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Consolidated financial statements of  
The Corporation of the  
Township of Uxbridge

December 31, 2019

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## Independent Auditor's Report

To the Members of Council of the  
Corporation of the Township of Uxbridge

### Opinion

We have audited the consolidated financial statements of The Corporation of the Township of Uxbridge (the "Township"), which comprise the consolidated statement of financial position as at December 31, 2019, and the consolidated statements of operations, change in net financial assets and cash flows for the year then ended, and notes to the financial statements, including a summary of significant accounting policies (collectively referred to as the "financial statements").

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of the Township as at December 31, 2019, and the results of its operations, changes 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 ("Canadian GAAS"). 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 Township 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 Township'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 Township or to cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the Township'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 GAAS 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 GAAS, 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 Township'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 Township'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 Township 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.
- Obtain sufficient appropriate audit evidence regarding the financial information of the entities or business activities within the Township to express an opinion on the financial statements. We are responsible for the direction, supervision and performance of the group audit. We remain solely responsible for our audit opinion.

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.

*Deloitte LLP*

Chartered Professional Accountants  
Licensed Public Accountants  
July 13, 2020

# The Corporation of the Township of Uxbridge

## Consolidated statement of financial position

As at December 31, 2019

	Notes	2019 \$	2018 \$
<b>Assets</b>			
Financial assets			
Cash	3	2,255,733	854,027
Temporary investments	3	29,544,794	26,189,142
Taxes receivable	4	3,267,617	3,443,239
Accounts receivable	5	3,843,377	1,602,725
Inventory for resale		218,877	222,557
		<b>39,130,398</b>	32,311,690
<b>Liabilities</b>			
Accounts payable and accrued liabilities	6	4,864,541	2,869,689
Other current liabilities		2,474,203	2,333,937
Long-term liabilities	7	7,544,762	1,273,810
Post-employment benefit liability	8	316,258	298,665
Deferred revenue	9	12,875,752	12,333,688
		<b>28,075,516</b>	19,109,789
Net financial assets		<b>11,054,882</b>	13,201,901
Non-financial assets			
Tangible capital assets	10	109,707,352	100,833,449
Inventories of supplies		185,997	212,887
Prepaid expenses		37,514	51,259
		<b>109,930,863</b>	101,097,595
<b>Accumulated surplus</b>	11	<b>120,985,745</b>	114,299,496

The accompanying notes are an integral part of the consolidated financial statements.

Approved by the Board

\_\_\_\_\_, Director

\_\_\_\_\_, Director

## The Corporation of the Township of Uxbridge

### Consolidated statement of operations

Year ended December 31, 2019

	Notes	Budget (Note 15) \$	2019 Actual \$	2018 Actual \$
<b>Revenue</b>				
Taxation – all classes	1 (b)(iii)	13,345,067	13,530,370	12,555,488
User fees and charges		2,560,480	2,816,248	2,678,110
Grants				
Government of Canada		3,017,206	1,925,144	995,145
Province of Ontario		2,423,942	2,687,755	921,169
Other municipalities		2,973,423	2,147,446	582,471
Investment income		97,301	379,849	341,235
Penalties and interest on taxes		475,000	564,084	517,915
Developer and other contributions earned		2,497,340	1,092,576	568,160
Contributed tangible capital assets	10(i)	—	2,693,147	489,809
(Loss) gain on sale of tangible capital assets		—	(18,939)	1,711,024
Other		541,961	1,620,723	657,550
		<b>27,931,720</b>	<b>29,438,403</b>	<b>22,018,076</b>
<b>Expenses</b>				
General government	14	2,681,433	2,958,132	2,753,175
Protection to persons and property		2,747,802	2,502,251	2,736,457
Transportation services		7,170,223	11,518,894	7,327,852
Environmental services		437,886	445,715	420,740
Health services		43,800	33,165	82,494
Recreation and cultural services		5,152,257	4,909,418	4,947,832
Planning and development		550,619	384,579	381,726
		<b>18,784,020</b>	<b>22,752,154</b>	<b>18,650,276</b>
Annual surplus		<b>9,147,700</b>	<b>6,686,249</b>	3,367,800
Accumulated surplus, beginning of year		<b>109,381,893</b>	<b>114,299,496</b>	110,931,696
<b>Accumulated surplus, end of year</b>		<b>118,529,593</b>	<b>120,985,745</b>	114,299,496

The accompanying notes are an integral part of the consolidated financial statements.

**The Corporation of the Township of Uxbridge**  
**Consolidated statement of change in net financial assets**  
Year ended December 31, 2019

	<b>Budget (Note 15)</b>	<b>2019 Actual</b>	2018 Actual
	\$	\$	\$
<b>Annual surplus</b>	<b>9,147,700</b>	<b>6,686,249</b>	3,367,800
Acquisition of tangible capital assets	<b>(16,552,643)</b>	<b>(14,494,322)</b>	(4,635,247)
Amortization of tangible capital assets	<b>4,071,431</b>	<b>4,157,857</b>	4,028,883
Impairment of tangible capital assets	—	<b>1,415,981</b>	—
Loss (gain) on sale of tangible capital assets	—	<b>18,939</b>	(1,711,024)
Proceeds on sale of tangible capital assets	—	<b>27,642</b>	1,990,990
	<b>(3,333,512)</b>	<b>(2,187,654)</b>	3,041,402
Use (acquisition) of inventories of supplies (net)	—	<b>26,890</b>	(87,929)
Acquisition of prepaid expenses	—	<b>(37,514)</b>	(51,259)
Use of prepaid expenses	—	<b>51,259</b>	37,249
(Decrease) increase in net financial assets	<b>(3,333,512)</b>	<b>(2,147,019)</b>	2,939,463
Net financial assets, beginning of year	<b>4,683,614</b>	<b>13,201,901</b>	10,262,438
<b>Net financial assets, end of year</b>	<b>1,350,102</b>	<b>11,054,882</b>	13,201,901

The accompanying notes are an integral part of the consolidated financial statements.

