

THE CITY OF PORT ALBERNI
BRITISH COLUMBIA, CANADA



2004
COMPREHENSIVE
ANNUAL
FINANCIAL REPORT

FOR THE YEAR ENDED
DECEMBER 31, 2004

THE CITY
OF PORT ALBERNI
BRITISH COLUMBIA, CANADA

**COMPREHENSIVE
ANNUAL
FINANCIAL REPORT
2004**

FISCAL YEAR ENDED DECEMBER 31, 2004

This Document
Prepared by the Finance Department
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CITY OF PORT ALBERNI

INDEX TO COMPREHENSIVE ANNUAL FINANCIAL REPORT

DECEMBER 31, 2004

	PAGE
INTRODUCTORY SECTION	
Director of Finance's Letter	2
CAnFR Award.....	4
Directory of Officials	6
Municipal Council Assignments	7
Organization Chart of the City of Port Alberni	8
Map of Province	9
Economic Condition and Outlook	10
Significant Local Events	11
Municipal Infrastructure	13
Summary of Services & Regional Relationships	16
Budget Process and Timing	19
Source and Use of Capital Funding	20
 FINANCIAL SECTION	
Index to Financial Statements	25
Auditors' Report	27
Consolidated Statement of Financial Position (Statement A)	29
Consolidated Statement of Financial Activities (Statement B)	31
Consolidated Statement of Changes in Financial Position (Statement C)	32
Consolidated Statement of Current Fund Operations (Statement D).....	33
Consolidated Statement of Capital Fund Operations (Statement E).....	34
Consolidated Statement of Reserve Fund Operations (Statement F).....	35
Notes to Financial Statements	36
Capital Assets (Schedule 1)	43
Debenture Debt (Schedule 2)	44
Tax Levies and Grants in Lieu of Taxes (Schedule 3)	45
General Government Expenditures (Schedule 4)	46
Protective Services (Schedule 5)	47
Transportation Services (Schedule 6)	48
Recreation and Cultural Services (Schedule 7)	49
Sale of Services (Schedule 8).....	50
Other Revenue from Own Sources (Schedule 9).....	51
Sewer and Water Utilities (Schedule 10).....	52
Reserves for Future Expenditures (Schedule 11)	53
Grants (Schedule 12)	54
 STATISTICS SECTION	
Miscellaneous Statistics	57
Assessment/Taxation Comparative Statistics	58
General Comparative Statistics	59
Demographic Statistics	61
Capital Assets Acquired – Last Five Years	63
Five Year Plan 2004 - 2008	64
Major Property Taxpayers in Port Alberni 2004	65
General Revenue Fund - Last Ten Fiscal Years	66
Water Revenue Fund - Last Ten Fiscal Years	67
Sewer Revenue Fund - Last Ten Fiscal Years	68
Debt Retirement Graph	69
Debt Per Capita Graph	70

INTRODUCTORY SECTION



May 24th , 2005

Mayor and Council
4850 Argyle Street
Port Alberni, B.C.
V9Y 1V8

Mr. Mayor and Members of Council:

In accordance with section 167 of the Community Charter, I herewith submit the Financial Report for the year ended December 31, 2004 as audited by Duncan Sabine Collyer Partners LLP.

The purpose of this Comprehensive Annual Financial Report is to present to the users and readers a clear insight of the financial results for the fiscal year that ended December 31, 2004. We strive to ensure that this report presents fairly the financial position of the City. The report is divided into three sections as follows:

- Introductory Section - Provides the reader with an overview of the political, economic and administrative context within which the City operates.
- Financial Section - Presents the consolidated financial statements, supporting statements and schedules and the independent external auditors' report. These statements and schedules contain comparative results for the prior year and the current year approved budget.
- Statistics Section - Presents a variety of statistical and financial information on a five year comparative basis.

The preparation and presentation of the financial statements and related information in the annual report is the responsibility of the Management of the City of Port Alberni. These statements have been prepared in accordance with generally accepted fund accounting standards and are consistent with other information presented in the annual report. The preparation of financial information contained herein, necessarily involves the use of estimates and judgments which have been based on careful assessment of the data made available through the City's information systems. The City maintains a system of internal accounting controls designed to provide reasonable assurances for the safeguarding of assets and the reliability of financial records. Management recognizes the limits that are inherent in all systems of internal accounting control, however, management believes that the City has an effective and responsive system of internal accounting controls which is subject to regular review and revision.

The audit firm of Duncan Sabine Collyer Partners LLP is appointed by the Council of the City of Port Alberni, and is responsible to report directly to you with their audit results.

The City of Port Alberni completed the 2004 fiscal year with an increase in the consolidated fund balance of \$692,792.

A summary of the 2004 overall fund balance increases (decreases) are as follows:

Operating Fund	\$1,217,483
Capital Fund	(671,680)
Reserve Accounts	239,699
Reserve Fund Operations	<u>(92,710)</u>
	\$ 692,792

Investment earnings decreased slightly from the year before and registered a total of \$394,571 in 2004. Total investment income for the year 2003 was \$418,043 compared to \$324,347 in 2002, \$601,029 in 2001, \$616,055 in 2000, \$470,413 in 1999 and \$472,563 in 1998.

The following table compares temporary borrowing requirements incurred during the first half of the year, prior to receiving our taxation revenue.

YEAR	MAXIMUM BORROWING	COST
2004	\$102,000	\$67
2003	\$0	\$0
2002	\$2,341,000	\$8,969
2001	\$1,830,000	\$13,539
2000	\$2,400,000	\$15,828

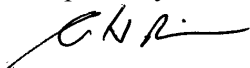
The City's 2004 long-term debt decreased from \$184,898 to \$174,460. The City's 2004 capital program of \$3,988,616 includes expenditures funded \$2,126,366 from current revenue, grants and donations, and \$1,186,186 from Reserves, and Work In Progress of \$676,064 which was unfunded at year end.

The municipal statistics section of the report reveals that total taxes collected as a percentage of current levy at 97.3% for 2004, has slightly decreased over the level of performance of last year at 97.8%. Overall unpaid taxes has increased by \$3.13 per capita.

The following reports are included in the introductory section and should be read in conjunction with this report:

- Economic Condition and Outlook
- Significant Local Events 2004
- Municipal Infrastructure
- Summary of Services and Regional Relationships
- Budget Process and Timing
- Source and Use of Capital Funding

Respectfully submitted,



Ann Hopkins
Director of Finance

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Canadian award for Financial Reporting to the City of Port Alberni for our annual financial report for the fiscal year ended December 31, 2003. The Canadian Award for Financial Reporting program was established to encourage municipal governments throughout Canada to publish high quality financial reports and to provide peer recognition and technical guidance for officials preparing these reports.

In order to be awarded a Canadian Award for Financial Reporting, a government unit must establish an easily readable and efficiently organized annual financial report, whose contents conform to program standards. Such reports should go beyond the minimum requirements of generally accepted accounting principles and demonstrate an effort to clearly communicate the municipal government's financial picture, enhance an understanding of financial reporting by municipal governments, and address user needs.

A Canadian Award for Financial Reporting is valid for a period of one year only. We believe our current report continues to conform to the Canadian Award for Financial Reporting Program requirements, and we are submitting it to the GFOA.

The award we received for our 2003 Annual Financial Report was the eleventh time we have received the award.

Canadian Award for Financial Reporting

Presented to

City of Port Alberni,
British Columbia

For its Annual
Financial Report
for the Year Ended
December 31, 2003

A Canadian Award for Financial Reporting
is presented by the Government Finance Officers
Association of the United States and Canada
to municipalities whose annual financial reports
achieve the high program standards for Canadian
Government accounting and financial reporting.



Nancy L. Zielke
President

Jeffrey L. Esser
Executive Director

Directory of Officials

Elected Officials 2004

<i>Mayor</i>	K. McRae
<i>Councillor</i>	A. Lord
	H. Chopra
	C. Solda
	C. Mealey
	L. Price
	I. Patterson

Elected Officials 2005

<i>Mayor</i>	K. McRae
<i>Councillor</i>	A. Lord
	H. Chopra
	C. Solda
	C. Mealey
	L. Price
	I. Patterson

Appointed Officials

City Manager (acting)	K. Watson
City Clerk/Deputy City Manager	R. Dyson
Director of Finance	A. Hopkins
City Engineer (acting)	G. Cicon
Fire Chief	L. McGifford
Building Inspector	W. Bjornson
Manager of Information Services	J. Hamilton
Licence Inspector	J. Payne
City Planner	S. Smith
Area Assessor - B.C. Assessment	P. Bretherton
Solicitor	Beckingham & Co.
Officer Commanding RCMP Detachment	R. Taylor
Emergency Program Coordinator	R. Harper
Chair-V.I. Health Authority	J. Kreut
Auditors	Duncan Sabine Collyer Partners LLP
Bankers	Bank of Montreal

Director of Parks and Recreation
S. Kenny

2004 Advisory Planning Commission

<i>Chairman</i>	G. Hickey
<i>Vice Chair</i>	H. Maloney
	J. Rai
	M. Lang
	J. Asher
Dietrich	
	L. Kelsall
	L. Ransom
	L. Price
	Cst. Arnfield

Community Heritage Commission

<i>Chairman</i>	J. Morton	D. Mayba
	D. Tranfield	M. Carter
	B. Mark	M. Williamson
	R. Player	P. Dahlquist
	B. Hamilton	M.
	I. Patterson	K. Rutherford
	J. Hutton	J. Creighton
	P. Edwards	P. Watts

CITY OF PORT ALBERNI

MUNICIPAL COUNCIL ASSIGNMENTS – RESPONSIBILITIES FOR CITY SERVICES DECEMBER 31, 2004

COMMUNITY SERVICES:

Chair	Councillor C. Mealey Councillor C. Solda	Parks and Recreation, Tourism, Youth and Champions.
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GENERAL GOVERNMENT SERVICES:

Chair	Councillor H. Chopra Councillor A. Lord	Administration, Finance, Land Sales/Purchases, Legislative(including bylaw enforcement).
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HEALTH AND PROTECTIVE SERVICES:

Chair	Councillor C. Solda Councillor I. Patterson	Animal Control, Building Inspection, Fire, Police, Seniors, Continuing Care and Land Claims.
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HERITAGE AND CULTURE:

Chair	Councillor I. Patterson Councillor C. Mealey	Museum, McLean Mill, Heritage, Library and Tourism
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PLANNING AND TRANSPORTATION:

Chair	Councillor L. Price Councillor H. Chopra	Housing, Planning, Zoning. Streets, Street Lighting, Traffic Control, Transit.
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UTILITIES, ENVIRONMENT AND INDUSTRY:

Chair	Councillor A. Lord Councillor L. Price	Cemetery, Environmental Issues, Gar- bage Collection, Sewer, Water.
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PERSONNEL:

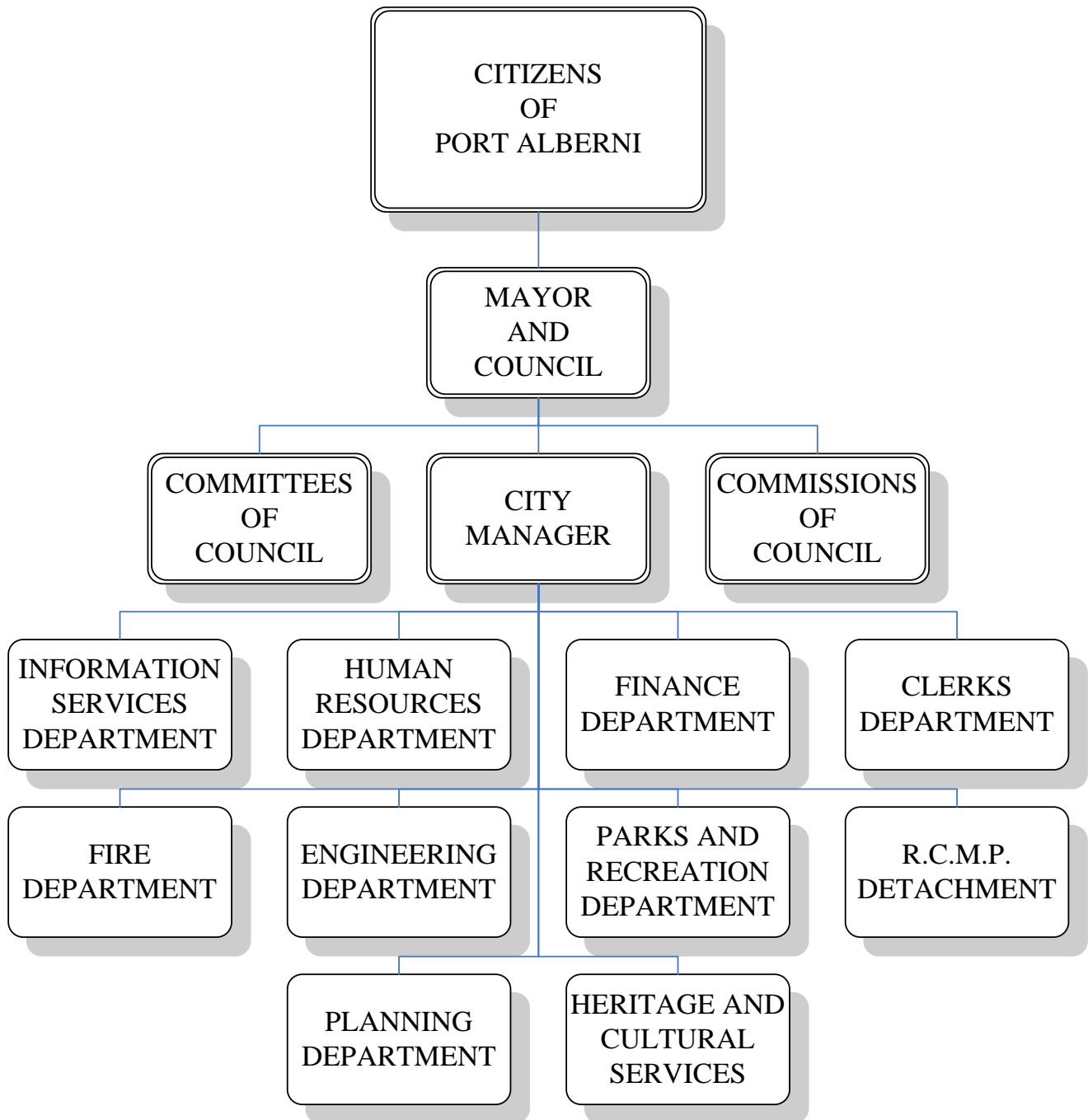
Chair	Mayor K. McRae Councillor H. Chopra Councillor A. Lord	Personnel
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AUDIT:

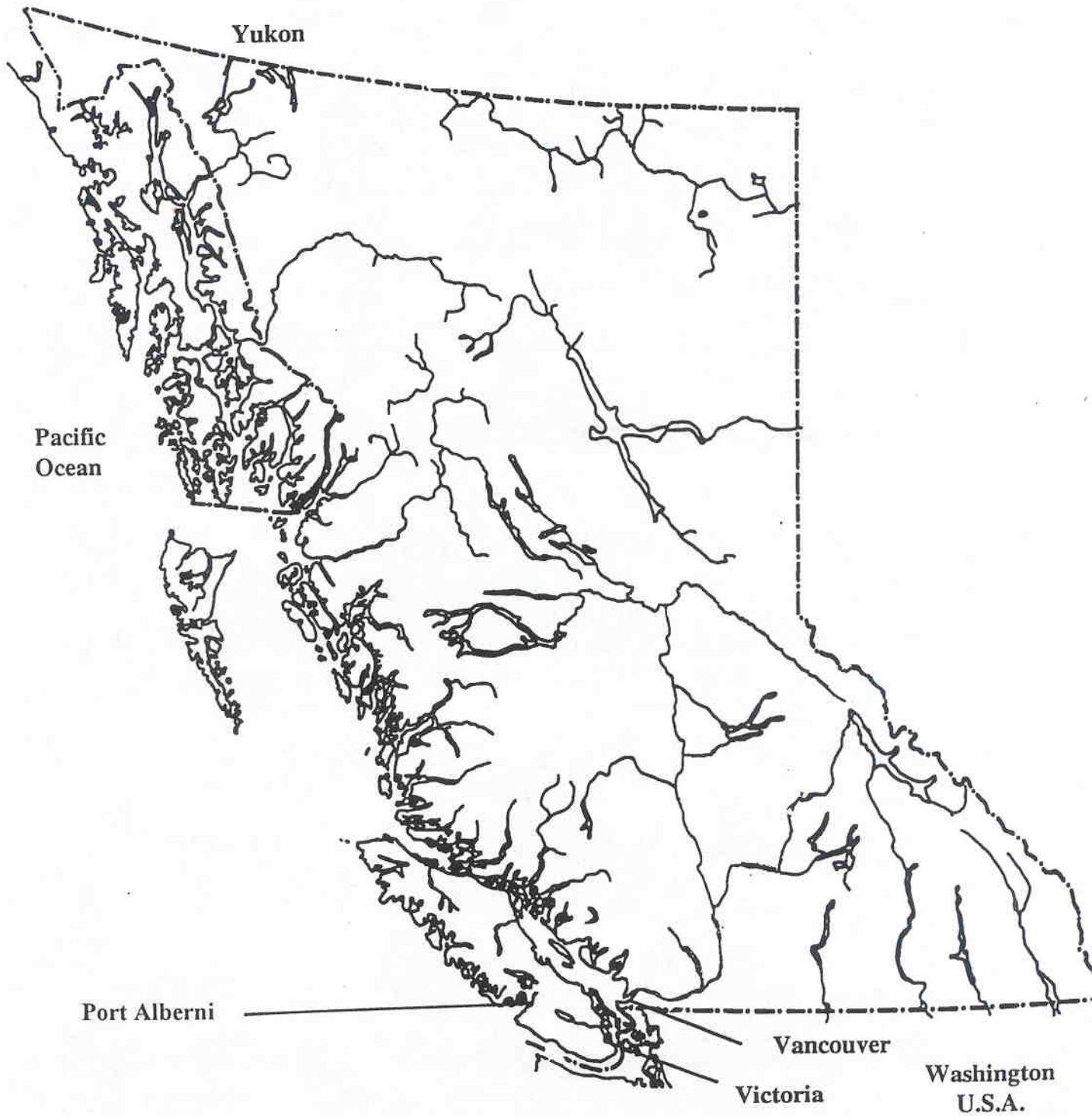
Chair	Councillor H. Chopra Councillor A. Lord Councillor L. Price	Audit
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CITY OF PORT ALBERNI

ORGANIZATION CHART



City of Port Alberni
Province of British Columbia
Canada



Economic Condition and Outlook

Situated in the heart of Vancouver Island, Port Alberni is only a few hours from Victoria and Vancouver, British Columbia and Seattle, Washington, U.S.A. Forestry and related manufacturing have long been the main-stay of the Port Alberni economy. The Alberni inlet allows ocean-going ships the protection and convenience of berthing next to fully equipped loading docks. The visit of a large cruise ship in 2003 has signaled the very real potential of expanded tourism revenues for the area. The spectacular scenery continues to nurture this growing tourism industry.

