c**				
14a	Did the organization receive any payments for indoor tanning services during the tax year?			**14a**		No
b	If "Yes," has it filed a Form 720 to report these payments? *If "No," provide an explanation in Schedule O* . .			**14b**		

Part VI **Governance, Management, and Disclosure** For each "Yes" response to lines 2 through 7b below, and for a "No" response to lines 8a, 8b, or 10b below, describe the circumstances, processes, or changes in Schedule O. See instructions.

Check if Schedule O contains a response to any question in this Part VI . . . . . ☑

Section A. Governing Body and Management

				Yes	No
1a	Enter the number of voting members of the governing body at the end of the tax year	1a	29		
b	Enter the number of voting members included in line 1a, above, who are independent	1b	28		
2	Did any officer, director, trustee, or key employee have a family relationship or a business relationship with any other officer, director, trustee, or key employee?		2		No
3	Did the organization delegate control over management duties customarily performed by or under the direct supervision of officers, directors or trustees, or key employees to a management company or other person? .		3		No
4	Did the organization make any significant changes to its governing documents since the prior Form 990 was filed?		4		No
5	Did the organization become aware during the year of a significant diversion of the organization's assets? .		5		No
6	Did the organization have members or stockholders?		6	Yes	
7a	Did the organization have members, stockholders, or other persons who had the power to elect or appoint one or more members of the governing body?		7a	Yes	
b	Are any governance decisions of the organization reserved to (or subject to approval by) members, stockholders, or persons other than the governing body?		7b		No
8	Did the organization contemporaneously document the meetings held or written actions undertaken during the year by the following				
a	The governing body?		8a	Yes	
b	Each committee with authority to act on behalf of the governing body?		8b	Yes	
9	Is there any officer, director, trustee, or key employee listed in Part VII, Section A, who cannot be reached at the organization's mailing address? If "Yes," provide the names and addresses in Schedule O		9		No

Section B. Policies (This Section B requests information about policies not required by the Internal Revenue Code.)

			Yes	No
10a	Did the organization have local chapters, branches, or affiliates?	10a		No
b	If "Yes," did the organization have written policies and procedures governing the activities of such chapters, affiliates, and branches to ensure their operations are consistent with the organization's exempt purposes?	10b		
11a	Has the organization provided a complete copy of this Form 990 to all members of its governing body before filing the form?	11a	Yes	
b	Describe in Schedule O the process, if any, used by the organization to review the Form 990			
12a	Did the organization have a written conflict of interest policy? *If "No," go to line 13*	12a	Yes	
b	Were officers, directors or trustees, and key employees required to disclose annually interests that could give rise to conflicts?	12b	Yes	
c	Did the organization regularly and consistently monitor and enforce compliance with the policy? If "Yes," describe in Schedule O how this was done	12c	Yes	
13	Did the organization have a written whistleblower policy?	13	Yes	
14	Did the organization have a written document retention and destruction policy?	14	Yes	
15	Did the process for determining compensation of the following persons include a review and approval by independent persons, comparability data, and contemporaneous substantiation of the deliberation and decision?			
a	The organization's CEO, Executive Director, or top management official	15a	Yes	
b	Other officers or key employees of the organization	15b	Yes	
	If "Yes," to line 15a or 15b, describe the process in Schedule O (see instructions)			
16a	Did the organization invest in, contribute assets to, or participate in a joint venture or similar arrangement with a taxable entity during the year?	16a		No
b	If "Yes," did the organization follow a written policy or procedure requiring the organization to evaluate its participation in joint venture arrangements under applicable federal tax law, and take steps to safeguard the organization's exempt status with respect to such arrangements?	16b		

Section C. Disclosure

17 List the States with which a copy of this Form 990 is required to be filed ▶ CA

18 Section 6104 requires an organization to make its Form 1023 (or 1024 if applicable), 990, and 990-T (501(c)(3)s only) available for public inspection Indicate how you made these available Check all that apply

☐ Own website ☐ Another's website ☑ Upon request

19 Describe in Schedule O whether (and if so, how), the organization made its governing documents, conflict of interest policy, and financial statements available to the public See Additional Data Table

20 State the name, physical address, and telephone number of the person who possesses the books and records of the organization ▶

BERKELEY STUDENT COOPERATIVE
2424 RIDGE ROAD
BERKELEY, CA 947091296
(510) 549-5959

Part VII Compensation of Officers, Directors,Trustees, Key Employees, Highest Compensated Employees, and Independent Contractors

Check if Schedule O contains a response to any question in this Part VII . . . . . .☐

Section A. Officers, Directors, Trustees, Key Employees, and Highest Compensated Employees

1a Complete this table for all persons required to be listed Report compensation for the calendar year ending with or within the organization's tax year

- List all of the organization's **current** officers, directors, trustees (whether individuals or organizations), regardless of amount of compensation, and **current** key employees Enter -0- in columns (D), (E), and (F) if no compensation was paid
- List all of the organization's **current** key employees, if any See instructions for definition of "key employee "
- List the organization's five **current** highest compensated employees (other than an officer, director, trustee or key employee) who received reportable compensation (Box 5 of Form W-2 and/or Box 7 of Form 1099-MISC) of more than $100,000 from the organization and any related organizations
- List all of the organization's **former** officers, key employees, or highest compensated employees who received more than $100,000 of reportable compensation from the organization and any related organizations
- List all of the organization's **former directors or trustees** that received, in the capacity as a former director or trustee of the organization, more than $10,000 of reportable compensation from the organization and any related organizations

List persons in the following order individual trustees or directors, institutional trustees, officers, key employees, highest compensated employees, and former such persons

☐ Check this box if neither the organization nor any related organizations compensated any current or former officer, director, or trustee

(A) Name and Title	(B) Average hours per week (describe hours for related organizations in Schedule O)	(C) Position (do not check more than one box, unless person is both an officer and a director/trustee)						(D) Reportable compensation from the organization (W-2/1099-MISC)	(E) Reportable compensation from related organizations (W- 2/1099-MISC)	(F) Estimated amount of other compensation from the organization and related organizations
		Individual trustee or director	Institutional Trustee	Officer	Key employee	Highest compensated employee	Former			
See Additional Data Table										

Part VII **Section A. Officers, Directors, Trustees, Key Employees, and Highest Compensated Employees** (continued)

(A) Name and Title	(B) Average hours per week (describe hours for related organizations in Schedule O)	(C) Position (do not check more than one box, unless person is both an officer and a director/trustee)						(D) Reportable compensation from the organization (W-2/1099-MISC)	(E) Reportable compensation from related organizations (W- 2/1099-MISC)	(F) Estimated amount of other compensation from the organization and related organizations
		Individual trustee or director	Institutional Trustee	Officer	Key employee	Highest compensated employee	Former			
See Additional Data Table										
1b **Sub-Total** . . . . . ▶										
c **Total from continuation sheets to Part VII, Section A** . . . . ▶										
d **Total (add lines 1b and 1c)** . . . . . ▶								294,853	0	50,062

2 Total number of individuals (including but not limited to those listed above) who received more than $100,000 of reportable compensation from the organization ▶ 1

			Yes	No
3	Did the organization list any **former** officer, director or trustee, key employee, or highest compensated employee on line 1a? *If "Yes," complete Schedule J for such individual*	**3**		No
4	For any individual listed on line 1a, is the sum of reportable compensation and other compensation from the organization and related organizations greater than $150,000? *If "Yes," complete Schedule J for such individual*	**4**		No
5	Did any person listed on line 1a receive or accrue compensation from any unrelated organization or individual for services rendered to the organization? *If "Yes," complete Schedule J for such person*	**5**		No

Section B. Independent Contractors

1 Complete this table for your five highest compensated independent contractors that received more than $100,000 of compensation from the organization Report compensation for the calendar year ending with or within the organization's tax year

(A) Name and business address	(B) Description of services	(C) Compensation
CULLEN CONSTRUCTION 150 HOMES AVENUE SAN RAFAEL, CA 94903	CONTRACTOR	162,885
VALENCIA BROS 3014 MARTIN LUTHER KING WAY BERKELEY, CA 94703	CONTRACTOR	115,477

2 Total number of independent contractors (including but not limited to those listed above) who received more than $100,000 of compensation from the organization ▶ 2

Part VIII Statement of Revenue

				(A) Total revenue	(B) Related or exempt function revenue	(C) Unrelated business revenue	(D) Revenue excluded from tax under sections 512, 513, or 514
Contributions, gifts, grants and other similar amounts	1a	Federated campaigns	1a				
	b	Membership dues	1b				
	c	Fundraising events	1c				
	d	Related organizations	1d				
	e	Government grants (contributions)	1e				
	f	All other contributions, gifts, grants, and similar amounts not included above	1f	353,264			
	g	Noncash contributions included in lines 1a-1f $ 104,367					
	h	**Total.** Add lines 1a-1f		353,264			
Program Service Revenue			Business Code				
	2a	ROOM AND BOARD FEES	721310	7,463,035	7,463,035		
	b	APARTMENTS	721310	2,086,728	2,086,728		
	c	OTHER FEES	721310	138,991	138,991		
	d	PARKING	721310	119,526	119,526		
	e						
	f	All other program service revenue					
	g	**Total.** Add lines 2a–2f		9,808,280			
	3	Investment income (including dividends, interest and other similar amounts)		187,335			187,335
	4	Income from investment of tax-exempt bond proceeds					
	5	Royalties					

