



**Settle down.<sup>®</sup>**

# **2022 ANNUAL REPORT**





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# MESSAGE FROM THE MAYOR

The municipal election in 2022 saw a continuation of the previous Council, with all four incumbents re-elected, along with a former councillor and two new faces. Following the election, the Mayor's Office in City Hall was reopened, and I've scheduled regular "Coffee Chat's with the Mayor" to give residents an opportunity to meet and have their opinions and ideas heard.

Looking back at last year, some of Council's priorities included working closely with the provincial Ministers for Housing (now-Premier) Eby and Kahlon to ensure support for housing-related projects in Grand Forks.

Members of Council were also vocal in their advocacy to the Ministry of Health and to Interior Health regarding the critical need for the continued provision of a full range of health services at Boundary Hospital. Although inpatient beds were limited during the year, the Emergency Room, lab, and other services remained operational throughout the year. Provincial incentives to attract workers to fill vacancies in the local hospital were announced later in the year.

Construction of the flood protection works funded by the Disaster Mitigation and Adaptation Fund was well underway through 2022, with the flood walls and dikes on the downtown side of both the Kettle and Granby rivers completed. This project has been a massive undertaking on the part of the City, and we are being acknowledged by the Provincial and Federal Governments for the successes of our program and leadership in the area of disaster mitigation.

Work in other areas will continue through 2023.

After looking at many options to support the city's senior citizens, Council endorsed the request to restore and reopen the Senior's Centre in City Park.

The City continues to leverage grant opportunities to help get projects completed while being mindful of the tax burden placed on the community, and we're thankful to our funding partners for their continued support.



Everett Baker  
Mayor  
June 2023

# CITY COUNCIL



**Everett Baker**  
Mayor

Liaison to:  
Minister Responsible for Housing  
BC Housing  
Interior Health Authority  
Minister of Health  
Regional District of Kootenay-Boundary  
West Kootenay and Boundary  
Regional Hospital District  
MIABC (alt)



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**Zak Eburne-Stoodley**  
Councillor

Liaison to:  
Boundary Museum  
Discover Grand Forks

**David Mark**  
Councillor

Liaison to:  
Royal Canadian Mounted Police



**Neil Krog**  
Councillor

Liaison to:  
Gallery 2  
Grand Forks Airport

**Christine Thompson**  
Councillor

Liaison to:  
Boundary Country Regional Chamber  
of Commerce  
Municipal Insurance Association of BC



**Deborah Lafleur**  
Councillor

Liaison to:  
GF Community Trails Society  
Hotel Developers  
Seniors Committee  
Grand Forks and District Public Library

**Rod Zielinski**  
Councillor

Liaison to:  
GF and District Recreation Commission  
RDKB (alt)  
WKBHRD (alt)































# SUSTAINABLE SERVICE ASSESSMENT TOOL

In 2017 the City, along with Urban Systems, began a project to measure the performance of the Municipality. The Sustainable Service Assessment Tool (SSAT) was the outcome of this project, for which the City and Urban Systems received the ACEC-BC Award of Merit. This SSAT was completed in the spring of 2023 for the preceding year. Departmental staff, the Chief Financial Officer, and Council independently scored the Service Delivery, Finance, and Governance sections for each of the 8 services measured.

The overall results for 2022 are below.

		CURRENT PERFORMANCE	PREPAREDNESS FOR THE FUTURE	OVERALL SUSTAINABILITY	TREND
	Water	57%	52%		
	Wastewater	63%	58%		
	Drainage and Flood Protection	72%	55%		
	Parks and Recreation	64%	40%		
	Civic Facilities	67%	50%		
	Transportation	52%	48%		
	Fire Protection	72%	61%		
	Solid Waste	72%	50%		





A more in depth look into the scoring of each service for Service Delivery (completed by the individual departments), Finance (completed by the Chief Financial Officer), and Governance (completed by Council).



Water	Current Performance	Preparedness For The Future
Service Delivery	72%	57%
+ Finance	67%	33%
+ Governance	33%	67%
	<b>57%</b>	<b>52%</b>



Parks & Recreation	Current Performance	Preparedness For The Future
Service Delivery	58%	20%
+ Finance	67%	33%
+ Governance	67%	67%
	<b>64%</b>	<b>40%</b>



Wastewater	Current Performance	Preparedness For The Future
Service Delivery	72%	62%
+ Finance	50%	67%
+ Governance	67%	44%
	<b>63%</b>	<b>58%</b>



Civic Facilities	Current Performance	Preparedness For The Future
Service Delivery	67%	27%
+ Finance	67%	67%
+ Governance	67%	56%
	<b>67%</b>	<b>50%</b>



Drainage and Flood Protection	Current Performance	Preparedness For The Future
Service Delivery	70%	54%
+ Finance	67%	33%
+ Governance	78%	78%
	<b>72%</b>	<b>55%</b>



Transportation	Current Performance	Preparedness For The Future
Service Delivery	33%	33%
+ Finance	67%	67%
+ Governance	56%	44%
	<b>52%</b>	<b>48%</b>



Fire Protection	Current Performance	Preparedness For The Future
Service Delivery	72%	83%
+ Finance	67%	33%
+ Governance	78%	67%
	<b>72%</b>	<b>61%</b>



Solid Waste	Current Performance	Preparedness For The Future
Service Delivery	94%	83%
+ Finance	67%	33%
+ Governance	56%	33%
	<b>72%</b>	<b>50%</b>



# BUILDING INSPECTION



## Building Inspection

The department is responsible for the full range of tasks associated with the City of Grand Forks Building Bylaw, including but not limited to:

- Issuing building and plumbing permits.
- Performing building and plumbing inspections.
- Assisting developers and property owners with their construction concepts.
- Working closely with all other municipal departments to ensure all city interests are observed.

## 2022 Highlights

- All building department staff have now achieved building official certification. Staff continue training to achieve advance levels of certification.
- 'Take Action on Radon' program for all participants to better understand the concerns of being exposed to elevated soil gas particles and to take action mitigating such concerns.
- Responding to feedback, department staff worked with property owners to adjust due dates for required annual backflow assembly testing to better align with seasonal and business cycles while maintaining the effectiveness and integrity of the cross connection program. 91% compliance rate with required annual testing has been achieved.

## Goals for 2023

- Staff will be involved with new energy efficient construction demands and share the knowledge and techniques community wide, by way of educational sessions and on-site training, in anticipation of Provincial Building Code changes.
- Continued training to achieve advanced levels required for Building Official staff.

# AND BYLAW SERVICES

## Bylaw Services

The department provides Bylaw Services as per the City's bylaw enforcement policy.

While primarily complaint based, reactive enforcement is our typical response; however we work closely with other municipal departments to ensure civic interests are proactively addressed. And we know that public education is the key to success.

## 2022 Highlights

- With the end of the UBCM grant funding for the Transient Liaison position, Council approved evolving the position into a full-time Community Safety Bylaw Officer. The focus of this position is truly community safety and is being considered by many as filling the gap between regulatory bylaw concerns and police involvement.
- The Moto area clean-up. With the assistance of grant funding, this area has been cleared. In addition, the area has been made inaccessible to vehicle or RV use and we continue to actively monitor the area for potential recurrences.
- Worked with the City's security contractor, the RCMP and local support agencies to find alternate housing options for homeless encamped on city property and to resolve trespassing on city owned property where appropriate.
- Department staff researched and developed a much-anticipated sign bylaw, a first for the community. More discussion with the business community in 2023 is anticipated prior to the final bylaw rollout.
- Proactive enforcement of sprinkling regulations and gaining compliance through the yellow flag program.
- Distributed No Smoking or Vaping signs to local business owners for display outside.



## Goals for 2023

- Staff will continue to explore available options for restricting unauthorized camps on municipal property and implement such measures throughout the year.
- Department staff are working on the ICBC Information Handling Privacy Policy which, if adopted, will allow staff to move forward with submitting the ICBC information sharing agreement application. This agreement, once implemented, would expedite staff access to vehicle plate and Vehicle Identification Number (VIN) information and streamline related bylaw enforcement activities.





### Bylaw

272 Total Bylaw Responses

72 Shelter Removals  
182 Area Clean-ups

11

# CORPORATE SERVICES AND

Corporate Services' main function is to ensure that the Corporation is meeting its legislative obligations. The primary functions include records management and retention of documents, responsibility for preparation of agendas and minutes of Council, providing administrative support for Mayor and Council, assisting the public with Freedom of Information requests, and assisting in the development of policies, bylaws, and contracts.

Community Services falls under the Corporate Services blanket and involves the coordination and leadership of events that are City initiatives and other community events that arise. Communications plays a major factor and has been an additional and important role in the department that provides an integral information exchange with Council, staff and the public. Corporate Services also oversees all Information Technology activity for the organization, and frequently assists with other areas of the City's operation as needed.



## Council Meetings

- 8 Committee-of-the-Whole Meetings
- 17 Regular Meetings
- 4 Special Meetings
- 14 In-Camera Meetings
- 6 Public Hearings
- 3 Public Feedback Sessions
- 5 Workshops

...and 1 Election!

## 2022 Highlights

- Updated fee-for-service agreements to a common template.
- Bylaws:
  - Updated Procedure Bylaw was presented and adopted. The update includes the Oath of Office. Code of Conduct and other related policies and documents are being also reviewed.
  - Updated Council Remuneration bylaw
  - Thorough review of bylaws which includes updating scanned copies, verifying repeals and amendments, and consolidation (for convenience) of certain active bylaws.
  - Exclusive Use of Public Space bylaw to provide a framework for when businesses or persons wish to utilize City-owned spaces.
- Municipal Election:
  - Collaborated with the RDKB and School District 51 to share facilities, election resources, and ballots (RDKB – referendum; SD 51 – trustees)
  - Election included advance poll, general voting, and four on-site special voting opportunities.
- Moved municipal tendering to the province's updated BC Bid platform.
- FOI and related third-party consultations

## Goals for 2023

### Corporate & Legislative Services

- Records Management - continued roll-out throughout organization.

### Community Services

- Funding Agreements with community partners
- Review of event support processes, policies, and procedures.

### Economic Development

- Support Public Works, Discover Grand Forks, and the marketing strategy - Wayfinding



## Information Technology

- 77 Computers
- 39 Mobile Devices
- 56 Desk Phones
- 20 connected sites  
Community Fibre Network
- 17 Virtual Servers
- 24 Security Campaigns
- 864 Phishing Tests
- 4.68 TB of Backups

# INFORMATION TECHNOLOGY

## 2022 Highlights

- Completed Water Sewer SCADA replacement and remote Fire Hall network Capital Projects
- Supporting School District No.51 Information Techology requirements.
- Switched campground reservations using a new online booking platform and upgraded campground WiFi.
- Back-end support for OMNII Project

## Goals for 2023

### Information Technology

- Office 365 integrations - Records Management, OMNII, Mobile Security.
- Camera/Security infrastructure at remote sites.
- Wireless Access Point replacement.
- Third-party Network Security Audit
- Connectivity upgrades - Airport and fuel systems.