## The Corporation of the Township of Uxbridge

### Consolidated statement of cash flows

Year ended December 31, 2019

	2019 \$	2018 \$
<b>Operating activities</b>		
Annual surplus	6,686,249	3,367,800
Items not involving cash		
Amortization	4,157,857	4,028,883
Loss (gain) on sale of tangible capital assets	18,939	(1,711,024)
Contributed tangible capital assets	(2,693,147)	(489,809)
Impairment of tangible capital assets	1,415,981	—
Change in non-cash assets and liabilities		
Decrease (increase) in taxes receivable	175,622	(316,562)
(Increase) decrease in accounts receivable	(2,240,652)	161,157
Decrease (increase) in inventory for resale	3,680	(105,774)
Decrease (increase) in inventories of supplies	26,890	(87,929)
Increase (decrease) in accounts payable and accrued liabilities	1,994,852	(424,509)
Increase (decrease) in other current liabilities	140,266	(194,981)
Increase in post-employment benefit liability	17,593	21,308
Increase in deferred revenue	542,064	690,891
Decrease (increase) in prepaid expenses	13,745	(14,010)
	<b>10,259,939</b>	<b>4,925,441</b>
<b>Capital activities</b>		
Acquisition of tangible capital assets (net of contributed tangible capital assets)	(11,801,175)	(4,145,438)
Proceeds on sale of tangible capital assets	27,642	1,990,990
	<b>(11,773,533)</b>	<b>(2,154,448)</b>
<b>Investing activity</b>		
Change in temporary investments (net)	(3,355,652)	(4,476,570)
<b>Financing activities</b>		
Proceeds from debenture issued	6,400,000	—
Debenture payments	(129,048)	(126,190)
	<b>6,270,952</b>	<b>(126,190)</b>
Increase (decrease) in cash	1,401,706	(1,831,767)
Cash, beginning of year	854,027	2,685,794
<b>Cash, end of year</b>	<b>2,255,733</b>	<b>854,027</b>

The accompanying notes are an integral part of the consolidated financial statements.



## **1. Significant accounting policies**

The consolidated financial statements of the Corporation of The Township of Uxbridge (the "Township"), are the representations of management prepared in accordance with accounting standards established by the Public Sector Accounting Board ("PSAB") of Chartered Professional Accountants of Canada ("CPA Canada").

Significant accounting policies followed by the Township include:

*(a) Reporting entity*

*(i) Consolidated financial statements*

These consolidated financial statements (the "financial statements") reflect the assets, liabilities, non-financial assets, revenues, and expenses of the reporting entity. The reporting entity is comprised of all organizations, local boards, and committees that are controlled by the Township, including the following:

- Uxbridge Library Board
- Uxbridge Business Improvement Area
- Uxbridge Historical Centre
- Leaskdale Community Park and Centre Association
- Sandford Community Hall Association
- Seniors Centre
- Uxbridge Community Music Hall
- Zephyr Community Park and Hall Association
- All inter-entity transactions and balances are eliminated on consolidation.

*(ii) Accounting for Region and School Board transactions*

The taxation, other revenues, expenses, assets, and liabilities with respect to the operations of the school boards and the Region of Durham are not reflected in these financial statements.

*(iii) Trust funds*

Trust funds and their related operations administered by the Township are not consolidated, but are reported separately in the Trust Funds statement of financial activities and fund balance and statement of financial position.

*(b) Basis of accounting*

*(i) Accrual basis of accounting*

Revenues and expenses are reported on the accrual basis of accounting. The accrual basis of accounting recognizes revenues in the period in which transactions or events occurred that gave rise to the revenues; expenses are recognized in the period the goods and services are acquired and a liability is incurred or transfers are due.

*(ii) Non-financial assets*

Non-financial assets are not available to discharge existing liabilities and are held for use in the provision of services. They have useful lives extending beyond the current year, and are not intended for sale in the ordinary course of operations.

**1. Significant accounting policies (continued)**

*(b) Basis of accounting (continued)*

*(ii) Non-financial assets (continued)*

*(a) Tangible capital assets*

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

Land improvements	10 to 50 years
Buildings	15 to 50 years
Vehicles	5 to 20 years
Machinery and equipment	5 to 50 years
Computer systems	3 to 20 years
Roads	8 to 50 years
Storm sewer	40 to 100 years
Bridges and structures	25 to 85 years

One-half of the annual amortization is charged in the year of acquisition and in the year of disposal. Work in progress is not amortized until the tangible capital asset is available for productive use. Land is not amortized.

Tangible capital assets received as contributions are recorded at their fair value at the date contributed, and that amount is also recorded as revenue.

*(b) Inventories of supplies*

Inventories held for consumption are recorded at the lower of cost or replacement cost.

*(c) Intangible assets*

Intangible assets are not recognized as assets in the financial statements.

