

Financial Statements

The Vanier Business Improvement Area

December 31, 2019

Independent auditor's report

To the Board Members, Members of Council, Inhabitants and Ratepayers of
The Vanier Business Improvement Area

Opinion

We have audited the financial statements of **The Vanier Business Improvement Area** [the "BIA"], which comprise the statement of financial position as at December 31, 2019, and the statement of operations, statement of changes in net financial assets and 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 BIA as at December 31, 2019, and its financial performance 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 BIA in accordance with the ethical requirements that are relevant to our audit of the financial statements in Canada, and we have fulfilled our 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 BIA'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 BIA or to cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the BIA'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 BIA'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 BIA'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 BIA 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.

Ernst & Young LLP

Ottawa, Canada
July 30, 2020

Chartered Professional Accountants
Licensed Public Accountants



THE VANIER BUSINESS IMPROVEMENT AREA

STATEMENT OF FINANCIAL POSITION

As at December 31, 2019, with comparative information for 2018

Table 1 - Statement of Financial Position - Financial Assets

Financial assets	2019	2018
Cash	\$558	\$600
Cash on deposit with the Corporation of the City of Ottawa	404,629	421,625
Accounts receivable	15,081	1,619
Total financial assets	420,268	423,844

Table 2 - Statement of Financial Position - Liabilities

Liabilities	2019	2018
Accounts payable and accrued liabilities <i>[note 2]</i>	60,072	125,288
Total liabilities	60,072	125,288
Net financial assets	360,196	298,556

Table 3 - Statement of Financial Position - Non-Financial Assets and Accumulated Surplus

Non-financial assets	2019	2018
Prepaid expenses	2,625	1,610
Tangible capital assets <i>[note 4]</i>	836	2,508
Total non-financial assets	3,461	4,118
Accumulated surplus	\$363,657	\$302,674

See accompanying notes

THE VANIER BUSINESS IMPROVEMENT AREA

STATEMENT OF OPERATIONS

For the year ended December 31, 2019, with comparative information for 2018

Table 4 - Statement of Operations - Revenue

Revenue	Budget 2019	Actual 2019	Actual 2018
Tax revenue <i>[note 3]</i>	\$328,150	\$377,954	\$288,870
Sundry	27,000	50,947	47,618
Payments in lieu of taxation	1,200	1,197	1,148
Total revenue	356,350	430,098	337,636

Table 5 - Statement of Operations - Expenses

Expenses	Budget 2019	Actual 2019	Actual 2018
Salaries	119,050	145,893	143,310
Advertising	104,600	75,755	84,290
Maintenance	46,700	47,176	50,411
Rent	40,000	26,011	26,666
Office	31,100	49,862	35,141
Professional and consulting fees	6,400	10,627	16,658
Insurance	8,000	6,453	6,876
Audit fees	500	5,666	1,827
Depreciation	-	1,672	1,672
Loss on disposal <i>[note 4]</i>	-	-	11,265
Total expenses	356,350	369,115	378,116
Annual surplus (deficit)	-	60,983	(40,480)
Accumulated surplus, beginning of year	302,674	302,674	343,154
Accumulated surplus, end of year	\$302,674	\$363,657	\$302,674

See accompanying notes

THE VANIER BUSINESS IMPROVEMENT AREA

STATEMENT OF CHANGES IN NET FINANCIAL ASSETS

For the year ended December 31, 2019, with comparative information for 2018

Table 6 - Statement of Changes in Net Financial Assets

	Budget 2019	Actual 2019	Actual 2018
Annual surplus (deficit)	\$ -	\$60,983	\$(40,480)
Depreciation of tangible capital assets	-	1,672	1,672
Loss on disposal of tangible capital asset	-	-	11,265
(Increase) decrease in prepaid expenses	-	(1,015)	13,492
Increase (decrease) in net financial assets	-	61,640	(14,051)
Net financial assets, beginning of year	298,556	298,556	312,607
Net financial assets, end of year	\$298,556	\$360,196	\$298,556

See accompanying notes

THE VANIER BUSINESS IMPROVEMENT AREA

STATEMENT OF CASH FLOWS

For the year ended December 31, 2019, with comparative information for 2018

Table 7 - Statement of cash flows - Operating Activities

Operating activities	2019	2018
Annual surplus (deficit)	\$60,983	\$(40,480)
Add items not affecting cash		
Depreciation	1,672	1,672
Loss on disposal of tangible capital asset	-	11,265
Changes in non-cash working capital balances related to operations		
Increase in accounts receivable	(13,462)	(1,619)
(Increase) decrease in prepaid expenses	(1,015)	13,492
(Decrease) increase in accounts payable and accrued liabilities	(65,216)	69,813
Cash (used in) provided by operating activities	(17,038)	54,143