### Communications

- Upgrades to live streaming of Council meetings.
- Support the Disaster Mitigation and Adaptation Fund (DMAF) Program and Emergency Operations as events require.
- Website - updating photos and sub-pages.



### Corporate Services

- 50 Weekly Information Summaries
- 49 Weekly Organization Updates
- 108 Social Media Posts
- 9 Council Meeting Highlight Reports
- 2 Media Releases





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# DEVELOPMENT, ENGINEERING AND PLANNING

The primary goal of the department is to direct development in such a manner that it results in a thriving community. This is largely done by actively engaging with current and long-term plans which manage essential community functions such as land use, infrastructure and asset management, and environmental protection. Operationally, the department is responsible for maintaining, updating, and administering land use related bylaws and policies while adhering to legislated requirements. Some common processes handled by the department include subdivisions, servicing, rezoning, land title permits and charges, and bylaw interpretation.

The Manager of Strategic Initiatives / Flood Recovery coordinates land acquisition, land management and ecosystem planning, and development initiatives related to flood recovery and mitigation. The Manager also supports the Department in long range planning, major development and capital project review, and sustainability and asset management planning.

## 2022 Highlights

- Continued implementation of the records management project.
- Initiated Project OMNII: Optimized Municipal Network of Integrated Information through a grant in the amount of \$500,000 through the UBCM Local Government Development Approvals program. This program presents the opportunity for the City to support the implementation of established best practices and test innovative approaches to improve development approvals processes.
  - Stage 1 (100% complete) - Initial Capacity Building and Gap Analysis: Reviewed existing information and identified areas where processes could be improved and streamlined. Deliverable: Stage 1 Report: Existing Conditions
  - Stage 2 (30% Complete) - Development Process Optimization and Project Design: Research related to best practices and recommendations related to the overall findings of Stage 1.
- Completed hiring process for a permanent position for a Planning Technician II.

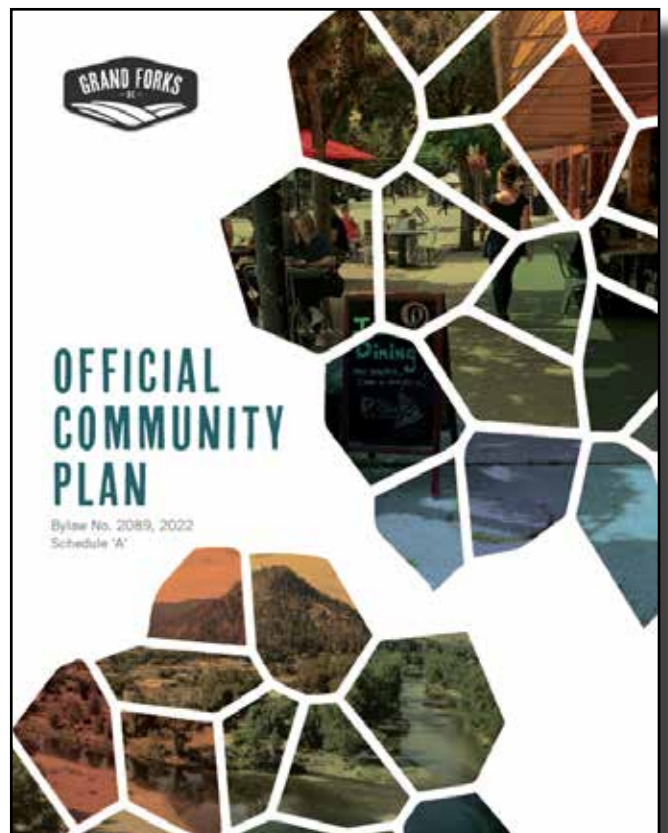
## Goals for 2023

### General

- Completion of Project OMNII: Optimized Municipal Network of Integrated Information
- With 29 applications & processes in progress coming into 2023, it is expected the workload for the year will meet or exceed the demands of 2022.
- Affordable attainable housing marketing material/communications strategy development.

### Business Licencing

- Review of the current Business Licence Bylaw to determine required updates.
- Processing of business licences and relevant enquiries.







## Development, Engineering, and Planning

74 Business Licence Applications  
6 Development Permits  
2 Subdivision Applications

10 Zoning Bylaw amendments  
2 Temporary Use Permits  
3 Official Community Plan Amendments  
...and adoption of the new Official Community Plan

### Current Planning

- Administration of liquor and cannabis licence processes.
- Administration of land use planning processes including: development permits, development variance permits, strata conversions, subdivisions, temporary use permits, zoning amendments/updates and OCP amendments/updates.
- Administration of land tenure processes including leases, licences of occupation, stewardship agreements, statutory rights-of-way, road dedications, road closures, etc...
- Registration of permits and charges at the Land Titles Office.

### Long Range Planning

- Wayfinding Strategic Plan implementation.
- Completion of West End Development Plan.
- Scoping of major updates to Zoning Bylaw and Subdivision, Development and Servicing Bylaw for consistency with updated Official Community Plan.

### Flood Mitigation Program Support and Reinvestment Program

- South Ruckle and Granby property acquisition (pending final flood protection design)
- Completion of subdivision, servicing and development plan for OIB joint venture properties
- Implementation of North Ruckle Floodplain Restoration (Work Package 7) and initiation of Rural Riparian Program in coordination with RDKB.

# FINANCE DEPARTMENT

The Finance Department has six staff members that include the Chief Financial Officer, an Accountant/Comptroller, a Payments Clerk, a Revenue Clerk, an Accounting Clerk, and an Administrative Assistant.

The Financial Services Department is responsible for all aspects of financial administration, including financial planning and reporting, debt administration, risk management, and safekeeping and investing of financial assets. The department's six staff members provide services such as revenue billing and collections, property tax, cemetery and business licence administration, and payroll and payments processing.

## Financial Services

- Corporate financial planning and budgeting
- Monitoring and reporting income, expenses, capital expenditures and grants
- Providing support to business operations
- Property tax, utility billing and business licence invoicing and collections
- Accounts payable and payroll processing
- Cemetery administration
- Reception and telephone answering services

## 2022 Highlights

- Staff continued to provide expenditure reporting and claims support for the DMAF Program to the Capital Projects team. \$8,604,653 of Federal claims were submitted and paid during the year.
- The Finance department faced challenges with accounts payable and payroll processing throughout the year, necessitating the reallocation of staff resources from other areas to support this position.

## Financial Highlights

The annual surplus for 2022 was \$18,979,434.

Accumulated surplus increased from \$56,411,335 in 2021 to \$75,390,769 at the end of 2022.

Net financial assets decreased from \$12,350,605 in 2021 to \$10,164,877 at the end of 2022

Reserve funds decreased from \$6,534,176 to \$6,523,251 with \$778,442 contributed into reserves and \$789,367 used to fund capital projects

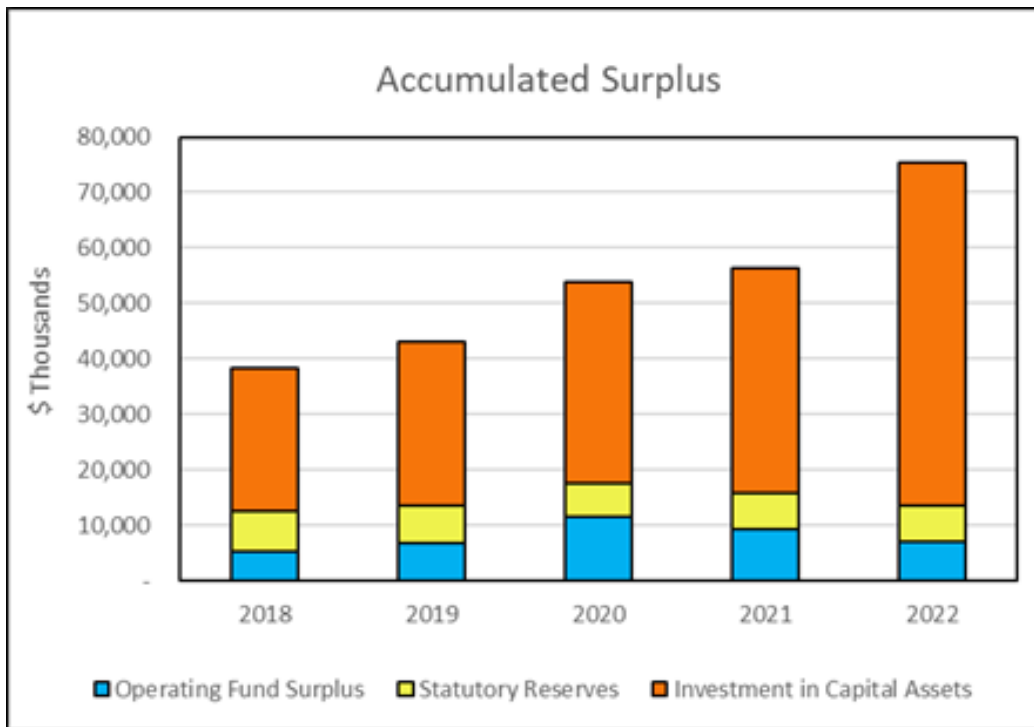
## Goals for 2023

- Implementation of new accounting standard PS3280 Asset Retirement Obligations. This new accounting standard will require the City to identify assets which have a cost associated with their retirement from productive use, and to estimate and record the liability for the cost of clean-up and disposal of these assets upon retirement. Some common assets with retirement obligations are buildings with asbestos and wastewater treatment facilities.
- Continue with and complete ongoing projects as follows:
  - revised Tangible Capital Asset policy
  - implementation of improvements in payroll transaction processing
  - clean-up of obsolete data in the Vadim financial system
  - review and documentation of Finance internal policies and procedures
- Continue providing support for the Capital Projects team in capital project reporting and claims submission.



