

DISTRICT OF SEHELDT
2023-2027 Consolidated Financial Plan Bylaw No. 618, 2023

A bylaw to adopt the Financial Plan for the years 2023 – 2027 for the District of Sechelt

WHEREAS Section 165 of the Community Charter, SBC Chapter 26, 2013 requires that Council adopt an annual Financial Plan;

NOW THEREFORE, the Council of the District of Sechelt in open meeting assembled hereby enacts as follows:

TITLE

1. This bylaw may be cited as “District of Sechelt 2023 - 2027 Consolidated Financial Plan Bylaw No. 618, 2023”.

DEFINITIONS

3. In this bylaw:

Council means the Municipal Council of the District of Sechelt.

District means the municipal corporation of the District of Sechelt.

PROVISIONS

4. ‘Schedule A’, attached to and forming part of this bylaw is hereby adopted as the Financial Plan of the District of Sechelt for the five (5) year period from 2023 – 2027.
5. Pursuant to Section 165 of the Community Charter the Council of the District of Sechelt has prepared a Statement of Revenue and Tax Policy as shown in ‘Schedule B’ attached hereto and forming part of this bylaw.

READ A FIRST TIME THIS	3rd	DAY OF	May	2023
READ A SECOND TIME THIS	3rd	DAY OF	May	2023
READ A THIRD TIME THIS	3rd	DAY OF	May	2023
ADOPTED THIS	10th	DAY OF	May	2023



Mayor



Corporate Officer

Schedule A

District of Sechelt 2023 - 2027 Consolidated Five Year Financial Plan

	2023 Draft Budget	2024	2025	2026	2027
Revenues:					
Taxation and Other Levies	13,145,106	14,126,526	14,994,638	15,651,720	16,371,389
Private Contributions	35,700	36,007	36,317	36,630	36,946
Government Grants	1,162,318	972,121	972,121	972,121	972,121
Sale of Goods and Services	1,810,228	2,061,992	2,104,279	2,156,588	2,218,921
Licences, Permits and Fees	1,824,515	1,704,677	1,626,724	1,687,991	1,669,872
Penalties and Interest	156,000	180,000	183,600	187,272	191,017
Income / (loss) from Business Enterprise	-	-	-	-	-
Return on Investments	467,203	445,588	372,766	324,136	330,700
Development Cost Charges	1,555,730	1,071,959	1,294,251	1,592,583	1,211,006
Capital Grants & Contributions	8,205,373	80,000	528,521	1,203,334	-
Sewer Revenues	4,577,147	4,862,027	5,008,228	5,128,435	5,358,218
Total Revenues	<u>32,939,320</u>	<u>25,540,897</u>	<u>27,121,445</u>	<u>28,940,810</u>	<u>28,360,190</u>
Expenditures:					
General Government	4,752,799	4,533,456	4,609,090	4,698,871	4,790,449
Planning and Community Development	1,762,077	1,694,190	1,722,985	1,754,761	1,787,173
Community Services	2,506,777	2,460,727	2,509,982	2,572,644	2,637,058
Public Works	3,100,481	2,862,663	2,911,087	2,969,306	3,028,692
Facilities	821,006	802,251	814,466	830,755	847,370
Police Services	3,004,787	2,737,454	2,770,649	2,826,062	2,882,583
Solid Waste	1,981,789	1,970,947	2,010,496	2,070,386	2,131,474
Sewer Operating	3,126,590	2,746,523	2,788,560	2,769,083	2,747,042
Interest on Debt	145,511	211,059	218,169	287,704	361,887
Total Expenditures	<u>21,201,817</u>	<u>20,019,270</u>	<u>20,355,484</u>	<u>20,779,572</u>	<u>21,213,728</u>
Net Operating Activity	11,737,503	5,521,627	6,765,961	8,161,239	7,146,462
Amortization	3,783,172	3,939,444	3,982,440	4,026,697	4,072,205
Principle on Debt	913,707	1,113,597	899,048	530,765	672,641
Transfer to (from) Reserves	(5,835,257)	(1,470,271)	(478,048)	(238,878)	(706,455)
Transfer to (from) Capital	(2,777,869)	446,676	128,664	394,590	2,386,184
Transfers to (from) Surplus	(310,000)	-	-	-	-
Proceeds from borrowing	(3,403,342)	(212,500)	(556,550)	(5,155,993)	-
Reduction of Capital Equity	(3,783,172)	(3,939,444)	(3,982,440)	(4,026,697)	(4,072,205)
Capital Purchases	23,150,263	5,644,125	6,772,847	12,630,755	4,794,091
Surplus (Deficit)	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>