Table 8 - Statement of Cash Flows - Change in Cash and Cash Equivalents

Change in cash and cash equivalents	2019	2018
Net (decrease) increase in cash and cash equivalents during the year	(17,038)	54,143
Cash and cash equivalents, beginning of the year	422,225	368,082
Cash and cash equivalents, end of the year	\$405,187	\$422,225

Table 9 - Statement of Cash Flows - Cash Breakdown

Cash and cash equivalents consist of	2019	2018
Cash	\$558	\$600
Cash on deposit with the Corporation of the City of Ottawa	404,629	421,625
	\$405,187	\$422,225

THE VANIER BUSINESS IMPROVEMENT AREA

NOTES TO THE FINANCIAL STATEMENTS

DECEMBER 31, 2019

1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Basis of presentation

The financial statements of The Vanier Business Improvement Area [the “BIA”] are the responsibility of management prepared in accordance with accounting principles generally accepted for the public sector as prescribed by the Public Sector Accounting Board of the Chartered Public Accountants of Canada. Since a precise determination of many assets and liabilities is dependent upon future events, the preparation of periodic financial statements necessarily involves the use of estimates and approximations. These estimates and approximations have been made using careful judgment.

Accrual accounting

Revenue and expenses are reported on the accrual basis of accounting.

The accrual basis of accounting recognizes revenue as it becomes earned and measurable; expenses are recognized as they are incurred and measurable as a result of receipt of goods or services.

Government transfers are recognized in revenue in the fiscal years during which events giving rise to the transfer occur, provided the transfers are authorized, eligibility criteria and stipulations have been met and reasonable estimates of the amounts can be made.

Tangible capital assets

Tangible capital assets are initially recorded at cost and depreciated over their estimated useful lives using the straight-line method. Capital expenditures that do not generate future economic benefits to the BIA are charged to operations in the year of acquisition.

The equipment, less residual value, is depreciated over five years on a straight-line basis. When a new tangible asset is acquired, depreciation is recorded when the asset is put into use.

Financial instruments

The financial instruments of the BIA consist of cash, cash on deposit with the Corporation of the City of Ottawa, accounts receivable and accounts payable and accrued liabilities. Unless otherwise noted, it is management’s opinion that the BIA is not exposed to significant interest rate, currency or credit risks arising from these financial instruments.

1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

Tax revenue

Annually, the City of Ottawa bills and collects tax levies as well as payments in lieu of taxation on behalf of the BIA. Tax revenue consists of non-exchange transactions. It is recognized in the period to which the assessment relates and reasonable estimates of amounts can be made. Annual revenue also includes adjustments related to reassessments or appeals related to prior years.

New accounting standards

The Public Sector Accounting Board issued new accounting standards effective for fiscal years beginning on or after April 1, 2018.

PS 3430 *Restructuring Transactions* ["PS 3430"] establishes how to record assets, liabilities, revenues, and expenses related to restructuring transactions as well as disclosure requirements for the recipient and transferor. The BIA did not have any applicable restructuring transactions meeting the criteria established within PS 3430.

2. RELATED PARTY TRANSACTIONS

The BIA purchases certain services from companies controlled by Board of Directors' members and company executives in the normal course of business at commercial rates. During the year, the BIA incurred expenses of \$2,163, which is paid to related parties in return for goods and services.

In addition, the BIA is related to all entities under control of the City of Ottawa. As at December 31, 2019, nil [2018 – \$235] is included in accounts payable and accrued liabilities that is due to related parties.

3. TAX REVENUE

Tax revenue comprises the following:

Table 10 - Tax Revenue Breakdown

	2019	2018
	\$	\$
General tax levy	374,096	374,020
Supplementary assessments	(236)	4,150
Remissions	(4,009)	(78,570)
Vacancy rebates	8,103	(10,730)
	377,954	288,870

4. TANGIBLE CAPITAL ASSETS

In 2018, the BIA disposed of a parklet because it was damaged beyond repair, resulting in a loss on disposal of \$11,265.

Table 11 - Tangible Capital Assets Cost

Cost	2019	2018
	\$	\$
Balance, beginning of year	5,016	21,109
Disposals	-	(16,093)
Balance, end of year	5,016	5,016

Table 12 - Tangible Capital Assets – Accumulated Amortization

Accumulated amortization	2019	2018
	\$	\$
Balance, beginning of year	2,508	5,664
Disposals	-	(4,828)
Amortization expense	1,672	1,672
Balance, end of year	4,180	2,508
Net book value, end of year	836	2,508

5. SUBSEQUENT EVENT

Since December 31, 2019, the outbreak of the novel strain of coronavirus, specifically identified as “COVID-19”, has resulted in governments worldwide enacting emergency measures to combat the spread of the virus. The Government of Canada has announced a new set of economic measures to stabilize the economy during this challenging period. The ongoing situation remains fluid and the BIA is currently assessing the impacts of this on its operations. At this time, it is not possible to reliably estimate any further impacts that the global COVID-19 outbreak may have on the financial results and condition of the BIA.