### Financial Services

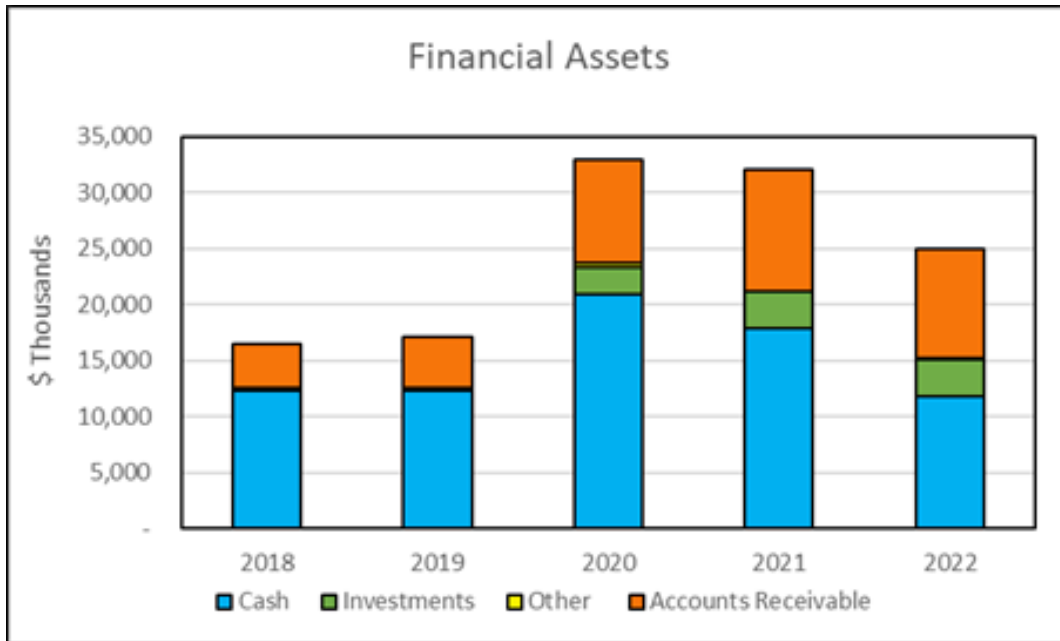
**2,500 Utility Accounts**  
**2,900 Property Tax Folios**  
**350 Business Licences**



Cash and investments decreased by \$6,000,616 to \$15,105,168, with cash being expended on capital projects, in particular the flood mitigation program.

The City received \$8,604,653 of federal government funding under the Disaster Mitigation and Adaptation Fund (DMAF) program during the year.





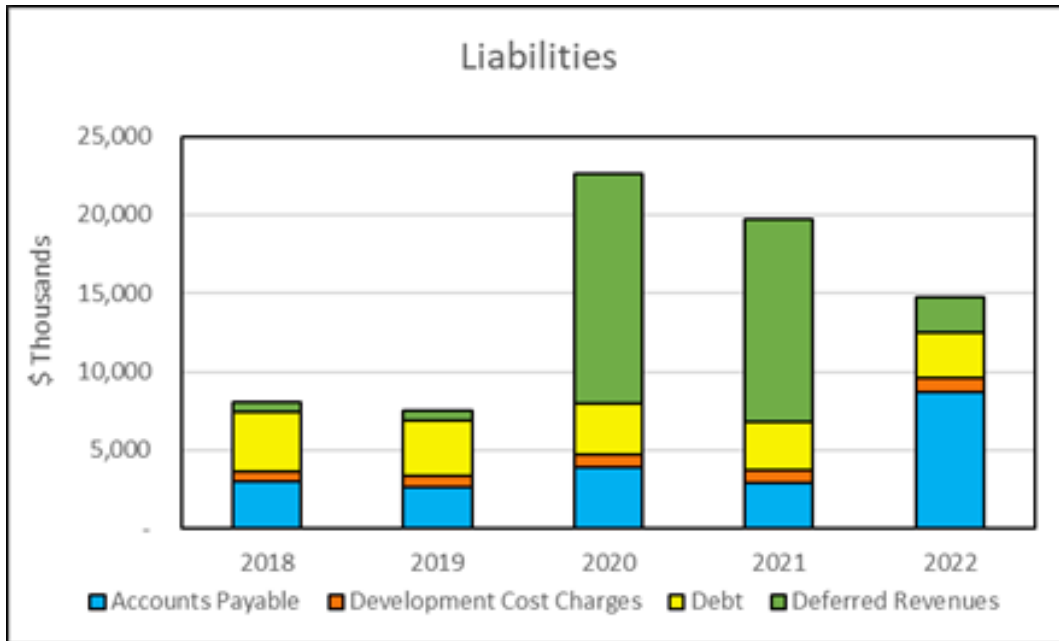
## Operating expenditures

- \$1,448,230 for general government services
- \$1,278,017 for protective services - fire rescue, security, building inspection and bylaw enforcement.
- \$1,275,402 for transportation services – roads and fleet
- \$1,051,765 for recreation and culture – parks maintenance and contributions to Gallery 2, Boundary Museum, Search and Rescue, and the Boundary Regional Chamber of Commerce
- \$95,547 for flood related expenses and buyout compensation
- \$390,260 for City owned facilities, including \$55,746 for the housing rental program. The City received \$99,474 in rental revenue to offset these expenses.
- \$265,134 for solid waste management services
- \$81,645 for cemetery maintenance and upkeep
- \$810,882 for engineering, planning and development services
- \$5,812,698 of operating expenditures for the electrical, water and wastewater utilities



### Financial Services

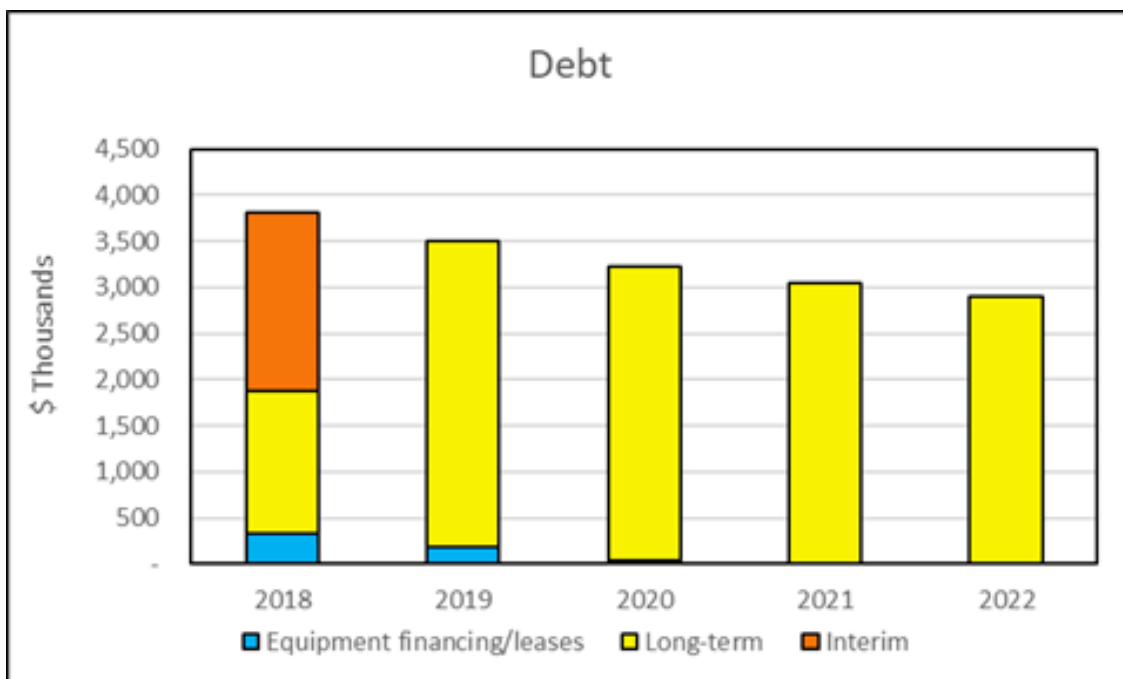
520 Supplier Accounts  
 1,470 Homeowner Grants  
 50 Cemetery Invoices



## Capital expenditures

2022 capital expenditures totalled \$23,225,545, with \$18,954,230 of this amount funded through grants and government transfers.

\$20,958,824 of capital expenditures were related to the construction of flood protection works under the DMAF program. Other significant projects completed during the year included the sewer main river crossing at City Park (\$364,771), the annual paving program (\$217,524), the Courthouse roof replacement (\$142,836), and the replacement of Fire Services equipment (\$177,369).



Debt has decreased by \$142,024, from \$3,049,175 to \$2,907,151

# EMERGENCY SERVICES / FIRE DEPARTMENT

The Emergency Services department provides fire and emergency protective services to the City of Grand Forks, and to the Regional District of Kootenay Boundary (Area “D”) under contract with a service area spanning 43km east-to-west and over 42km north-to-south.

The Chief and two Deputy Chiefs supervise a group of 40 volunteers who provide firefighting, medical and hazardous material response, and road, low- and high-angle rope, and confined space rescue services.



## 2022 Highlights

- Completion of phase two of three of the Self-Contained Breathing Apparatus replacement
- Recruited 11 new members.
- Fire extinguisher and kitchen safety training for local community groups.
- Joint training with Greenwood Fire toward getting firefighters trained for Interior actions.
- Delivered Helmet Safety campaign to regional elementary schools.
- 19 volunteers completed First Responder Level 3 medical training or recertification.
- 18 volunteers completed wildland fire training through BC Wildfire Service.



### Volunteer Hours

Response: 1170

Training: 2967



## Goals for 2023

- Review and revise City / RDKB fire protection agreement
- Review and revise Fire and Life Safety Bylaw No. 1965
- Release RFP to replace Engine 354 located at Station 354 (City)
- New pagers for all firefighters.
- New iPads for all apparatus
- Finalize Self-Contained Breathing Apparatus (SCBA) replacement (year 3 of a 3-year program)
- Continue to revitalize volunteer firefighter recruitment program
- Fire inspections and public education
  - 200+ fire inspections projected to be completed annually
  - Training of firefighters to assist with pre-plans and inspections.
  - Annual Open House for Fire Prevention Week
  - Annual smoke alarm campaign
  - Monthly media safety messaging
  - Analysis of monthly false alarms
- Training Ground project
  - Place 70 yards of crush around the burn building to ensure safe fireground operations.



**Calls - 2022**

290 Fire-related  
65 Rescue  
126 First Responder

**Total:**  
**481**



**Fire Prevention**

109 Inspections  
18 Public Education Events



# OUTSIDE WORKS AND UTILITIES

The City of Grand Forks Outside Works Department employs 20 unionized employees and two managers committed to delivering superior and economically feasible levels of service to residents.

The City is one of five municipalities in the province that operates its own electrical utility, providing fair and equitable rates to customers in Grand Forks.



## 2022 Highlights

- Outside Works roof replacement project was completed.
- In order to extend the life of the Airport Runway/Taxiway, crack sealing program was completed.
- Corrected drainage issues at various locations throughout the City.
- Riverside Drive Electrical Line Diversion to eliminate one of the electrical river crossings.
- Fortis Electric Vehicle Charger installation in the parking lot of Gallery 2.
- Disconnection of electrical services in North Ruckle.
- Identified, repaired/replaced problem Sanitary & Water Services, at various locations throughout the City.
- Completed meter installations for unmetered properties.
- Well 1 Investigation.