Since 1971 the population in Port Alberni has been relatively static. In 2004 building activity saw a significant increase to levels not seen since 1997. Total construction permits increased by more than 1.5 times, while construction values increased by more than 7 times. Housing starts tripled in numbers and value over 2003. The largest increase was in the commercial sector due largely to the construction of Shoppers Drug-Mart, Extra Foods and Wal-Mart.

Weyerhaeuser and Norske Canada are the largest employers and the largest taxpayers. The paper and lumber industries have a tremendously positive local impact. However, dependence on one industry can result in a considerable economic impact when there are down turns in the industry as evidenced in the early 1980's. In 2004 the local economy was much the same as the rest of rural British Columbia. The Softwood Lumber Dispute between Canada and the United States continues to loom due to its potential negative impact on the Canadian Forest Industry. Local industry at the present time seems to be weathering the storm.

Local government revenues predominately rely on the property tax. Residential taxation in Port Alberni is very comparable to cities of similar size in the province. On the other hand, industrial taxation is relatively high compared to the rest of British

Columbia. Overall taxation increased 1.14% compared to a 1.5% in 2003 and prior to that several years of below inflation increases. The 5 year plan shows that there will be tax increases averaging 2.2% over the 5 year period. Major Industry, particularly in the pulp and paper sector, have identified that municipal tax levels in British Columbia, Port Alberni included, are higher than in other jurisdictions. They have lobbied strenuously that this puts them at a competitive disadvantage and puts the sustainability of their local operations at risk. In response Council has adopted a plan whereby the municipal tax portion of major industry taxes will be reduced by \$138,000 in 2005 and further reduce the municipal tax portion by an additional \$50,000 in each of the following 4 years. The 2004 Provincial Government Grants saw a substantial increase to the Traffic Fine Revenue Sharing Program. The program returns to the municipalities fine revenues generated within municipal boundaries. In 2004 the Federal Government announced a 100% rebate of the Goods and Services Tax paid by municipalities. The Federal Government also announced a formula for sharing federal gas tax monies with municipal governments to begin in 2005/2006. These programs are a step in the right direction to providing assistance to local governments for maintaining their infrastructure and delivery of quality service without the need to raise property taxes.

The City has a relatively stable financial position. Overall reserves have increased significantly due in part to a surplus in the Water Revenue Fund. These surpluses and reserves, low debt per capita, well-managed reserves and reserve funds, prudent investment and efficient cash management aid the City in maintaining a long standing "pay as you go" policy for financing major capital expenditures. In 2004 Council approved the construction of a new RCMP Detachment. This \$5.8 million project is to be financed by a \$2.5 million contribution from reserves and \$3.3 million in borrowing through the Municipal Finance Authority (MFA). This project will start construction in 2005.

A recent grant award from the Provincial Government in support of a badly needed new Library facility in Port Alberni has moved this project's implementation up to 2005. The City received \$856,000 from the Province with the remainder, \$429,000 to come from long term borrowing and City Reserves. This project will be constructed at the Echo '67 Community Centre.

In 2004 the City was invited by the Provincial Government to apply for a Community Forest License which would provide an annual allowable cut of up to 22,000 cubic meters of timber. The City is now working closely with the Ministry of Forests, local First Nations groups and the community to prepare this application. While this Community Forest License may not be a large revenue generator for the City it is hoped that the License will provide a firm connection between the local forestry resource and the local community.

Port Alberni, like many Canadian local governments faces significant financial challenges in funding badly needed upgrades of aging infrastructure. Citizens also have increasing expectations of services to be provided by the municipality. At the same time the Provincial Government has transferred responsibility in a number of areas to the municipalities. This arises at a time when taxpayer's confidence in government is waning and there is a reluctance to pay increased taxes or service fees.

This challenging environment has necessitated that the City find more effective and efficient ways to provide services. It can be argued that the City has been somewhat successful at this since tax increases have been below the rate of inflation for the past several years without any cuts in service. Clearly this trend is not sustainable. Recent Federal Government initiatives summarized as the "New Deal" for municipalities is a welcome "light at the end of the tunnel". More senior government support is required, especially in rural British Columbia in order to ensure our cities and towns are healthy and sustainable.

Significant Local Events 2004

Planning

The City of Port Alberni with assistance from a stakeholder group and design consultants completed a Strategic Sign Plan project. A new sign bylaw was prepared in 2004 and received 1st reading early in 2005. Implementation of the Strategic Sign Plan to provide wayfinding signs throughout the community is budgeted for 2005.

A Zoning amendment was given final approval to allow a former church to be used as a commercial funeral home.

A Development Permit was issued for a 16-unit multi-family residential project. The construction of the units was completed in the fall of 2004.

A Development Variance Permit was issued to allow for a 16,000 square foot Shoppers' Drug Mart as part of a major renovation to the Alberni Plaza.

A Zoning amendment and a subdivision were given final approval for a two parcel small lot residential project.

A Preliminary Layout Approval letter was issued for a 33-lot subdivision at the east end of Argyle St.

Construction on the first phase of a major new shopping centre development along Highway #4 began in 2004. A 60,000 square foot Extra Foods grocery store opened in the fall of 2004 with a 105,000 square foot Wal-Mart to open in early 2005. Construction of further phases of the shopping centre will continue into 2005.

Fire Department

In 2004 as in previous years, the majority of fire losses in Port Alberni were attributed to residential structure fires. Overall, the number of structure fires and the estimated losses due to fire were lower in 2004 than in recent years. Several of the fires that did occur in 2004 had the potential to cause a major impact to the community.

A series of structure fires in detached garages along the alleyways of Port Alberni resulted in fire damage, and in some cases, total losses. Some of these fires appear to have been started in a similar manner. The Port Alberni Fire Department continues to

work with the RCMP to identify the person(s) responsible for these fires.

The summer of 2004 did not produce the anticipated dry fuel and high fire risk conditions that were experienced in 2003. Although there were a significant number of outdoor fires in 2004, none of them resulted in significant fire damage.

In response to the threat of urban/wildland interface fires the Province of British Columbia instituted a provincial fire resource command structure to facilitate the exchange of resources in the event of a large fire. The Port Alberni Fire Department was integral in that initiative, providing a District Chief to serve in the Alberni Clayoquot District.

Motor vehicle accidents in 2004 continued to present challenges to the Port Alberni Fire Department. Several incidents outside of the City required the use of hydraulic extrication tools.

Parks & Recreation

The Port Alberni 2004 BC Winter Games were a huge success thanks to the 2500 athletes and overwhelming support of 3,000 volunteers, local businesses and out of town partners including Mount Washington, Comox Sports Centre and Ocean-side Place in Parksville. This was the fourth set of BC Games hosted in Port Alberni and we are the first community in BC to do so! Following the Games, the Games President and Board were overwhelmed with the response from the public for the Legacy applications. A total of 113 applications in the amount of \$847,846 requested a portion of the \$135,000 in Legacy Funding.

A number of selected tree removals were completed in 2004. Work was done following the guidelines in our Demonstration Forest Management Plan and surplus funds from the sale of logs are directed into our Parks and Recreation reserve account.

Winter Wonderland at the Multiplex complete with ice sculpture was another huge success. The revenue was approximately \$18,000 with an estimated 8000 participants attending this special holiday event. Other major events included the usual assortment of hockey tournaments as well as the Mount Arrowsmith Skating Carnivals,

Alberni Invitational Wrestling Tournament, AV Bulldogs Prospect Camp, Port Alberni Home Show, ADSS Graduation ceremonies and Dry Grad, Figure Skating Island Development Seminar, and the NHL Old Timers hockey game.

Nights Alive remains to be well received by local Youth. The average attendance for this Saturday night program for the year was 70 and Programming Staff continue to work with our Partners to ensure the program remains strong. We received \$4,875 in financial assistance from the Port Alberni Drug and Alcohol Society to continue with the program and hire a third staff person. The BC Ambulance Authority provided funds to purchase two way radios for use by staff.

The \$180,000 loan by the Alberni Valley Bulldogs Hockey Club for the development of the Upper Lounge concession and team room at the Multiplex was fully paid and we now receive 85% of the gross revenue from the upper lounge concession. Recognizing the importance of the team to the Community, City Council and the Hockey Club signed a new five-year operating agreement.

The Uptown merchants provided funds to assist with the purchase of the hanging baskets placed in the upper Third Avenue business district and CUPE Local 118 volunteers completed the installation of flowers in the Johnston Street planters as part of their annual contribution to the beautification of the City.

The Victoria Rebels Football Club of the B.C. Junior Football League held their pre-season training camp at Bob Dailey Stadium, while the Alberni Valley Minor Lacrosse helped to sponsor a Western Lacrosse Association league game between the Victoria Shamrocks and the Langley Thunder at the Multiplex.

The annual pool shutdown was completed at a cost of approximately \$35,000. Work included the complete renovation of the sauna area which was comprised of two small rooms and is now one large room. Several breaks were discovered and repaired in the expansion joint at the base of the pool. Funds have been included in the 2005 budget to remove and replace all of the caulking.

Significant Local Events 2004 (Cont'd)

Alberni Valley Museum

Total attendance in 2004 was 29,393 including 1,414 school children who took part in curriculum-based educational programs.

The Museum preserves, documents and makes accessible collections that embody the cultural history of our area:

- 35% of the historic photograph collection has been scanned into the collection management system.
- 65 artifacts and approximately 1000 photographs were added to the permanent collection.
- The 40th anniversary of the 1964 Tsunami saw a new permanent exhibit that includes a power point show of historical images.
- A new permanent archaeology exhibit features collections from the 1971 Shoemaker Bay dig. This exhibit was developed in partnership with two local bands.
- A Museum Note Series was launched featuring two issues – one on the Tsunami and the second on the Halyard Dolls.

Five major exhibitions were presented:

- A Passage To Freedom: The Underground Railway
- Sports Inspirations: The Exhibit for the 2004 BC Winter Games
- Nk'mip Chronicles
- Once Upon A Time: Knights, Castles and Commonfolk
- Brewers Gold: The Hops Industry in British Columbia

Special public and school programmes brought a variety of experiences and opportunities to the community:

- Film Fest Port Alberni continues to be successful.
- The Museum offered 9 core programs linking heritage and museum topics to the school curriculum.
- 4 classes including one from Zeballos took part in the Historica Heritage Fair.

- Summer and spring programmes were presented in partnership with the Parks and Recreation Department.

McLean Mill National Historic Site

Overall attendance at the Mclean Mill and Alberni Pacific Railway was 11,051, an increase of 11% over 2003. Approximately 69% of visitors arrive at the mill by way of the train.

Volunteers have been and continue to be a significant component of the Mill's success. In 2004 volunteers donated over 5,200 hours through a variety of activities and events including train operation, retail operations and special events such as the Beaufort Gang 'robbery' days.

An economic impact study conducted during the summer months found that 88% of visitors to the Mill were from out of town; and 56% of those visitors stayed overnight. These tourist days helped to stimulate the equivalent of 12.9 full time jobs in the tourism sector.

2004 Works Program

2004 was a productive year for the Engineering Department. Considerable improvements to our City's infrastructure were made both through Capital projects and Operational expenditures.

Infrastructure improvements in 2004 included the reconstruction of 5th Ave from Bruce St to Montrose St, and Cherry Creek Rd from Johnston Rd to north of Michigan St. Storm drain and watermain improvements were completed on both of these projects. Various asphalt overlays and water system improvements were also completed in the City.

Construction began on the North Port Sewer Overflow Abatement Project, partially funded through the Federal/Provincial Infrastructure Program. The sewer force main trunk mains to the sewage lagoon are now complete. The new Margaret St Pump Station will be tendered and constructed in 2005.

Policing

The City of Port Alberni and adjoining rural areas are policed by the Royal Canadian Mounted Police (RCMP) under contract from the Province of British Columbia and the Federal Government. The existing policing contract will expire in 2012.

The Port Alberni Detachment area encompasses some 1,528 square miles of west-central Vancouver Island, stretching from Cathedral Grove on Highway #4 East to Sutton Pass along Highway #4 West of Port Alberni, south to Bamfield and the Huu-Ay-Aht First Nations territory, the Alberni Inlet from the harbour to Bamfield, and north towards the Beaufort Range and Cherry Creek and Beaver Creek. The Detachment area also includes the traditional territories of the Hupacasath, Tseshah and Uchucklesaht First Nations, as well as the summer tourist destinations of Sproat Lake and Great Central Lake. The total area population served by Port Alberni Detachment is approximately 25,000 full-time residents, plus summer tourism increases.

Port Alberni Detachment provides policing services in several key areas, including General Duty Policing, Community Policing Officer, School Resource Officer, Police Dog Service, Serious Crimes Unit, Special Projects/Street Crew Unit, Traffic Services Unit, Forensic Identification Section, First Nations Community Policing, Civilian Support Staff, Police-Based Victim Services, Community Policing Program Volunteers who donated more than 10,000 hours in 2004. We also have a Police Boat for Marine Patrols of the Alberni Inlet and Sproat Lake, Police All Terrain Vehicles for Rural Patrols, an Auxillary Constable Program, the Alberni Valley Restorative Justice Program, and we have a fully-functioning Community Policing Satellite Office located in uptown Port Alberni.

In 2004, the City of Port Alberni approved the construction of a new detachment for the Port Alberni RCMP with construction expected to start in June 2005 and a June 2006 occupancy. Like many other communities, call volumes for police services and crime statistics in the Port Alberni Detachment area are on the rise due to an improving economy and community growth.

Municipal Infrastructure

The City of Port Alberni provides a wide range of services to the public as outlined below:

Roads & Transportation

The City road network consists of approximately 150 km of paved roadways. From a service capacity perspective almost all roads are adequate to handle current traffic volumes. The majority of roads in Port Alberni are in excess of forty years old and in many areas reconstruction of original road surfaces is required. Road rehabilitation has been identified as a priority for Capital spending within the next five years.

The City has a pavement management system initiated in the mid 1980's which is used to help with selection of streets to be reconstructed and selection of maintenance strategies to extend the life of existing roads. In recent years the City has expanded the pavement maintenance strategies used to include crack sealing, sand sealing, and chip sealing as well as asphalt recycling.