		(i) Real	(ii) Personal				
	6a	Gross rents	294,593					
	b	Less rental expenses	72,799					
	c	Rental income or (loss)	221,794					
	d	Net rental income or (loss)			221,794	221,794		

		(i) Securities	(ii) Other				
	7a	Gross amount from sales of assets other than inventory	365,717				
	b	Less cost or other basis and sales expenses	271,080				
	c	Gain or (loss)	94,637				
	d	Net gain or (loss)		94,637			94,637
Other Revenue	8a	Gross income from fundraising events (not including $ _____ of contributions reported on line 1c) See Part IV, line 18	a				
	b	Less direct expenses	b				
	c	Net income or (loss) from fundraising events					
	9a	Gross income from gaming activities See Part IV, line 19	a				
	b	Less direct expenses	b				
	c	Net income or (loss) from gaming activities					
	10a	Gross sales of inventory, less returns and allowances	a				
	b	Less cost of goods sold	b				
	c	Net income or (loss) from sales of inventory					

	Miscellaneous Revenue	Business Code				
11a						
b						
c						
d	All other revenue					
e	**Total.** Add lines 11a–11d					
12	**Total revenue.** See Instructions		10,665,310	10,030,074	0	281,972

Part IX Statement of Functional Expenses

Section 501(c)(3) and 501(c)(4) organizations must complete all columns
All other organizations must complete column (A) but are not required to complete columns (B), (C), and (D)
Check if Schedule O contains a response to any question in this Part IX . . . . . ☑

Do not include amounts reported on lines 6b, 7b, 8b, 9b, and 10b of Part VIII.		(A) Total expenses	(B) Program service expenses	(C) Management and general expenses	(D) Fundraising expenses
1	Grants and other assistance to governments and organizations in the United States See Part IV, line 21	20,000	20,000		
2	Grants and other assistance to individuals in the United States See Part IV, line 22	44,982	44,982		
3	Grants and other assistance to governments, organizations, and individuals outside the United States See Part IV, lines 15 and 16				
4	Benefits paid to or for members				
5	Compensation of current officers, directors, trustees, and key employees	258,638	130,929	117,935	9,774
6	Compensation not included above, to disqualified persons (as defined under section 4958(f)(1)) and persons described in section 4958(c)(3)(B)				
7	Other salaries and wages	1,585,840	802,794	723,120	59,926
8	Pension plan contributions (include section 401(k) and section 403(b) employer contributions)				
9	Other employee benefits				
10	Payroll taxes				
11	Fees for services (non-employees)				
a	Management				
b	Legal	48,346	48,346		
c	Accounting	84,934	84,934		
d	Lobbying				
e	Professional fundraising *See Part IV, line 17*				
f	Investment management fees				
g	Other				
12	Advertising and promotion				
13	Office expenses				
14	Information technology				
15	Royalties				
16	Occupancy	122,841	122,841		
17	Travel				
18	Payments of travel or entertainment expenses for any federal, state, or local public officials				
19	Conferences, conventions, and meetings				
20	Interest	976,787	976,787		
21	Payments to affiliates				
22	Depreciation, depletion, and amortization	1,471,050	1,413,084	57,966	
23	Insurance				
24	Other expenses Itemize expenses not covered above (List miscellaneous expenses in line 24f If line 24f amount exceeds 10% of line 25, column (A) amount, list line 24f expenses on Schedule O)				
a	FOOD	1,227,302	1,227,302		
b	REPAIRS AND MAINTENANCE	780,931	636,540	144,391	
c	UTILITIES	635,315	634,031	1,284	
d	PAYROLL TAXES AND BENEF	601,722	209,078	383,266	9,378
e					
f	All other expenses	875,736	638,777	213,883	23,076
25	**Total functional expenses.** Add lines 1 through 24f	8,734,424	6,990,425	1,641,845	102,154
26	**Joint costs.** Check here ▶ ☐ if following SOP 98-2 (ASC 958-720) Complete this line only if the organization reported in column (B) joint costs from a combined educational campaign and fundraising solicitation				

Part X Balance Sheet

				(A) Beginning of year		(B) End of year
Assets	1	Cash—non-interest-bearing		2,297,890	1	2,485,283
	2	Savings and temporary cash investments		1,151,201	2	1,981,027
	3	Pledges and grants receivable, net			3	
	4	Accounts receivable, net		319,914	4	106,390
	5	Receivables from current and former officers, directors, trustees, key employees, and highest compensated employees Complete Part II of Schedule L			5	
	6	Receivables from other disqualified persons (as defined under section 4958(f)(1)) and persons described in section 4958(c)(3)(B) Complete Part II of Schedule L			6	
	7	Notes and loans receivable, net			7	
	8	Inventories for sale or use		72,581	8	65,107
	9	Prepaid expenses and deferred charges		98,382	9	299,442
	10a	Land, buildings, and equipment cost or other basis *Complete Part VI of Schedule D*	10a 56,789,347			
	b	Less accumulated depreciation	10b 25,057,024	32,136,213	10c	31,732,323
	11	Investments—publicly traded securities		4,431,687	11	4,678,148
	12	Investments—other securities See Part IV, line 11			12	
	13	Investments—program-related See Part IV, line 11			13	
	14	Intangible assets			14	
	15	Other assets See Part IV, line 11		3,102,785	15	3,158,688
	16	**Total assets.** Add lines 1 through 15 (must equal line 34)		43,610,653	16	44,506,408
Liabilities	17	Accounts payable and accrued expenses		130,027	17	75,472
	18	Grants payable			18	
	19	Deferred revenue		43,750	19	28,750
	20	Tax-exempt bond liabilities		20,000,000	20	19,585,000
	21	Escrow or custodial account liability *Complete Part IV of Schedule D*		248,689	21	275,887
	22	Payables to current and former officers, directors, trustees, key employees, highest compensated employees, and disqualified persons *Complete Part II of Schedule L*			22	
	23	Secured mortgages and notes payable to unrelated third parties		757,102	23	655,000
	24	Unsecured notes and loans payable to unrelated third parties			24	
	25	Other liabilities (including federal income tax, payables to related third parties, and other liabilities not included on lines 17-24) Complete Part X of Schedule D		2,593,685	25	2,395,560
	26	**Total liabilities.** Add lines 17 through 25		23,773,253	26	23,015,669
Net Assets or Fund Balances		**Organizations that follow SFAS 117, check here ▶ ☑ and complete lines 27 through 29, and lines 33 and 34.**				
	27	Unrestricted net assets		19,026,134	27	20,432,110
	28	Temporarily restricted net assets		276,461	28	453,824
	29	Permanently restricted net assets		534,805	29	604,805
		Organizations that do not follow SFAS 117, check here ▶ ☐ and complete lines 30 through 34.				
	30	Capital stock or trust principal, or current funds			30	
	31	Paid-in or capital surplus, or land, building or equipment fund			31	
	32	Retained earnings, endowment, accumulated income, or other funds			32	
	33	Total net assets or fund balances		19,837,400	33	21,490,739
	34	Total liabilities and net assets/fund balances		43,610,653	34	44,506,408

Part XI Reconcilliation of Net Assets

Check if Schedule O contains a response to any question in this Part XI . . . . . ☑

1	Total revenue (must equal Part VIII, column (A), line 12) . . .	1	10,665,310
2	Total expenses (must equal Part IX, column (A), line 25)	2	8,734,424
3	Revenue less expenses Subtract line 2 from line 1	3	1,930,886
4	Net assets or fund balances at beginning of year (must equal Part X, line 33, column (A)) . .	4	19,837,400
5	Other changes in net assets or fund balances (explain in Schedule O)	5	-277,547
6	Net assets or fund balances at end of year Combine lines 3, 4, and 5 (must equal Part X, line 33, column (B))	6	21,490,739

Part XII Financial Statements and Reporting

Check if Schedule O contains a response to any question in this Part XII . . . . . ☑

			Yes	No
1	Accounting method used to prepare the Form 990 ☐ Cash ☑ Accrual ☐ Other _____ If the organization changed its method of accounting from a prior year or checked "Other," explain in Schedule O			
2a	Were the organization's financial statements compiled or reviewed by an independent accountant? . .	2a		No
b	Were the organization's financial statements audited by an independent accountant?	2b	Yes	
c	If "Yes," to 2a or 2b, does the organization have a committee that assumes responsibility for oversight of the audit, review, or compilation of its financial statements and selection of an independent accountant? If the organization changed either its oversight process or selection process during the tax year, explain in Schedule O	2c	Yes	
d	If "Yes" to line 2a or 2b, check a box below to indicate whether the financial statements for the year were issued on a separate basis, consolidated basis, or both ☑ Separate basis ☐ Consolidated basis ☐ Both consolidated and separated basis			
3a	As a result of a federal award, was the organization required to undergo an audit or audits as set forth in the Single Audit Act and OMB Circular A-133?	3a		No
b	If "Yes," did the organization undergo the required audit or audits? If the organization did not undergo the required audit or audits, explain why in Schedule O and describe any steps taken to undergo such audits . .	3b		

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SCHEDULE A (Form 990 or 990EZ)

Department of the Treasury
Internal Revenue Service

Public Charity Status and Public Support

Complete if the organization is a section 501(c)(3) organization or a section 4947(a)(1) nonexempt charitable trust.