1. Portion of Revenue by Source

Objective

- The District of Sechelt is focused on the fiscal sustainability of the municipality.

Policies

- The District is committed to setting tax rates, service fees and user fees to attain the goal of providing sustainable services and infrastructure.
- The District of Sechelt will review its fees and charges to ensure adequacy and fairness.

Revenue and Funding Sources		
	2023	
	\$	%
Taxation and Other Levies	13,145,106	38%
Grants & Donations	1,198,018	3%
Fees, rates and sale of services	3,634,743	10%
Interest and penalties	623,203	2%
Development Cost Charges	1,555,730	4%
Capital Grants & Contributions	8,205,373	24%
Sewer fees and charges	3,616,147	10%
Sewer parcel taxes	961,000	3%
Proceeds from Borrowing	1,824,799	5%
Total Revenues & Funding	34,764,119	100%

2. Distribution of Property Taxes by Class

Objective

- The District wants to ensure an appropriate tax burden ratio between Property Tax Class 6 – Business/Other to Property Tax Class 1 - Residential.

Policies

- The District of Sechelt reviews its tax burden between residential and commercial to ensure fairness.

Property Class	2023 Net Taxable Value	2023 Tax Rate	Total 2023 Tax Levy	Tax Rate Multiple	% of Total Taxes
1 Residential	5,683,041,199	1.92220	10,923,942	1.00	85.1%
2 Utilities	5,319,800	40.00000	212,792	20.81	1.7%
5 Light Industrial	10,551,500	7.44810	78,589	3.88	0.6%
6 Business/Other	312,616,111	5.04928	1,578,485	2.63	12.3%
7 Managed Forests	568,500	8.18881	4,656	4.26	0.0%
8 Recreation/Non-Profit	7,980,500	4.12946	32,955	2.15	0.3%
9 Farm	457,997	4.87557	2,233	2.54	0.0%
	<u>\$6,020,535,607</u>		<u>\$12,833,652</u>		100%

3. Permissive Tax Exemptions

Objective

- The District of Sechelt recognizes that many of volunteer organizations contribute to the well-being of the community and are important components of the social, cultural, spiritual, and economic fabric.
- The District of Sechelt will consider granting permissive tax exemptions under section 224 of the *Community Charter* to agencies within the District who financially require such exemptions in order to provide a service to the community and whose service results in an improvement to the quality of life within the community.

Policies

- Council recognizes that granting permissive tax exemptions to philanthropic and non-profit organizations shifts the tax burden to the District's remaining taxable properties. Accordingly, it will consider the impacts on each year's taxes when granting these exemptions.
- All existing exemptions and new applications will be reviewed annually by the Finance Department to ensure, based on the most current available information, that the organizations qualify for a permissive exemption. The results of that review, and any new applications, are to be reported to Council for consideration.

4. Diversion of Organic Waste and recyclable products from the Landfill

Objective

- To reduce the volume of household waste being sent by Sechelt residents to the Landfill.
- To support the Regional Solid Waste Management Plan goals and objectives.

Policies

- Maintain a reliable and efficient collection service for the pick-up and disposal of organic waste recycle products from single family and multi-family (strata) residential dwellings.

5. Asset Management

Objective

- Provide and manage District assets in an efficient and cost-effective manner.

Policies

- The District has embraced asset management planning including inventories and condition reports on assets owned by the district.