There are a total of 9 bridges, in the City of varying age and type. Five are vehicular traffic bridges and four are pedestrian bridges. Most of the vehicular traffic bridges date from the 1950's. All bridges were structurally evaluated in 1986 and found to be generally in good condition. One bridge was redecked in 1991 and another bridge was repainted in 1994.

Future growth of the City will likely require installation of an additional bridge crossing Roger Creek at 21st Avenue or 10th Avenue.

Waterworks

The City of Port Alberni obtains water from China Creek and Bainbridge Lake and has an intake on the Somass River for use during peak demands. In addition, the City has a storage dam located on Lizard Lake, which is a tributary to China Creek.

The state of the waterworks infrastructure is quite good. Considerable investment has been made in the last decade to upgrade waterworks facilities. A new reservoir and pumpstation were constructed in Northport in 1986 and all other reservoirs were lined and covered in the 1980's. Still of concern are some supply main trestles from the China creek supply and the need for additional mains linking the north side and south side distribution systems.

The condition of the City's 150 km of watermain appears to be generally good; however, the condition of asbestos cement mains is being monitored for structural problems.

Future growth of the City will require the development of a new water source due to lack of volume in our China Creek and Bainbridge sources. The City and Regional District are jointly investigating development of a new regional source from Great Central Lake. Water meter installation was complete in 2002. This will help reduce peak consumption periods and postpone construction of a new water source.

Sewerage and Drainage

The City's sanitary sewer utility provides service to approximately 98% of the residences and developments within the City. The collection system in the south portion of the City is largely combined resulting in combined sewer overflows during rainfall events. The collection system in the northern part of the City is separate. Sewage from the whole City is pumped via 5 pumpstations to an aeration lagoon located on the south side of the Somass River. The treatment facility produces effluent well within current permit parameters. Biosolids removal from the lagoon was undertaken in 2004.

Much of the collection system dates from before the 1950's and television inspection indicates that the general condition is fair. Some particular areas have serious pipe deterioration and root intrusion and infiltration problems which will be focused on in upcoming Capital Spending Programs.

Continuing inspection will likely reveal more problem areas. Sewer twinning in combined areas is also focused upon with the objective of reducing combined sewer overflows. The City drainage system includes outlets into the Alberni Inlet and Somass River as well as into several creeks within the City boundaries.

Municipal Infrastructure (Cont'd)

Solid Waste

The City operates a commercial dumpster type collection service as well as residential collection. Solid waste is taken to the Alberni Valley Landfill operated by the Regional District of Alberni Clayoquot. The City also operates a recyclable drop-off depot within the City located in the downtown area

Cemetery

The City operates and maintains the Greenwood Cemetery. This is the largest of the three cemeteries located in the area.

City Hall

The Port Alberni City Hall located at 4850 Argyle was constructed in 1958.

City Hall houses the City Council Chambers and Committee Rooms, as well as the General Administrative Offices on the main floor. The Engineering Department administration and technical offices are located on the lower floor.

Fire Hall

Port Alberni has one fire hall constructed in 1967 located at 3699 - 10th Avenue.

This building houses the City's Fire Department consisting of 21 fire fighters, four fire trucks and an emergency rescue vehicle. Seismic upgrading of the fire hall concluded in 2000.

Government Agents Office

The Government Agents Office is located at 4711 Elizabeth Street and was constructed in 1964 with an addition constructed in 1971.

The building is owned by the City of Port Alberni and leased to the British Columbia Buildings Corporation.

Public Safety Building

The Public Safety Building located at 4110 - 6th Avenue was constructed in 1966 with a small addition in 1971. A new roof assembly that changed the roof profile was added in 1984.

This structure houses the R.C.M.P. detachment for the area.

Works Yard Complex

The Works Yard Complex is located at 4150 - 6th Avenue and was constructed in 1966.

This complex houses the public works, parks operations, stores, purchasing and related offices. Approximately 65 employees are dispatched from the various shops including water, sewer, streets, parks, facilities, and mechanical. A fleet of about 130 vehicles and pieces of equipment is maintained in the works yard mechanical shop.

Echo '67 Centre

Opened in 1967 as a Canada Centennial project and a celebration of the amalgamation of the Cities of Alberni and Port Alberni, Echo '67 Centre is the hub of community activity in the Alberni Valley. A most versatile facility, Echo Centre contains six

meeting and activity rooms ranging in capacity from 33 to 133 persons. Three of these areas can combine into a large banquet, social, conference setting capable of hosting groups as large as 332 persons. Two well-equipped kitchens are adjacent.

The Centre also contains 2 craft studios, a branch of the Vancouver Island Regional Library, the Alberni Valley Museum and Echo Aquatic Centre. The Aquatic Centre itself is a major hub of activity, providing a 25 metre pool, a shallow pool, a tots pool, whirlpool, 2 saunas and a fitness studio. Besides public swimming and swim lesson programs, the Aquatic Centre is home to the Tsunami Swim Club and the Blue Wave Summer Swim Club.

Community Arena

The Alberni Valley Multiplex facility was approved in a referendum held in November 1999. It was a \$6.5 Million dollar project which saw Alberni Valley residents commit to pay \$5 Million through taxation, while the Arena Society covered the remaining \$1.5 Million through an incredible fund raising campaign. As the project developed, the value of the facility increased to more than \$7.4 Million due mainly to improvements supported by additional fund raising initiatives by the Arena Society. One of the most significant improvements was the purchase and installation of 1500 stadium style seats in the Weyerhaeuser Arena. To date, the Arena Society has generated more than \$2.4 Million in direct and in-kind contributions from 140 corporations, local

businesses and community organizations.

The main features of the Alberni Valley Multiplex include:

- 2 regulation size ice surfaces
- Seating for 1500 on the main ice arena – stadium style seats
- Four dressing rooms for each ice surface plus a female changing room and a Junior A hockey team room for the Alberni Valley Bulldogs.
- Fully accessible facility – including all change rooms, upper and lower lounge areas and main arena viewing. An elevator gives access to upper level viewing for wheelchair spectators.
- Heated viewing and food services lounge that overlooks both ice surfaces.
- A sizeable sun deck in the upper lounge which gives a spectacular view of the Alberni Valley and some of the adjacent playfields. The facility is equipped with a good sound system, acoustic panels in the ceiling of both ice surfaces and over ice flooring panels.

Glenwood Sports Centre

This is a major multi-purpose facility adjacent to both the Fall Fair Grounds and Bob Dailey Stadium, field and athletic track. With its very large floor space, Glenwood Centre accommodates regular public roller blade sessions, a batting practice cage, indoor tennis practice courts and a multitude of dances, socials and community annual special events. Those events range from exhibitions and dog shows, to Fall Fair exhibits.

Gyro Youth Centre

The Centre houses a large activity area for teens, seniors, and other groups as well as rooms for pool tables and a carpentry workshop. A Teen Health Clinic operates in the lower level of the Centre.

Bob Dailey Stadium

Opened for the City of Port Alberni's hosting of the 1992 B.C. Summer Games, this stadium is the "jewel" of our outdoor recreation facilities. This 400 metre synthetic surface track is complemented by an infield suitably sized for sports such as soccer, football, field hockey, etc. Areas for high jump, javelin, shot put and pole vault events are part of this stadium facility. To top it all off, a magnificently designed wooden grandstand with a seating capacity of 650 overlooks the track and the field, with Mount Arrowsmith providing a grandiose backdrop to the setting.

Echo Park and Fieldhouse

Echo Park is our major community outdoor recreation complex. It contains three junior baseball fields, six softball diamonds which accommodate soccer fields as well in the fall and winter season, two slow-pitch fields and a skateboard park. Central to these playing fields is the Echo Park Fieldhouse. This facility consists of a lounge/meeting area for up to 60 people, a kitchen/concession area beside the lounge, an outdoor patio/terrace area off the lounge, public washrooms, storage rooms as well as change rooms and an official's room.

Alberni Harbour Quay

The "Quay" is Port Alberni's park-marketplace by the sea. This facility is now managed by the Parks and Recreation Department. The area includes shops, charter services, seasonal booths and retail marketplace, which together generates revenues, strategically set in a park made up of a picnic area, lawn, Shipwreck Playground, spray pool and the clocktower. The centrepiece of the site is the Babe Gunn "Life Cycle of the Pacific Salmon" stone sculpture in a central fountain.

The "Quay" annually plays host to a number of community events such as the *Harbour Day*, the *Farmer's Market* and the colourful *Harbour Quay Marine Sailpast* at Christmas time.

Municipal Computer System

The municipality operates an I.B.M. AS/400 domain controller with 5 servers, 112 workstations, 136 network users and 90 e-mail users on a local area network running Windows 2000.

Systems in place as of December 2000 are: purchasing, general ledger, inventory, accounts payable, maintenance management, payroll/human resources, business license, cash and accounts receivable, taxation, utilities, animal license, parking ticket, request for service, elections, G.I.S., and program registration, publishing, scheduling, spreadsheet and data base functions. The main computing system is kept up-to-date using the Equipment Replacement Fund.

CITY OF PORT ALBERNI

SUMMARY OF SERVICES AND REGIONAL RELATIONSHIPS

The City is responsible for the provision of a wide variety of local government services. These include:

- Transportation network (roads, bridges, street cleaning, sidewalks, street lighting, etc. - except the Alberni Highway (#4) which is a Provincial Government responsibility).
- Drainage
- Sanitary Sewer Collection System
- Garbage Collection
- Waterworks Distribution and Collection System
- Parks
- Recreation and Cultural Facilities Programs
- Library Facilities
- Land Use Planning
- Police and Fire Protection
- Building Permits
- Business Licensing
- Domestic Animal Control
- Bylaw Establishment and Enforcement
- Emergency Preparedness
- Public Transit
- Heritage

Typical local government services that are not an assumed responsibility of the City of Port Alberni include:

- School System (Provincial Government and Local School Board)
- Social and Health Programs (Provincial Government)
- Hospital Care Systems (Provincial Government)
- Real Property Assessments (Provincial Government)
- Sanitary Landfill (Alberni-Clayoquot Regional District)
- Employee Pension Plan (Provincial Plan)
- Debt Marketing (Municipal Finance Authority)
- Flood Control (Provincial Government)
- Library Collection and Distribution System (Vancouver Island Regional Library)

The City of Port Alberni is represented on the following Regional Boards which provide a variety of services for the residents of Port Alberni:

Alberni-Clayoquot Regional District

Provides landfill operations and debt placement on behalf of Port Alberni through the Municipal Finance Authority

Alberni-Clayoquot Hospital District Vancouver Island Health Authority

Provides Regional Hospital Planning input to the Provincial Government on the Hospital system and raises local capital construction contributions.

Vancouver Island Regional Library

A regionalized library collection and distribution system that provides all of the operational aspects of a library system. The members must provide the local facilities.

City of Port Alberni obtains services from the following intermunicipal organizations:

Municipal Finance Authority

A Provincial organization that provides for marketing, placement and administration of all Municipal debt requirements (except the City of Vancouver). This Authority also operates an investment pool on behalf of Municipalities.

Royal Canadian Mounted Police (R.C.M.P.)

Contract with the Federal Government to provide police services (police officers); the municipality provides the clerical support services, custodial guards, and facilities.

B.C. Society for the Prevention of Cruelty to Animals (B.C.S.P.C.A.)

Contract to provide domestic animal pound and shelter and to operate a large animal pound as required.

Alberni Valley Chamber of Commerce

Contract to provide tourism information to the general public.

Pacific Rim Tourism Association

Works to promote the Alberni-Clayoquot region to become a major tourism destination.

The City of Port Alberni issues the property tax notices and acts as a collection agent for all property taxes.

(A) The following organizations' property tax levies are contained on the Municipal Property Tax Notice, however the Municipal Council does not have control or responsibility over their levy rates, expenditure or operation:

B.C. Assessment
Municipal Finance Authority
Provincial Government School System(Residential and Non-Residential)

(B) The following organizations' levies are contained on the Municipal Property Tax Notice, however the Municipal Council does not have control or responsibility over their levy, expenditure or operation, except as a voting member:

Alberni-Clayoquot Regional District
Alberni-Clayoquot Regional Hospital District
Vancouver Island Regional Library

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CITY OF PORT ALBERNI
BUDGET PROCESS AND TIMING

BUDGET PROCESS FOR THE YEAR 2004

Bill 88 passed in the fall of 2000 requires municipalities to prepare a 5 Year Financial Plan which is adopted annually by bylaw before May 15. The Plan may be amended at any time by bylaw. Each year, the Financial Plan from the previous year remains in place until the Plan for the current year is adopted. As part of the Plan process, Council must undertake a process of public consultation regarding the Financial Plan before it is adopted. The Community Charter does not specify the format of the public consultation process and it may be varied at Council's discretion to suit the local community.

The year 2004 public consultation process on the 5 year plan consisted of the preparation of a "draft 5 year plan" with attached comment forms. The document was distributed in hard copy and via the internet. Several public meetings took place in the months November 2003 through February 2004. Detailed explanations of the 5 year plan were presented by City Staff. Summaries from comment forms and Public input was evaluated and changes were made to the 5 year plan Bylaw #4546 adopted February 23, 2004.

5 year plan bylaw #4546 was amended by bylaw #4572 which was adopted December 23, 2004. Notice of changes to bylaw #4546 were published and a public consultation process took place at a regular City Council Meeting December 13, 2004.

**CITY OF PORT ALBERNI
SOURCE AND USE OF CAPITAL FUNDING**

GENERAL GOVERNMENT:

Computer hardware and software	\$ 82,227	
Vehicle	23,768	
City Hall Accessibility and Chamber Renovations	<u>1,960</u>	\$ 107,955

FIRE PROTECTION:

Pagers	11,695	
Small capital equipment	2,254	
Exhaust system	4,632	
Other equipment	<u>1,860</u>	20,441

POLICE PROTECTION:

Guardroom appliances	<u>2,913</u>	2,913
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PUBLIC WORKS:

Public works equipment	627,700	
Paving and road reconstruction:		
5 th Ave – Montrose to Bruce	548,295	
Cherry Creek Rd – Johnston to Mulhern	319,218	
Wallace – 6 th Ave to 10 th Ave	151,765	
China Creek Rd – 10 th Ave to 12 th Ave; Anderson to 16th	38,797	
Gertrude St – Johnston to Burke	42,519	
Storm Drain Construction:		
5 th Ave – Morton to Bruce	182,960	
Ian Ave – Rex to south of Johnston	71,147	
North side of Johnston – Gertrude to Margaret	46,518	
Other:		
Sidewalk – 4 th Ave – Montrose to Mar	21,378	
Sidewalk – N Park Dr – 10 th Ave to 11 th Ave	8,901	
Sidewalk – Elizabeth – Burke to Johnston	35,250	
Sidewalk – Harbour Rd at Marina	23,993	
Johnston & Tebo signalization	<u>71,358</u>	<u>2,189,801</u>

**CITY OF PORT ALBERNI
SOURCE AND USE OF CAPITAL FUNDING**

CULTURAL SERVICES:

Museum – small equipment	\$ 684	
McLean Mill – mill development	<u>17,042</u>	\$ 17,726

PARKS AND RECREATION:

Facilities equipment	10,082	
Chair & table replacement	13,932	
Tsu-Ma-As Walkway project	50,000	
Fitness equipment replacement	6,237	
Parks equipment replacement	67,153	
Multiplex – Upper lounge construction	3,215	
Old arena roof repairs	57,117	
Alberni Harbour Quay Playground equipment	<u>44,468</u>	252,204

WATER SYSTEM:

Equipment	12,778	
Distribution System	<u>427,036</u>	439,814

SEWER SYSTEM:

Sewer system equipment	17,386	
Sewer system renewals	264,311	
Sewer system work-in-progress	<u>676,064</u>	<u>957,761</u>

\$3,988,615

SOURCE OF FUNDING

Revenue Funds	\$1,933,947
Land Sale Reserve	264,218
Equipment Replacement Reserve Fund	767,949
Capital Reserves	154,018
Contributed by Others	<u>192,419</u>
	\$3,312,551

Unfunded Work-In-Progress	<u>676,064</u>
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\$3,988,615

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FINANCIAL SECTION

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**CITY OF PORT ALBERNI
INDEX TO FINANCIAL STATEMENTS
DECEMBER 31, 2004**

AUDITORS' REPORT

Statements

Consolidated Statements

Consolidated Statement of Financial Position	A
Consolidated Statement of Financial Activities	B
Consolidated Statement of Changes in Financial Position	C
Consolidated Statement of Current Fund Operations	D
Consolidated Statement of Capital Fund Operations	E
Consolidated Statement of Reserve Fund Operations.....	F

Notes to Financial Statements

Supporting Schedules

Schedules

Capital Assets	1
Debenture Debt	2
Tax Levies and Grants in Lieu of Taxes	3
General Government Expenditures.....	4
Protective Services	5
Transportation Services	6
Recreation and Cultural Services	7
Sale of Services.....	8
Other Revenue from Own Sources	9
Sewer and Water Utilities	10
Reserves for Future Expenditures	11
Grants.....	12

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MANAGEMENT CONSULTANTS

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F 250.724.5155

AUDITOR'S REPORT

RAN·ONE | member

To: The Mayor and Councillors
City of Port Alberni

We have audited the consolidated statement of financial 2004 and the consolidated statements of financial activities, changes in financial position, current fund operations, capital fund operations and reserve fund operations for the year then ended. These financial statements are the responsibility of the municipality's management. Our responsibility is to express an opinion on these financial statements based on our audit.