# Goals for 2023

## All departments

- Maintain or improve service levels
- Asset Management
- Implementing internal work order system as part of the GIS program.

## Public Works (Roads, Parks, Airport)

- Continue annual paving program and sidewalk replacement for sections which have exceeded their useful lifecycle.
- Implement recommendations from the Airport Operations and Infrastructure review (2021)
- Ongoing maintenance for City-owned facilities, including replacement of Courthouse roof.
- Continue tree replacement program for parks and boulevards.
- Install beautiful, interesting xeriscapes to support water conservation.
- Upgrade the central irrigation control system at Public Works and in-ground infrastructure in parks and fields.

## Water

- Initiate the feasibility and engineering for the new Grand Forks Reservoir
  - Options for water mixing and monitoring prior to distribution.
  - Evaluate sizing of reservoir to meet future city demands for consumption and emergency use.

## Wastewater

- Shift strategic plan from “reactionary” to “planned” maintenance operations.
- Identify and focus resources on larger and historically problematic sections within the Wastewater Infrastructure.
- Support flood mitigation projects.

## Electrical

- Implement short to medium-term repair solutions through Valley Heights neighbourhood
- Continue to support engineering and undertake relocation of main feeder lines through City Park to allow for construction of Work Package #1 and #2 dikes.
- Continue and increase pace of replacement of aging pole and cross-arm infrastructure.



### Wastewater Utility

- 1,636 Customer Connections (+16)
- 36 km Wastewater Mains (-3)
- 383 Manholes (-16)
- 7 Lift Stations
- 2 Sewage Lagoons
- 1 Wastewater Treatment Plant
- 1 UV Disinfection Chamber



### Water Utility

- 5 Wells
- 3 Chlorination Units
- 1,837 Customer Connections(+17)
- 1,925 Water Meters (+17)
- 55km Mainline Pipe (-5)
- 1 Pressure Reducing Station
- 2 Reservoirs
- 1 Booster Station

## 2022 Capital Projects

**Courthouse Roof**  
**Irrigation Central Command**  
**Fire Services SCBA Replacements**  
**Fire Services Airbag and Extrication Tools**  
**Office Equipment & Technology**  
**Firehall Network Connectivity**  
**Fleet Replacement**  
**Riverside Sanitary Main**  
**Valley Heights Electrical**

**DMAF Flood Protection Works**

# PROJECTS

## 2022 Projects Still in Progress

Playground Equipment  
Seniors Centre  
Airport Fuel System  
Project OMNII Technology  
Paving Program  
Donaldson Drive Infrastructure  
Granby Road/Highway 3 Sewer  
68th Ave/Black Train Bridge Sewer

## 2023 New Capital Projects

Fire Department SCBA Replacement  
Fire Department Pagers  
Fire Department AED Replacement  
Fire Hall Network and Access Control  
Office Equipment and Technology  
Playground Equipment  
Seniors Centre  
Airport Fuel System  
Asphalt Recycler  
Paving Program  
Fleet Replacement  
Sewer Services Modelling  
DMAF Flood Protection Works  
Emergency Capital Repairs

# PROPERTY TAX

In accordance with Division 7 of Part 7 of the Community Charter, permissive property tax exemptions by Council in 2022.

## Athletic, Charitable, or Philanthropic Organizations

Organization	Civic Address	Value of Permissive Exemption
Grand Forks Auxiliary to the Boundary Hospital Society	7239 2nd Street	\$2,385.60
Grand Forks Masonic Building Society	366 Market Ave	\$524.80
Grand Forks Slavonic Senior Citizens Society	686 72nd Ave	\$702.97
Royal Canadian Legion Br. 59	7353 6th Street	\$3,093.18
Sunshine Valley Child Care Society	978 72nd Ave	\$1,618.37
Phoenix Manor Society	876 72nd Ave	\$2,515.40
Grand Forks & District Housing Society	7130 9th Street	\$991.49
Grand Forks Curling Club	7230 - 21st Street	\$10,757.14
Circle of Indigenous Nations Society	7525 12th Street	\$2,028.78



# EXEMPTIONS

the following properties in the City of Grand Forks were provided

## Hospital and Public Worship Organizations

Organization	Civic Address	Value of Permissive Exemption
Synod of the Diocese of Kootenay	7252 7th Street	\$254.38
Grand Forks Christian Centre Society	7525 4th Street	\$37.77
Trustees of the Congregation of United Church of Canada	920 Central Ave	\$167.47
Roman Catholic Bishop of Nelson	7249 9th Street	\$204.91
Grand Forks Baptist Church	7850 2nd Street	\$1,059.64
Christ Lutheran Church of Grand Forks	7328 19th Street	\$77.22
BC Conference of Mennonite Brethren Churches	7048 Donaldson Drive	\$113.99
Pentecostal Assemblies of Canada	2826 75th Avenue	\$81.90
Jehovah's Witnesses Church	7680 Donaldson Drive	\$82.90

## Declaration of disqualified council members

There were no disqualified council members in 2022.



*Financial Statements of*

**THE CORPORATION OF THE CITY OF GRAND FORKS**

*For the Year Ended December 31, 2022*

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Index to Financial Statements**  
**For the Year Ended December 31, 2022**

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# THE CORPORATION OF THE CITY OF GRAND FORKS

## Management Report

Management is responsible for the preparation of the accompanying financial statements. The financial statements have been prepared in accordance with Canadian public sector accounting standards, and the integrity and objectivity of these statements are management's responsibility. Management is also responsible for all the notes to the financial statements and schedules, and for ensuring that this information is consistent, where appropriate, with the information contained in the financial statements.

Management has established and maintained a system of internal accounting controls which are designed to provide reasonable assurance that assets are safeguarded, transactions are authorized and recorded properly, and reliable financial information is produced.

The independent external auditors, BDO Canada LLP., have conducted an independent examination in accordance with Canadian auditing standards and expressed their opinion in the accompanying report.

*[Original signed by]*

Juliette Rhodes  
Chief Financial Officer



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## Independent Auditor's Report

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To the Mayor and Council of The Corporation of the City of Grand Forks

### Opinion

We have audited the financial statements of The Corporation of the City of Grand Forks (the "City"), which comprise the statement of financial position as at December 31, 2022, and the statement of operations and accumulated surplus, the statement of changes in net financial assets and the statement of cash flows for the year then ended, and notes to the financial statements, including a summary of significant accounting policies.

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of the City as at December 31, 2022, and its results of operations, its change in net financial assets, and its cash flows for the year then ended in accordance with Canadian public sector accounting standards.

### Basis for Opinion

We conducted our audit in accordance with Canadian generally accepted auditing standards. Our responsibilities under those standards are further described in the *Auditor's Responsibilities for the Audit of the Financial Statements* section of our report. We are independent of the City in accordance with the ethical requirements that are relevant to our audit of the financial statements in Canada, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

### Responsibilities of Management and Those Charged with Governance for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with Canadian public sector accounting standards, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is responsible for assessing the City's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the City or to cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the City's financial reporting process.



## **Auditor's Responsibilities for the Audit of the Financial Statements**

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with Canadian generally accepted auditing standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

As part of an audit in accordance with Canadian generally accepted auditing standards, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the City's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the City to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

*BDO Canada LLP*

**Chartered Professional Accountants**  
Kelowna, British Columbia  
April 25, 2023

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Statement of Financial Position**

<b><i>As at December 31</i></b>	<b>2022</b>	<b>2021</b>
<b>Financial Assets</b>		
Cash (note 3)	\$ 11,769,952	\$ 17,830,505
Accounts receivable (note 5)	9,758,095	10,877,239
Portfolio Investments (note 6)	3,335,216	3,275,279
Municipal Finance Authority deposit (note 7)	43,497	42,547
Inventories for resale	18,232	21,144
	<b>24,924,992</b>	<b>32,046,714</b>
<b>Liabilities</b>		
Accounts payable and accrued liabilities (note 8)	8,338,938	2,522,195
Employee future benefits (note 9)	350,096	356,031
Deferred revenues (note 10)	2,238,127	12,923,315
Development cost charges (note 11)	925,803	845,393
Long-term debt (note 12)	2,907,151	3,049,175
	<b>14,760,115</b>	<b>19,696,109</b>
<b>Net financial assets</b>	<b>10,164,877</b>	<b>12,350,605</b>
<b>Non-financial assets</b>		
Prepaid expenses	129,060	131,523
Inventory of parts and supplies	384,122	373,386
Tangible capital assets (note 13)	64,712,710	43,555,821
	<b>65,225,892</b>	<b>44,060,730</b>
<b>Accumulated surplus (note 14)</b>	<b>\$ 75,390,769</b>	<b>\$ 56,411,335</b>

*[Original signed by]*

Juliette Rhodes, CPA, CGA  
 Chief Financial Officer

*[Original signed by]*

Everett Baker  
 Mayor, City of Grand Forks

The accompanying notes are an integral part of these financial statements.

**CORPORATION OF THE CITY OF GRAND FORKS**  
**Statement of Operations and Accumulated Surplus**

<i>For the year ended December 31</i>	2022 Budget (Note 19)	<b>2022 Actual</b>	2021 Actual
<b>Revenue</b>			
Property taxation (note 15)	\$ 4,176,204	\$ 4,174,548	\$ 4,097,472
Sales of services (note 16)	7,548,167	7,790,267	7,571,925
Other revenues (note 17)	517,585	710,760	732,112
Development cost charges	850,000	-	-
Government transfers (note 18)	24,357,423	20,364,064	7,218,732
Contributions from others	-	352,401	97,217
Interest income	156,000	313,250	179,269
Investment income on sinking fund	-	27,880	22,919
	37,605,379	<b>33,733,170</b>	19,919,646
<b>Expenses</b>			
General government	1,635,072	1,448,230	1,481,306
Protective services	1,249,466	1,278,017	1,002,979
Disaster response and recovery	-	95,547	248,523
Environmental health services	270,250	265,134	266,315
Public health and welfare	102,190	81,645	105,038
Planning and development	1,364,463	810,882	968,919
Transportation services	1,350,823	1,275,402	1,120,972
Recreation and cultural services	1,057,715	1,051,765	996,491
Public real estate	329,679	390,260	378,424
Electrical services	4,102,925	4,080,938	3,913,163
Water services	789,303	735,080	681,501
Wastewater services	877,875	996,680	923,752
Amortization	2,055,194	2,068,656	1,965,610
Loss on disposal of tangible capital assets	-	-	19,114
Write-down of tangible capital assets	-	-	167,509
Write-down of assets (note 27)	-	175,500	3,059,300
	15,184,955	<b>14,753,736</b>	17,298,916
<b>Annual Surplus</b>	22,420,424	<b>18,979,434</b>	2,620,730
Accumulated surplus, beginning of year	56,411,335	<b>56,411,335</b>	53,790,605
<b>Accumulated surplus, end of year</b>	\$ 78,831,759	\$ 75,390,769	\$ 56,411,335

The accompanying notes are an integral part of these financial statements.