Proposed Capital Funding Sources

Funding Source	2023	2024	2025	2026	2027
	Budget	Budget	Budget	Budget	Budget
Building Reserve	14,019	-	-	-	-
Canada Community Building Fund	883,344	1,053,500	451,750	571,250	730,765
Capital Reserve	4,225,142	2,209,805	1,923,425	2,624,655	1,773,405
Development Cost Charges - Drainage	92,414	14,553	292,967	455,480	193,496
Development Cost Charges - Parks	15,000	361,500	15,000	15,000	302,235
Development Cost Charges - Roads	52,477	82,418	467,033	711,872	-
Development Cost Charges - Sewer	1,395,839	613,488	519,251	410,231	715,275
Downtown Revitalization Reserve	5,692	20,000	-	-	-
Grant - BC Safe Restart (COVID)	272,587	-	-	-	-
Grants & Contributions	8,205,373	80,000	528,521	1,203,334	-
Growing Community Fund	900,000	-	-	-	-
Local Government Climate Action Program Reserv	110,000	-	-	-	-
MFA Financing	3,403,342	212,500	556,550	5,155,993	-
Porpoise Bay Wharf Reserve	7,076	-	-	-	-
Public Safety Reserve	1,000,433	500,000	-	-	-
Public Works Yard Reserve	80,210	-	-	-	-
PW Operation & Maint Reserve	60,000	-	-	-	-
Reserve for Committed Expenditures	7,500	-	-	-	6,691
Reserve for Committed Expenditures (Sewer)	607,023	-	-	-	-
Septage Reserve	480,000	15,000	315,000	15,000	315,000
Sewer Capital Reserve	1,317,792	481,363	1,703,350	1,467,941	757,225
Trail Bay Wharf Reserve	15,000	-	-	-	-
Total	23,150,263	5,644,125	6,772,847	12,630,755	4,794,091

Proposed Utilization of Reserves

	2023	2024	2025	2026	2027
	Budget	Budget	Budget	Budget	Budget
Building Reserve	14,019	-	-	-	-
Canada Community Building Fund	1,072,708	451,750	451,750	571,250	730,765
Capital Reserve	4,250,142	2,209,805	1,923,425	2,624,655	1,773,405
Growing Community Fund	900,000	-	-	-	-
Election Reserve	-	-	-	24,000	-
Downtown Revitalization Reserve	5,692	20,000	-	-	-
Airport Reserve	85,000	-	-	-	-
General Surplus	250,000	-	-	-	-
Solid Waste Reserve	270,000	-	-	-	-
Development Fee Equalization Reserve	22,606	185,000	70,000	50,000	50,000
Reserve for Committed Expenditures	140,384	-	-	-	-
Grant - BC Safe Restart (COVID)	538,075	40,000	-	-	-
Local Government Climate Action Program Reser	110,000	-	-	-	-
Porpoise Bay Wharf Reserve	7,076	-	-	-	-
Porpoise Bay Govt Wharf Reserve	25,076	-	-	-	-
Trail Bay Wharf Reserve	15,000	-	-	-	-
Public Safety Reserve	1,170,053	500,000	-	-	-
Public Works Yard Reserve	80,210	-	-	-	-
PW Operation & Maint Reserve	60,000	-	-	-	-
Affordable Housing Reserve					
Reserve for Committed Expenditures (Sewer)	773,168	-	-	-	-
Septage Reserve	480,000	15,000	315,000	15,000	315,000
Sewer Capital Reserve	1,348,045	481,363	1,703,350	1,467,941	757,225
Development Cost Charges - Drainage	92,414	14,553	292,967	455,480	193,496
Development Cost Charges - Parks	15,000	361,500	15,000	15,000	302,235
Development Cost Charges - Roads	52,477	82,418	467,033	711,872	-
Development Cost Charges - Sewer	1,395,839	613,488	519,251	410,231	715,275
Total	13,172,983	4,974,876	5,757,776	6,345,428	4,837,401