*(iii) Accounting for property tax phase-in and capping provisions resulting from the Ontario Fair Assessment System*

The net decrease/increase in property taxes as a result of the application of capping provisions does not affect the consolidated statement of operations as the full amount of the property taxes were levied. However, the capping adjustment is reported on the consolidated statement of financial position as an asset/liability, to be received from/paid to the Regional Municipality of Durham.

*(iv) Temporary investments*

Temporary investments are comprised of short-term fixed income, medium term fixed income, a high interest savings account and other securities, and are recorded at the lower of cost and market value.

**1. Significant accounting policies (continued)**

*(b) Basis of accounting (continued)*

*(v) Contaminated Sites*

Contaminated sites are the result of contamination being introduced into the air, soil, water or sediment of a chemical, organic, or radioactive material or live organism that exceeds an environmental standard. A liability for remediation of contaminated sites is recognized, net of any expected recoveries, when all of the following criteria are met: a) an environmental standard exists; b) contamination exceeds the environmental standard; c) the Township is directly responsible or accepts responsibility for the liability; d) future economic benefits will be given up; and e) a reasonable estimate of the liability can be made. A liability is recorded only for sites that are not in productive use or if there was an unexpected event that resulted in contamination. Changes in this estimate are recorded in the Township's statement of operations.

*(vi) Deferred revenue*

Deferred revenue represents user charges and fees which have been collected but for which the related services have yet to be performed. These amounts will be recognized as revenues in the fiscal year the services are performed. In addition, any contributions received with external restrictions are deferred until the related expenditures are made.

*(vii) Post-employment benefits*

The present value of the cost of providing employees with future benefit programs is recognized as employees earn these entitlements through service.

*(viii) Reserves and reserve funds*

Certain amounts, as approved by Council, are set aside in reserves and reserve funds for future operating and capital purposes. Transfers to and/or from reserves and reserve funds are recorded as an adjustment to the respective funds when approved.

*(ix) Government transfers*

Government transfers are recognized in the period in which the transfers are authorized and any eligibility criteria are met unless they are restricted through stipulations that require specific actions to be carried out in order to keep the transfer. For such transfers, revenue is recognized when the stipulation has been met.

Certain transfers are received pursuant to legislation, regulation or agreement and may only be used in the conduct of certain programs or in the completion of specific work. Such transfers are recognized as revenue in the fiscal year the related expenditures are incurred or services performed.

*(x) Tax revenue*

Taxation revenue is recognized on all taxable properties within the Township that are included in the tax roll provided by the Municipal Property Assessment Corporation, using property values included in the tax roll or property tax values that can be reasonably estimated by the Township as it relates to supplementary or omitted assessments, at tax rates authorized by Council for the local Township's own purposes, in the period for which the tax is levied.

**1. Significant accounting policies (continued)**

*(b) Basis of accounting (continued)*

*(x) Tax revenue (continued)*

At year-end the Township evaluates the likelihood of having to repay taxes as a result of tax appeals or other changes and recognizes a liability if the amount can be reasonably estimated.

*(xi) Impairment of long lived assets*

When conditions indicate a tangible capital asset no longer contributes to the Township's ability to provide services, or that the value of future economic benefits associated with the tangible capital asset is less than its net book value, the cost of the tangible capital asset will be reduced to reflect the decline in the asset's value.

*(xii) Use of estimates*

The preparation of financial statements in conformity with Canadian public sector accounting standards requires management to make estimates and assumptions that affect the reported amounts in financial statements and accompanying notes. Due to the inherent uncertainty in making estimates, actual results could differ from those estimates. Accounts which are subject to significant estimates include post-employment benefits, allowance for estimated property tax reassessments, allowance for doubtful accounts, certain accruals, and the net book value of tangible capital assets which is based on estimated useful lives of various categories.

**2. Operation of school boards and the Region of Durham**

Further to Note 1(a)(ii), the taxation and grants in lieu raised on behalf of the school boards and the Region of Durham are as follows:

	<b>School boards</b>	<b>Region</b>	<b>2019 Total</b>	2018 Total
	\$	\$	\$	\$
Taxation	<b>10,677,848</b>	<b>28,937,399</b>	<b>39,615,247</b>	38,930,814
Grants in lieu	<b>76,845</b>	<b>305,328</b>	<b>382,173</b>	376,403
	<b>10,754,693</b>	<b>29,242,727</b>	<b>39,997,420</b>	39,307,217

**3. Cash and temporary investments**

This represents a consolidation of cash and temporary investments from the operating fund and the reserve funds (including those funds set aside in respect of deferred revenue as detailed in Note 9). The composition is as follows:

	<b>Cash</b>	<b>Temporary investments</b>	<b>2019 Total</b>	Cash	Temporary investments	2018 Total
	\$	\$	\$	\$	\$	\$
Operating Fund	<b>2,039,522</b>	<b>18,322,972</b>	<b>20,362,494</b>	637,816	15,262,018	15,899,834
Reserve Funds	<b>216,211</b>	<b>11,221,822</b>	<b>11,438,033</b>	216,211	10,927,124	11,143,335
	<b>2,255,733</b>	<b>29,544,794</b>	<b>31,800,527</b>	854,027	26,189,142	27,043,169

Temporary investments are recorded at a cost of \$29,544,794 (\$26,189,142 in 2018) which was the lower of cost or market value.

**4. Taxes receivable**

	<b>2019</b>	2018
	\$	\$
Current year	<b>2,245,711</b>	2,062,260
Arrears previous years	<b>1,021,906</b>	1,380,979
	<b>3,267,617</b>	3,443,239

**5. Accounts receivable**

Accounts receivable recorded in the amount of \$3,843,377 (\$1,602,725 as of December 31, 2018) is net of an allowance for doubtful accounts of \$60,000 (\$315,000 in 2018).