**CORPORATION OF THE CITY OF GRAND FORKS**  
**Statement of Changes in Net Financial Assets**

<i>For the year ended December 31</i>	2022 Budget (Note 21)	<b>2022 Actual</b>	2021 Actual
Annual Surplus	\$ 22,420,424	\$ <b>18,979,434</b>	\$ 2,620,730
Acquisition of tangible capital assets	(27,487,857)	<b>(23,225,545)</b>	(6,248,798)
Amortization of tangible capital assets	2,055,194	<b>2,068,656</b>	1,965,610
(Gain) loss on disposal of assets	-	-	(3,202)
Proceeds from sale of assets	-	-	9,702
Write-down of tangible capital assets	-	-	167,509
Change in land under development	-	-	3,315,000
Net change in prepaid expenses and supplies inventory	-	<b>(8,273)</b>	177,010
Increase (decrease) in Net Financial Assets	(3,012,239)	<b>(2,185,728)</b>	2,003,561
Net Financial Assets, beginning of year	12,350,605	<b>12,350,605</b>	10,347,044
Net Financial Assets, end of year	<b>\$ 9,338,366</b>	<b>\$ 10,164,877</b>	<b>\$ 12,350,605</b>

The accompanying notes are an integral part of these financial statements.

**CORPORATION OF THE CITY OF GRAND FORKS**  
**Statement of Cash Flow**

<i>For the year ended December 31</i>	<b>2022</b>	<b>2021</b>
<b>Operating transactions</b>		
Annual surplus	\$ 18,979,434	\$ 2,620,730
Adjustment for non-cash items		
Amortization of tangible capital assets	2,068,656	1,965,610
(Gain) loss on disposal of assets	-	(3,202)
Decrease in prepaid expenses	2,463	99,255
Decrease in land held for resale	-	211,036
(Increase) decrease in supplies inventory	(10,736)	77,756
Actuarial adjustments on long term debt	(26,605)	(21,688)
Write-down of tangible capital assets	-	167,509
Write-down of buildings for resale	175,500	3,059,300
 (Increase) decrease in assets		
Accounts receivable	1,119,144	(1,587,785)
Lease receivable	-	21,597
MFA deposits	(950)	(712)
Inventories for resale	2,912	(2,313)
Buildings for resale	(175,500)	255,700
 Increase (decrease) in liabilities		
Accounts payable and accrued liabilities	5,816,743	(1,049,834)
Deferred revenues	(10,685,188)	(1,729,076)
Employee future benefits	(5,935)	809
Deferred development cost charges	80,410	49,017
	<u>17,340,348</u>	<u>4,133,709</u>
<b>Capital transactions</b>		
Acquisition of tangible capital assets	(23,225,545)	(6,248,798)
Proceeds on disposal of tangible capital assets	-	9,702
	<u>(23,225,545)</u>	<u>(6,239,096)</u>
<b>Investing transactions</b>		
Increase in portfolio investments	(59,937)	(766,927)
	<u>(59,937)</u>	<u>(766,927)</u>
<b>Financing transactions</b>		
Repayment of long-term debt	(115,419)	(149,272)
	<u>(115,419)</u>	<u>(149,272)</u>
 Net (decrease) increase in cash	 (6,060,553)	 (3,021,586)
Cash, beginning of year	17,830,505	20,852,091
<b>Cash, end of year</b>	<u>\$ 11,769,952</u>	<u>\$ 17,830,505</u>

The accompanying notes are an integral part of these financial statements

# THE CORPORATION OF THE CITY OF GRAND FORKS

## Notes to the Financial Statements

*For the year ended December 31, 2022*

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The notes to the financial statements are an integral part of these statements. They explain the significant accounting and reporting policies and the principles that form the basis of these financial statements, as well as providing supplementary information and explanations which cannot be conveniently integrated into the statements.

### 1. Nature of Entity

The Corporation of the City of Grand Forks ("the City") was incorporated in 1897 under the Municipal Act (now a combination of the Community Charter and the Local Government Act), a statute of the Province of British Columbia. Its principal activities include the provision of local government services to the residents of the incorporated area. These services include protective, community planning, transportation, recreational, solid waste collection, water, wastewater and electrical services.

### 2. Significant Accounting Policies

#### Basis of Presentation

The financial statements are the responsibility of and are prepared by management in accordance with Canadian Public Sector Accounting Standards and prescribed by the Public Sector Accounting Board ("PSAB").

The City's operations and resources are segregated into various funds for accounting and financial reporting purposes, with each fund treated as a separate entity with responsibility for the assets allocated to it. Inter-fund transactions and balances have been eliminated in the preparation of these financial statements.

#### Budget Figures

The budget figures are from the 5-Year Financial Plan Bylaw, No. 2087 which was adopted on April 11, 2022. Subsequent budget amendments adopted by Council have not been included in these financial statements.

#### Revenue Recognition

Taxation revenues are recorded at estimated amounts when they meet the definition of an asset, have been authorized and the taxation event occurs. Revenues from the sale of services and user fees are recognized when the service or product is provided by the City. Franchise and other revenues are recorded as they are earned and measurable. Amounts that have been received in advance of services being rendered are recorded as deferred revenue until the City fulfills its obligations related to the provision of those services.

Transfers from other governments are recognized as revenue in the period that the transfer is authorized, eligibility criteria have been met, and a reasonable estimate of the amount can be made. If transfer agreements contain stipulations that would give rise to obligations which meet the definition of a liability, revenue is deferred and recognized as the stipulations are met.

Insurance proceeds are recognized when the amount of recovery is determinable and there is a high degree of certainty with respect to the receipt of funds.

Investment income is recorded on the accrual basis and recognized when earned.

#### Deferred Revenue

Funds received for specific purposes which are externally restricted by legislation, regulation or agreement and are not available for general municipal purposes are accounted for as deferred revenue. The associated revenue is recognized in the year in which it is used for the specified purpose.

# THE CORPORATION OF THE CITY OF GRAND FORKS

## Notes to the Financial Statements

*For the year ended December 31, 2022*

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### Expenses

Expenses are generally recognized as they are incurred based upon receipt of the goods and services and/or a legal obligation to pay is established.

### Inventories for Resale

Inventories for resale consist of aviation fuel which is held at the lower of historical and replacement cost, using a weighted average basis.

### Employee Future Benefits

The City and its employees participate in the Municipal Pension Plan, a jointly trustee, multi-employer contributory defined benefit pension plan. Payments made to the pension plan are expensed as incurred.

The City provides accumulated sick leave and certain other benefits to its unionized employees upon retirement. In addition, certain other post-employment benefits are provided to management staff. The liabilities and expenses for these benefits are accrued in the financial statements in the period in which they are earned.

Expenses for management sick leave are not accrued, but recognized at the time they are paid.

### Liability for Contaminated Sites

Contaminated sites are a result of contamination being introduced into air, water or sediment of a chemical, organic or radioactive material or live organism that exceeds the maximum acceptable concentrations under an environmental standard. A liability for remediation of contaminated sites is recognized when all of the following criteria are met:

- i. an environmental standard exists;
- ii. contamination exceeds the environmental standard;
- iii. the City is directly responsible or accepts responsibility, and a reasonable estimate of the amount can be made.

The liability includes costs directly attributable to remediation activities including post remediation operations, maintenance and monitoring.

### Inventory of Parts and Supplies

Inventories held for consumption include materials and repair parts held for use by the electrical and water utilities, fuel for consumption and other items used in operations, and are valued at replacement cost.

### Tangible Capital Assets

Tangible capital assets are recorded at cost, which includes all amounts that are directly attributable to the acquisition, construction, development or betterment of the asset, but excluding interest. The cost of tangible capital assets is amortized on a straight-line basis over the estimated useful life of the asset as follows:



**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

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<b>Asset Class</b>	<b>Estimated Useful Life</b>
Land	Not amortized
Land Improvements	20 - 50 years
Buildings	40 - 50 years
Engineering Structures	10 - 50 years
Machinery & Equipment	3 - 25 years
Vehicles	8 - 40 years
Electrical Utility Plant & Equipment	5 - 40 years
Water Utility Plant & Equipment	10 - 50 years
Wastewater Utility Plant & Equipment	10 - 50 years

Donated tangible capital assets are recorded at their fair value at the date of receipt.

Work in progress, which represents capital projects under construction but not yet completed, is not amortized until construction is complete and the asset is available for productive use.

Tangible capital assets are written down when conditions indicate that they no longer contribute to the City's ability to provide goods and services, or when the value of future economic benefits associated with the tangible capital assets are less than their net book value. The net write-downs are accounted for as expenses in the statement of operations.

Long-Term Debt

Outstanding long-term debt is reported net of applicable sinking fund balances.

Debt Charges

Interest on debt is charged to current operations. Interest charges are accrued for the period from the date of the latest interest payment to the end of the year.

Trust Funds

These funds hold cash assets that must be used for specific purposes and/or beneficiaries according to agreements or legislated requirements. The City administers trust funds for its Employee Assistance Program, Slag Remediation, and Cemetery Care Fund. In accordance with public sector accounting standards, trust funds administered by the City are not included in the City's financial statements, other than as disclosed in Note 20.

Use of Estimates

The preparation of financial statements requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, and the reported amounts of revenues and expenses during the financial reporting period. Significant areas requiring the use of estimates include the determination of accrued payroll liabilities and employee future benefits, tangible capital asset useful lives and amortization expense, utility revenue accruals, amounts receivable from insurance, provisions for contingencies, and costs recoverable from the salvage of residential housing. Actual results could differ from management's best estimates as additional information becomes available in the future.

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

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**3. Cash**

Cash is comprised of unrestricted cash for operations and restricted cash for reserve funds and deferred development cost charges which are held in segregated accounts.

	<b>2022</b>	2021
Restricted cash		
Statutory Reserves	<b>\$ 6,530,256</b>	\$ 6,534,077
Development Cost Charges (see Note 11)	<b>925,803</b>	845,393
	<b><u>7,456,059</u></b>	<u>7,379,470</u>
Unrestricted cash	<b><u>4,313,893</u></b>	<u>10,451,035</u>
Total cash	<b><u>\$ 11,769,952</u></b>	<u>\$ 17,830,505</u>

**4. Operating Line of Credit**

The City has an operating line of credit with Grand Forks Credit Union for an authorized amount of \$2,000,000, secured by a promissory note and bearing interest at the base lending rate less 0.5%. At December 31, 2022, the balance outstanding on the operating line of credit was \$Nil (2021 - \$Nil).