▶ **Attach to Form 990 or Form 990-EZ.** ▶ **See separate instructions.**

OMB No 1545-0047

2011

Open to Public Inspection

Name of the organization
BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Employer identification number
94-0948140

Part I Reason for Public Charity Status (All organizations must complete this part.) See instructions

The organization is not a private foundation because it is (For lines 1 through 11, check only one box)

1 ☐ A church, convention of churches, or association of churches **section 170(b)(1)(A)(i).**

2 ☐ A school described in **section 170(b)(1)(A)(ii).** (Attach Schedule E)

3 ☐ A hospital or a cooperative hospital service organization described in **section 170(b)(1)(A)(iii).**

4 ☐ A medical research organization operated in conjunction with a hospital described in **section 170(b)(1)(A)(iii).** Enter the hospital's name, city, and state

_____

5 ☐ An organization operated for the benefit of a college or university owned or operated by a governmental unit described in **section 170(b)(1)(A)(iv).** (Complete Part II)

6 ☐ A federal, state, or local government or governmental unit described in **section 170(b)(1)(A)(v).**

7 ☐ An organization that normally receives a substantial part of its support from a governmental unit or from the general public described in **section 170(b)(1)(A)(vi)** (Complete Part II)

8 ☐ A community trust described in **section 170(b)(1)(A)(vi)** (Complete Part II)

9 ☑ An organization that normally receives (1) more than 33 1/3% of its support from contributions, membership fees, and gross receipts from activities related to its exempt functions—subject to certain exceptions, and (2) no more than 33 1/3% of its support from gross investment income and unrelated business taxable income (less section 511 tax) from businesses acquired by the organization after June 30, 1975 See **section 509(a)(2).** (Complete Part III)

10 ☐ An organization organized and operated exclusively to test for public safety See **section 509(a)(4).**

11 ☐ An organization organized and operated exclusively for the benefit of, to perform the functions of, or to carry out the purposes of one or more publicly supported organizations described in section 509(a)(1) or section 509(a)(2) See **section 509(a)(3).** Check the box that describes the type of supporting organization and complete lines 11e through 11h

a ☐ Type I **b** ☐ Type II **c** ☐ Type III - Functionally integrated **d** ☐ Type III - Other

e ☐ By checking this box, I certify that the organization is not controlled directly or indirectly by one or more disqualified persons other than foundation managers and other than one or more publicly supported organizations described in section 509(a)(1) or section 509(a)(2)

f If the organization received a written determination from the IRS that it is a Type I, Type II or Type III supporting organization, check this box ☐

g Since August 17, 2006, has the organization accepted any gift or contribution from any of the following persons?

	Yes	No
(i) a person who directly or indirectly controls, either alone or together with persons described in (ii) and (iii) below, the governing body of the the supported organization? **11g(i)**		
(ii) a family member of a person described in (i) above? **11g(ii)**		
(iii) a 35% controlled entity of a person described in (i) or (ii) above? **11g(iii)**		

h Provide the following information about the supported organization(s)

(i) Name of supported organization	(ii) EIN	(iii) Type of organization (described on lines 1- 9 above or IRC section (see instructions))	(iv) Is the organization in col (i) listed in your governing document? Yes	(iv) No	(v) Did you notify the organization in col (i) of your support? Yes	(v) No	(vi) Is the organization in col (i) organized in the U S ? Yes	(vi) No	(vii) Amount of support?
Total									

Part II **Support Schedule for Organizations Described in IRC 170(b)(1)(A)(iv) and 170(b)(1)(A)(vi)**
(Complete only if you checked the box on line 5, 7, or 8 of Part I or if the organization failed to qualify under Part III. If the organization fails to qualify under the tests listed below, please complete Part III.)

Section A. Public Support

Calendar year (or fiscal year beginning in)	(a) 2007	(b) 2008	(c) 2009	(d) 2010	(e) 2011	(f) Total
1 Gifts, grants, contributions, and membership fees received (Do not include any "unusual grants ")						
2 Tax revenues levied for the organization's benefit and either paid to or expended on its behalf						
3 The value of services or facilities furnished by a governmental unit to the organization without charge						
4 **Total.** Add lines 1 through 3						
5 The portion of total contributions by each person (other than a governmental unit or publicly supported organization) included on line 1 that exceeds 2% of the amount shown on line 11, column (f)						
6 **Public Support.** Subtract line 5 from line 4						

Section B. Total Support

Calendar year (or fiscal year beginning in)	(a) 2007	(b) 2008	(c) 2009	(d) 2010	(e) 2011	(f) Total
7 Amounts from line 4						
8 Gross income from interest, dividends, payments received on securities loans, rents, royalties and income from similar sources						
9 Net income from unrelated business activities, whether or not the business is regularly carried on						
10 Other income (Explain in Part IV) Do not include gain or loss from the sale of capital assets						
11 **Total support** (Add lines 7 through 10)						

12 Gross receipts from related activities, etc (See instructions) **12**

13 **First Five Years** If the Form 990 is for the organization's first, second, third, fourth, or fifth tax year as a 501(c)(3) organization, check this box and **stop here**

Section C. Computation of Public Support Percentage

14 Public Support Percentage for 2011 (line 6 column (f) divided by line 11 column (f)) **14**

15 Public Support Percentage for 2010 Schedule A, Part II, line 14 **15**

16a **33 1/3% support test—2011.** If the organization did not check the box on line 13, and line 14 is 33 1/3% or more, check this box and **stop here.** The organization qualifies as a publicly supported organization

b **33 1/3% support test—2010.** If the organization did not check the box on line 13 or 16a, and line 15 is 33 1/3% or more, check this box and **stop here.** The organization qualifies as a publicly supported organization

17a **10%-facts-and-circumstances test—2011.** If the organization did not check a box on line 13, 16a, or 16b and line 14 is 10% or more, and if the organization meets the "facts and circumstances" test, check this box and **stop here.** Explain in Part IV how the organization meets the "facts and circumstances" test The organization qualifies as a publicly supported organization

b **10%-facts-and-circumstances test—2010.** If the organization did not check a box on line 13, 16a, 16b, or 17a and line 15 is 10% or more, and if the organization meets the "facts and circumstances" test, check this box and **stop here.** Explain in Part IV how the organization meets the "facts and circumstances" test The organization qualifies as a publicly supported organization

18 **Private Foundation** If the organization did not check a box on line 13, 16a, 16b, 17a or 17b, check this box and see instructions

Part III Support Schedule for Organizations Described in IRC 509(a)(2)

(Complete only if you checked the box on line 9 of Part I or if the organization failed to qualify under Part II. If the organization fails to qualify under the tests listed below, please complete Part II.)

Section A. Public Support

Calendar year (or fiscal year beginning in)	(a) 2007	(b) 2008	(c) 2009	(d) 2010	(e) 2011	(f) Total
1 Gifts, grants, contributions, and membership fees received (Do not include any "unusual grants ")	152,912	157,342	190,799	183,449	353,264	1,037,766
2 Gross receipts from admissions, merchandise sold or services performed, or facilities furnished in any activity that is related to the organization's tax-exempt purpose	8,167,999	7,883,851	8,678,971	9,591,132	9,808,280	44,130,233
3 Gross receipts from activities that are not an unrelated trade or business under section 513						
4 Tax revenues levied for the organization's benefit and either paid to or expended on its behalf						
5 The value of services or facilities furnished by a governmental unit to the organization without charge						
6 **Total.** Add lines 1 through 5	8,320,911	8,041,193	8,869,770	9,774,581	10,161,544	45,167,999
7a Amounts included on lines 1, 2, and 3 received from disqualified persons						0
b Amounts included on lines 2 and 3 received from other than disqualified persons that exceed the greater of $5,000 or 1% of the amount on line 13 for the year						0
c Add lines 7a and 7b						0
8 **Public Support** (Subtract line 7c from line 6)						45,167,999

Section B. Total Support

Calendar year (or fiscal year beginning in)	(a) 2007	(b) 2008	(c) 2009	(d) 2010	(e) 2011	(f) Total
9 Amounts from line 6	8,320,911	8,041,193	8,869,770	9,774,581	10,161,544	45,167,999
10a Gross income from interest, dividends, payments received on securities loans, rents, royalties and income from similar sources	864,437	393,701	123,522	162,405	187,335	1,731,400
b Unrelated business taxable income (less section 511 taxes) from businesses acquired after June 30, 1975						
c Add lines 10a and 10b	864,437	393,701	123,522	162,405	187,335	1,731,400
11 Net income from unrelated business activities not included in line 10b, whether or not the business is regularly carried on						
12 Other income Do not include gain or loss from the sale of capital assets (Explain in Part IV)	213,160	255,857	447,592	83,127		999,736
13 **Total support** (Add lines 9, 10c, 11 and 12)	9,398,508	8,690,751	9,440,884	10,020,113	10,348,879	47,899,135

14 **First Five Years** If the Form 990 is for the organization's first, second, third, fourth, or fifth tax year as a 501(c)(3) organization, check this box and **stop here** ▶

Section C. Computation of Public Support Percentage

15	Public Support Percentage for 2011 (line 8 column (f) divided by line 13 column (f))	15	94 300 %
16	Public support percentage from 2010 Schedule A, Part III, line 15	16	92 970 %

Section D. Computation of Investment Income Percentage

17	Investment income percentage for **2011** (line 10c column (f) divided by line 13 column (f))	17	3 610 %
18	Investment income percentage from **2010** Schedule A, Part III, line 17	18	4 400 %

19a **33 1/3% support tests—2011.** If the organization did not check the box on line 14, and line 15 is more than 33 1/3% and line 17 is not more than 33 1/3%, check this box and **stop here.** The organization qualifies as a publicly supported organization ▶☑

b **33 1/3% support tests—2010.** If the organization did not check a box on line 14 or line 19a, and line 16 is more than 33 1/3% and line 18 is not more than 33 1/3%, check this box and **stop here.** The organization qualifies as a publicly supported organization ▶

20 **Private Foundation** If the organization did not check a box on line 14, 19a or 19b, check this box and see instructions ▶

Part IV **Supplemental Information.** Supplemental Information. Complete this part to provide the explanation required by Part II, line 10; Part II, line 17a or 17b; or Part III, line 12. Also complete this part for any additional information. (See instructions).