**6. Accounts payable and accrued liabilities**

Accounts payable and accrued liabilities include financial obligations to outside organizations and individuals as a result of transactions and events occurring on or before December 31. They are the result of contracts, agreements and legislation in force at the end of the accounting period that require the Township of Uxbridge to pay for goods and services acquired or provided on or before the end of the accounting period. A breakdown of accounts payable and accrued liabilities is provided below:

	<b>2019</b>	2018
	\$	\$
Trade accounts payable	<b>3,438,258</b>	1,640,587
Provision for property tax reassessments (Note 16(b))	<b>335,000</b>	410,000
Payables to other governments	<b>85,682</b>	233,864
Payroll liabilities	<b>545,694</b>	537,321
Accrued liabilities	<b>59,907</b>	47,917
Liability for contaminated sites	<b>400,000</b>	—
	<b>4,864,541</b>	2,869,689

The Township recorded a liability of \$400,000 (nil in 2018) for contaminated sites not in productive use.

**7. Long-term liabilities**

(a) The balance of long-term liabilities is made up of the following:

	<b>2019</b>	2018
	\$	\$
The Township is responsible for the payment of principal and interest charges on the long-term liabilities issued by the Regional Municipality of Durham on the Township's behalf. As at December 31, the outstanding principal amount of this liability is	<b>7,544,762</b>	1,273,810

**7. Long-term liabilities (continued)**

- (b) The long-term liabilities have maturity dates of November 29, 2024, October 13, 2027 and November 29, 2029; with interest rates ranging from 1.7% to 3.0%.

Principal repayments for the next five years and thereafter are as follows:

	\$
2020	627,429
2021	647,286
2022	660,143
2023	673,476
2024	2,382,286
Thereafter	<u>2,554,142</u>
	<u>7,544,762</u>

- (c) The above long-term liabilities have been approved by Council by-law. The annual principal and interest payments required to service these liabilities are within the annual debt repayment limit prescribed by the Ministry of Municipal Affairs and Housing.
- (d) Long-term liabilities include a principal sum of \$1,844,000 (nil in 2018) which may be refinanced by the issuance of debentures over a period not to exceed 10 years.
- (e) Interest expense recorded in the year relating to these long-term liabilities is \$44,333 (\$34,017 in 2018).

**8. Post-employment benefit liability**

The Township makes available to qualifying employees who retire before the age of 65, the opportunity to continue their coverage for such benefits as extended health and drugs and dental care. Coverage ceases at the age of 65.

The last actuarial valuation was conducted as at December 31, 2017.

Information about the Township's post-employment benefits plan is as follows:

	2019 \$	2018 \$
Accrued benefit liability, January 1	<b>298,665</b>	277,357
Current service costs	<b>15,326</b>	16,861
Benefit payments	<b>(3,042)</b>	(3,847)
Amortization of actuarial gains and losses	<b>(4,401)</b>	(683)
Interest on obligation	<b>9,710</b>	8,977
Accrued benefit liability, December 31	<b>316,258</b>	298,665
Current year benefit expense	<b>15,326</b>	16,861
Interest on accrued benefit obligation	<b>9,710</b>	8,977
Amortization of actuarial gains and losses	<b>(4,401)</b>	(683)
	<b>20,635</b>	25,155
	<b>2019</b> \$	2018 \$
Accrued benefits obligation	<b>280,432</b>	249,376
Unamortized actuarial gains and losses	<b>35,826</b>	49,289
Accrued benefit liability	<b>316,258</b>	298,665

**8. Post-employment benefit liability (continued)**

The main assumptions employed for the valuations are as follows:

(a) *General inflation*

A rate of 2.25% per year is used.

(b) *Interest (discount) rate*

A rate of 3.80% (3.25% in 2018) is used to determine the liability at the beginning of the fiscal period and for extrapolations during the period. A rate of 3.10% (3.8% in 2018) is used to determine the liability at the end of the fiscal period.

(c) *Health and dental rate*

Health costs are presumed to increase 8% after the first year, this rate reducing linearly to 5% after 6 years. Dental costs are presumed to increase 4% per year.

(d) *Mortality Table*

Canadian Institute of Actuaries 2014 Composite Mortality Table.

**9. Deferred revenue**

	<b>Development charges</b>	<b>Parkland</b>	<b>Gas tax</b>	<b>2019 Total</b>	2018 Total
	\$	\$	\$	\$	\$
Obligatory reserve funds					
Balance, beginning of year	<b>8,521,614</b>	<b>1,837,866</b>	<b>311,279</b>	<b>10,670,759</b>	10,465,063
Developer contributions	<b>342,366</b>	<b>65,750</b>	—	<b>408,116</b>	356,966
Gas tax contributions	—	—	<b>1,311,496</b>	<b>1,311,496</b>	656,862
Interest earned	<b>178,562</b>	<b>80,755</b>	<b>11,262</b>	<b>270,579</b>	236,222
	<b>9,042,542</b>	<b>1,984,371</b>	<b>1,634,037</b>	<b>12,660,950</b>	11,715,113
Earned revenue transferred to operations	<b>(1,017,576)</b>	<b>(75,000)</b>	<b>(602,917)</b>	<b>(1,695,493)</b>	(1,044,354)
Balance, end of year	<b>8,024,966</b>	<b>1,909,371</b>	<b>1,031,120</b>	<b>10,965,457</b>	10,670,759
Building code				<b>256,692</b>	256,692
Other deferred revenue				<b>1,653,603</b>	1,406,237
				<b>12,875,752</b>	12,333,688

**10. Tangible capital assets**

(i) *Contributed tangible capital assets*

The Township records all tangible capital assets (TCA) contributed by an external party at fair value on the earlier of the date received or of the transfer of risk and responsibility. Typical examples are land, roadways and storm sewer lines installed by a developer as part of a subdivision agreement. Transfers of tangible capital assets in 2019 amounted to \$2,693,147 (\$489,809 in 2018).