**5. Accounts Receivable**

Accounts receivable are recorded net of allowances and comprise the following:

	<b>2022</b>	2021
Property taxes	<b>\$ 535,980</b>	\$ 476,235
Utility accounts receivable	<b>1,294,753</b>	1,288,039
Due from other governments (Note 27)	<b>7,681,514</b>	8,577,021
Trade and other receivables	<b><u>245,848</u></b>	<u>535,944</u>
	<b><u>\$ 9,758,095</u></b>	<u>\$ 10,877,239</u>

**6. Portfolio Investments**

	<b>2022</b>	2021
Term deposit, maturing December, 2023	<b>\$ 738,307</b>	\$ 735,000
MFA Short Term Bond Fund	<b>1,575,348</b>	1,538,118
MFA Money Market Fund	<b><u>1,021,561</u></b>	<u>1,002,161</u>
	<b><u>\$ 3,335,216</u></b>	<u>\$ 3,275,279</u>

The market value of portfolio investments at December 31, 2022 was \$3,206,456 (2021 - \$3,233,843), with yields from 0.3% to 5.3%.

**7. Municipal Finance Authority Debt Reserve Fund**

The Municipal Finance Authority (MFA) provides capital funding for regional districts and their member municipalities through the issuance of debenture debt. The Debt Reserve Fund established by the Municipal Finance Authority is security held in trust to meet its obligations to debenture holders.

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

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Municipalities sharing in the proceeds of a debt issue are required to contribute certain amounts to the debt reserve fund in the form of cash withheld from the loan proceeds and a non-interest bearing demand note. Monies paid into the Debt Reserve Fund are obligations of the Municipal Finance Authority and are refunded, with interest, upon maturity of the debt.

Only the cash portion of MFA deposits is included as a financial asset. The demand notes are contingent in nature and not reflected in the financial statements.

The details of the cash deposits and demand notes at year end are as follows:

	DemandCash	Deposits	2022	2021
	Notes			
General Fund	\$ 17,929	\$ 12,092	\$ <b>30,021</b>	\$ 29,757
Water Fund	10,024	7,158	<b>17,182</b>	17,025
Wastewater Fund	48,787	24,247	<b>73,034</b>	72,505
	<b>\$ 76,740</b>	<b>\$ 43,497</b>	<b>\$ 120,237</b>	<b>\$ 119,287</b>

**8. Accounts Payable and Accrued Liabilities**

Accounts payable and accrued liabilities comprise the following:

	<b>2022</b>	2021
Wages and benefits	\$ <b>686,041</b>	\$ 666,652
Trade payables	<b>7,391,025</b>	1,626,566
Other taxing authorities	<b>242,204</b>	208,033
Accrued interest	<b>19,668</b>	20,944
	<b>\$ 8,338,938</b>	<b>\$ 2,522,195</b>

**9. Employee Future Benefits**

Sick leave benefits for union employees are accumulated as earned, based on provisions of the collective agreement, years of service and current wage rates, less leave taken during the year. The amount reported as employee future benefits represents sick leave allowances which have been fully accrued to the level of the employees' current accumulated entitlement. These amounts will require funding in future accounting periods as cash payments are made to employees retiring from service.

Other post-employment benefits are accrued based on the relevant agreements, using current rates of pay and vacation entitlement credits, and estimates of remaining years of service. Vacation pay accruals and other post-employment benefits payable are included in the balance of accounts payable and accrued liabilities.

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

**10. Deferred Revenues**

The City records deferred revenue for funds received in advance of services being rendered. These amounts are shown as liabilities until the services are rendered or related costs are incurred.

	Balance, Beginning of Year	Contributions Received/ Returned	Revenue Earned	<b>Balance, End of Year</b>
Prepaid taxes	\$ 362,672	\$ 368,881	\$ (362,672)	<b>\$ 368,881</b>
Prepaid utilities	56,954	44,461	(56,954)	<b>44,461</b>
Library maintenance contract	41,163	13,000	(23,469)	<b>30,694</b>
Disaster mitigation grant (Note 27)	10,708,824	-	(10,708,824)	-
Other grants	1,723,100	-	(274,786)	<b>1,448,314</b>
Deposits and other	30,602	453,897	(138,722)	<b>345,777</b>
	<u>\$ 12,923,315</u>	<u>\$ 880,239</u>	<u>\$ (11,565,427)</u>	<u><b>\$ 2,238,127</b></u>

**11. Development Cost Charges (DCCs)**

Pursuant to the provisions of the Local Government Act, development cost charges are held in separate reserve funds for the purpose for which the charges have been imposed. When the related costs are incurred, the DCCs are recognized as revenue. Due to the restrictive nature of these funds, they are shown as liabilities.

	<b>2022</b>	2021
Balance, beginning of year	<b>\$ 845,393</b>	\$ 796,376
Contributions from developers	<b>58,934</b>	41,162
Interest on investments	<b>21,476</b>	7,855
Balance, end of year	<u><b>\$ 925,803</b></u>	<u>\$ 845,393</u>

The balance of deferred development cost charges comprises the following:

	<b>2022</b>	2021
Water development cost charges	<b>\$ 383,679</b>	\$ 345,083
Wastewater development cost charges	<b>539,425</b>	497,676
Parkland development cost charges	<b>2,699</b>	2,634
	<u><b>\$ 925,803</b></u>	<u>\$ 845,393</u>

**12. Long-Term Debt**

The City has financed certain capital expenditures by means of long-term debenture debt obtained from the Municipal Finance Authority through the Regional District of Kootenay Boundary. These loans range in term from fifteen to twenty-five years, with maturity dates from 2025 to 2044. The terms of the loan agreement require the City to provide security in the form of demand notes payable to the MFA and to deposit cash representing 1% of the gross proceeds into a debt reserve fund (see note 7).

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

The following is a summary of the City's long-term debt obligations:

	Current Interest Rate	Term	Maturity	Balance, Beginning of Year	Payments of Principal	Actuarial Adjustment	<b>Balance, End of Year</b>	2022 Interest
<b>General</b>								
Roads - NW 79th Bylaw 1887; MFA Issue #112	3.73%	15 yrs	2025	\$ 22,801	\$ 3,757	\$ 1,652	\$ <b>17,392</b>	\$ 896
General Fund Capital Renewal Bylaw 1923; MFA Issue #149	2.24%	25 yrs	2044	986,199	28,644	1,744	<b>955,811</b>	23,393
<b>Water Utility</b>								
Emergency Water Supply Bylaw 1922; MFA Issue #149	2.24%	25 yrs	2044	401,336	11,657	710	<b>388,969</b>	9,520
Water Fund Capital Renewal Bylaw 1923; MFA Issue #149	2.24%	25 yrs	2044	233,364	6,778	413	<b>226,173</b>	5,536
<b>Sewer Utility</b>								
City Park Lift Station Bylaw 1873; MFA Issue #126	3.85%	20 yrs	2033	1,213,277	59,001	21,746	<b>1,132,530</b>	67,642
Sewer Fund Capital Renewal Bylaw 1923; MFA Issue #149	2.24%	25 yrs	2044	192,198	5,582	340	<b>186,276</b>	4,559
<b>Total Long Term Debt</b>				<b>\$ 3,049,175</b>	<b>\$ 115,419</b>	<b>\$ 26,605</b>	<b>\$ 2,907,151</b>	<b>\$ 111,546</b>

The estimated requirements for future repayments of principal on existing debt for the next five years are as follows:

	<b>2023</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>	<b>2027</b>
General	\$ 32,402	\$ 32,402	\$ 32,402	\$ 28,644	\$ 28,644
Water Utility	18,435	18,435	18,435	18,435	18,435
Sewer Utility	64,583	64,583	64,583	64,583	64,583
	<b>\$ 115,420</b>	<b>\$ 115,420</b>	<b>\$ 115,420</b>	<b>\$ 111,662</b>	<b>\$ 111,662</b>

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

**13. Tangible Capital Assets**

Tangible capital assets consist of the following:

	<b>Net Book Value 2022</b>	<b>Net Book Value 2021</b>
<b>General</b>		
Land	\$ 6,975,632	\$ 6,933,132
Land improvements	302,918	324,086
Buildings	3,862,666	3,138,254
Machinery and equipment	1,043,004	925,961
Engineering structures	10,245,971	8,822,932
Storm structures	68,901	72,870
Protective services vehicles	839,769	929,273
Public works vehicles	880,279	1,004,752
Assets under construction	24,947,349	5,694,814
	<b>49,166,489</b>	<b>27,846,074</b>
<b>Water Utility</b>		
Plant and equipment	3,936,429	4,253,617
Assets under construction	123,948	34,148
	<b>4,060,377</b>	<b>4,287,765</b>
<b>Electrical Utility</b>		
Plant and equipment	2,057,653	2,118,233
Assets under construction		49,429
	<b>2,057,653</b>	<b>2,167,662</b>
<b>Wastewater Utility</b>		
Plant and equipment	9,267,017	9,254,320
Assets under construction	161,174	-
	<b>9,428,191</b>	<b>9,254,320</b>
<b>Total Tangible Capital Assets</b>	<b>\$ 64,712,710</b>	<b>\$ 43,555,821</b>

See Schedule 2 for additional information on the City's tangible capital assets.