Facts And Circumstances Test

Explanation

Additional Data

Software ID:
Software Version:
EIN: 94-0948140
Name: BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Form 990, Special Condition Description:

Special Condition Description

Form 990, Part VII - Compensation of Officers, Directors,Trustees, Key Employees, Highest Compensated Employees, and Independent Contractors

(A) Name and Title	(B) Average hours per week	(C) Position (check all that apply)						(D) Reportable compensation from the organization (W-2/1099-MISC)	(E) Reportable compensation from related organizations (W- 2/1099-MISC)	(F) Estimated amount of other compensation from the organization and related organizations
		Individual trustee or director	Institutional Trustee	Officer	Key employee	Highest compensated employee	Former			
JANETTE STOKLEY EXECUTIVE DIRECTOR	40 00	X		X				118,393	0	29,751
KIM BENSON OPERATIONS MANAGER/INTERIM EXECUTIVE DIRECTOR	40 00	X		X				82,007	0	14,196
DANIEL KRONOVET PRES SUM '11, VP FALL'11 & SP'12	20 00	X		X				8,200	0	0
MAX BAROI V PRES SUM & FALL '11, SPRING '12	14 00	X		X				8,925	0	0
ELAINA MARSHALEK PRESIDENT, FALL '11 & SPRING '12	20 00	X		X				6,822	0	0
JEFFREY JOH VP CAP AFFAIRS, FALL '11 & SPRG '12	15 00	X		X				5,116	0	0
STEPHANIE ALTAMIRANO VP EXT AFFAIRS, FALL '11 & SPRG '12	15 00	X		X				7,319	0	0
TOMMY YORK VP FIN AFFAIRS, FALL '11 & SPRG '12	15 00	X		X				5,116	0	0
BEN PEREZ VP INT AFFAIRS, FALL '11 & SPRG '12	15 00	X		X				5,116	0	0
JOE FERRERA DIRECTOR	5 00	X						0	0	0
SHANE MASON DIRECTOR	5 00	X						0	0	0
ALEC STRACHAN DIRECTOR	5 00	X						0	0	0
GABE BERUMEN DIRECTOR	5 00	X						0	0	0
RUBY SHERBOW DIRECTOR	5 00	X						0	0	0
BRIANNA MUNSON DIRECTOR	5 00	X						0	0	0
JOHN LI DIRECTOR	5 00	X						0	0	0
JENNIFER MONROY DIRECTOR	5 00	X						0	0	0
GRACE WILLIAMS DIRECTOR	5 00	X						0	0	0
WILL KRANTZ DIRECTOR	5 00	X						0	0	0
RACHEL PETERSON DIRECTOR	5 00	X						0	0	0
SAM STRIMLING DIRECTOR	5 00	X						0	0	0
JOHN ESTRADA DIRECTOR	5 00	X						0	0	0
JOSE ALVARADO DIRECTOR	5 00	X						0	0	0
DENISE BOLIVAR DIRECTOR	5 00	X						0	0	0
LIZ BAROI DIRECTOR	5 00	X						0	0	0

Form 990, Part VII - Compensation of Officers, Directors,Trustees, Key Employees, Highest Compensated Employees, and Independent Contractors

(A) Name and Title	(B) Average hours per week	(C) Position (check all that apply)						(D) Reportable compensation from the organization (W-2/1099-MISC)	(E) Reportable compensation from related organizations (W- 2/1099-MISC)	(F) Estimated amount of other compensation from the organization and related organizations
		Individual trustee or director	Institutional Trustee	Officer	Key employee	Highest compensated employee	Former			
LENA BROOKS DIRECTOR	5 00	X						0	0	0
HAYLEY PENAN DIRECTOR	5 00	X						0	0	0
NICK SALEM DIRECTOR	5 00	X						0	0	0
HELEN LOPEZ DIRECTOR	40 00	X						47,839	0	6,115
TOM SUTAK DIRECTOR	5 00	X						0	0	0
CLAIRE ROGERSON DIRECTOR	5 00	X						0	0	0
JACOB MORRISON DIRECTOR	5 00	X						0	0	0
STEPHEN CAMPBELL DIRECTOR	5 00	X						0	0	0
CAROLINE PEAKE DIRECTOR	5 00	X						0	0	0
AMY EDWARDS DIRECTOR	5 00	X						0	0	0
EMILIE BLAUWHOFF DIRECTOR	5 00	X						0	0	0
JONATHAN COLLINGS DIRECTOR	5 00	X						0	0	0
JOSEPH HOMER DIRECTOR	5 00	X						0	0	0
ERIN WALSH DIRECTOR	5 00	X						0	0	0
CHRIS DIAMOND DIRECTOR	5 00	X						0	0	0
ADILENE VALENZUELA DIRECTOR	5 00	X						0	0	0
EMILY COSIN DIRECTOR	5 00	X						0	0	0
JILL LORACK DIRECTOR	5 00	X						0	0	0
ROI LIVNE DIRECTOR	5 00	X						0	0	0
HAMZA JAKA DIRECTOR	5 00	X						0	0	0
VANCE PHAN DIRECTOR	5 00	X						0	0	0
CANDY ESCOBAR DIRECTOR	5 00	X						0	0	0
EMILY LEVETT DIRECTOR	5 00	X						0	0	0
PATRICK KARSH DIRECTOR	5 00	X						0	0	0
DAVID BARRERA DIRECTOR	5 00	X						0	0	0

Form 990, Part VII - Compensation of Officers, Directors,Trustees, Key Employees, Highest Compensated Employees, and Independent Contractors

(A) Name and Title	(B) Average hours per week	(C) Position (check all that apply)						(D) Reportable compensation from the organization (W-2/1099-MISC)	(E) Reportable compensation from related organizations (W- 2/1099-MISC)	(F) Estimated amount of other compensation from the organization and related organizations
		Individual trustee or director	Institutional Trustee	Officer	Key employee	Highest compensated employee	Former			
BRENNA FALLON DIRECTOR	5 00	X						0	0	0
OLIVIA COHEN DIRECTOR	5 00	X						0	0	0
AARON MURPHY DIRECTOR	5 00	X						0	0	0
LEVON MINNASIAN DIRECTOR	5 00	X						0	0	0
LUIS FLORES DIRECTOR	5 00	X						0	0	0
JOSH PETRASS DIRECTOR	5 00	X						0	0	0
LEAH MELIDONIAN DIRECTOR	5 00	X						0	0	0
JOSH TRAN DIRECTOR	5 00	X						0	0	0
ALLISON LEVITSKY DIRECTOR	5 00	X						0	0	0
ABBY SIMONS DIRECTOR	5 00	X						0	0	0
TYLER NGUYEN DIRECTOR	5 00	X						0	0	0
ARLO FARIA DIRECTOR	5 00	X						0	0	0
MARCIA MAKI DIRECTOR	5 00	X						0	0	0
DEVLIN MALLORY DIRECTOR	5 00	X						0	0	0
ADAM BERGER DIRECTOR	5 00	X						0	0	0
ERIN CONDIT-BERGEN DIRECTOR	5 00	X						0	0	0

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SCHEDULE D (Form 990)

Department of the Treasury
Internal Revenue Service

Supplemental Financial Statements

▶ Complete if the organization answered "Yes," to Form 990, Part IV, line 6, 7, 9, 10, 11a, 11b, 11c, 11d, 11e, 11f, 12a, or 12b
▶ Attach to Form 990. ▶ See separate instructions.

OMB No 1545-0047

2011

Open to Public Inspection

Name of the organization
BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Employer identification number
94-0948140

Part I Organizations Maintaining Donor Advised Funds or Other Similar Funds or Accounts. Complete if the organization answered "Yes" to Form 990, Part IV, line 6.