**10. Tangible capital assets (continued)**

*(ii) Tangible capital assets recognized at nominal value*

Certain assets have been assigned a nominal value of one Canadian dollar, because of the difficulty of determining a tenable valuation and or the tangible capital assets were older than their estimated expected useful lives, and therefore, were fully amortized when tangible capital assets were initially recognized in the Township's accounts.

*(iii) Works of art and historical treasures*

The Township applies efforts to protect and preserve a number of owned historical buildings, collections of equipment, artifacts, documents, and exhibits and works of art. These tangible capital assets are not held for financial gain but rather for public exhibition, education or research in furtherance of public service. These historical treasures and works of art are not recognized as tangible capital assets in the financial statements. The acquisition or betterment of such assets is recognized in the financial statements as an operating expense.

*(iv) Other*

During the year, there was a write-down of an asset in the amount of \$1,415,981 (nil in 2018) to reflect the permanent impairment of a tangible capital asset. No interest was capitalized during the year (nil in 2018).



**The Corporation of the Township of Uxbridge**  
**Notes to the consolidated financial statements**  
December 31, 2019

**10. Tangible capital assets (continued)**

	Land	Land improvements	Buildings	Vehicles	Machinery and equipment	Computer systems	Roads	Storm sewer	Bridges and structures	Work in progress	2019 Total
	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$
<b>Cost</b>											
Balance, beginning of year	20,044,874	6,458,936	19,695,962	6,385,452	5,313,075	424,759	63,872,456	27,228,184	8,069,615	1,757,003	159,250,316
Additions	3,115,985	675,325	244,642	962,195	1,205,244	—	2,686,616	1,127,052	—	4,505,267	14,522,326
<b>Less</b>											
Work in progress completed	—	—	—	—	—	—	—	—	—	28,004	28,004
Impairment of tangible capital asset	1,415,981	—	—	—	—	—	—	—	—	—	1,415,981
Disposals	—	8,749	—	119,087	191,657	—	526,005	—	—	—	845,498
Balance, end of year	21,744,878	7,125,512	19,940,604	7,228,560	6,326,662	424,759	66,033,067	28,355,236	8,069,615	6,234,266	171,483,159
<b>Accumulated amortization</b>											
Balance, beginning of year	—	2,388,774	8,455,101	3,357,844	2,403,922	324,642	31,614,304	7,134,380	2,737,900	—	58,416,867
Amortization	—	241,883	545,722	395,738	358,588	35,259	2,026,307	397,501	156,859	—	4,157,857
<b>Less</b>											
Accumulated amortization on disposals	—	8,749	—	86,687	185,263	—	518,218	—	—	—	798,917
Balance, end of year	—	2,621,908	9,000,823	3,666,895	2,577,247	359,901	33,122,393	7,531,881	2,894,759	—	61,775,807
Net book value of tangible capital assets	21,744,878	4,503,604	10,939,781	3,561,665	3,749,415	64,858	32,910,674	20,823,355	5,174,856	6,234,266	109,707,352

**The Corporation of the Township of Uxbridge**  
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December 31, 2019

**10. Tangible capital assets (continued)**

	Land	Land improvements	Buildings	Vehicles	Machinery and equipment	Computer systems	Roads	Storm sewer	Bridges and structures	Work in progress	2018 Total
	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$
<b>Cost</b>											
Balance, beginning of year	20,151,505	6,449,250	18,475,368	7,248,420	4,916,047	431,393	62,614,503	26,458,501	7,843,169	1,677,082	156,265,238
Additions	21,047	114,960	1,369,629	98,059	540,228	20,176	1,493,644	769,683	231,219	1,212,901	5,871,546
<b>Less</b>											
Work in progress completed	—	—	—	—	—	—	—	—	—	1,132,980	1,132,980
Disposals	127,678	105,274	149,035	961,027	143,200	26,810	235,691	—	4,773	—	1,753,488
Balance, end of year	20,044,874	6,458,936	19,695,962	6,385,452	5,313,075	424,759	63,872,456	27,228,184	8,069,615	1,757,003	159,250,316
<b>Accumulated amortization</b>											
Balance, beginning of year	—	2,245,792	8,065,017	3,708,774	2,223,845	315,727	29,854,194	6,757,628	2,587,210	—	55,758,187
Amortization	—	225,422	526,851	397,574	323,276	35,725	1,987,820	376,752	155,463	—	4,028,883
<b>Less</b>											
Accumulated amortization on disposals	—	82,440	136,767	748,504	143,199	26,810	227,710	—	4,773	—	1,370,203
Balance, end of year	—	2,388,774	8,455,101	3,357,844	2,403,922	324,642	31,614,304	7,134,380	2,737,900	—	58,416,867
Net book value of tangible capital assets	20,044,874	4,070,162	11,240,861	3,027,608	2,909,153	100,117	32,258,152	20,093,804	5,331,715	1,757,003	100,833,449