We conducted our audit in accordance with Canadian generally accepted auditing standards. Those standards require that we plan and perform an audit to obtain reasonable assurance whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation.

In our opinion, these financial statements present fairly, in all material respects, the financial position of the City of Port Alberni as at December 31, 2004 and the results of its operations and the changes in its financial position for the year then ended in accordance with generally accepted accounting principles.

Our audit was made for the purpose of forming an opinion on the consolidated financial statements taken as a whole. The current year's supplementary information included in Schedules 1 through 12 is presented for purposes of additional analysis. Such supplementary information has been subjected to the auditing procedures applied in the audit of the consolidated financial statements and, in our opinion, is fairly stated, in all material aspects, in relation to the consolidated financial statements taken as a whole.

Duncan Sabine Collyer Partners LLP
CERTIFIED GENERAL ACCOUNTANTS

Port Alberni, B.C.
April 13, 2005

ROBERT J. DUNCAN* CGA DONALD H. JONES* BCOM CGA HUBERT VAN DER LEE* BCOM CGA

* DENOTES PROFESSIONAL CORPORATION

CONSOLIDATED FINANCIAL STATEMENTS

CITY OF PORT ALBERNI
CONSOLIDATED STATEMENT OF FINANCIAL POSITION (STATEMENT A)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	<u>2004</u>	<u>2003</u>
FINANCIAL ASSETS:		
Cash and short term investments (Note 2)	\$ 16,357,776	\$ 15,722,722
Accounts receivable (Note 4)	2,362,563	2,360,264
Inventory for resale (Note 2)	<u>70,335</u>	<u>78,373</u>
	<u>18,790,674</u>	<u>18,161,359</u>
FINANCIAL LIABILITIES:		
Interim capital financing	75,000	189,733
Accounts payable and accrued liabilities (Note 6)	3,291,718	3,385,468
Deferred revenue	425,722	450,515
Refundable deposits	99,564	44,500
Debenture debt (Note 7, Schedule 2)	<u>174,460</u>	<u>184,898</u>
	<u>4,066,464</u>	<u>4,255,114</u>
NET FINANCIAL ASSETS AND LIABILITIES	<u>14,724,210</u>	<u>13,906,245</u>
PHYSICAL ASSETS:		
Inventory of supplies (Note 2)	447,741	435,598
Prepaid expenses	13,346	8,638
Capital assets (Note 2, Schedule 1)	<u>120,131,240</u>	<u>116,142,625</u>
	<u>-</u>	<u>-</u>
	<u>120,592,327</u>	<u>116,586,861</u>
NET POSITION	<u>\$ 135,316,537</u>	<u>\$ 130,493,106</u>
MUNICIPAL CAPITAL:		
Equity in physical assets (Note 9)	\$ 120,542,010	\$ 116,411,371
Capital fund	(734,415)	(62,735)
Operating fund	3,679,727	2,462,244
Reserve accounts (Schedule 11)	2,511,296	2,271,597
Reserve fund	<u>9,317,919</u>	<u>9,410,629</u>
MUNICIPAL POSITION	<u>\$ 135,316,537</u>	<u>\$ 130,493,106</u>

Ann Hopkins
Director of Finance

The notes to the financial statements are an integral part of this statement.

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CITY OF PORT ALBERNI
CONSOLIDATED STATEMENT OF FINANCIAL ACTIVITIES (STATEMENT B)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
REVENUE:			
Taxes (Schedule 3)	\$ 18,109,642	\$ 18,335,624	\$ 17,884,486
Sales of services (Schedule 8)	5,063,208	6,305,638	5,870,463
Other revenue from own sources (Schedule 9)	675,529	1,049,974	1,150,686
Investment income	112,707	394,571	418,043
Provincial grants (Schedule 12)	1,797,423	483,792	292,976
Sale of property and equipment	-	361,449	2,532,766
	<u>25,758,509</u>	<u>26,931,048</u>	<u>28,149,420</u>
EXPENDITURE:			
General government (Schedule 4)	2,549,237	2,430,856	2,504,654
Protective services (Schedule 5)	7,243,060	6,902,035	6,754,592
Transportation services (Schedule 6)	4,171,306	4,394,666	4,698,505
Environmental health services	1,159,250	1,169,283	1,102,394
Environmental development	435,954	438,148	379,344
Recreation and cultural services (Schedule 7)	7,204,621	7,361,465	6,169,984
Interest	100,504	26,924	30,090
Debt reserve	19,180	120	98
Water utility (Schedule 10)	1,537,556	1,533,242	1,461,530
Sewer utility (Schedule 10)	3,532,195	1,785,525	1,191,048
Cost of sales and service	-	70,819	6,585
	<u>27,952,863</u>	<u>26,113,083</u>	<u>24,298,824</u>
EXCESS (DEFICIENCY) OF REVENUE OVER EXPENDITURE	(2,194,354)	817,965	3,850,596
Debt financing	<u>626,265</u>	<u>(125,173)</u>	<u>(165,328)</u>
CHANGE IN CONSOLIDATED FUND EQUITY	(1,568,089)	692,792	3,685,268
Fund equity - beginning of year	<u>14,081,734</u>	<u>14,081,734</u>	<u>10,396,466</u>
FUND EQUITY - END OF YEAR	<u>\$ 12,513,645</u>	<u>\$ 14,774,526</u>	<u>\$ 14,081,734</u>

The notes to the financial statements are an integral part of this statement.

CITY OF PORT ALBERNI
CONSOLIDATED STATEMENT OF CHANGES IN FINANCIAL POSITION (STATEMENT C)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	<u>2004</u> <u>Actual</u>	<u>2003</u> <u>Actual</u>
CASH PROVIDED BY (USED FOR) OPERATIONS:		
Excess of revenue over expenditures for the year	\$ 817,965	\$ 3,850,596
Add: Capital asset purchases expensed	<u>3,988,615</u>	<u>2,604,459</u>
Cash provided by operations	4,806,580	6,455,055
Changes in working capital balances		
Accounts receivable	(2,299)	79,119
Inventory for resale	8,038	(10,250)
Accounts payable and accrued liabilities	(93,750)	188,201
Deferred revenue	(24,794)	113,945
Refundable deposits	<u>55,067</u>	<u>(37,725)</u>
	<u>4,748,842</u>	<u>6,788,345</u>
CASH PROVIDED BY (USED FOR) FINANCING:		
Proceeds from interim capital financing	(114,733)	(154,935)
Debenture debt repayment	<u>(10,440)</u>	<u>(10,392)</u>
	<u>(125,173)</u>	<u>(165,327)</u>
CASH PROVIDED BY (USED FOR) INVESTING:		
Capital asset purchases	<u>(3,988,615)</u>	<u>(2,604,459)</u>
INCREASE IN CASH AND SHORT TERM INVESTMENTS	635,054	4,018,559
Cash and short term investments - beginning of year	<u>15,722,722</u>	<u>11,704,165</u>
CASH AND SHORT TERM INVESTMENTS - END OF YEAR	<u>\$ 16,357,776</u>	<u>\$ 15,722,722</u>

The notes to the financial statements are an integral part of this statement.

CITY OF PORT ALBERNI
CONSOLIDATED STATEMENT OF CURRENT FUND OPERATIONS (STATEMENT D)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
REVENUE:			
Taxes (Schedule 3)	\$ 18,109,642	\$ 18,335,624	\$ 17,884,486
Sales of services	5,063,208	5,675,828	5,280,233
Other revenue from own sources	524,629	806,684	734,091
Investment income	112,707	172,527	252,351
Provincial grants	<u>230,057</u>	<u>466,792</u>	<u>290,422</u>
	<u>24,040,243</u>	<u>25,457,455</u>	<u>24,441,583</u>
EXPENDITURE:			
General government	2,427,387	2,324,858	2,414,271
Protective services	7,163,920	6,878,682	6,700,955
Transportation services	2,821,206	3,072,380	3,234,040
Environmental health services	1,159,250	1,169,283	1,102,392
Public health and welfare services	435,954	438,148	379,344
Recreation and cultural services	5,943,290	6,222,061	5,906,108
Interest	100,504	26,924	30,090
Debt reserve	19,180	120	98
Water utility	1,160,466	1,093,428	1,065,640
Sewer utility	<u>832,746</u>	<u>827,763</u>	<u>854,841</u>
	<u>22,063,903</u>	<u>22,053,647</u>	<u>21,687,779</u>
EXCESS OF REVENUE OVER EXPENDITURE	1,976,340	3,403,808	2,753,804
Transfers to reserve accounts	330,669	(147,226)	(332,154)
Transfers to capital accounts	(2,127,243)	(1,916,947)	(2,008,806)
Debt repayment	<u>(157,418)</u>	<u>(122,152)</u>	<u>(162,354)</u>
CHANGE IN FUND EQUITY	22,348	1,217,483	250,490
Fund equity - beginning of year (Note 11)	<u>2,462,244</u>	<u>2,462,244</u>	<u>2,211,754</u>
FUND EQUITY - END OF YEAR	<u>\$ 2,484,592</u>	<u>\$ 3,679,727</u>	<u>\$ 2,462,244</u>

The notes to the financial statements are an integral part of this statement.

CITY OF PORT ALBERNI
CONSOLIDATED STATEMENT OF CAPITAL FUND OPERATIONS (STATEMENT E)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
REVENUE:			
Other revenue from own sources	\$ 150,900	\$ 195,440	\$ 390,278
Investment income	-	4,384	5,380
Provincial grants	<u>1,567,366</u>	<u>17,000</u>	<u>2,554</u>
	<u>1,718,266</u>	<u>216,824</u>	<u>398,212</u>
EXPENDITURE:			
General government	121,850	105,996	90,384
Protective services	79,140	23,353	53,637
Transportation services	1,350,100	1,322,287	1,464,465
Recreation and cultural services	1,261,331	1,139,404	263,876
Water utility	377,090	439,814	395,889
Sewer utility	<u>2,699,449</u>	<u>957,762</u>	<u>336,208</u>
	<u>5,888,960</u>	<u>3,988,616</u>	<u>2,604,459</u>
EXCESS (DEFICIENCY) OF REVENUE OVER EXPENDITURE	(4,170,694)	(3,771,792)	(2,206,247)
DEBT REPAYMENT AND TRANSFERS BETWEEN FUNDS			
Transfers from reserve accounts	1,397,468	1,186,186	106,597
Transfers from current funds	1,989,543	1,916,947	2,008,806
Debt financing/repayment	<u>783,683</u>	<u>(3,021)</u>	<u>(2,974)</u>
	<u>4,170,694</u>	<u>3,100,112</u>	<u>2,112,429</u>
CHANGE IN FUND EQUITY	-	(671,680)	(93,818)
Fund equity - beginning of year	<u>(62,735)</u>	<u>(62,735)</u>	<u>31,083</u>
FUND EQUITY - END OF YEAR	\$ <u>(62,735)</u>	\$ <u>(734,415)</u>	\$ <u>(62,735)</u>

The notes to the financial statements are an integral part of this statement.

CITY OF PORT ALBERNI
CONSOLIDATED STATEMENT OF RESERVE FUND OPERATIONS (STATEMENT F)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	2004	2003
	<u>Actual</u>	<u>Actual</u>
REVENUE:		
Services provided to other governments	\$ 629,810	\$ 590,230
Other revenue from own sources	15,377	-
Investment income	217,659	160,311
Sale of property and equipment	<u>361,449</u>	<u>2,532,766</u>
	<u>1,224,295</u>	<u>3,283,307</u>
EXPENDITURE:		
Cost of land sales and service	<u>70,819</u>	<u>6,585</u>
EXCESS OF REVENUE OVER EXPENDITURE	1,153,476	3,276,722
Transfer to current funds	(60,000)	-
Transfer to capital funds	<u>(1,186,186)</u>	<u>(441,669)</u>
CHANGE IN FUND EQUITY	(92,710)	2,835,053
Fund equity - beginning of year	<u>9,410,629</u>	<u>6,575,576</u>
FUND EQUITY - END OF YEAR	\$ <u>9,317,919</u>	\$ <u>9,410,629</u>

The notes to the financial statements are an integral part of this statement.

**CITY OF PORT ALBERNI
NOTES TO FINANCIAL STATEMENTS
FOR THE YEAR ENDED DECEMBER 31, 2004**

1. General

The City of Port Alberni is incorporated under the provisions of the British Columbia Community Charter. The activities of the corporation are carried out through the following funds: General Revenue Fund, General Capital Fund, Reserve Funds, Water Revenue Fund, Water Capital Fund, Sewer Revenue Fund, Sewer Capital Fund. There are no other entities that meet the criteria for inclusion for this financial report.

2. Summary of Significant Accounting Policies

The accounting policies of the corporation conform to generally accepted accounting principles as applicable to British Columbia municipalities. The financial statements have been prepared using guidelines issued by the Public Sector Accounting and Auditing Board of the Canadian Institute of Chartered Accountants. The following is a summary of the more significant policies:

Basis of Presentation

The City follows the fund basis of accounting. Funds are segregated for the purpose of carrying on specific activities or attaining certain objectives in accordance with special regulations, restrictions or limitations. Currently in use are:

- 1) **General Revenue Funds** - to account for all financial resources except those required to be accounted for in another fund. The General Revenue Fund is the corporation's operating fund including collection of taxation, administering operations, roads, policing, fire protection etc.
- 2) **Capital Funds** - to account for all capital assets and unfunded work-in-progress of the corporation and offset by long-term debt and investment in capital assets.
- 3) **Reserve Funds** - to account for activities within designated funds established for specific purposes with the approval of the Ministry of Community, Aboriginal and Women's Services. The funds are governed by bylaws defining their purpose, and are funded primarily by budgetary contributions from the General Revenue Fund plus interest earned on the fund balances.
- 4) **Water and Sewer Funds** - to account for operations that are financed and operated in a manner similar to private business operations, where the intent is that costs of providing the services on a continuing basis be financed or recovered at least partially through user charges.

CITY OF PORT ALBERNI
NOTES TO FINANCIAL STATEMENTS
FOR THE YEAR ENDED DECEMBER 31, 2004

Consolidated Financial Statements - the General Revenue Fund, Water Revenue Fund, Sewer Revenue Fund, General Capital Fund, Water Capital Fund, Sewer Capital Fund, Equipment Replacement Reserve Fund, Capital Works Reserve Fund, and Land Sale Reserve Fund belong to one economic entity under control of Municipal Council.

The consolidated financial statements reflect the removal of internal transactions and balances. The Cemetery Trust Fund administered by the City is specifically excluded from the consolidated financial statement.

Basis of Accounting - effective in 1996 all revenues and expenditures are recorded on a full accrual basis using guidelines issued by the Public Sector Accounting and Auditing Board of the Canadian Institute of Chartered Accountants. Revenues are recorded in the period in which the transaction or events occurred that gave rise to the revenues. Expenditures are recorded in the period the goods and services are acquired and a liability is incurred, or transfers are due.

Investments - investments are described as cash and short-term investments. All investments placed with the Municipal Finance Authority are essentially cash, and are stated at current value.

Inventories - inventories of materials and supplies are valued at cost with an allowance made for damaged or obsolete goods. Inventories for resale are classified as Financial Assets. Inventories of supplies for internal use are classified as Physical Assets and are expensed in the year of acquisition.

Capital Assets - capital assets acquired or constructed for governmental purposes are reported as expenditures in the fund that finances the asset acquisition and are capitalized in the related capital fund. Capital assets purchased or constructed are recorded at cost. Capital assets donated are recorded at fair market value at the time of the donation. Capital projects are reported as capital assets when they have been funded. Prior to funding, capital projects are reported as work-in-progress.

Amortization - the City does not reflect amortization of capital assets in the financial statements.

Reserve Accounts - reserves for future expenditures are non-statutory reserves, which represent an allocation of revenue for specific purposes.