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

**14. Accumulated Surplus**

Accumulated surplus comprises the following:

	<b>2022</b>	2021
<b>Operating</b>	<b>\$ 7,031,959</b>	\$ 9,340,513
<b>Statutory Reserves</b>		
Capital	1,598,325	1,579,441
Community Works Fund	1,432,129	1,738,497
Slag sales	1,226,927	1,010,700
Land sales	858,107	1,026,632
Electrical capital	817,702	798,400
Equipment replacement	404,224	199,063
Water capital	113,412	110,735
Climate action	42,548	41,536
Wastewater capital	25,292	24,695
Cash in lieu of parking	4,585	4,477
	<b>\$ 6,523,251</b>	\$ 6,534,176
<b>Non-Statutory Reserves</b>		
Election reserve	30,000	30,000
	<b>\$ 30,000</b>	\$ 30,000
<b>Investment in Non-Financial Assets</b>		
Investment in tangible capital assets	61,805,559	40,506,646
	<b>\$ 75,390,769</b>	\$ 56,411,335

**15. Property Tax Revenues**

Municipal taxation revenues consist of the following:

	<b>2022</b>	2021
Property taxes	\$ 4,037,894	\$ 3,957,316
Parcel and frontage taxes	5,826	5,774
1% utilities tax	98,469	101,513
Grants and payments in lieu of taxes	32,359	32,869
	<b>\$ 4,174,548</b>	\$ 4,097,472

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

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**16. Sale of Services**

	<b>2022</b>	2021
Electrical utility user fees	\$ 5,230,099	\$ 5,039,483
Water utility user fees	955,467	1,012,362
Wastewater utility user fees	944,333	902,503
Solid waste collection	275,379	275,251
Slag sales	181,888	195,008
Campground fees	86,269	55,760
Airport (net of cost of fuel sold)	41,421	31,743
Cemetery	25,946	37,544
Sundry and other	49,465	22,271
	<u>\$ 7,790,267</u>	<u>\$ 7,571,925</u>

**17. Other Revenues**

	<b>2022</b>	2021
Leases and rentals	\$ 229,462	\$ 264,301
Donations and grants	134,750	106,310
Licences and permits	91,612	125,814
Penalties and interest	81,633	83,249
Franchise fees	73,641	62,529
Other revenues	94,260	20,425
Insurance and other recoveries	5,402	69,484
	<u>\$ 710,760</u>	<u>\$ 732,112</u>

**18. Government Transfers**

In 2022 the City received and recorded the following transfers from other governments:

	<b>2022</b>	2021
<b>Operating transfers</b>		
Provincial	\$ 926,604	\$ 800,844
Regional	645,614	311,248
	<u>\$ 1,572,218</u>	<u>\$ 1,112,092</u>
<b>Capital transfers</b>		
Federal	\$ 4,408,132	\$ 2,574,112
Provincial	14,058,945	3,469,102
Regional	324,769	63,426
	<u>\$ 18,791,846</u>	<u>\$ 6,106,640</u>
<b>Total government transfers</b>	<u>\$ 20,364,064</u>	<u>\$ 7,218,732</u>



**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

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**19. Reconciliation to Budget**

The following reconciles the balanced statutory budget adopted by Council on April 11, 2022 with the budgeted surplus reported on the statement of operations and accumulated surplus:

Budget surplus as per the statement of operations and accumulated surplus	\$ 22,420,424
Add: Amortization expense	2,055,194
Transfers from reserves and surplus	3,127,397
Subtract: Debt principal repayments	(115,158)
Tangible capital asset expenditures	(27,487,857)
Financial Plan Balance per Bylaw No. 2087	<u>\$ -</u>

**20. Trust Funds**

Funds held in trust and administered by the City, which are not included in these financial statements, include the following:

<b>Fund Balance</b>	<b>2022</b>	2021
Cemetery Care Fund	\$ 197,562	\$ 181,117
Employee Assistance Program	8,319	6,514
Slag Remediation Trust	<u>22,079</u>	<u>21,554</u>
	<u>\$ 227,960</u>	<u>\$ 209,185</u>

**21. Liability for Contaminated Sites**

Management has prepared an inventory of sites that are no longer in productive use. Some sites have been identified to be at risk of contamination, but remediation is not required at this time and therefore no liability has been recognized. An environmental liability could result if there is a change in land use.

**22. Contingent Liabilities**

**Regional District of Kootenay Boundary**

Under the provisions of the *Local Government Act*, Regional District debt is a direct, joint and several liability of the Regional District and each member municipality including the City. The loan agreements with the Municipal Finance Authority provide that if at any time the scheduled payments provided for in the agreements are not sufficient to meet the Authority's obligation with respect to such borrowing, the resulting deficiency becomes the liability of the member municipalities.

**Legal Actions**

The City is currently engaged in certain legal actions, the outcome of which is not determinable at this time. Accordingly, no provision has been made in the accounts for these actions. The amount of loss, if any, arising from these actions will be recorded in the accounts in the period in which the loss is realized.

# THE CORPORATION OF THE CITY OF GRAND FORKS

## Notes to the Financial Statements

*For the year ended December 31, 2022*

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### **Pension Liability**

The City and its employees contribute to the Municipal Pension Plan (a jointly trustee pension plan). The board of trustees, representing plan members and employers, is responsible for administering the plan, including investment of assets and administration of benefits. The plan is a multi-employer defined benefit pension plan. Basic pension benefits are based on a formula. As at December 31, 2021, the plan has about 227,000 active members and approximately 118,000 retired members. Active members include approximately 42,000 contributors from local governments.

Every three years, an actuarial valuation is performed to assess the financial position of the plan and adequacy of plan funding. The actuary determines an appropriate combined employer and member contribution rate to fund the plan. The actuary's calculated contribution rate is based on the entry age normal cost method, which produces the long-term rate of member and employer contributions sufficient to provide benefits for average future entrants to the plan. This rate may be adjusted for the amortization of any actuarial funding surplus and will be adjusted for the amortization of any unfunded actuarial liability.

The most recent actuarial valuation for the Municipal Pension Plan as at December 31, 2021, indicated a \$3,761 million funding surplus for basic pension benefits on a going concern basis.

The City paid \$343,897 (2021 - \$345,749) for employer contributions to the plan in fiscal 2022.

The next valuation will be as at December 31, 2024, with results available in 2025.

Employers participating in the plan record their pension expense as the amount of employer contributions made during the fiscal year (defined contribution pension plan accounting). This is because the plan records accrued liabilities and accrued assets for the plan in aggregate, resulting in no consistent and reliable basis for allocating the obligation, assets and cost to individual employers participating in the plan.

### **23. Contractual Obligations and Commitments**

The City has entered into an agreement with School District No. 51 for the latter to provide technical and operational support for the City's computer and telephone network systems. Under the terms of the agreement, the City has agreed to pay \$45,000 per year for these services to the end of 2027.

In 2022 the City entered into a five-year agreement with the Regional District of Kootenay Boundary for the latter to provide solid waste collection services for the City on a per unit basis through a third party contractor. The City's expenses incurred under this contract for 2022 were \$213,183 (2021 - \$207,579).

The City has significant contractual commitments for incomplete capital acquisitions and construction projects in progress. As at the end of December 2022, the City had entered into contracts totalling \$29,650,100, with expenditures to date of \$23,654,672. These contracts are planned for completion during 2023, with unexpended funds carried forward and included in the next year's annual Financial Plan.

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

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**24. Contingent Assets**

In 2021, the City entered into a partnership agreement with the Osoyoos Indian Band (OIB) to relocate up to 10 residential buildings from flood prone areas to other locations within the City. Under the terms of the agreement, the City will contribute the houses and development lands, with OIB providing the development services for relocation and reconstruction of the properties for resale. Sale proceeds, net of development costs, will be shared equally by the City and OIB. An estimate of the City's share of proceeds cannot be made, due to the volatility of commodity prices and uncertainties in the current real estate market.

**25. Contractual Rights**

The City has entered into property lease and utility franchise and pole agreements with terms of up to twenty years. The City has contractual rights to receive the following estimated payments with respect to these agreements for the next five years:

2023	215,119
2024	199,211
2025	120,963
2026	109,147
2027	<u>109,477</u>
Total	\$753,917

The City is entitled to minimum annual payments of \$116,000 for a land lease and the removal of material from City-owned slag piles under the terms of an agreement ending in March 2036.

On November 1, 2006, the City entered into a twenty-five year agreement to provide fire protection services for the Grand Forks Rural Fire Protection District. Under the terms of the agreement, the Fire Protection District will contribute towards a share of the City's operating costs for the municipal fire department. \$363,793 of revenue was recorded in 2022 for the portion of municipal operating costs shared with the district.

The City has entered into funding agreements with the Federal and Provincial governments with respect to various City infrastructure projects and economic development programs. To date, grant revenue of \$476,436 has been recognized based on eligible expenditures, leaving \$7,593,841 of revenue to be realized as the remaining expenditures are incurred over the next few years, as follows:

Investing in Canada Infrastructure Program	\$7,040,277
Tourism Dependent Community Fund	159,500
Strengthening Communities' Services Program	17,146
Local Government Development Approvals Program	376,918

The City is also expected to receive approximately \$246,700 of grant funding in 2023 under the Community Works Fund.

# THE CORPORATION OF THE CITY OF GRAND FORKS

## Notes to the Financial Statements

For the year ended December 31, 2022

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### 26. Future Accounting Changes

#### **PS 3280 – Asset Retirement Obligations**

This section establishes standards on how to account for and report a liability for asset retirement obligations, which are legal obligations associated with the retirement of a tangible capital asset. This standard applies to fiscal years beginning on or after April 1, 2022, with early adoption permitted.

#### **PS 3400 - Revenues**

This new section establishes standards on how to account for and report on revenue, specifically with respect to differentiation between revenue arising from transactions that include performance obligations (exchange transactions) and those that do not have performance obligations (unilateral transactions). A performance obligation is an enforceable promise to provide specific goods or services to a specific payor, and can take many forms. This section applies to fiscal years beginning on or after April 1, 2023, with earlier adoption permitted.

#### **PS 2601 - Foreign Currency Translation**

This section applies to transactions which are denominated in a currency other than its reporting currency, including those which arise when a government borrows or lends funds for which the amounts payable or receivable are denominated in a foreign currency, or when it becomes party to a contract involving foreign currencies. This section revised and replaces the existing section PS 2600 *Foreign Currency Translation* and applies to fiscal years beginning on or after April 1, 2022, with early adoption permitted.

#### **PS 3450 - Financial Instruments**

This section establishes standards for recognizing and measuring all types of financial instruments, including derivatives. Financial instruments include primary instruments, such as receivables, payables and equity instruments, as well as derivatives such as financial options, futures and forwards, interest rate swaps and currency swaps. This section applies to fiscal years beginning on or after April 1, 2022, with early adoption permitted.

#### **PS 3041 - Portfolio Investments**

This section establishes standards on accounting and reporting for portfolio investments, Portfolio investments are investments in organizations which do not form part of the government reporting entity, such as equity or debt instruments issued by the investee. This section revises and replaces section PS 3040 *Portfolio Investments* and section PS 3030 *Temporary Investments* and applies to fiscal years beginning on or after April 1, 2022, with early adoption permitted.

#### **PS 1201 - Financial Statement Presentation**

This section introduces a new statement of remeasurement gains and losses to report the accumulated and annual impact of:

- unrealized gains and losses for financial instruments in the fair value category unless subject to external restrictions and unrealized foreign currency gains and losses
- amounts reclassified to the statement of operations upon derecognition or settlement
- other comprehensive income from GBEs and GBPs consolidated using the modified equity method.

This new section revises and replaces the existing PS 1200 *Financial Statement Presentation*, and must be adopted at the same time as PS 2601, PS 3041, and PS 3450.

# THE CORPORATION OF THE CITY OF GRAND FORKS

## Notes to the Financial Statements

*For the year ended December 31, 2022*

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### **27. Impact of the 2018 Boundary Region Floods**

On May 10/11, 2018 a major flood event occurred in the Kootenay Boundary Regional District, impacting more than two hundred and fifty properties within the municipal boundaries, and causing considerable damage to several City owned properties and municipal infrastructure.