**The Corporation of the Township of Uxbridge**  
**Notes to the consolidated financial statements**  
December 31, 2019

**11. Accumulated surplus**

Accumulated surplus consists of individual fund surplus, reserves and reserve funds as follows:

	<b>2019</b>	2018
	\$	\$
Invested in tangible capital assets	<b>109,707,352</b>	100,833,449
Other	<b>608,410</b>	3,811,594
Post-employment benefits	<b>(316,258)</b>	(298,665)
	<b>109,999,504</b>	104,346,378
<b>Reserves</b>		
Tax stabilization	<b>296,641</b>	296,641
Working capital	<b>971,941</b>	971,941
Insurance	<b>292,794</b>	292,794
Museum administration centre	<b>89</b>	89
Future capital projects	<b>1,577,185</b>	1,423,770
Election	<b>29,528</b>	4,528
Music Hall	<b>61,283</b>	40,137
Ditching	<b>174,913</b>	174,913
Parkland reserve	<b>1,951,549</b>	1,900,000
Sidewalks	<b>126,556</b>	126,556
Arena	<b>3,363</b>	3,363
Preserve	<b>109,989</b>	109,989
Foster Memorial	<b>3,387</b>	3,387
Sandford Community Hall Improvements	<b>2,071</b>	3,057
Zephyr Hall Improvements	<b>5,195</b>	5,445
Spay and neutering	<b>44,430</b>	40,543
Energy efficiency reserve	<b>35,000</b>	35,000
Cultural reserve	<b>11,747</b>	11,747
Community Halls	<b>111,653</b>	115,248
Uncompleted projects	<b>2,074,048</b>	2,060,536
Downtown revitalization	<b>62,044</b>	62,044
Community Improvement Plan	<b>79,407</b>	79,407
Strategic plan	<b>132,551</b>	107,551
OMB Hearings	<b>167,271</b>	167,271
Trail reserve	<b>1,750</b>	—
Capital Projects Levy reserve (formerly New Fire Hall)	<b>285,680</b>	166,584
Limestone upgrades	<b>1,767</b>	1,767
Snow clearing	<b>300,000</b>	300,000
Fire Calls	<b>500,000</b>	500,000
New Animal Shelter	<b>69,981</b>	60,042
General animal care	<b>62,490</b>	58,602
Asset Preservation Reserve	<b>1,223,890</b>	614,118
	<b>10,770,193</b>	9,737,070
<b>Reserve funds set aside by Council for</b>		
Phosphorous removal	<b>170,629</b>	170,629
Library	<b>45,419</b>	45,419
	<b>216,048</b>	216,048
<b>Total accumulated surplus</b>	<b>120,985,745</b>	114,299,496

**12. Trust funds**

Trust funds administered by the Township amounting to \$22,161 (\$22,548 in 2018) are not included in the consolidated statement of financial position nor have their operations been included in the consolidated statement of operations.

**13. Pension agreements**

The Township makes contributions to the Ontario Municipal Employees Retirement Fund (OMERS), a multi-employer plan, on behalf of 73 (69 in 2018) members of its staff and council. The plan is a defined benefit plan which specifies the amount of retirement benefits to be received by the employees based on the length of service and rates of pay.

OMERS provide pension services to over half a million active and retired members and about 1,000 participating employers. Each year an independent actuary determines the funding status of OMERS Primary Pension (the "Plan") by comparing the actuarial value of the invested assets to the estimated present value of all pension benefits that members have earned to date. The most recent actuarial valuation of the Plan was conducted as at December 31, 2019. The results of this valuation disclosed total actuarial liabilities as at that date of \$106.4 billion in respect of benefits accrued for service with actuarial assets at that date of \$103.1 billion indicating an actuarial deficit of \$3.4 billion. Because OMERS is a multi-employer plan, any pension plan surpluses or deficits are a joint responsibility of Ontario municipal organizations and their employers. As a result, the Township does not recognize any share of the OMERS pension surplus or deficit.

The Township contributions to OMERS in 2019 amounted to \$426,156 (\$373,920 in 2018).

**14. Classification of expenses by object**

The consolidated statement of operations presents the expenses by function. The following classifies those same expenses by object:

	<b>2019</b>	2018
	\$	\$
Salaries, wages, and employee benefits	<b>7,893,016</b>	7,656,717
Operating materials and supplies	<b>3,482,845</b>	3,505,807
Contract services	<b>5,624,710</b>	3,255,719
Rents and financial expenses	<b>83,695</b>	92,883
External transfer to others	<b>94,050</b>	110,267
Amortization of tangible capital assets	<b>4,157,857</b>	4,028,883
Impairment of tangible capital assets	<b>1,415,981</b>	—
	<b>22,752,154</b>	18,650,276

**15. Budget figures**

The approved budget for 2019 is reflected on the consolidated statement of operations and the consolidated statement of change in net financial assets. The budget established for capital investment in tangible capital assets are on a project-oriented basis, the costs of which may be carried out over one or more years and therefore, may not be comparable with current year's actual acquisitions amounts. For the purpose of these consolidated financial statements, budget figures have been presented on a basis consistent with the presentation of actuals. Amortization expense was budgeted for in the original approved budget, but was not funded.

## **16. Contingent liabilities**

### *(a) Legal actions*

The Township has been named as the defendant in certain legal actions in which damages have been sought. The outcome of these actions is not determinable as at December 31, 2019, and, accordingly, no provision has been made in these financial statements for any liability that may result. Any loss arising from these legal actions, to the extent that they are not covered by insurance, will be recorded in the year the related litigation is settled or when it is determined, that a loss is likely and the amount is measureable.