3. Trust Funds

The City holds trust funds under British Columbia law for the purposes of maintaining a public cemetery. This fund is excluded from the consolidated statement of financial position and was comprised of the following:

	2003 Balance	Interest	Receipts	Expenditures	2004 Balance
Cemetery Trust	\$ <u>122,182</u>	\$ <u>2,978</u>	\$ <u>3,940</u>	\$ <u>16,011</u>	\$ <u>113,089</u>

CITY OF PORT ALBERNI
NOTES TO FINANCIAL STATEMENTS
FOR THE YEAR ENDED DECEMBER 31, 2004

4. Accounts Receivable

	<u>2004</u>	<u>2003</u>
Property taxes	\$ 874,888	\$ 822,356
Provincial government	4,258	99,251
Federal government	143,145	62,337
General	1,329,846	1,355,586
Land sales	<u>10,425</u>	<u>20,734</u>
	<u>\$ 2,362,562</u>	<u>\$ 2,360,264</u>

5. Municipal Finance Authority Debt Reserve Fund

The Municipal Finance Authority of British Columbia provides capital financing for regional districts and their member municipalities. The Authority is required to establish a Debt Reserve Fund. Each regional district through its member municipalities who share in the proceeds of a debt issue is required to pay into the Debt Reserve Fund certain amounts set out in the debt agreements. The Authority pays into the Debt Reserve Fund these monies from which interest earned thereon less administrative expenses becomes an obligation to the regional districts. It must then use this fund, if at any time there are insufficient funds, to meet payments on its obligations. When this occurs the regional districts may be called upon to restore the fund.

Upon the maturity of a debt issue the unused portion of the Debt Reserve Fund established for that issue will be discharged to the Municipality. The proceeds from these discharges will be credited to income in the year they are received. As at December 31, 2004 the total investment of the Debt Reserve Fund was comprised of:

	<u>2004</u>	<u>2003</u>
General Revenue	5,826	5,746
Sewer Revenue	<u>8,739</u>	<u>8,620</u>
	<u>14,565</u>	<u>14,366</u>

CITY OF PORT ALBERNI
NOTES TO FINANCIAL STATEMENTS
FOR THE YEAR ENDED DECEMBER 31, 2004

6. Accounts Payable and Accrued Liabilities

	<u>2004</u>	<u>2003</u>
Provincial government	\$ 3,225	\$ 199,680
Other local governments	44,079	46,957
Trade accounts	1,666,681	1,532,611
Salaries and wages	500,031	531,646
Accrued debenture interest - sewer revenue	2,903	2,903
Accrued employee benefits	<u>1,074,800</u>	<u>1,071,671</u>
	<u>\$ 3,291,719</u>	<u>\$ 3,385,468</u>

Accrued employee benefits are future liabilities of the City to its employees for benefits earned but not taken as at December 31, 2004 and consist of the following:

	<u>2004</u>	<u>2003</u>
Vacation	\$ 638,900	\$ 742,346
Retirement Benefits	<u>435,900</u>	<u>329,325</u>
	<u>\$ 1,074,800</u>	<u>\$ 1,071,671</u>

The City recognizes these benefits in the period in which the employees rendered the services. The liability was determined by actuarial valuation using a discount rate of 6.0% and an annual rate of inflation of 2.5%. The actuarial valuation was performed by AON Consulting Inc. in accordance with sections PS3250 and PS3255 of the Canadian Institute of Chartered Accountants Public Sector Accounting Handbook. Actuarial valuations for accounting purposes are performed triennially using the projected accrued benefit cost method. The actuarial report was prepared for the first time at December 31, 2004.

Sick pay benefits do not vest with the employee and are not accrued in the accounts of the City. Estimated annual used sick leave for employees is \$285,000.

7. Debenture Debt

All debt is reported at gross amount. The City has no debt assumed by others on its behalf, and has assumed no debt for others.

The annual principal and interest requirements to maturity as of December 31, 2004 are as follows:

	Principal	Interest	Total
2005	\$ 7,418	\$ 18,204	\$ 25,622
2006	7,418	18,204	25,622
2007	7,418	18,204	25,622
2008	7,418	18,204	25,622
2009	7,418	18,204	25,622

CITY OF PORT ALBERNI
NOTES TO FINANCIAL STATEMENTS
FOR THE YEAR ENDED DECEMBER 31, 2004

8. Expenditures by Object

	<u>2004</u>	<u>2003</u>	<u>2002</u>	<u>2001</u>	<u>2000</u>
Salaries, Wages and Benefits	\$ 12,514,875	\$ 12,411,336	\$ 12,142,006	\$ 12,224,046	\$ 11,644,331
Debt Servicing	156,676	207,170	505,594	473,852	640,419
RCMP Contract	3,119,857	3,190,173	2,928,204	2,749,878	2,873,109
Grants	127,342	83,492	94,609	115,138	116,506
Other Contracts	557,550	539,400	684,440	545,362	503,382
Goods and Services	<u>9,910,894</u>	<u>7,778,841</u>	<u>7,226,091</u>	<u>11,363,908</u>	<u>13,883,347</u>
	<u>\$ 26,387,194</u>	<u>\$ 24,210,412</u>	<u>\$ 23,580,944</u>	<u>\$ 27,472,184</u>	<u>\$ 29,661,094</u>

9. Equity in Physical Assets

Equity in Physical Assets represents the total physical assets less long-term debt assumed to acquire those assets. The change in Equity in Physical Assets is as follows:

	<u>2004</u>	<u>2003</u>
Equity in physical assets - beginning of year	\$ 116,411,371	\$ 113,614,871
Add: Capital expenditures	3,988,615	2,604,459
Reduction in long-term debt	10,438	10,393
Interim capital financing	114,733	154,935
Increase(decrease) in inventory and prepaid	<u>16,852</u>	<u>26,713</u>
Equity in physical assets - end of year	<u>\$ 120,542,009</u>	<u>\$ 116,411,371</u>

10. Comparative Figures

Certain of the comparative figures have been reclassified to conform with the presentation adopted in the current year.

Work in progress has been reclassified to be recorded as expenditure in the year the works were performed. Work in progress represents capital works under construction which are incomplete and/or unfunded at year end.

This reclassification has increased the Equity in physical assets for the year 2003 by \$99,198 and for the year 2004 by \$676,064.

**CITY OF PORT ALBERNI
NOTES TO FINANCIAL STATEMENTS
FOR THE YEAR ENDED DECEMBER 31, 2004**

11. Contingent Liabilities

Regional District Debt - debt issued by the Regional District of Alberni Clayoquot is a direct joint and several liability of the District and each member municipality including the City.

Claim for Damages - in the normal course of a year, the Corporation is faced with lawsuits and other claims for damages of diverse nature. At year end, the Corporation's estimated exposure for such liabilities is not considered to be significant. The City carries general liability insurance with a private insurance carrier in the amount of \$2 million, plus an umbrella liability policy in the amount of \$8 million. When claims are paid the expense is charged at the General Government Expense category.

Pension Liability

The municipality and its employees contribute to the Municipal Pension Plan (the plan), a jointly-trusteed pension plan. The Board of Trustees, representing plan members and employers, is responsible for overseeing the management of the pension plan, including investment of the assets and administration of benefits. The pension plan is a multi-employer contributory pension plan. Basic pension benefits provided are defined. The plan has about 130,000 active members and approximately 45,000 retired members. Active members include approximately 29,000 contributors from local governments.

Every three years an actuarial valuation is performed to assess the financial position of the plan and the adequacy of plan funding. The most recent valuation as at December 31, 2003 indicated an unfunded liability of \$789 million for basic pension benefits. The next valuation will be as at December 31, 2006 with results available in 2007. The actuary does not attribute portions of the unfunded liability to individual employers. The City of Port Alberni paid \$623,451 for employer contributions to the plan in fiscal 2004.

SUPPORTING SCHEDULES

CITY OF PORT ALBERNI
CAPITAL ASSETS (SCHEDULE 1)
AT DECEMBER 31, 2004

	Engineering <u>Structures</u>	Buildings	Machinery & <u>Equipment</u>	<u>Land</u>	2004 <u>Total</u>	2003 <u>Total</u>
<u>General Capital Fund</u>						
General government	\$ -	\$ 849,176	\$ 2,965,231	\$ 77,510	\$ 3,891,917	\$ 3,783,962
<u>Protective Services</u>	-	-	-	-	-	-
Fire department	-	500,658	2,276,652	34,039	2,811,349	2,790,908
Police department	-	960,297	230,014	4,153	1,194,464	1,191,551
Pound and pest control	4,448	50,533	16,406	-	71,387	71,386
<u>Transportation Services</u>						
Workshop and yard	-	353,637	5,564,019	67,175	5,984,831	5,560,488
Bridges	130,390	-	-	-	130,390	130,390
Drains, ditches and dykes	6,570,876	-	-	-	6,570,876	6,270,251
Streets, roads, and sidewalks	31,782,997	-	-	-	31,782,997	30,682,404
Off-street parking	210,709	-	-	-	210,709	210,709
River Road flood control	460,007	-	-	-	460,007	460,007
Argyle St. water lot	65,602	-	-	-	65,602	65,602
Tsunami warning system	825,393	-	-	-	825,393	664,513
<u>Environmental Health</u>						
Garbage collection	-	-	1,286,637	1	1,286,638	1,083,280
<u>Public Health</u>						
Health centre	-	310,863	-	4,438	315,301	315,301
<u>Other Services</u>						
Cemetery	-	-	-	240,268	240,268	240,268
Waterfront property	-	-	-	1,370	1,370	1,370
1912 Buick	-	-	3,461	-	3,461	3,461
Emergency measures	-	-	405	-	405	405
Marina	-	-	-	34,084	34,084	34,084
<u>Recreation and Cultural Services</u>						
Arena and curling rink	33,922	8,457,198	221,757	92,524	8,805,401	8,745,068
Swimming pools	20,228	770,060	206,411	41,944	1,038,643	1,032,405
Glenwood centre	-	120,987	57,460	9,945	188,392	188,392
Gyro youth centre	129,995	45,646	19,669	-	195,310	195,309
Echo '67 community centre	-	692,003	309,745	-	1,001,748	977,735
Library - museum	-	1,187,146	121,642	116,760	1,425,548	1,424,864
McLean mill	6,707,056	152,136	51,891	-	6,911,083	6,894,041
Parks and playgrounds	5,805,314	1,326,187	1,428,323	1,260,811	9,820,635	9,703,482
<u>Industrial Mall</u>	-	766,375	-	-	766,375	766,375
<u>Alberni Harbour Quay</u>	<u>1,128,231</u>	<u>1,265,131</u>	<u>18,160</u>	<u>75,035</u>	<u>2,486,557</u>	<u>2,442,090</u>
	<u>53,875,168</u>	<u>17,808,033</u>	<u>14,777,883</u>	<u>2,060,057</u>	<u>88,521,141</u>	<u>85,930,101</u>
<u>Sewer Capital Fund</u>						
Collection system	<u>11,470,549</u>	<u>58,028</u>	<u>644,240</u>	<u>125</u>	<u>12,172,942</u>	<u>11,891,245</u>
<u>Water Capital Fund</u>						
Distribution system	9,546,548	-	-	-	9,546,548	9,183,532
Source of supply	<u>8,301,699</u>	<u>128,237</u>	<u>675,154</u>	<u>10,257</u>	<u>9,115,347</u>	<u>9,038,549</u>
	<u>17,848,247</u>	<u>128,237</u>	<u>675,154</u>	<u>10,257</u>	<u>18,661,895</u>	<u>18,222,081</u>
<u>Work-in-progress</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>775,262</u>	<u>99,198</u>
	<u>\$ 83,193,964</u>	<u>\$ 17,994,298</u>	<u>\$ 16,097,277</u>	<u>\$ 2,070,439</u>	<u>\$ 120,131,240</u>	<u>\$ 116,142,625</u>

CITY OF PORT ALBERNI

DEBENTURE DEBT - SCHEDULE 2

ALL FUNDS AT DECEMBER 31, 2004 - SHOWING REQUIREMENTS FOR PRINCIPAL AND INTEREST FOR 2005

<u>Security Issuing Bylaw</u>	<u>Purpose</u>	<u>Original Issue</u>	<u>Amount Outstanding Dec.31, 2004</u>	<u>Term In Years</u>	<u>Annual Interest Rate</u>	<u>Maturity Date</u>	<u>2005 Requirements Interest</u>	<u>2005 Requirements Principal</u>	<u>Sinking Fund Addition</u>	<u>Debt Reserve Cash Balance</u>
4280	L.I. General	<u>98,120</u>	<u>69,785</u>	20	7.25%	25/09/16	<u>7,282</u>	<u>2,967</u>	<u>1,417</u>	<u>1,603</u>
4280	L.I. Sewer	<u>147,180</u>	<u>104,676</u>	20	7.25%	25/09/16	<u>10,922</u>	<u>4,451</u>	<u>2,125</u>	<u>2,405</u>
		<u>\$ 245,300</u>	<u>\$ 174,461</u>				<u>\$ 18,204</u>	<u>\$ 7,419</u>	<u>\$ 3,542</u>	<u>\$ 4,008</u>

CITY OF PORT ALBERNI
TAX LEVIES and GRANTS IN LIEU OF TAXES (SCHEDULE 3)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
MUNICIPAL PURPOSES:			
Tax Levies:			
General purpose	\$ 17,098,455	\$17,323,789	\$ 16,903,555
Local improvement - streets and drains	186	186	251
Local improvement - sewer	32,894	32,708	32,860
Off-street parking	1,500	1,352	1,382
Utility	106,992	105,381	106,991
Business improvement area	15,000	10,815	15,000
Parcel Tax	<u>230,545</u>	<u>239,235</u>	<u>221,302</u>
	17,485,572	17,713,466	17,281,341
Grants in lieu of taxes	<u>624,070</u>	<u>622,158</u>	<u>603,145</u>
Total Municipal Taxes	<u>18,109,642</u>	<u>18,335,624</u>	<u>17,884,486</u>
COLLECTIONS FOR OTHER GOVERNMENTS:			
Tax Levies:			
School	5,765,047	5,562,927	5,764,044
Regional hospital	1,043,609	1,034,005	1,044,144
Regional District of Alberni Clayoquot	1,131,710	1,113,674	1,156,209
B.C. Assessment	170,771	157,403	170,872
Municipal Finance Authority	<u>255</u>	<u>261</u>	<u>255</u>
Total Collections For Other Governments	<u>8,111,392</u>	<u>7,868,270</u>	<u>8,135,524</u>
Total Taxes Collected	<u>\$ 26,221,034</u>	<u>\$ 26,203,894</u>	<u>\$ 26,020,010</u>

CITY OF PORT ALBERNI
GENERAL GOVERNMENT EXPENDITURES (SCHEDULE 4)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
Legislative	\$ 117,090	\$ 119,585	\$ 117,862
City manager's office	199,769	196,587	175,385
Municipal clerk's office	309,880	308,631	299,912
Legal and bylaw prosecution services	51,510	36,060	54,244
Financial management	647,164	573,795	565,324
Administration vehicle	10,125	7,569	8,318
External audit	11,101	11,603	12,244
Purchasing	194,383	195,454	177,571
Buildings	111,505	94,136	93,616
Information services	392,791	401,648	439,991
Consulting services personnel	62,495	58,937	62,955
Election expenses	-	412	794
Travel, training and conventions	89,532	83,210	81,563
Damage claims	40,800	29,593	8,300
Donations and grants	53,600	59,274	17,693
Office equipment supplies and printing	247,975	230,167	222,726
Public liability insurance	110,000	115,155	102,355
Other general services	-	25,378	196,782
General government - capital assets	121,850	105,995	90,384
Administration recoveries	<u>(222,333)</u>	<u>(222,333)</u>	<u>(223,365)</u>
	\$ <u>2,549,237</u>	\$ <u>2,430,856</u>	\$ <u>2,504,654</u>

CITY OF PORT ALBERNI
PROTECTIVE SERVICES (SCHEDULE 5)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
Police protection	\$ 4,668,996	\$ 4,381,633	\$ 4,285,520
Fire protection	2,277,550	2,274,562	2,199,871
Emergency measures	75	80	76
Building and plumbing inspections	113,948	117,316	111,664
Animal pound operations	103,351	105,091	103,824
Protective services - capital assets	<u>79,140</u>	<u>23,353</u>	<u>53,637</u>
	\$ <u>7,243,060</u>	\$ <u>6,902,035</u>	\$ <u>6,754,592</u>