		(a) Donor advised funds	(b) Funds and other accounts
1	Total number at end of year		
2	Aggregate contributions to (during year)		
3	Aggregate grants from (during year)		
4	Aggregate value at end of year		

5 Did the organization inform all donors and donor advisors in writing that the assets held in donor advised funds are the organization's property, subject to the organization's exclusive legal control? ☐ Yes ☐ No

6 Did the organization inform all grantees, donors, and donor advisors in writing that grant funds may be used only for charitable purposes and not for the benefit of the donor or donor advisor, or for any other purpose conferring impermissible private benefit ☐ Yes ☐ No

Part II Conservation Easements. Complete if the organization answered "Yes" to Form 990, Part IV, line 7.

1 Purpose(s) of conservation easements held by the organization (check all that apply)
☐ Preservation of land for public use (e g , recreation or pleasure)
☐ Preservation of an historically importantly land area
☐ Protection of natural habitat
☐ Preservation of a certified historic structure
☐ Preservation of open space

2 Complete lines 2a–2d if the organization held a qualified conservation contribution in the form of a conservation easement on the last day of the tax year

		Held at the End of the Year
a	Total number of conservation easements	2a
b	Total acreage restricted by conservation easements	2b
c	Number of conservation easements on a certified historic structure included in (a)	2c
d	Number of conservation easements included in (c) acquired after 8/17/06	2d

3 Number of conservation easements modified, transferred, released, extinguished, or terminated by the organization during the taxable year ▶ _____

4 Number of states where property subject to conservation easement is located ▶ _____

5 Does the organization have a written policy regarding the periodic monitoring, inspection, handling of violations, and enforcement of the conservation easements it holds? ☐ Yes ☐ No

6 Staff and volunteer hours devoted to monitoring, inspecting and enforcing conservation easements during the year ▶ _____

7 Amount of expenses incurred in monitoring, inspecting, and enforcing conservation easements during the year ▶ $ _____

8 Does each conservation easement reported on line 2(d) above satisfy the requirements of section 170(h)(4)(B)(i) and 170(h)(4)(B)(ii)? ☐ Yes ☐ No

9 In Part XIV, describe how the organization reports conservation easements in its revenue and expense statement, and balance sheet, and include, if applicable, the text of the footnote to the organization's financial statements that describes the organization's accounting for conservation easements

Part III Organizations Maintaining Collections of Art, Historical Treasures, or Other Similar Assets. Complete if the organization answered "Yes" to Form 990, Part IV, line 8.

1a If the organization elected, as permitted under SFAS 116, not to report in its revenue statement and balance sheet works of art, historical treasures, or other similar assets held for public exhibition, education or research in furtherance of public service, provide, in Part XIV, the text of the footnote to its financial statements that describes these items

b If the organization elected, as permitted under SFAS 116, to report in its revenue statement and balance sheet works of art, historical treasures, or other similar assets held for public exhibition, education, or research in furtherance of public service, provide the following amounts relating to these items

(i) Revenues included in Form 990, Part VIII, line 1 ▶ $ _____

(ii) Assets included in Form 990, Part X ▶ $ _____

2 If the organization received or held works of art, historical treasures, or other similar assets for financial gain, provide the following amounts required to be reported under SFAS 116 relating to these items

a Revenues included in Form 990, Part VIII, line 1 ▶ $ _____

b Assets included in Form 990, Part X ▶ $ _____

Part III Organizations Maintaining Collections of Art, Historical Treasures, or Other Similar Assets *(continued)*

3 Using the organization's accession and other records, check any of the following that are a significant use of its collection items (check all that apply)

- a ☐ Public exhibition
- b ☐ Scholarly research
- c ☐ Preservation for future generations
- d ☐ Loan or exchange programs
- e ☐ Other

4 Provide a description of the organization's collections and explain how they further the organization's exempt purpose in Part XIV

5 During the year, did the organization solicit or receive donations of art, historical treasures or other similar assets to be sold to raise funds rather than to be maintained as part of the organization's collection? ☐ Yes ☐ No

Part IV Escrow and Custodial Arrangements. Complete if the organization answered "Yes" to Form 990, Part IV, line 9, or reported an amount on Form 990, Part X, line 21.

1a Is the organization an agent, trustee, custodian or other intermediary for contributions or other assets not included on Form 990, Part X? ☐ Yes ☑ No

b If "Yes," explain the arrangement in Part XIV and complete the following table

		Amount
c Beginning balance	1c	
d Additions during the year	1d	
e Distributions during the year	1e	
f Ending balance	1f	

2a Did the organization include an amount on Form 990, Part X, line 21? ☑ Yes ☐ No

b If "Yes," explain the arrangement in Part XIV

Part V Endowment Funds. Complete if the organization answered "Yes" to Form 990, Part IV, line 10.

	(a) Current Year	(b) Prior Year	(c) Two Years Back	(d) Three Years Back	(e) Four Years Back
1a Beginning of year balance	713,349	686,453	617,444	561,855	
b Contributions	76,445	22,204	19,587	14,202	
c Investment earnings or losses	-40,277	27,520	78,140	-27,592	
d Grants or scholarships					
e Other expenditures for facilities and programs	-34,749	-22,828	-28,988		
f Administrative expenses					
g End of year balance	714,768	713,349	686,453	548,465	

2 Provide the estimated percentage of the year end balance held as

- a Board designated or quasi-endowment ▶
- b Permanent endowment ▶
- c Term endowment ▶

3a Are there endowment funds not in the possession of the organization that are held and administered for the organization by

		Yes	No
(i) unrelated organizations	3a(i)		No
(ii) related organizations	3a(ii)		No
b If "Yes" to 3a(ii), are the related organizations listed as required on Schedule R?	3b		

4 Describe in Part XIV the intended uses of the organization's endowment funds

Part VI Land, Buildings, and Equipment. See Form 990, Part X, line 10.

Description of property	(a) Cost or other basis (investment)	(b) Cost or other basis (other)	(c) Accumulated depreciation	(d) Book value
1a Land		1,445,551		1,445,551
b Buildings		52,397,844	22,469,527	29,928,317
c Leasehold improvements				
d Equipment		2,945,952	2,587,497	358,455
e Other				
Total. Add lines 1a-1e *(Column (d) should equal Form 990, Part X, column (B), line 10(c).)* ▶				31,732,323

Part VII Investments—Other Securities. See Form 990, Part X, line 12.

(a) Description of security or category (including name of security)	(b) Book value	(c) Method of valuation Cost or end-of-year market value
(1) Financial derivatives		
(2) Closely-held equity interests		
Other		
Total. *(Column (b) should equal Form 990, Part X, col (B) line 12)* ▶		

Part VIII Investments—Program Related. See Form 990, Part X, line 13.

(a) Description of investment type	(b) Book value	(c) Method of valuation Cost or end-of-year market value
Total. *(Column (b) should equal Form 990, Part X, col (B) line 13)* ▶		

Part IX Other Assets. See Form 990, Part X, line 15.

(a) Description	(b) Book value
(1) CONSTRUCTION IN PROGRESS	270,696
(2) LOAN AND LEASING FEES	630,723
(3) CASH HELD FOR OTHERS	220,184
(4) INVESTMENT IN NATIONAL COOPERATIVE BANK	31,077
(5) BOND SINKING FUND	1,045,732
(6) RESERVE FOR REPLACEMENT	219,236
(7) BOND FUNDS	685,337
(8) INVESTMENT HELD FOR OTHERS	55,703
Total. *(Column (b) should equal Form 990, Part X, col.(B) line 15.)* . . . . . ▶	3,158,688

Part X Other Liabilities. See Form 990, Part X, line 25.

1 (a) Description of Liability	(b) Amount
Federal Income Taxes	
ACCRUED EXPENSES	195,391
REFUNDABLE DEPOSITS	738,549
REVENUE RECEIVED IN ADVANCE	1,085,175
PREMIUM ON BOND INTEREST	214,696
ACCRUED INTEREST PAYABLE	161,749
Total. *(Column (b) should equal Form 990, Part X, col (B) line 25)* ▶	2,395,560

2. Fin 48 (ASC 740) Footnote In Part XIV, provide the text of the footnote to the organization's financial statements that reports the organization's liability for uncertain tax positions under FIN 48 (ASC740)

Part XI Reconciliation of Change in Net Assets from Form 990 to Financial Statements

1	Total revenue (Form 990, Part VIII, column (A), line 12)	1	10,665,310
2	Total expenses (Form 990, Part IX, column (A), line 25)	2	8,734,424
3	Excess or (deficit) for the year Subtract line 2 from line 1	3	1,930,886
4	Net unrealized gains (losses) on investments	4	-277,547
5	Donated services and use of facilities	5	
6	Investment expenses	6	
7	Prior period adjustments	7	
8	Other (Describe in Part XIV)	8	
9	Total adjustments (net) Add lines 4 - 8	9	-277,547
10	Excess or (deficit) for the year per financial statements Combine lines 3 and 9	10	1,653,339

Part XII Reconciliation of Revenue per Audited Financial Statements With Revenue per Return

1	Total revenue, gains, and other support per audited financial statements			1	10,460,562
2	Amounts included on line 1 but not on Form 990, Part VIII, line 12				
a	Net unrealized gains on investments	2a	-277,547		
b	Donated services and use of facilities	2b			
c	Recoveries of prior year grants	2c			
d	Other (Describe in Part XIV)	2d	72,799		
e	Add lines **2a** through **2d**			2e	-204,748
3	Subtract line **2e** from line **1**			3	10,665,310
4	Amounts included on Form 990, Part VIII, line 12, but not on line **1**				
a	Investment expenses not included on Form 990, Part VIII, line 7b	4a			
b	Other (Describe in Part XIV)	4b			
c	Add lines **4a** and **4b**			4c	0
5	Total Revenue Add lines **3** and **4c.** (This should equal Form 990, Part I, line 12)			5	10,665,310