### *(b) Settlement of assessment appeals*

The Township has a number of properties where the current assessment value of the property is under appeal. Each year, a provision is identified to cover the estimated amount of revenue loss attributable to assessment appeals, based on managements' best information and judgment. However, actual appeal settlements may differ significantly from the estimate provided, and therefore any settlement of these assessment appeals in excess of the provision of \$335,000 (\$410,000 in 2018 (Note 6)) will be provided for in the year of settlement.

### *(c) Guarantees*

In the normal course of business, the Township enters into agreements that meet the definition of a guarantee.

- (i) The Township, on occasion, has provided indemnities under lease agreements for the use of certain facilities. Under the terms of these agreements, the Township agrees to indemnify the counterparties for various items including, but not limited to, all liabilities, loss, suits, and damages arising during, on or after the term of the agreement. The maximum amount of any potential future payment cannot be reasonably estimated.
- (ii) The Township has purchased errors and omissions insurance to mitigate the costs of any potential future suits or actions. The term of the indemnification is not explicitly defined, but is limited to the period over which the indemnified party served as a Councillor, Board Member or Officer of the Township. The maximum amount of any potential future payment cannot be reasonably estimated.
- (iii) In the normal course of business, the Township, on occasion, has entered into agreements that include indemnities in favour of third parties, such as purchase and sale agreements, confidentiality agreements, engagement letters with advisors and consultants, outsourcing agreements, leasing contracts, information technology agreements, and service agreements. These indemnification agreements may require the Township to compensate for losses incurred by the counterparties as a result of litigation claims or statutory sanctions that may be suffered by the counterparty as a consequence of the transaction. The terms of these indemnities are not explicitly defined and the maximum amount of any potential reimbursement cannot be reasonably estimated.

The nature of these indemnification agreements prevents the Township from making a reasonable estimate of the maximum exposure due to the difficulties in assessing the amount of liability which stems from the unpredictability of future events and the unlimited coverage offered to counterparties. Historically, the Township has not made any significant payments under such or similar indemnification agreements and therefore no amount has been accrued in the consolidated statement of financial position with respect to these agreements.

## **17. Commitments**

The Township entered into an agreement during May 2018, with a property owner, in order to obtain access to a property, which is required in order to complete the construction of a capital project. As part of compensation for this agreement, the Township has committed to making future cash payments of up to \$592,100, plus HST. In addition, the Township will convey a vacant parcel of Township land to the property owner, which has an appraised land value of approximately \$100,000.

## **18. Subsequent event**

Subsequent to the year-end, on March 11 2020, the World Health Organization characterized the outbreak of a strain of the novel coronavirus ("COVID-19") as a pandemic which has resulted in a series of public health and emergency measures that have been put in place to combat the spread of the virus. The duration and impact of COVID-19 is unknown at this time and it is not possible to reliably estimate the impact that the length and severity of these developments will have on the financial results and condition of the Township in future periods.

## **19. Segmented information**

The Township provides a wide range of services to its citizens, including fire, library, and recreation programs. For management reporting purposes the Township's operations and activities are reported by Fund. Funds were created for the purpose of recording specific activities to attain certain objectives in accordance with special regulations, restrictions, or limitations.

Township services are provided by departments and their activities are reported in these funds. Certain departments that have been separately disclosed in the segmented information, along with the services they provide, are as follows:

### *General Government*

General Government includes the services provided by Council, the Chief Administrative office, Treasury, and the Clerk's office. These services involve overall management of the Township. The costs for collection of taxes from residents and the payment of suppliers and employees is included in this caption. Services provided to Council by the Clerk's Office are also reported in this area.

### *Fire Services*

Fire Services include the responsibility to provide fire suppression services, fire prevention programs, training and education related to prevention, and detection or extinguishment of fires. The Fire Department is a composite department staffed mainly by volunteers with a few full time staff. The Department has response agreements with the neighbouring communities to augment its firefighting force.

### *Public Works*

The Public Works department is responsible for the delivery of municipal public works services related to the planning, development and maintenance of roadway systems.

**19. Segmented information (continued)**

*Parks Recreation & Culture*

Parks Recreation & Culture are services for the maintenance of parks and open space, various recreational programs and cultural activities carried on by the Township.

The Township has an extensive trails system that is maintained by volunteers. Included in this area is the cost of maintaining a number of cultural facilities, including the Thomas Foster Memorial.

*Library*

The Library is responsible for providing educational programs, and literature materials for the citizens of the Township. The library has two branches to serve the public.

*Other services*

Other services include expenses related to the Development Services Department which provides the building permitting and inspection functions as well as the Planning, By-law and Animal Control functions for the municipality. The expenses and revenues of the Uxbridge Business Improvement Area are also reported here.

*Corporate*

Functions that cannot be allocated are included under Corporate. Expenses in this category include grants to non-profit and charitable organizations, administration of Township rental properties and the health & safety program. The main sources of revenue reported here are property taxes; interest revenue and certain provincial grants received.