**CITY OF PORT ALBERNI
TRANSPORTATION SERVICES (SCHEDULE 6)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)**

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
COMMON SERVICES:			
Engineering administration	\$ 524,368	\$ 499,891	\$ 493,477
Engineering consulting services	119,049	121,371	103,828
Public works supervision	278,057	322,325	375,779
Equipment and supplies	55,732	78,026	68,751
Building and yard maintenance	152,000	176,955	176,252
Equipment maintenance	<u>665,263</u>	<u>757,100</u>	<u>717,528</u>
	<u>1,794,469</u>	<u>1,955,668</u>	<u>1,935,615</u>
ROADS AND STREET MAINTENANCE:			
Roadway surfaces maintenance	875,600	809,303	991,866
Snow and ice removal	183,600	221,780	118,764
Parking	11,802	16,274	9,355
Gravel	229,500	250,794	289,531
Ditch and dyke maintenance	142,250	106,220	133,747
Storm sewers	<u>185,900</u>	<u>146,505</u>	<u>148,364</u>
	<u>1,628,652</u>	<u>1,550,876</u>	<u>1,691,627</u>
Bridges and retaining walls	33,500	22,092	18,905
Street lighting	234,400	229,477	208,994
Traffic control	242,164	212,627	277,480
Public transit	444,700	447,274	438,672
Other	102,331	136,784	136,871
Transportation services - capital assets	1,350,100	1,322,287	1,464,465
Recoveries	<u>(1,659,010)</u>	<u>(1,482,419)</u>	<u>(1,474,124)</u>
	<u>\$ 4,171,306</u>	<u>\$ 4,394,666</u>	<u>\$ 4,698,505</u>

CITY OF PORT ALBERNI
RECREATION AND CULTURAL SERVICES (SCHEDULE 7)
FOR THE YEAR ENDED DECEMBER 31, 2004
 (with comparative figures for)

	2004 Budget <u>Revenue</u>	2004 Actual Revenue	2004 Budget <u>Expenditure</u>	2004 Actual Expenditure	2004 Budget Operating <u>Deficit</u>	2004 Actual Operating Deficit	2003 Actual Operating <u>Deficit</u>
RECREATION SERVICES:							
General	\$ 1,405,403	\$ 1,483,031	\$ 716,947	\$ 729,184	\$ 688,456	\$ 753,847	\$ 812,724
Leisure Centre	167,268	153,233	315,898	301,412	(148,630)	(148,178)	(134,780)
Swimming pool	336,400	321,070	406,102	411,263	(69,702)	(90,193)	(65,954)
Arena	604,000	631,462	688,093	814,874	(84,093)	(183,412)	(155,838)
Parks, playgrounds and other	80,542	105,677	1,173,902	1,209,925	(1,093,360)	(1,104,248)	(1,048,566)
Programs	214,505	389,232	1,127,347	1,177,031	(912,842)	(787,799)	(858,766)
Capital assets	-	-	<u>1,230,431</u>	<u>1,121,678</u>	<u>(1,230,431)</u>	<u>(1,121,678)</u>	<u>(238,517)</u>
	<u>2,808,118</u>	<u>3,083,705</u>	<u>5,658,720</u>	<u>5,765,367</u>	<u>(2,850,602)</u>	<u>(2,681,661)</u>	<u>(1,689,697)</u>
CULTURAL SERVICES:							
Museum services	12,500	75,946	450,890	505,875	(438,390)	(429,929)	(392,906)
McLean Mill	157,285	160,808	563,635	578,843	(406,350)	(418,035)	(459,299)
Regional library	-	-	500,476	493,654	(500,476)	(493,654)	(490,663)
Capital assets	-	-	<u>30,900</u>	<u>17,726</u>	<u>(30,900)</u>	<u>(17,726)</u>	<u>(25,359)</u>
	<u>169,785</u>	<u>236,754</u>	<u>1,545,901</u>	<u>1,596,098</u>	<u>(1,376,116)</u>	<u>(1,359,344)</u>	<u>(1,368,227)</u>
	<u>\$ 2,977,903</u>	<u>\$ 3,320,459</u>	<u>\$ 7,204,621</u>	<u>\$ 7,361,465</u>	<u>\$ (4,226,718)</u>	<u>\$ (4,041,005)</u>	<u>\$ (3,057,924)</u>

**CITY OF PORT ALBERNI
SALE OF SERVICES (SCHEDULE 8)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)**

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
GENERAL REVENUE:			
Arena	\$ 604,000	\$ 631,462	\$ 608,818
General	1,405,403	1,483,033	1,461,399
Leisure Centre	167,268	153,233	152,175
Parks, playgrounds and other	80,542	105,677	102,038
Pool	336,400	321,070	325,011
Programs	214,505	389,232	298,075
Museum	12,500	75,946	26,066
McLean Mill	<u>157,285</u>	<u>160,808</u>	<u>138,479</u>
	<u>2,977,903</u>	<u>3,320,461</u>	<u>3,112,061</u>
MISCELLANEOUS REVENUE:			
Miscellaneous receipts/sales	-	629,810	590,230
SERVICES PROVIDED TO OTHER GOVERNMENTS:			
Services provided to other governments	65,000	88,769	60,959
SEWER REVENUE:			
Connections and sundry charges	43,405	58,505	32,202
WATER REVENUE:			
Sale of water	1,950,750	2,142,943	2,051,280
Connections and sundry charges	<u>26,150</u>	<u>65,150</u>	<u>23,731</u>
	<u>1,976,900</u>	<u>2,208,093</u>	<u>2,075,011</u>
	<u>\$ 5,063,208</u>	<u>\$ 6,305,638</u>	<u>\$ 5,870,463</u>

CITY OF PORT ALBERNI
OTHER REVENUE FROM OWN SOURCES (SCHEDULE 9)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
Licences and permits	\$ 169,800	\$ 209,546	\$ 171,070
Fines and costs	9,200	7,711	9,207
Land and building rentals	110,929	152,447	184,844
Tax penalties	131,500	136,519	139,349
Miscellaneous revenue	103,200	300,461	229,621
Other revenue from own sources - capital fund	150,900	227,913	416,595
Other revenue from own sources - reserve funds	<u>-</u>	<u>15,377</u>	<u>-</u>
	<u>\$ 675,529</u>	<u>\$ 1,049,974</u>	<u>\$ 1,150,686</u>

**CITY OF PORT ALBERNI
SEWER AND WATER UTILITIES (SCHEDULE 10)
FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)**

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
SEWER UTILITIES:			
Administration	\$ 252,466	\$ 217,108	\$ 265,530
Sewage treatment and disposal	145,260	119,548	156,218
Sewage collection system	271,300	296,642	247,769
Sewage pump stations	161,220	184,695	182,190
Other operating costs	2,500	9,770	3,133
Sewer utility - capital	<u>2,699,449</u>	<u>957,762</u>	<u>336,208</u>
	<u>\$ 3,532,195</u>	<u>\$ 1,785,525</u>	<u>\$ 1,191,048</u>
WATER UTILITIES:			
Administration	\$ 291,360	\$ 274,940	\$ 242,708
Service of supply	187,546	162,610	173,608
Pumping	172,010	155,926	155,688
Transmission and distribution	499,550	487,453	487,563
Other operating costs	10,000	12,499	6,074
Water utility - capital fund	<u>377,090</u>	<u>439,814</u>	<u>395,889</u>
	<u>\$ 1,537,556</u>	<u>\$ 1,533,242</u>	<u>\$ 1,461,530</u>

CITY OF PORT ALBERNI
RESERVES FOR FUTURE EXPENDITURES (SCHEDULE 11)
FOR THE YEAR ENDED DECEMBER 31, 2004

	<u>Balance</u> <u>Dec 31, 2003</u>	<u>Additions</u>	<u>Transfers &</u> <u>Expenditures</u>	<u>Balance</u> <u>Dec 31, 2004</u>
<u>General Revenue Fund</u>				
Projects and purchases	\$ 500,486	\$ 157,628	\$ 10,000	\$ 648,114
Loss on taxation	366,000	-	-	366,000
Museum purchases	12,953	-	-	12,953
Parks and Recreation building	120,736	92,071	-	212,807
<u>General Capital Fund</u>				
Capital Reserve	731,360	-	731,360	-
<u>Sewer Capital Fund</u>				
Capital Reserve	93,600	-	93,600	-
<u>Water Capital Fund</u>				
Capital Reserve	394,442	-	394,442	-
<u>Water Revenue Fund</u>				
Water revenue fund reserve	52,020	-	-	52,020
<u>Capital Works</u>				
Capital Reserve	<u>-</u>	<u>1,219,401</u>	<u>-</u>	<u>1,219,401</u>
	<u>\$ 2,271,597</u>	<u>\$ 1,469,100</u>	<u>\$ 1,229,402</u>	<u>\$ 2,511,295</u>

**CITY OF PORT ALBERNI
GRANTS (SCHEDULE 12)**

FOR THE YEAR ENDED DECEMBER 31, 2004
(with comparative figures for 2003)

	2004 <u>Budget</u>	2004 <u>Actual</u>	2003 <u>Actual</u>
Provincial grants - capital fund	\$ 1,567,366	\$ 17,000	\$ 2,554
Unconditional transfers - government - general rev	163,707	385,084	157,954
Grants - Other conditional transfers	-	9,450	8,250
Grants - Museum	50,000	50,000	50,000
Grants - McLean Mill	6,350	22,258	64,218
Provincial grants - sewer revenue	<u>10,000</u>	<u>-</u>	<u>10,000</u>
	<u>\$ 1,797,423</u>	<u>\$ 483,792</u>	<u>\$ 292,976</u>

STATISTICS SECTION

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CITY OF PORT ALBERNI
MISCELLANEOUS STATISTICS
AT DECEMBER 31, 2004

Date of Incorporation	1912
Form of Government	City/Council/Manager
Number of employees (excluding police and fire)	
Classified	100
Exempt	22
Area in Hectares	2,148
City of Port Alberni Facilities and Services:	
Kilometers of streets	151
Number of street lights	1,395
Culture and Recreation:	
Community centers	6
Parks	39
Park in hectares	165
Swimming pools	1
Tennis courts	9
Fire Protection:	
Number of stations	1
Number of fire personnel and officers	23
Number of calls received - Fire/Rescue/First Responder	957
Number of inspections conducted	669
Police Protection:	
Number of stations	1
Number of police personnel and officers	34
Number of law violations:	
Physical arrests	1,916
Number of reported criminal incidents	5,657
Sewerage System:	
Kilometers of sanitary sewers and storm sewer	254
Number of treatment plants	1
Number of service connections	6,208
Daily average treatment of cubic meters	22,271
Water System:	
Kilometers of water mains	160
Number of service connections	6,571
Number of fire hydrants	702
Daily average consumption in cubic meters	12,684
Maximum daily capacity of plant in cubic meters	48,000

Statistics

CITY OF PORT ALBERNI ASSESSMENT/TAXATION COMPARATIVE STATISTICS AT DECEMBER 31, 2004

	2004	2003	2002	2001	2000
Population(based on last census) ⁽¹⁾	17743	17743	17743	17743	18468
Assessed valuations for General Purposes⁽²⁾					
Land					
Residential	\$ 233,181,301	\$ 230,463,000	\$ 234,684,100	\$ 238,299,600	\$ 238,178,100
Commercial	\$ 45,259,097	\$ 42,556,659	\$ 41,386,063	\$ 37,888,756	\$ 37,312,493
Industrial	\$ 7,820,300	\$ 7,958,300	\$ 7,950,400	\$ 7,940,400	\$ 8,065,500
Other	\$ 1,962,145	\$ 1,896,635	\$ 1,842,405	\$ 1,852,905	\$ 1,826,205
	\$ 288,222,843	\$ 282,874,594	\$ 285,862,968	\$ 285,981,661	\$ 285,382,298
Improvements					
Residential	\$ 418,767,701	\$ 394,450,400	\$ 393,519,000	\$ 396,185,300	\$ 407,138,800
Commercial	\$ 56,157,453	\$ 54,659,791	\$ 56,674,987	\$ 56,782,644	\$ 58,910,794
Industrial	\$ 87,932,200	\$ 90,877,900	\$ 90,665,500	\$ 92,595,300	\$ 90,585,400
Other	\$ 2,219,315	\$ 2,558,845	\$ 2,747,155	\$ 2,816,455	\$ 3,074,200
	\$ 565,076,669	\$ 542,546,936	\$ 543,606,642	\$ 548,379,699	\$ 559,709,194
Total	\$ 853,299,512	\$ 825,421,530	\$ 829,469,610	\$ 834,361,360	\$ 845,091,492
General & Debt Tax Rates					
Residential	\$ 10.3449	\$ 10.5658	\$ 10.1053	\$ 9.9378	\$ 8.9041
Utilities	\$ 71.3801	\$ 72.2703	\$ 71.5455	\$ 72.5457	\$ 67.8490
Major Industrial	\$ 78.2077	\$ 75.8626	\$ 75.8907	\$ 76.1233	\$ 72.9243
Light Industrial	\$ 43.2418	\$ 42.1576	\$ 41.6338	\$ 46.3100	\$ 37.9313
Business & Other	\$ 28.5520	\$ 28.9504	\$ 28.5980	\$ 30.3102	\$ 28.1368
Seasonal Recreational	\$ 10.3449	\$ 10.5658	\$ 10.1053	\$ 9.9378	\$ 8.9041
Farm	\$ 10.3449	\$ 10.5658	\$ 10.1053	\$ 9.9378	\$ 8.9041
School Tax Rates					
Residential	\$ 4.7320	\$ 5.0491	\$ 5.0986	\$ 5.0388	\$ 5.0116
Utilities	\$ 15.0000	\$ 15.0000	\$ 15.0000	\$ 15.0000	\$ 15.0000
Major Industrial	\$ 12.5000	\$ 12.5000	\$ 12.5000	\$ 12.5000	\$ 12.5000
Light Industrial	\$ 9.9000	\$ 9.9000	\$ 9.9000	\$ 9.9000	\$ 9.9000
Business & Other	\$ 9.9000	\$ 9.9000	\$ 9.9000	\$ 9.9000	\$ 9.9000
Seasonal Recreational	\$ 4.5000	\$ 4.5000	\$ 4.5000	\$ 4.5000	\$ 4.5000
Farm	\$ 6.8000	\$ 6.8000	\$ 6.8000	\$ 6.8000	\$ 6.8000
Tax Rates for Residential Class					
General	\$ 10.3006	\$ 10.5330	\$ 10.0301	\$ 9.9004	\$ 8.8766
Debt	\$ 0.0443	\$ 0.0328	\$ 0.0752	\$ 0.0374	\$ 0.0275
School District-Residential	\$ 4.7320	\$ 5.0491	\$ 5.0986	\$ 5.0388	\$ 5.0116
Regional Hospital District	\$ 0.8094	\$ 0.8346	\$ 0.6222	\$ 0.7073	\$ 0.6883
Municipal Finance Authority	\$ 0.0003	\$ 0.0003	\$ 0.0003	\$ 0.0003	\$ 0.0003
Regional District	\$ 0.6846	\$ 0.7472	\$ 0.7435	\$ 0.7827	\$ 0.5807
B.C. Assessment	\$ 0.1057	\$ 0.1159	\$ 0.1245	\$ 0.1267	\$ 0.1271
Municipal Transit	-	-	-	-	-
Total Residential Rate	\$ 16.6769	\$ 17.3129	\$ 16.6944	\$ 16.5936	\$ 15.3121