Part XIII Reconciliation of Expenses per Audited Financial Statements With Expenses per Return

1	Total expenses and losses per audited financial statements			1	8,807,223
2	Amounts included on line 1 but not on Form 990, Part IX, line 25				
a	Donated services and use of facilities	2a			
b	Prior year adjustments	2b			
c	Other losses	2c			
d	Other (Describe in Part XIV)	2d	72,799		
e	Add lines **2a** through **2d**			2e	72,799
3	Subtract line **2e** from line **1**			3	8,734,424
4	Amounts included on Form 990, Part IX, line 25, but not on line **1:**				
a	Investment expenses not included on Form 990, Part VIII, line 7b	4a			
b	Other (Describe in Part XIV)	4b			
c	Add lines **4a** and **4b**			4c	0
5	Total expenses Add lines **3** and **4c.** (This should equal Form 990, Part I, line 18)			5	8,734,424

Part XIV Supplemental Information

Complete this part to provide the descriptions required for Part II, lines 3, 5, and 9, Part III, lines 1a and 4, Part IV, lines 1b and 2b, Part V, line 4, Part X, Part XI, line 8, Part XII, lines 2d and 4b, and Part XIII, lines 2d and 4b Also complete this part to provide any additional information

Identifier	Return Reference	Explanation
	PART IV, LINE 2B	FOR THE BSC ALUMNI ASSOCIATION (BSCAA), BERKELEY STUDENT COOPERATIVE (BSC) HOLDS BSCAA MEMBERSHIP DUES IN A SEPARATE SCHWAB ACCOUNT THE BSCAA EXISTS TO GENERATE A MEMBERSHIP BASE OF BSC ALUMNI IN ORDER TO PROCURE DONATIONS FOR BSC THE LARGER THE MEMBERSHIP BASE, HOPEFULLY THE MORE DONATIONS BSC RECEIVES BECAUSE ALUMNI SEND MEMBERSHIP RENEW MONEY WITH DONATIONS, IT WAS DEEMED EASIER TO HOLD THE FUNDS AT BSC AND HAVE BSC REPORT AN ASSET AND CORRESPONDING LIABILITY ON ITS BOOKS BERKELEY STUDENT COOPERATIVE (BSC) COMPRISED OF OVER 1,250 STUDENT MEMBERS LIVING IN OVER TWENTY STUDENT HOUSING AROUND UC BERKELEY CAMPUS THE HOUSES USE BSC'S FEDERAL TAX ID TO SET UP AND MAINTAIN THEIR CHECKING ACCOUNTS THERE ARE OVER 20 ACCOUNTS THE CHECKING ACCOUNTS ARE USED TO PAY FOR AMENITIES AT THE HOUSE LEVELS THAT ARE NOT INCLUDED IN THE BSC ROOM & BOARD OR RENT CONTRACTS SUCH AS CABLE TV, NEWSPAPERS AND PERIODICALS, INTERNET SERVICE, ETC
DESCRIPTION OF UNCERTAIN TAX POSITIONS UNDER FIN 48	PART X	BSC BELIEVES THAT IT HAS APPROPRIATE SUPPORT FOR ANY TAX POSITITONS TAKEN, AND AS SUCH, DOES NOT HAVE ANY UNCERTAIN TAX POSITIONS THAT ARE MATERIAL TO THE FINANCIAL STATEMENTS BSC'S FEDERAL AND STATE INFORMATION RETURNS FOR THE YEARS 2008 THROUGH 2011 ARE SUBJECT TO EXAMINATION BY REGULATORY AGENCIES, GENERALLY FOR THREE YEARS AND FOUR YEARS AFTER THEY WERE FILED FOR FEDERAL AND STATE, RESPECTIVELY
PART XII, LINE 2D - OTHER ADJUSTMENTS		RENTAL DEPRECIATION EXP
PART XIII, LINE 2D - OTHER ADJUSTMENTS		RENTAL DEPRECIATION EXP

Additional Data

Software ID:
Software Version:
EIN: 94-0948140
Name: BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Form 990, Schedule D, Part IX, - Other Assets

(a) Description	**(b)** Book value
CONSTRUCTION IN PROGRESS	270,696
LOAN AND LEASING FEES	630,723
CASH HELD FOR OTHERS	220,184
INVESTMENT IN NATIONAL COOPERATIVE BANK	31,077
BOND SINKING FUND	1,045,732
RESERVE FOR REPLACEMENT	219,236
BOND FUNDS	685,337
INVESTMENT HELD FOR OTHERS	55,703

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Schedule I (Form 990)

Department of the Treasury
Internal Revenue Service

Grants and Other Assistance to Organizations, Governments and Individuals in the United States

Complete if the organization answered "Yes," to Form 990, Part IV, line 21 or 22.
▶ **Attach to Form 990**

OMB No 1545-0047

2011

Open to Public Inspection

Name of the organization
BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Employer identification number
94-0948140

Part I General Information on Grants and Assistance

1 Does the organization maintain records to substantiate the amount of the grants or assistance, the grantees' eligibility for the grants or assistance, and the selection criteria used to award the grants or assistance? . . . . . ☑ Yes ☐ No

2 Describe in Part IV the organization's procedures for monitoring the use of grant funds in the United States

Part II Grants and Other Assistance to Governments and Organizations in the United States.

Complete if the organization answered "Yes" to Form 990, Part IV, line 21 for any recipient that received more than $5,000. Check this box if no one recipient received more than $5,000. Use Part IV and Schedule I-1 (Form 990) if additional space is needed . . . . . ▶ ☐

(a) Name and address of organization or government	(b) EIN	(c) IRC Code section if applicable	(d) Amount of cash grant	(e) Amount of non-cash assistance	(f) Method of valuation (book, FMV, appraisal, other)	(g) Description of non-cash assistance	(h) Purpose of grant or assistance
(1) SOLAR COMMUNITY HOUSING ASSOCATION (ON BEHALF OF THE DAVIS DOMES)PO BOX 237 DAVIS,CA 95617	94-2612564	501(C)(3)	20,000		CASH		REQUIRED REPAIRS AND ADA IMPROVEMENTS TO THE DAVIS DOMES

2 Enter total number of section 501(c)(3) and government organizations listed in the line 1 table . . . . . ▶ 1

3 Enter total number of other organizations listed in the line 1 table . . . . . ▶

Part III **Grants and Other Assistance to Individuals in the United States.** Complete if the organization answered "Yes" to Form 990, Part IV, line 22. Use Schedule I-1 (Form 990) if additional space is needed.

(a) Type of grant or assistance	(b) Number of recipients	(c) Amount of cash grant	(d) Amount of non-cash assistance	(e) Method of valuation (book, FMV, appraisal, other)	(f) Description of non-cash assistance
(1) STUDENT GRANTS TO MEMBERS OF CO-OP	51	44,982			

Part IV **Supplemental Information.** Complete this part to provide the information required in Part I, line 2, and any other additional information.

Identifier	Return Reference	Explanation
PROCEDURE FOR MONITORING GRANTS IN THE U S	PART I, LINE 2	SCHEDULE I, PART I, LINE 2 THE BSC OFFERS A COOP DEVELOPMENT GRANT ONCE PER YEAR TO LOCAL COOPERATIVES/NON-PROFITS INTERESTED ORGANIZATIONS MUST APPLY FOR THE GRANT (STATING A SPECIFIC USE FOR THE FUNDS) APPLICANTS ARE VETTED BY THE EXTERNAL AFFAIRS COMMITTEE AND THE GRANT IS REVIEWED AND APPROVED BY THE BOARD OF DIRECTORS ORGANIZATIONS RECEIVING THE GRANTS ARE EXPECTED TO REPORT BACK TO THE BOARD OF DIRECTORS ON HOW THE FUNDS ARE USED AND TO PROVIDE AN UPDATE ON THE STATUS OF THE PROJECT/NEW COOPERATIVE

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Schedule K (Form 990)

Department of the Treasury
Internal Revenue Service

Supplemental Information on Tax Exempt Bonds

▶ Complete if the organization answered "Yes" to Form 990, Part IV, line 24a. Provide descriptions, explanations, and any additional information in Schedule O (Form 990).
▶ Attach to Form 990. ▶ See separate instructions.