**The Corporation of the Township of Uxbridge**  
**Notes to the consolidated financial statements**  
December 31, 2019

**19. Segmented information (continued)**

	General government	Fire services	Public works	Parks Recreation & Culture	Library	Other services	Corporate	Total	Consolidation adjustments	2019 Total
	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$
Expense										
Salaries wages and employee benefits	1,690,711	872,645	1,876,275	1,865,266	508,414	970,352	109,353	7,893,016	—	7,893,016
Grants	—	—	—	7,500	—	43,866	42,684	94,050	—	94,050
Internal charges	—	13,765	1,006,419	104,270	25,046	145,948	—	1,295,448	(1,295,448)	—
Amortization	—	263,179	2,955,802	706,390	92,695	2,852	136,939	4,157,857	—	4,157,857
Impairment of tangible capital assets	—	—	1,415,981	—	—	—	—	1,415,981	—	1,415,981
Other expenses	550,534	408,656	5,716,551	1,453,953	275,199	358,445	427,912	9,191,250	—	9,191,250
	<b>2,241,245</b>	<b>1,558,245</b>	<b>12,971,028</b>	<b>4,137,379</b>	<b>901,354</b>	<b>1,521,463</b>	<b>716,888</b>	<b>24,047,602</b>	<b>(1,295,448)</b>	<b>22,752,154</b>
Revenue										
Tax revenue	—	—	—	—	836,615	104,588	12,589,167	13,530,370	—	13,530,370
Federal grants	—	—	1,892,799	24,977	7,368	—	—	1,925,144	—	1,925,144
Provincial grants	60,791	—	2,081,534	54,778	62,362	690	427,600	2,687,755	—	2,687,755
Other municipalities	134,062	55,980	1,786,973	—	—	170,431	—	2,147,446	—	2,147,446
Developer and other contributions earned	18,812	—	982,708	75,000	11,340	—	4,716	1,092,576	—	1,092,576
Contributed TCA	—	—	2,651,488	32,500	9,159	—	—	2,693,147	—	2,693,147
Other external revenue	67,621	138,983	422,383	2,331,361	66,938	858,175	1,495,443	5,380,904	—	5,380,904
TCA loss on disposal	—	—	—	—	—	—	(18,939)	(18,939)	—	(18,939)
Internal charges	—	2,385	1,056,673	84,740	—	151,650	—	1,295,448	(1,295,448)	—
	<b>281,286</b>	<b>197,348</b>	<b>10,874,558</b>	<b>2,603,356</b>	<b>993,782</b>	<b>1,285,534</b>	<b>14,497,987</b>	<b>30,733,851</b>	<b>(1,295,448)</b>	<b>29,438,403</b>
Net (expenses) revenue	<b>(1,959,959)</b>	<b>(1,360,897)</b>	<b>(2,096,470)</b>	<b>(1,534,023)</b>	<b>92,428</b>	<b>(235,929)</b>	<b>13,781,099</b>	<b>6,686,249</b>	<b>—</b>	<b>6,686,249</b>



**The Corporation of the Township of Uxbridge**  
**Notes to the consolidated financial statements**  
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**19. Segmented information (continued)**

	General government	Fire services	Public works	Parks Recreation & Culture	Library	Other services	Corporate	Total	Consolidation adjustments	2018 Total
	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$
<b>Expense</b>										
Salaries wages and employee benefits	1,587,294	966,141	1,776,966	1,771,739	543,581	908,780	102,216	7,656,717	—	7,656,717
Grants	—	—	—	7,675	—	42,450	60,142	110,267	—	110,267
Internal charges	—	16,255	924,759	106,632	25,046	160,507	—	1,233,199	(1,233,199)	—
Amortization	—	256,072	2,885,191	667,581	93,532	2,852	123,655	4,028,883	—	4,028,883
Other expenses	526,835	418,213	3,086,434	1,572,904	290,819	606,171	353,033	6,854,409	—	6,854,409
	<u>2,114,129</u>	<u>1,656,681</u>	<u>8,673,350</u>	<u>4,126,531</u>	<u>952,978</u>	<u>1,720,760</u>	<u>639,046</u>	<u>19,883,475</u>	<u>(1,233,199)</u>	<u>18,650,276</u>
<b>Revenue</b>										
Tax revenue	—	—	—	—	808,045	106,292	11,641,151	12,555,488	—	12,555,488
Federal grants	—	—	824,683	147,319	23,143	—	—	995,145	—	995,145
Provincial grants	—	—	308,606	126,481	28,240	4,642	453,200	921,169	—	921,169
Other municipalities	118,940	37,615	254,889	—	—	171,027	—	582,471	—	582,471
Developer and other contributions earned	7,176	15,000	275,833	256,040	11,340	—	2,771	568,160	—	568,160
Contributed TCA	—	—	482,795	—	7,014	—	—	489,809	—	489,809
Other external revenue	81,817	95,182	259,022	1,958,690	44,007	841,318	914,774	4,194,810	—	4,194,810
TCA gain on disposal	—	—	—	—	—	—	1,711,024	1,711,024	—	1,711,024
Internal charges	—	—	998,620	85,329	—	149,250	—	1,233,199	(1,233,199)	—
	<u>207,933</u>	<u>147,797</u>	<u>3,404,448</u>	<u>2,573,859</u>	<u>921,789</u>	<u>1,272,529</u>	<u>14,722,920</u>	<u>23,251,275</u>	<u>(1,233,199)</u>	<u>22,018,076</u>
Net (expenses) revenue	<u>(1,906,196)</u>	<u>(1,508,884)</u>	<u>(5,268,902)</u>	<u>(1,552,672)</u>	<u>(31,189)</u>	<u>(448,231)</u>	<u>14,083,874</u>	<u>3,367,800</u>	<u>—</u>	<u>3,367,800</u>