**CITY OF PORT ALBERNI
GENERAL COMPARATIVE STATISTICS
AT DECEMBER 31, 2004**

	2004	2003	2002	2001	2000
Current Tax Levy					
General	\$ 17,351,924	\$ 17,073,581	\$ 16,757,863	\$ 17,008,077	\$ 15,813,838
Debt	\$ 74,638	\$ 53,210	\$ 125,625	\$ 64,264	\$ 49,000
School District-Residential	\$ 3,083,895	\$ 3,153,407	\$ 3,191,263	\$ 3,196,876	\$ 3,233,900
School District-Non-Residential	\$ 2,611,927	\$ 2,610,373	\$ 2,564,244	\$ 2,564,603	\$ 2,546,837
Other Levies-Special Assessments	\$ 974,018	\$ 943,037	\$ 933,672	\$ 846,455	\$ 171,233
Regional Hospital District	\$ 1,035,208	\$ 1,043,401	\$ 782,212	\$ 893,264	\$ 873,689
Municipal Finance Authority	\$ 262	\$ 255	\$ 266	\$ 267	\$ 282
Regional District	\$ 875,558	\$ 934,114	\$ 934,741	\$ 988,512	\$ 737,110
Assessment Authority	\$ 158,647	\$ 170,742	\$ 187,747	\$ 194,108	\$ 198,656
Business Improvement Area	\$ 10,815	\$ 15,000	\$ 15,000	\$ 15,000	\$ 15,000
Total Levy	\$ 26,176,892	\$ 25,997,120	\$ 25,492,633	\$ 25,771,426	\$ 23,639,545
Per Capita Levy		\$ 1,465.20	\$ 1,436.77	\$ 1,452.48	\$ 1,280.03
Tax Collection					
Current Taxes Payments	\$ 22,617,771	\$ 22,601,254	\$ 22,123,121	\$ 22,805,777	\$ 20,799,231
Provincial Home Owner Grants	\$ 2,851,308	\$ 2,810,758	\$ 2,804,173	\$ 2,807,644	\$ 2,785,095
Total Current Taxes Collected	\$ 25,469,079	\$ 25,412,012	\$ 24,927,294	\$ 25,613,421	\$ 23,584,326
Percentage of Current Levy	97.30%	97.75%	97.78%	99.39%	99.77%
Arrears and Delinquent Collected	\$ 831,858	\$ 886,234	\$ 955,617	\$ 869,916	\$ 936,377
Percentage of Current Levy	3.18%	3.41%	3.75%	3.38%	3.96%
Total Taxes Collected	\$ 26,300,937	\$ 26,298,246	\$ 25,882,911	\$ 26,483,337	\$ 24,520,703
Percentage of Current Levy	100.47%	101.16%	101.53%	102.76%	103.73%
Unpaid Taxes					
Current	\$ 675,655	\$ 575,048	\$ 555,908	\$ 725,564	\$ 630,236
Arrears	\$ 198,943	\$ 244,047	\$ 330,948	\$ 266,472	\$ 324,047
Total Unpaid Taxes	\$ 874,598	\$ 819,095	\$ 886,856	\$ 992,036	\$ 954,283
Per Capita	\$ 49.29	\$ 46.16	\$ 49.98	\$ 55.91	\$ 51.67
Summary of Surplus and Reserves					
Funded Reserves	\$ 9,317,919	\$ 9,410,629	\$ 6,575,576	\$ 5,825,047	\$ 5,180,456
Appropriated Reserves	\$ 2,511,296	\$ 2,271,597	\$ 1,578,053	\$ 935,294	\$ 1,178,178
Operating Surplus	\$ 3,679,727	\$ 2,462,244	\$ 2,211,754	\$ 1,547,105	\$ 1,451,664

**CITY OF PORT ALBERNI
GENERAL COMPARATIVE STATISTICS
AT DECEMBER 31, 2004**

	2003		2002		2001		2000			
Debenture Debt										
Water	\$	-	\$	-	\$	-	\$	893,652	\$	1,134,349
Sewer	\$	104,676	\$	110,939	\$	117,174	\$	166,146	\$	213,040
General	\$	69,785	\$	73,960	\$	78,117	\$	98,460	\$	118,007
Gross Debenture Debt	\$	174,461	\$	184,899	\$	195,291	\$	1,158,258	\$	1,465,396
Per Capita	\$	9.83	\$	10.42	\$	11.01	\$	65.28	\$	79.35
Less: Sewer and Water Utilities Debt	\$	104,676	\$	110,939	\$	117,174	\$	1,059,798	\$	1,347,389
Net Debt Excluding Utilities	\$	69,785	\$	73,960	\$	78,117	\$	98,460	\$	118,007
Per Capita	\$	3.93	\$	4.17	\$	4.40	\$	5.55	\$	6.39
Liability Servicing Limit⁽³⁾										
Liability Servicing Limit	\$	5,704,980	\$	5,447,569	\$	48,024,503	\$	48,024,503	\$	39,820,515
Less Actual Debt Servicing Cost	\$	149,196	\$	190,019	\$	1,571,372	\$	1,571,372	\$	791,701
Liability Servicing Capacity Available	\$	5,555,784	\$	5,257,550	\$	46,453,131	\$	46,453,131	\$	39,028,814
Debt Payment as a percentage of non-capital expenditures										
Debt payments - gross		0.6%		0.7%		0.2%		0.3%		0.8%
General Revenue Fund Statistics										
Budget	\$	30,083,423	\$	29,728,057	\$	29,835,604	\$	30,297,029	\$	28,557,254
Actual Revenues	\$	31,032,525	\$	30,425,373	\$	29,655,668	\$	30,683,731	\$	30,077,858
Actual Expenditures	\$	30,508,622	\$	30,796,074	\$	29,373,278	\$	30,333,665	\$	29,474,303
Surplus	\$	523,903	\$	(370,701)	\$	282,390	\$	350,066	\$	603,555
Expenditure per Capita	\$	1,719.47	\$	1,735.67	\$	1,655.49	\$	1,709.61	\$	1,595.97
Capital Expenditures										
Financed from General Revenue	\$	1,204,533	\$	1,375,907	\$	1,424,657	\$	1,493,912	\$	1,776,216
Other Sources of Revenue										
Provincial Unconditional Grants	\$	385,084	\$	157,954	\$	163,707	\$	51,710	\$	91,230
B.C. Hydro Grant	\$	475,547	\$	452,596	\$	481,777	\$	480,364	\$	473,459
Building Permits										
Number Issued		119		72		82		77		64
Construction Values	\$	25,860,926	\$	3,622,338	\$	7,802,906	\$	5,296,995	\$	19,624,040

SOURCES:

(1) Statistics Canada Census 2001

(2) B.C. Assessment

(3) Changed from Borrowing Power calculation to Liability Servicing Limit calculation in 2003

CITY OF PORT ALBERNI
DEMOGRAPHIC STATISTICS
BASED ON 2001 CENSUS FIGURES (Statistics Canada Source)

Population Composition

<u>Age</u>	<u>2001</u>			<u>1996</u>		
	<u>Male</u>	<u>Female</u>	<u>Total</u>	<u>Male</u>	<u>Female</u>	<u>Total</u>
0 - 4 years	455	450	905	660	595	1,255
5 - 14 years	1270	1155	2,425	1,345	1,320	2,665
15 - 19 years	685	620	1,305	740	685	1,425
20 - 24 years	475	445	920	560	570	1,130
25 - 44 years	2195	2290	4,485	2,625	2,655	5,280
45 - 54 years	1380	1365	2,745	1,290	1,185	2,475
55 - 64 years	1010	1000	2,010	895	835	1,730
65 - 74 years	815	750	1,565	685	750	1,435
75+	540	830	1,370	388	685	1,073
Total	<u>8,825</u>	<u>8,905</u>	<u>17,730</u>	<u>9,188</u>	<u>9,280</u>	<u>18,468</u>

Legal Married Status

	<u>2001</u>		
	<u>Male</u>	<u>Female</u>	<u>Total</u>
Population 15 years and over	7100	7320	14420
Single	2300	1755	4055
Married	3625	3625	7250
Separated	235	315	550
Divorced	680	740	1420
Widowed	265	875	1140

Household Income

<u>Household Income</u>	<u>*2001</u>	<u>1996</u>
< \$ 10,000	N/A	330
\$ 10,000 - \$ 19,999	N/A	680
\$ 20,000 - \$ 29,999	N/A	685
\$ 30,000 - \$ 39,999	N/A	680
\$ 40,000 - \$ 49,999	N/A	575
\$ 50,000 - \$ 59,999	N/A	590
\$ 60,000 - \$ 69,999	N/A	475
\$ 70,000 - \$ 79,999	N/A	455
\$ 80,000 - \$ 89,999	N/A	265
\$ 90,000 - \$ 99,999	N/A	230
\$ 100,000 - +	N/A	410
Average Income		\$ 50,083
Median Income		\$ 46,441

*Note: 2001 Census information not released at statement date

**CITY OF PORT ALBERNI
DEMOGRAPHIC STATISTICS**

BASED ON 2001 CENSUS FIGURES (Statistics Canada Source)

Labour Force by Major Occupational Group

<u>Occupation</u>	<u>2001</u>			<u>1996</u>		
	<u>Male</u>	<u>Female</u>	<u>Total</u>	<u>Male</u>	<u>Female</u>	<u>Total</u>
Managerial, Administrative, and Related Occupations	320	210	530	355	205	560
Business & Finance	235	745	895	210	685	895
Medicine and Health	35	345	380	50	330	380
Natural & social sciences, religious and artistic	310	35	345	290	25	315
Education, Gov't Service	210	405	615	200	310	510
Art, Culture, Recreation	45	45	130	60	70	130
Sales	750	1,505	2,255	720	1,585	2,305
Trades, Transport, Equip. Operators	1,040	45	1,085	1,460	55	1,515
Primary Occupations	480	50	530	445	75	520
Processing Occupations	865	125	990	830	55	885
						-
Total	<u>4,290</u>	<u>3,510</u>	<u>7,800</u>	<u>4,620</u>	<u>3,395</u>	<u>8,015</u>

Earnings

	<u>2001 Port Alberni</u>			<u>2001 British Columbia</u>		
	<u>Male</u>	<u>Female</u>	<u>Total</u>	<u>Male</u>	<u>Female</u>	<u>Total</u>
All persons with earnings	4,445	3,695	8,140	1,114,860	1,013,695	2,128,555
Average earnings	\$ 37,718	\$ 20,568	\$ 29,927	\$ 38,039	\$ 24,401	\$ 31,544
Worked full year, full time	2,085	1,245	3,330	597,030	411,805	1,008,835
Average earnings(full year,full time)	\$ 50,193	\$ 33,530	\$ 43,965	\$ 50,159	\$ 35,636	\$ 44,231

Labour Force Indicators

	<u>2001 Port Alberni</u>			<u>2001 British Columbia</u>		
	<u>Male</u>	<u>Female</u>	<u>Total</u>	<u>Male</u>	<u>Female</u>	<u>Total</u>
Participation rate	63.1%	50.4%	56.7%	70.7%	59.9%	65.2%
Employment rate	52.0%	44.4%	48.1%	64.3%	55.1%	59.6%
Unemployment rate	17.7%	12.0%	15.1%	9.0%	8.0%	8.5%

CITY OF PORT ALBERNI
CAPITAL ASSETS ACQUIRED
LAST FIVE FISCAL YEARS COMPARISON

CAPITAL ACQUISITIONS	2004	2003	2002	2001	2000
<i>General Government</i>	\$107,955	\$90,384	\$343,671	\$310,170	\$131,699
<i>Public Works</i>	1,986,443	1,264,899	868,921	1,503,643	1,176,778
<i>Parks and Recreation and Cultural</i>	269,930	263,876	527,755	3,174,580	5,620,042
<i>Protective Services</i>	23,354	53,637	75,156	35,264	551,752
<i>Environmental Development</i>	203,357	199,566	-	-	-
<i>Sanitary Sewer</i>	281,698	237,010	286,846	607,580	354,139
<i>Waterworks system</i>	439,814	395,889	325,821	208,197	679,047
	<u>\$3,312,551</u>	<u>\$2,505,261</u>	<u>\$2,428,170</u>	<u>\$5,839,434</u>	<u>\$8,513,457</u>

SOURCE OF FINANCING	2004	2003	2002	2001	2000
<i>Revenue Funds</i>	\$1,916,947	\$2,008,806	\$1,750,478	\$2,215,771	\$2,384,939
<i>Reserve Funds</i>	1,186,185	441,669	217,680	561,325	1,117,624
<i>Short Term Borrowing</i>	-	-	199,352	250,000	-
<i>Long Term Borrowing</i>	-	-	-	-	-
<i>Grants</i>	17,000	2,554	52,400	237,742	161,857
<i>Other</i>	192,419	52,232	208,260	2,574,596	4,849,037
	<u>\$3,312,551</u>	<u>\$2,505,261</u>	<u>\$2,428,170</u>	<u>\$5,839,434</u>	<u>\$8,513,457</u>

Statistics

CITY OF PORT ALBERNI FIVE YEAR PLAN 2004-2008

REVENUES	2004	2005	2006	2007	2008
<i>Taxes</i>					
Property Taxes	\$ 17,318,000	\$ 17,737,002	\$ 18,098,539	\$18,608,298	\$ 19,086,830
Parcel Taxes	230,545	230,545	230,545	230,545	230,545
Other Taxes	156,572	158,742	160,955	163,213	165,516
Grants in Lieu of Taxes	624,070	624,070	624,070	624,070	624,070
<i>Fees and Charges</i>					
Sales of Service	3,040,053	3,089,208	3,143,109	3,198,070	3,253,111
Sales of Service/Utilities	2,020,305	2,047,725	2,088,469	2,130,029	2,172,419
Service to other Government	65,000	65,000	65,000	65,000	65,000
User Fees/Fines	179,000	186,678	189,410	192,196	195,038
<i>Other Revenue</i>					
Rentals	110,929	66,628	28,779	28,779	28,779
Interest/Penalties	313,427	313,852	314,285	314,727	315,177
Grants/Other Governments	1,741,073	163,707	163,707	163,707	308,121
Other	150,900	29,900	29,900	194,900	29,900
	<u>\$ 25,949,874</u>	<u>\$ 24,713,057</u>	<u>\$ 25,136,768</u>	<u>\$25,913,534</u>	<u>\$ 26,474,506</u>

EXPENDITURES	2004	2005	2006	2007	2008
Debt Interest	91,504	167,280	216,650	214,750	214,850
Capital Expenditure	5,888,960	4,932,996	2,761,664	3,202,672	2,787,448
<i>Other Municipal Purposes</i>					
General Municipal	2,423,787	2,512,457	2,495,175	2,544,754	2,628,186
Police Services	4,668,996	4,864,493	4,987,167	5,140,543	5,271,167
Fire Services	2,277,550	2,321,574	2,364,631	2,412,354	2,458,615
Other Protective Services	217,374	219,703	222,079	224,502	226,974
Transportation Services	2,824,806	2,810,383	2,866,372	2,923,481	2,944,545
Environmental Health and Development	1,584,204	1,730,497	1,669,944	1,695,344	1,731,375
Parks and Recreation	4,428,289	4,379,488	4,377,854	4,461,148	4,548,557
Cultural	1,515,001	1,545,303	1,572,728	1,604,181	1,636,266
Water	1,160,466	1,183,675	1,207,349	1,231,494	1,256,125
Sewer	832,746	828,500	846,572	862,963	879,681
Contingency	201,977	90,384	92,806	98,135	101,487
	<u>\$ 28,115,660</u>	<u>\$ 27,586,733</u>	<u>\$ 25,680,991</u>	<u>\$26,616,321</u>	<u>\$ 26,685,276</u>

OTHER	2004	2005	2006	2007	2008
Borrowing Proceeds	783,683	1,612,620	-	-	-
Debt Principal	(157,418)	(119,750)	(224,281)	(199,281)	(199,281)
Transfer to Other Governments - Repayment	(230,545)	(230,545)	(230,545)	(230,545)	(230,545)
Transfer from Equipment Replacement Reserve	958,450	1,057,800	947,000	1,020,180	746,000
Transfer from other reserves	285,000	-	-	-	-
Transfer from Land Sale Reserve	17,602	1,600	1,600	1,600	1,600
Transfer from Cemetery Trust	154,018	478,656	-	-	-
Transfer from (to) Surplus	354,996	73,295	50,449	110,833	(107,004)
	<u>\$ 2,165,786</u>	<u>\$ 2,873,676</u>	<u>\$ 544,223</u>	<u>\$ 702,787</u>	<u>\$ 210,770</u>

BALANCED BUDGET	\$	-	\$	-	\$	-	\$	-	\$	-
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CITY OF PORT ALBERNI
MAJOR PROPERTY TAXPAYERS IN PORT ALBERNI
2004 TAXATION YEAR

	Registered Owner	Primary Property	Taxes Levied
1	Norske Skog Canada Ltd.	Paper Mill	\$7,340,422
2	Weyerhaeuser Company Ltd.	Sawmills	2,250,106
3	Royal Oak Holdings Ltd.	Alberni Mall	250,550
4	B.C. Hydro & Power Authority	Building	199,090
5	B.C. Telephones	Poles, Lines, Building	158,646
6	Terassen Gas Ltd.	Gas Utility	125,795
7	Marlow & Yoeman	10th Avenue Plaza	123,623
8	517535 BC Ltd.	Zellers Port Alberni	122,904
9	Canada Safeway	Building	106,914
10	Marco Investment Ltd.	Building	102,799
11	Kelland Food Holdings	Building	73,324
12	Teleglobe Canada	Building	66,393
13	Dennis Jonsson Motors	Automobile Dealer	65,309
14	Northport Plaza Ltd.	Building	61,450
15	Osler Developments	Coast Hospitality Inn	60,900
16	CLSC Holdings Ltd	Building	59,363
17	Loblaw Properties West Inc.	Extra Foods	57,124
18	Petro Canada Ltd.	Building	55,723
19	Alberni District Co-op Association	Building	55,559
20	GDP Investments Ltd.	Best Western Barclay Hotel	53,392