OMB No 1545-0047

2011

Open to Public Inspection

Name of the organization
BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Employer identification number
94-0948140

Part I Bond Issues

	(a) Issuer Name	(b) Issuer EIN	(c) CUSIP #	(d) Date Issued	(e) Issue Price	(f) Description of Purpose	(g) Defeased		(h) On Behalf of Issuer		(i) Pool financing	
							Yes	No	Yes	No	Yes	No
A	20000000 CALIFORNIA MUNICIPAL FINANCE AUTHORITY	20-1563466	13048TBP7	10-01-2007	20,000,000	SESISMIC & DISABLED ACCESS PROJECTS, REFINANCING DEBT		X		X		X

Part II Proceeds

		A	B	C	D
1	Amount of bonds retired				
2	Amount of bonds defeased				
3	Total proceeds of issue	20,000,000			
4	Gross proceeds in reserve funds	1,380,498			
5	Capitalized interest from proceeds				
6	Proceeds in refunding escrow				
7	Issuance costs from proceeds	600,000			
8	Credit enhancement from proceeds				
9	Working capital expenditures from proceeds	900,000			
10	Capital expenditures from proceeds	17,119,525			
11	Other spent proceeds				
12	Other unspent proceeds				
13	Year of substantial completion	2010			

		A		B		C		D	
		Yes	No	Yes	No	Yes	No	Yes	No
14	Were the bonds issued as part of a current refunding issue?	X							
15	Were the bonds issued as part of an advance refunding issue?		X						
16	Has the final allocation of proceeds been made?	X							
17	Does the organization maintain adequate books and records to support the final allocation of proceeds?	X							

Part III Private Business Use

		A		B		C		D	
		Yes	No	Yes	No	Yes	No	Yes	No
1	Was the organization a partner in a partnership, or a member of an LLC, which owned property financed by tax-exempt bonds?		X						
2	Are there any lease arrangements that may result in private business use of bond-financed property?		X						

Part III Private Business Use *(Continued)*

		A		B		C		D	
		Yes	No	Yes	No	Yes	No	Yes	No
3a	Are there any management or service contracts that may result in private business use?		X						
b	If 'Yes' to line 3a, does the organization routinely engage bond counsel or other outside counsel to review any management or service contracts relating to the financed property?								
c	Are there any research agreements that may result in private business use of bond-financed property?		X						
d	If 'Yes' to line 3c, does the organization routinely engage bond counsel or other outside counsel to review any research agreements relating to the financed property?								
4	Enter the percentage of financed property used in a private business use by entities other than a section 501(c)(3) organization or a state or local government ▶								
5	Enter the percentage of financed property used in a private business use as a result of unrelated trade or business activity carried on by your organization, another section 501(c)(3) organization, or a state or local government ▶								
6	Total of lines 4 and 5								
7	Has the organization adopted management practices and procedures to ensure the post-issuance compliance of its tax-exempt bond liabilities?	X							

Part IV Arbitrage

		A		B		C		D	
		Yes	No	Yes	No	Yes	No	Yes	No
1	Has a Form 8038-T, Arbitrage Rebate, Yield Reduction and Penalty in Lieu of Arbitrage Rebate, been filed with respect to the bond issue?		X						
2	Is the bond issue a variable rate issue?		X						
3a	Has the organization or the governmental issuer entered into a hedge with respect to the bond issue?		X						
b	Name of provider								
c	Term of hedge								
d	Was the hedge superintegrated?								
e	Was a hedge terminated?								
4a	Were gross proceeds invested in a GIC?		X						
b	Name of provider								
c	Term of GIC								
d	Was the regulatory safe harbor for establishing the fair market value of the GIC satisfied?								
5	Were any gross proceeds invested beyond an available temporary period?		X						
6	Did the bond issue qualify for an exception to rebate?		X						

Part V Procedures To Undertake Corrective Action

Check the box if the organization established written procedures to ensure that violations of federal tax requirements are timely identified and corrected through the voluntary closing agreement program if self-remediation is not available under applicable regulations . . . . . ☐ Yes ☑ No

Part VI Supplemental Information

Complete this part to provide additional information for responses to questions on Schedule K (see instructions)

Identifier	Return Reference	Explanation

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Schedule L (Form 990 or 990-EZ)

Department of the Treasury
Internal Revenue Service

Transactions with Interested Persons

▶ **Complete if the organization answered "Yes" on Form 990, Part IV, lines 25a, 25b, 26, 27, 28a, 28b, or 28c, or Form 990-EZ, Part V lines 38a or 40b.**

▶ **Attach to Form 990 or Form 990-EZ.** ▶ **See separate instructions.**

OMB No 1545-0047

2011

Open to Public Inspection

Name of the organization
BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Employer identification number
94-0948140

Part I Excess Benefit Transactions (section 501(c)(3) and section 501 (c)(4) organizations only).

Complete if the organization answered "Yes" on Form 990, Part IV, line 25a or 25b, or Form 990-EZ, Part V, line 40b

1	(a) Name of disqualified person	(b) Description of transaction	(c) Corrected? Yes	(c) Corrected? No

2 Enter the amount of tax imposed on the organization managers or disqualified persons during the year under section 4958 . . . . . ▶ $

3 Enter the amount of tax, if any, on line 2, above, reimbursed by the organization . . . . . ▶ $

Part II Loans to and/or From Interested Persons.

Complete if the organization answered "Yes" on Form 990, Part IV, line 26, or Form 990-EZ, Part V, line 38a

(a) Name of interested person and purpose	(b) Loan to or from the organization? To	(b) From	(c) Original principal amount	(d) Balance due	(e) In default? Yes	(e) No	(f) Approved by board or committee? Yes	(f) No	(g) Written agreement? Yes	(g) No
Total . . . . . ▶ $										

Part III Grants or Assistance Benefitting Interested Persons.

Complete if the organization answered "Yes" on Form 990, Part IV, line 27.

(a) Name of interested person	(b) Relationship between interested person and the organization	(c) Amount of grant or type of assistance
(1) OSCAR VARELA	FORMER DIRECTOR	1,137
(2) ADILENE VALENZUELA LOPEZ	DIRECTOR	1,137
(3) WILLIAM KRANTZ	DIRECTOR	1,187
(4) ELLIOT GOLDSTEIN	FORMER DIRECTOR	1,137
(5) LEAH MELIDONIAN	DIRECTOR	1,137
(6) JOSEPH HOMER	DIRECTOR	1,137
(7) JONATHAN COLLINGS	DIRECTOR	50
(8) TOMMY YORK	VICE PRESIDENT	50
(9) HAMZA JAKA	DIRECTOR	50
(10) KRISTEN MCKOIN	FORMER DIRECTOR	50

Part IV **Business Transactions Involving Interested Persons.**

Complete if the organization answered "Yes" on Form 990, Part IV, line 28a, 28b, or 28c.

(a) Name of interested person	(b) Relationship between interested person and the organization	(c) Amount of transaction	(d) Description of transaction	(e) Sharing of organization's revenues?	
				Yes	No
(1) DAN CULLEN	DAN CULLEN IS THE BROTHER-IN-LAW OF DAN HOLM, CENTRAL MAINTENANCE WORKERS	162,885	CONTRACTING SERVICES		No

Part V **Supplemental Information**

Complete this part to provide additional information for responses to questions on Schedule L (see instructions)

Identifier	Return Reference	Explanation

Additional Data

Software ID:
Software Version:
EIN: 94-0948140
Name: BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Form 990, Schedule L, Part III - Grants or Assistance Benefitting Interested Persons

(a) Name of interested person	**(b)** Relationship between interested person and the organization	**(c)** Amount of grant or type of assistance
OSCAR VARELA	FORMER DIRECTOR	1,137
ADILENE VALENZUELA LOPEZ	DIRECTOR	1,137
WILLIAM KRANTZ	DIRECTOR	1,187
ELLIOT GOLDSTEIN	FORMER DIRECTOR	1,137
LEAH MELIDONIAN	DIRECTOR	1,137
JOSEPH HOMER	DIRECTOR	1,137
JONATHAN COLLINGS	DIRECTOR	50
TOMMY YORK	VICE PRESIDENT	50
HAMZA JAKA	DIRECTOR	50
KRISTEN MCKOIN	FORMER DIRECTOR	50

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SCHEDULE M (Form 990)

Department of the Treasury
Internal Revenue Service

NonCash Contributions

▶Complete if the organization answered "Yes" on Form 990, Part IV, lines 29 or 30.
▶ Attach to Form 990.

OMB No 1545-0047

2011

Open to Public Inspection

Name of the organization
BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Employer identification number
94-0948140

Part I Types of Property

		(a) Check if applicable	(b) Number of Contributions or items contributed	(c) Contribution amounts reported on Form 990, Part VIII, line 1g	(d) Method of determining contribution amounts
1	Art—Works of art				
2	Art—Historical treasures				
3	Art—Fractional interests				
4	Books and publications				
5	Clothing and household goods				
6	Cars and other vehicles				
7	Boats and planes				
8	Intellectual property				
9	Securities—Publicly traded	X	2	104,367	FAIR MARKET VALUE
10	Securities—Closely held stock				
11	Securities—Partnership, LLC, or trust interests				
12	Securities—Miscellaneous				
13	Qualified conservation contribution—Historic structures				
14	Qualified conservation contribution—Other				
15	Real estate—Residential				
16	Real estate—Commercial				
17	Real estate—Other				
18	Collectibles				
19	Food inventory				
20	Drugs and medical supplies				
21	Taxidermy				
22	Historical artifacts				
23	Scientific specimens				
24	Archeological artifacts				
25	Other ▶ (_____)				
26	Other ▶ (_____)				
27	Other ▶ (_____)				
28	Other ▶ (_____)				

29 Number of Forms 8283 received by the organization during the tax year for contributions for which the organization completed Form 8283, Part IV, Donee Acknowledgement . . . | 29 | 2

			Yes	No
30a	During the year, did the organization receive by contribution any property reported in Part I, lines 1-28 that it must hold for at least three years from the date of the initial contribution, and which is not required to be used for exempt purposes for the entire holding period?	30a		No
b	If "Yes," describe the arrangement in Part II			
31	Does the organization have a gift acceptance policy that requires the review of any non-standard contributions?	31		No
32a	Does the organization hire or use third parties or related organizations to solicit, process, or sell non-cash contributions?	32a		No
b	If "Yes," describe in Part II			
33	If the organization did not report revenues in column (c) for a type of property for which column (a) is checked, describe in Part II			

Part II

Supplemental Information. Complete this part to provide the information required by Part I, lines 30b, 32b, and 33. Also complete this part for any additional information.