In 2019 the City submitted an application to Infrastructure Canada for grant funding through the Disaster Mitigation and Adaptation Fund (DMAF) to finance flood protection and natural infrastructure projects in the flood impacted areas. In 2020, the City finalized agreements for funding of \$51.7 million, with contributions of \$20 million from the Federal Government and \$31.7million from the Province of British Columbia.

During 2022, the City incurred \$21,170,485 (2021 - \$5,680,451) of expenditures under the DMAF program, including \$20,901,076 (2021 - \$3,343,539) for program design and construction and \$36,161 (2021 - \$165,012) for additional buyout compensation. The City recorded \$42,500 (2021 - \$1,482,600) for land and \$175,500 (2021 - \$3,071,300) for residential improvements acquired under the program.

In order to proceed with the construction of flood protection works and natural infrastructure, the residential structures which the City acquired under the DMAF land acquisition program require removal from their current locations. The City initiated a salvage program for the resale, relocation or demolition of these residential improvements, with revenues of \$20,800 received during the year. The City has written off an additional \$175,500 for the improvements acquired in 2022 (2021 - \$3,059,300). Any additional amounts recovered from the disposal of these assets will be recorded as revenue in the fiscal period they are received.

In early 2020, the City received a cash advance of \$23,194,000 from the Province to apply against eligible program expenses. \$14,040,735 was recognized as revenue in 2022 (2021 - \$3,387,312), with \$10,708,824 of this amount applied to deferred revenue (Note 10) and \$3,331,911 receivable at the end of 2022. \$4,408,132 was recorded as federally eligible grant revenue in 2022 (2021 - \$2,093,709), with a remaining receivable balance of \$3,962,431.

### **28. Segmented Information**

The City's operations and activities are organized into various funds and departments for management reporting. The costs related to the provision of services within a particular department or fund are disclosed in the segmented information presented below.

The General Fund includes services provided by the City such as general government services, protective services, development services, recreation and culture, transportation services and public works, and environmental health and public health services. The utility operations are comprised of the water, electrical and wastewater utilities, each accounting for its own operations and programs within their own funds.

Revenues within the General Fund have been allocated to the various activities where they are directly attributable to that department. Taxation and other revenues which are not directly related to a particular activity are reported under General Government Services and have not been apportioned to the other departments within the General Fund.

# THE CORPORATION OF THE CITY OF GRAND FORKS

## Notes to the Financial Statements

*For the year ended December 31, 2022*

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### **General Government Services**

General government operations are primarily funded by property taxation. The expenses within the department include those for legislative, general administration, finance, and communications.

### **Protective Services**

Protective services are comprised of fire protection services, building inspection, bylaw enforcement and emergency response. Grand Forks Fire/Rescue provides fire and emergency services to both the City and rural area through a contract for services with the Regional District of Kootenay Boundary. This segment also includes the expenses for additional buyout compensation paid as part of the DMAF flood protection works and natural infrastructure program.

### **Environmental and Public Health Services**

Environmental Health services include solid and yard waste collection services contracted through agreement between the City and the Regional District Of Kootenay Boundary. Public Health services relate to operation and maintenance of the cemetery.

### **Planning and Development Services**

The Planning and Development services department provides engineering services support to facilities, parks, roads, water, wastewater and electrical for infrastructure projects, as well as planning support for subdivisions and development, ensuring compliance with zoning and land use provisions of the community plan.

### **Transportation Services and Public Works**

The transportation and Public Works segment includes costs for the maintenance of city streets and sidewalks, snow removal services, airport operations, maintenance and operation of the vehicle fleet, and general administrative costs for Public Works. Expenses associated with the acquisition of land and the construction of flood protection works under the DMAF program, other than compensation costs, are also included in this segment.

### **Recreation, Culture and Public Real Estate**

This segment includes costs related to the maintenance and repair of publicly owned buildings, in addition to costs for operation of parks and the City campground, and for community events support and fee for service agreements.

### **Electrical Utility**

This segment includes all of the operating activities related to the provision of electrical services to the majority of properties within the City boundaries. Electricity is purchased from the FortisBC Inc. electrical utility for resale to the City's customers, while services are provided by the City's own electrical crews.

### **Water Utility**

This segment includes all of the operating activities related to the treatment and distribution of water throughout the City.

**THE CORPORATION OF THE CITY OF GRAND FORKS**  
**Notes to the Financial Statements**

*For the year ended December 31, 2022*

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**Wastewater Utility**

This segment includes all of the operating activities related to the collection and treatment of wastewater throughout the City.

**CORPORATION OF THE CITY OF GRAND FORKS**  
**Schedule of Segmented Information**

December 31, 2022

	General Fund											2022 Total	2021 Total		
	General Government Services	Protective Services	Environment and Public Health	Planning and Development Services	Transportation Services and Public Works	Recreation & Public Real Estate	Electrical Utility	Water Utility	Wastewater Utility						
<b>Revenue</b>															
Taxation	\$ 4,174,548													\$ 4,174,548	\$ 4,097,472
Sale of services	191,046			301,325			35,943		41,421			90,632		7,790,267	7,571,925
Other revenues	262,368			1,275			55,162					364,211		710,760	732,112
Government transfers	970,084						130,691		18,541,577			28,000		20,364,064	7,218,732
Contributions from others							933					323,468		352,401	97,217
Interest income	312,564								28,000			156		313,250	179,269
Investment income									3,648			1,256		27,880	22,919
	\$ 5,910,610	\$ 722,645	\$ 302,600	\$ 221,796	\$ 18,614,646	\$ 778,311	\$ 5,250,151	\$ 960,603	\$ 971,808	\$ 33,733,170	\$ 19,919,646				
<b>Expenses</b>															
Wages & benefits	1,393,420	802,587	52,217	520,548	930,122	330,477	516,143	236,136	309,337	5,090,989	4,779,037				
General Services	111,564	82,093	53,556	27,982	22,954	10,171	21,927	4,299	9,893	344,439	342,478				
Professional and Contract Services	221,120	174,558	213,703	229,372	139,738	195,939	32,071	38,477	67,298	1,312,276	1,387,779				
Materials & Supplies	194,162	96,064	2,413	7,398	441,453	119,133	130,494	181,695	77,230	1,250,042	1,082,734				
Telephone & Utilities	12,668	41,128		4,298	30,073	49,628	3,363	1,381	93,800	236,339	183,398				
Insurance	25,162	8,132	203		52,315	93,613	7,013	27,815	57,869	272,122	227,727				
Labour, utility and IT cost allocations	(509,866)	132,841	24,687	21,284	(365,542)	161,607	(4,283)	230,220	309,052	-	-				
Purchased for resale							3,374,210			3,374,210	3,304,547				
Grants & fee for service						481,457				481,457	503,083				
Other expenses										36,161	165,012				
Interest										111,545	111,588				
Amortization										2,068,656	1,965,610				
Loss on disposal of assets										-	19,114				
Write-down of assets					175,500					175,500	3,226,809				
	\$ 1,448,230	\$ 1,463,068	\$ 346,779	\$ 810,882	\$ 2,414,373	\$ 1,638,107	\$ 4,193,244	\$ 1,090,298	\$ 1,348,755	\$ 14,753,736	\$ 17,298,916				
<b>Net surplus (deficit)</b>	<b>\$ 4,462,380</b>	<b>(740,423)</b>	<b>(44,179)</b>	<b>(589,086)</b>	<b>\$ 16,200,273</b>	<b>(859,796)</b>	<b>\$ 1,056,907</b>	<b>(129,695)</b>	<b>(376,947)</b>	<b>\$ 18,979,434</b>	<b>\$ 2,620,730</b>				



**THE CORPORATION OF THE CITY OF GRAND FORKS  
Schedule of Tangible Capital Assets**

**December 31, 2022**

	Cost			Accumulated Amortization			Net	Net
	Opening Balance	Additions	Transfers/ Disposals	Opening Balance	Amortization Expense	Transfers/ Disposals	Book Value 2022	Book Value 2021
<b>General</b>								
Land	\$ 6,933,132	\$ 42,500		\$ -			\$ 6,975,632	\$ 6,933,132
Land improvements	432,302			108,216	21,168	129,384	302,918	324,086
Buildings	6,783,856	899,327		3,645,602	174,915	3,820,517	3,862,666	3,138,254
Machinery and equipment	2,994,369	266,568		2,068,408	149,525	2,217,933	1,043,004	925,961
Engineering structures	23,413,678	2,108,543		14,590,746	685,504	15,276,250	10,245,971	8,822,932
Storm structures	79,374			6,504	3,969	10,473	68,901	72,870
Protective services vehicles	1,854,845			925,572	89,504	1,015,076	839,769	929,273
Public works vehicles	3,353,854			2,349,102	124,473	2,473,575	880,279	1,004,752
Assets under construction	5,694,814	19,252,535		-			24,947,349	5,694,814
	51,540,224	22,569,473	-	23,694,150	1,249,058	24,943,208	49,166,489	27,846,074
<b>Water Utility</b>								
Plant and equipment	10,716,545	38,030		6,462,928	355,218	6,818,146	3,936,429	4,253,617
Assets under construction	34,148	89,800					123,948	34,148
	10,750,693	127,830	-	6,462,928	355,218	6,818,146	4,060,377	4,287,765
<b>Electrical Utility</b>								
Plant and equipment	4,527,475	51,726	(49,429)	2,409,242	112,306	2,521,548	2,057,653	2,118,233
Assets under construction	49,429						-	49,429
	4,576,904	51,726	(49,429)	2,409,242	112,306	2,521,548	2,057,653	2,167,662
<b>Wastewater Utility</b>								
Plant and equipment	14,241,694	364,771		4,987,374	352,074	5,339,448	9,267,017	9,254,320
Assets under construction	-	161,174					161,174	-
	14,241,694	525,945	-	4,987,374	352,074	5,339,448	9,428,191	9,254,320
	<u>\$ 81,109,515</u>	<u>\$ 23,274,974</u>	<u>\$ (49,429)</u>	<u>\$ 37,553,694</u>	<u>\$ 2,068,656</u>	<u>\$ -</u>	<u>\$ 64,712,710</u>	<u>\$ 43,555,821</u>

**CORPORATION OF THE CITY OF GRAND FORKS**  
**Schedule of BC Safe Restart Grant Funding**  
**(Unaudited)**

<b>Safe Restart Grant received November 2020</b>	<b>\$ 1,359,000</b>
<b>Unspent balance, January 1, 2022</b>	<b>\$ 295,000</b>
Revenue shortfalls	
Utilities	(174,000)
General government	(40,000)
Increased operating costs	
General government	(11,000)
Protective Services	(35,000)
Public works and utilities	(17,000)
Computer and technology costs	(18,000)
<b>Unspent balance, December 31, 2022</b>	<b>\$ -</b>



Post Office Grand Forks, B.C.



Settle down.®