Statistics

**CITY OF PORT ALBERNI
GENERAL REVENUE FUND
LAST TEN FISCAL YEARS**

REVENUE									
FISCAL YEAR	TAXES	GRANTS IN	SALE	OTHER REV.	GOV'T	GOV'T	COLLECTION	TRANSFERS	TOTAL
		LIEU OF	OF	FROM	UNCONDIT'AL	CONDITIONAL	FOR OTHER	FROM OWN	
		TAXES	SERVICES	OWN SOURCES	TRANSFERS	TRANSFERS	GOV'T	RESERVES	
							AGENCIES		
2004	\$ 17,713,466	\$ 622,158	\$ 3,409,229	\$ 952,610	\$ 385,084	\$ 81,708	\$ 7,868,270	\$ -	\$ 31,032,525
2003	\$ 17,281,341	\$ 603,145	\$ 3,171,181	\$ 951,922	\$ 157,954	\$ 124,306	\$ 8,135,524	\$ -	\$ 30,425,373
2002	\$ 17,025,472	\$ 631,380	\$ 3,111,802	\$ 779,926	\$ 163,707	\$ 61,443	\$ 7,881,938	\$ -	\$ 29,655,668
2001	\$ 17,511,127	\$ 637,094	\$ 3,018,619	\$ 928,520	\$ 51,710	\$ -	\$ 7,835,269	\$ 701,392	\$ 30,683,731
2000	\$ 16,043,392	\$ 621,964	\$ 2,863,349	\$ 1,242,848	\$ 91,230	\$ -	\$ 7,587,473	\$ 1,627,602	\$ 30,077,858
1999	\$ 15,479,939	\$ 603,919	\$ 2,678,509	\$ 1,311,881	\$ 100,609	\$ 45,800	\$ 7,475,569	\$ 1,701,412	\$ 29,397,638
1998	\$ 15,577,466	\$ 595,176	\$ 2,526,146	\$ 1,062,135	\$ 346,443	\$ 55,800	\$ 7,475,569	\$ 135,298	\$ 27,774,033
1997	\$ 15,840,414	\$ 590,774	\$ 2,720,391	\$ 917,186	\$ 346,441	\$ 111,618	\$ 8,204,680	\$ 560,632	\$ 29,292,136
1996	\$ 14,821,547	\$ 512,143	\$ 2,591,333	\$ 1,159,244	\$ 943,348	\$ 66,077	\$ 8,167,447	\$ 771,408	\$ 29,032,547
1995	\$ 13,778,414	\$ 558,796	\$ 2,593,204	\$ 1,066,146	\$ 958,575	\$ 93,135	\$ 7,932,362	\$ 1,179,672	\$ 28,160,304

EXPENDITURE									
FISCAL YEAR	GENERAL	PROTECTIVE	TRANSPORT.	ENVIRONMENTAL	PUBLIC	ENVIRONMENTAL	REC. AND	FISCAL	DEBT REPAYMT.
	GOV'T			HEALTH	HEALTH &	DEVELOPMENT	CULTURAL		TRNSFR TO OTHER
	SERVICES	SERVICES	SERVICES	SERVICES	WELFARE	SERVICES	SERVICES	SERVICES	GOV'T, CAPITAL
					SERVICES				& RESERVES
2004	\$ 2,324,859	\$ 6,878,682	\$ 3,055,529	\$ 1,094,474	\$ 74,809	\$ 438,148	\$ 6,222,061	\$ 16,001	\$ 10,404,059
2003	\$ 2,414,268	\$ 6,700,955	\$ 3,207,327	\$ 1,039,710	\$ 62,683	\$ 379,344	\$ 5,906,107	\$ 19,168	\$ 11,066,510
2002	\$ 2,278,511	\$ 6,302,630	\$ 2,891,903	\$ 1,015,752	\$ 69,317	\$ 496,643	\$ 5,844,221	\$ 33,206	\$ 10,441,095
2001	\$ 2,541,107	\$ 6,081,617	\$ 2,893,982	\$ 1,055,701	\$ 64,589	\$ 358,869	\$ 6,490,724	\$ 36,041	\$ 10,811,035
2000	\$ 2,839,351	\$ 6,063,837	\$ 2,983,687	\$ 1,023,745	\$ 45,540	\$ 542,497	\$ 5,531,273	\$ 37,026	\$ 10,407,347
1999	\$ 2,472,401	\$ 5,705,187	\$ 2,654,303	\$ 1,006,750	\$ 57,237	\$ 349,959	\$ 5,056,130	\$ 22,548	\$ 11,029,366
1998	\$ 2,295,633	\$ 5,286,093	\$ 2,826,633	\$ 984,003	\$ 59,062	\$ 459,532	\$ 4,952,002	\$ 55,091	\$ 9,668,214
1997	\$ 2,297,364	\$ 5,472,410	\$ 3,157,387	\$ 1,049,128	\$ 55,628	\$ 513,554	\$ 4,987,408	\$ 80,283	\$ 10,979,472
1996	\$ 2,198,681	\$ 5,479,279	\$ 3,223,754	\$ 1,034,872	\$ 54,042	\$ 567,481	\$ 4,919,295	\$ 54,388	\$ 10,986,863
1995	\$ 2,113,075	\$ 5,251,441	\$ 2,864,363	\$ 882,204	\$ 63,724	\$ 586,675	\$ 4,654,767	\$ 111,445	\$ 11,005,062

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Statistics

**CITY OF PORT ALBERNI
WATER REVENUE FUND
LAST TEN FISCAL YEARS**

REVENUE

FISCAL YEAR	<i>SALE OF WATER</i>	<i>WATER FRONTAGE TAX</i>	<i>OTHER SERVICE CHARGES</i>	<i>INTEREST</i>	<i>GEN. REV. FUND TRANSFER</i>	<i>SURPLUS APPROPR. & RESERVE TRANSFERS</i>	<i>GOV'T GRANTS</i>	TOTAL
2004	\$ 2,142,943	\$ -	\$ 65,150	\$ 26,482	\$ -	\$ -	\$ -	\$ 2,234,575
2003	\$ 2,051,280	\$ -	\$ 23,731	\$ 34,421	\$ -	\$ -	\$ -	\$ 2,109,432
2002	\$ 2,052,607	\$ -	\$ 28,418	\$ 52,172	\$ -	\$ -	\$ -	\$ 2,133,197
2001	\$ 1,823,124	\$ -	\$ 34,177	\$ 45,945	\$ -	\$ -	\$ -	\$ 1,903,246
2000	\$ 1,771,043	\$ -	\$ 15,895	\$ -	\$ -	\$ 182,603	\$ 13,173	\$ 1,982,714
1999	\$ 1,824,397	\$ -	\$ 14,662	\$ 3,847	\$ -	\$ 490,533	\$ -	\$ 2,333,439
1998	\$ 1,781,237	\$ 750	\$ 35,769	\$ 9,937	\$ -	\$ 28,765	\$ -	\$ 1,856,458
1997	\$ 1,783,020	\$ 41,000	\$ 70,801	\$ 4,075	\$ -	\$ 830,510	\$ -	\$ 2,729,406
1996	\$ 1,601,730	\$ -	\$ 57,969	\$ 11,695	\$ -	\$ 48,088	\$ -	\$ 1,719,482
1995	\$ 1,595,545	\$ -	\$ 134,500	\$ 7,970	\$ 56,303	\$ 38,285	\$ -	\$ 1,832,603

EXPENDITURE

FISCAL YEAR	<i>ADMIN.</i>	<i>SERVICE OF SUPPLY</i>	<i>TRANSMISSION & DISTRIBUTION</i>	<i>PUMPING</i>	<i>MISC.</i>	<i>FISCAL SERVICES</i>	<i>DEBT REPAYMENT</i>	<i>CONTRIB. TO CAPITAL & TRANSFERS TO RESERVES</i>	<i>EXCESS REVENUE OVER EXPENDITURE</i>	<i>1</i>
2004	\$ 274,939	\$ 162,610	\$ 487,453	\$ 155,926	\$ 12,499	\$ -	\$ -	\$ 430,716	\$ 710,432	\$ 2,234,575
2003	\$ 242,708	\$ 173,608	\$ 487,563	\$ 155,688	\$ 6,074	\$ -	\$ -	\$ 395,889	\$ 647,902	\$ 2,109,432
2002	\$ 258,904	\$ 169,622	\$ 483,867	\$ 155,635	\$ 7,596	\$ 173,770	\$ 137,329	\$ 325,821	\$ 420,653	\$ 2,133,197
2001	\$ 241,814	\$ 161,645	\$ 522,497	\$ 160,598	\$ 11,414	\$ 184,893	\$ 137,329	\$ 267,741	\$ 215,315	\$ 1,903,246
2000	\$ 245,927	\$ 189,220	\$ 525,624	\$ 171,881	\$ 3,268	\$ 333,640	\$ 137,329	\$ 375,825	\$ -	\$ 1,982,714
1999	\$ 230,639	\$ 199,864	\$ 557,554	\$ 155,684	\$ 5,941	\$ 341,808	\$ 137,329	\$ 704,620	\$ -	\$ 2,333,439
1998	\$ 216,092	\$ 179,785	\$ 406,790	\$ 175,641	\$ 11,838	\$ 341,808	\$ 137,329	\$ 387,175	\$ -	\$ 1,856,458
1997	\$ 199,914	\$ 194,101	\$ 464,439	\$ 178,254	\$ 16,841	\$ 334,262	\$ 88,702	\$ 1,252,893	\$ -	\$ 2,729,406
1996	\$ 186,986	\$ 176,027	\$ 455,710	\$ 189,871	\$ 6,620	\$ 335,541	\$ 88,702	\$ 219,540	\$ 60,485	\$ 1,719,482
1995	\$ 179,243	\$ 179,237	\$ 433,534	\$ 168,608	\$ 102,674	\$ 327,029	\$ 88,702	\$ 195,974	\$ 157,602	\$ 1,832,603

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Statistics

**CITY OF PORT ALBERNI
SEWER REVENUE FUND
LAST TEN FISCAL YEARS**

REVENUE

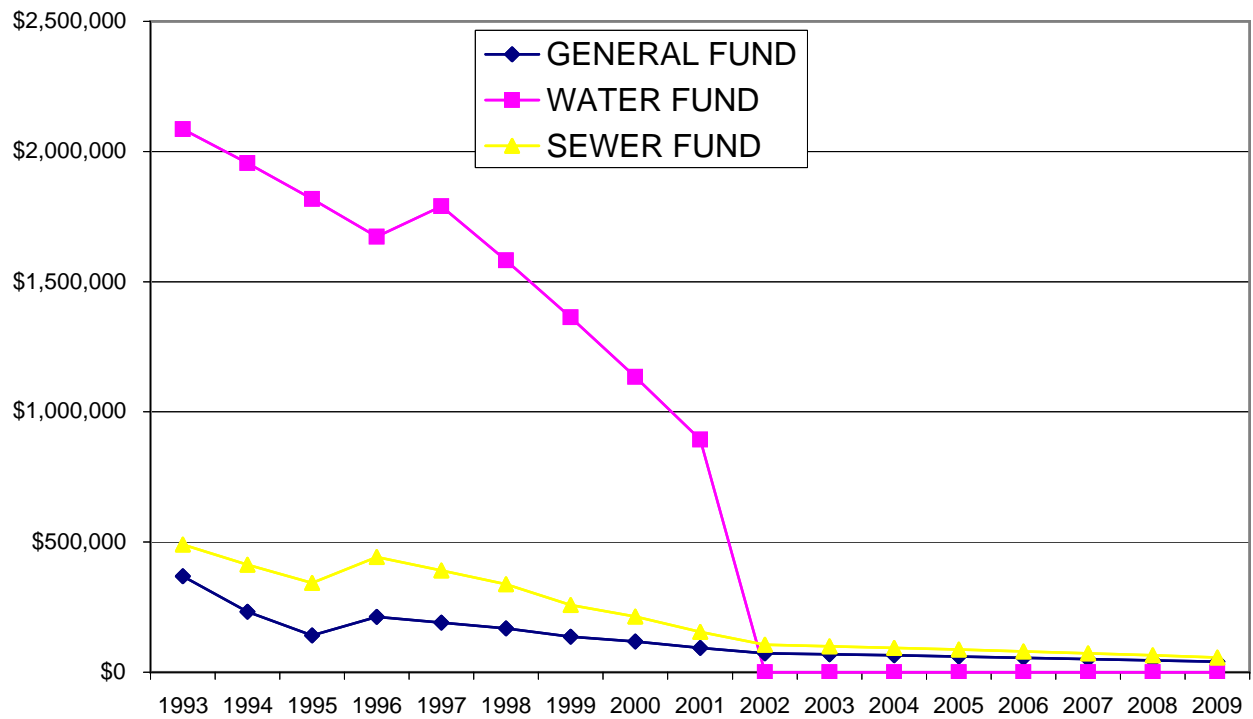
FISCAL YEAR	<i>MISC. SERVICE</i>	<i>L.I.P. CHARGES</i>	<i>GOVT GRANTS</i>	<i>INTEREST</i>	<i>GEN. REV. FUND TRANSFER</i>	<i>TRANSFER FROM RESERVES</i>	<i>TOTAL</i>
2004	\$ 58,505	\$ -	\$ -	\$ 120	\$ 784,632	\$ -	\$ 843,257
2003	\$ 32,202	\$ -	\$ 10,000	\$ 98	\$ 828,012	\$ -	\$ 870,312
2002	\$ 46,921	\$ -		\$ 2,045	\$ 903,373	\$ -	\$ 952,339
2001	\$ 34,136	\$ 56,134		\$ 2,626	\$ 1,053,150	\$ 266,465	\$ 1,412,511
2000	\$ 29,718	\$ 60,067	\$ 10,000	\$ 1,459	\$ 904,480	\$ 13,601	\$ 1,019,325
1999	\$ 19,367	\$ 55,897		\$ 1,342	\$ 1,106,427	\$ 369,724	\$ 1,552,757
1998	\$ 15,273	\$ 58,807		\$ 4,433	\$ 1,037,298	\$ 126,309	\$ 1,242,120
1997	\$ 30,326	\$ 46,873	\$ 10,000	\$ 3,207	\$ 1,335,354	\$ 324,400	\$ 1,750,160
1996	\$ 44,266	\$ 32,494		\$ 5,902	\$ 1,344,288	\$ 68,316	\$ 1,495,266
1995	\$ 27,496	\$ 33,475		\$ 4,763	\$ 1,146,587	\$ 59,500	\$ 1,271,821

EXPENDITURE

FISCAL YEAR	<i>ADMIN.</i>	<i>COLLECTION</i>	<i>PUMP STATIONS</i>	<i>TREATMENT</i>	<i>MISC.</i>	<i>FISCAL SERVICES</i>	<i>DEBT REPAYMENT</i>	<i>CONTRIB. TO CAPITAL & TRANSFERS TO RESERVES</i>	<i>TOTAL</i>
2004	\$ 217,109	\$ 296,642	\$ 184,695	\$ 119,548	\$ 9,890	\$ 10,922	\$ 4,451		\$ 843,257
2003	\$ 265,530	\$ 247,769	\$ 182,190	\$ 156,218	\$ 3,232	\$ 10,922	\$ 4,451	\$ -	\$ 870,312
2002	\$ 289,037	\$ 283,115	\$ 145,432	\$ 174,494	\$ 4,509	\$ 34,063	\$ 21,689	\$ -	\$ 952,339
2001	\$ 227,078	\$ 325,432	\$ 138,108	\$ 136,971	\$ 4,387	\$ 42,557	\$ 21,689	\$ 516,289	\$ 1,412,511
2000	\$ 199,726	\$ 214,918	\$ 138,238	\$ 126,604	\$ 7,522	\$ 42,557	\$ 21,689	\$ 268,071	\$ 1,019,325
1999	\$ 188,063	\$ 194,984	\$ 180,835	\$ 112,115	\$ 2,531	\$ 41,623	\$ 21,689	\$ 810,917	\$ 1,552,757
1998	\$ 192,263	\$ 175,145	\$ 124,399	\$ 81,803	\$ 4,601	\$ 94,049	\$ 54,005	\$ 515,855	\$ 1,242,120
1997	\$ 173,551	\$ 256,922	\$ 147,923	\$ 88,517	\$ 12,372	\$ 99,770	\$ 136,788	\$ 834,317	\$ 1,750,160
1996	\$ 151,003	\$ 269,036	\$ 168,918	\$ 93,314	\$ 5,487	\$ 88,567	\$ 218,536	\$ 500,405	\$ 1,495,266
1995	\$ 151,004	\$ 320,475	\$ 116,834	\$ 105,749	\$ 10,201	\$ 102,845	\$ 231,601	\$ 233,112	\$ 1,271,821

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CITY OF PORT ALBERNI-DEBT RETIREMENT



CITY OF PORT ALBERNI - DEBT PER CAPITA