Identifier	Return Reference	Explanation

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SCHEDULE O
(Form 990 or 990-EZ)

Department of the Treasury
Internal Revenue Service

Supplemental Information to Form 990 or 990-EZ

Complete to provide information for responses to specific questions on Form 990 or to provide any additional information.
▶ Attach to Form 990 or 990-EZ.

OMB No 1545-0047

2011

Open to Public Inspection

Name of the organization
BERKELEY STUDENT COOPERATIVE
(FKA UNIV STUDENTS COOPERATIVE ASSN)

Employer identification number
94-0948140

Identifier	Return Reference	Explanation
	FORM 990, PART VI, SECTION A, LINE 6	MEMEBERSHIP IS OPEN TO STUDENTS AND UNIVERSITY STAFF REGARDLESS OF RACE, RELIGION OR POLITICAL AFFILIATION, UPON PAYMENT OF A LIFE MEMBERSHIP FEE. THERE IS ONLY ONE CLASS OF MEMBERSHIP. ALL MEMBERS ENJOY S THE SAME RIGHTS AND PRIVILEGES

Identifier	Return Reference	Explanation
	FORM 990, PART VI, SECTION A, LINE 7A	BERKELEY STUDENT COOPERATIVE (BSC) IS COMPRISED OF OVER 1,250 STUDENT MEMBERS LIVING IN TWENTY STUDENT HOUSING PROPERTIES AROUND THE UC BERKELEY CAMPUS FOR EVERY 70 MEMBERS (OR FRACTION THEREOF) LIVING AT EACH STUDENT HOUSING PROPERTY, ONE PERSON IS ELECTED TO SERVE ON THE BOARD OF DIRECTORS IN ADDITION TO THE 27 DIRECTORS ELECTED TO THE BOARD BY THE MEMBERS LIVING IN THE 20 STUDENT HOUSING PROPERTIES, THE BOARD OF DIRECTORS INCLUDES A REPRESENTATIVE ELECTED BY THE EMPLOYEE ASSOCIATION AND A REPRESENTATIVE ELECTED BY THE ALUMNI ASSOCIATION IN ADDITION, THE PRESIDENT MAY INVITE A MEMBER OF THE UNIVERSITY FACULTY TO SERVE ON THE BOARD

Identifier	Return Reference	Explanation
	FORM 990, PART VI, SECTION B, LINE 11	THE EXECUTIVE DIRECTOR, ACCOUNTANT AND VICE PRESIDENT OF FINANCIAL AFFAIRS/TREASURER REVIEW THE FORM 990 THE FORM 990 THEN GOES TO FINANCE COMMITTEE FOR FINAL APPROVAL

Identifier	Return Reference	Explanation
	FORM 990, PART VI, SECTION B, LINE 12C	THE ORGANIZATION HAS A WRITTEN CONFLICT OF INTEREST POLICY WHICH REQUIRES IT TO MONITOR CONFLICTS OF INTEREST THROUGH A WRITTEN DISCLOSURE QUESTIONNAIRE IMPLEMENTED ANNUALLY IN THE SPRING THE QUESTIONNAIRE IS COMPLETED BY ALL EMPLOYEES, ALL EXECUTIVE OFFICERS, AND ALL BOARD MEMBERS THE ORGANIZATION ALSO TRAINS STAFF, BOARD MEMBERS AND EXECUTIVES ON THE DUTY TO DISCLOSE CONFLICTS OF INTEREST AS THEY ARISE THROUGHOUT THE YEAR THE EXECUTIVE DIRECTOR IN THE FIRST INSTANCE EXAMINES ANY DISCLOSURES BY STAFF OF POTENTIAL CONFLICTS OF INTEREST TO DETERMINE WHETHER AN ACTUAL CONFLICT EXISTS THE CABINET EXAMINES ANY DISCLOSURES BY BOARD MEMBERS, EXECUTIVES, AND SENIOR MANAGEMENT THE AUDIT COMMITTEE IS CHARGED WITH MAKING DECISIONS CONCERNING RESOLUTION OF CONFLICTS OF INTEREST INVOLVING DIRECTORS, EXECUTIVE OFFICERS, AND SENIOR MANAGEMENT THE PRESIDENT IS RESPONSIBLE FOR REVIEWING DISCLOSURES AND RESOLVING CONFLICTS BY THE CHAIR OF THE AUDIT COMMITTEE. THE EXECUTIVE DIRECTOR IS RESPONSIBLE FOR RESOLVING ALL CONFLICTS OF INTERESTS BY THE STAFF, SUBJECT TO APPROVAL BY THE CABINET DEPENDING ON WHO IS RESPONSIBLE FOR THE CONFLICT OF INTEREST, AN ACTUAL CONFLICT OF INTEREST, AND THE RESTRICTIONS IT REQUIRES, MAY BE RESOLVED BY THE CABINET OF EXECUTIVE OFFICERS OR BY THE AUDIT COMMITTEE. THE RESTRICTIONS THAT MAY BE IMPOSED RANGE FROM A CHANGE IN SCOPE OF AUTHORITY TO TERMINATION, DEPENDING ON THE FACTS OF THE CASE.

Identifier	Return Reference	Explanation
	FORM 990, PART VI, SECTION B, LINE 15	THE BSC ANNUALLY COMPARES SALARIES AND BENEFITS, INCLUDING THE EXECUTIVE DIRECTOR'S, TO THOSE OF COMPARABLE NONPROFITS IN THE BAY AREA, USING A NONPROFIT WAGE AND BENEFITS SURVEY, CALLED FAIR PAY

Identifier	Return Reference	Explanation
	FORM 990, PART VI, SECTION C, LINE 19	THE ORGANIZATION'S GOVERNING DOCUMENTS, CONFLICT OF INTEREST POLICY, AND FINANCIAL ARE AVAILABLE UPON REQUEST MANY OF THE DOCUMENTS ARE AVAILABLE ONLINE AT HTTP/BERKELEYSTUDENTCOOPERATIVE.ORG

Identifier	Return Reference	Explanation
ALL OTHER FUNCTIONAL EXPENSES	FORM 990, PART X, LINE 24E	INSURANCE, TAXES & LICENSES PROGRAM SERVICE EXPENSES 355,842 MANAGEMENT AND GENERAL EXPENSES 1,173 FUNDRAISING EXPENSES 0 TOTAL EXPENSES 357,015 SUPPLIES PROGRAM SERVICE EXPENSES 130,135 MANAGEMENT AND GENERAL EXPENSES 35,853 FUNDRAISING EXPENSES 0 TOTAL EXPENSES 165,988 BANK FEES PROGRAM SERVICE EXPENSES -4,153 MANAGEMENT AND GENERAL EXPENSES 119,587 FUNDRAISING EXPENSES 0 TOTAL EXPENSES 115,434 TELEPHONE PROGRAM SERVICE EXPENSES 46,951 MANAGEMENT AND GENERAL EXPENSES 17,361 FUNDRAISING EXPENSES 0 TOTAL EXPENSES 64,312 MEMBER SERVICES PROGRAM SERVICE EXPENSES 40,991 MANAGEMENT AND GENERAL EXPENSES 0 FUNDRAISING EXPENSES 22,781 TOTAL EXPENSES 63,772 BAD DEBTS PROGRAM SERVICE EXPENSES 44,764 MANAGEMENT AND GENERAL EXPENSES 0 FUNDRAISING EXPENSES 0 TOTAL EXPENSES 44,764 BOARD AND STAFF TRAINING PROGRAM SERVICE EXPENSES 17,596 MANAGEMENT AND GENERAL EXPENSES 18,355 FUNDRAISING EXPENSES 0 TOTAL EXPENSES 35,951 DELIVERY PROGRAM SERVICE EXPENSES 14,497 MANAGEMENT AND GENERAL EXPENSES 0 FUNDRAISING EXPENSES 0 TOTAL EXPENSES 14,497 MISCELLANEOUS PROGRAM SERVICE EXPENSES -7,846 MANAGEMENT AND GENERAL EXPENSES 21,554 FUNDRAISING EXPENSES 295 TOTAL EXPENSES 14,003

Identifier	Return Reference	Explanation
CHANGES IN NET ASSETS OR FUND BALANCES	FORM 990, PART XI, LINE 5	NET UNREALIZED LOSSES ON INVESTMENTS -277,547

Identifier	Return Reference	Explanation
	FORM 990, PART XII, LINE 2C,	THE PROCESS HAS NOT CHANGED FROM THE PRIOR YEAR