



**THE CORPORATION OF THE VILLAGE OF FRUITVALE
BYLAW 971, 2024**

A Bylaw Establishing a Financial Plan Program
to be Undertaken During the Years 2024 to 2028

WHEREAS under the requirements of the *Community Charter Act*, Part 6, Division 1, Section 165, a municipality must adopt by bylaw a Five-Year Financial Plan;

NOW THEREFORE the Council of the Corporation of the Village of Fruitvale, in open meeting assembled, enacts as follows:

1. THAT Schedule "A", being part of the Five-Year Financial Plan for the Years 2024 to 2028 inclusive, attached hereto and forming part of this Bylaw, is hereby adopted and will come into force and effect as of January 1, 2024;
2. THAT Schedule "B", being part of the Five-Year Financial Plan for the Years 2024 to 2028 inclusive, attached hereto and forming part of this Bylaw, is hereby adopted and will come into force and effect as of January 1, 2024;
3. THAT Bylaw No. 953 entitled "Village of Fruitvale Five-Year Financial Plan 2023-2027 Bylaw No. 953, 2023, is hereby repealed; and
4. THAT this Bylaw may be cited for all purposes as "Village of Fruitvale Five-Year Financial Plan 2024-2028 Bylaw No. 971, 2024".

READ a first time this 4th day of March, 2024.

READ a second time this 8th day of April, 2024.

READ a third time this 22nd day of April, 2024.

RECONSIDERED, FINALLY PASSED AND ADOPTED this 6th day of May, 2024.

Mayor

Chief Administrative Officer

CERTIFIED a true copy of Bylaw 971, 2024, entitled "Village of Fruitvale Five Year Financial Plan 2024-2028 Bylaw 971, 2024".

DATED this 7th day of May, 2024.

Chief Administrative Officer

**SCHEDULE "A" to
FIVE YEAR FINANCIAL PLAN BYLAW 971, 2024**

	2024 BUDGET	2025 BUDGET	2026 BUDGET	2027 BUDGET	2027 BUDGET
REVENUES					
Property Taxes	-1,207,818	-1,292,366	-1,382,831	-1,479,629	-1,583,203
Grants in Lieu of Taxes	-36,400	-37,492	-38,617	-39,775	-40,969
Franchise Fees	-26,575	-27,372	-28,193	-29,039	-29,910
Grants from Prov & Local Gov't	-709,365	-730,646	-752,565	-775,142	-798,397
Sales of Goods and Services	-15,500	-15,965	-16,444	-16,937	-17,445
User Fees	-86,905	-89,512	-92,197	-94,963	-97,812
Internal Transfers	-81,200	-83,636	-86,145	-88,729	-91,391
Cost Recoveries, Permits, Donations	-399,476	-251,460	-259,004	-266,774	-274,777
Reserve Transfers	0	0	-15,000	0	0
Collections for Other Agencies	-2,236,132	-2,303,216	-2,372,313	-2,443,482	-2,516,786
Waste Water User Fees	-483,700	-498,211	-513,157	-528,552	-544,409
Waste Water Parcel Tax	-381,000	-392,430	-404,203	-416,329	-428,819
Waste Water Grants from Prov & Local Gov't	0	0	0	0	0
Waste Water Reserve Transfers	0	0	0	0	0
Water Grants from Prov & Local Gov't	-553,500	-570,105	-587,208	-604,824	-622,969
TOTAL REVENUE	-6,217,571	-6,292,411	-6,547,878	-6,784,178	-7,046,888
EXPENDITURES					
Council	99,200	102,176	105,241	108,399	111,650
Finance and Corporate Services	917,170	944,685	973,025	1,002,216	1,032,283
Facilities	58,400	60,152	61,957	63,815	65,730
Protective Services	21,500	22,145	22,809	23,494	24,198
Public Works	465,375	479,336	493,716	508,528	523,784
Storm Drains	70,500	72,615	74,793	77,037	79,348
Community Services	38,300	39,449	40,632	41,851	43,107
Planning & Development	116,610	120,108	123,712	127,423	131,246
Parks & Recreation	325,617	335,386	345,447	355,810	366,485
Interest on Long-Term Debt	59,500	59,500	59,500	59,500	59,500
Long-Term Debt Repayment	47,600	47,600	47,600	47,600	47,600
Transfer to Capital Reserves	250,052	149,894	225,112	275,756	347,240
Transfer to Non-Capital Reserves	8,750	8,750	8,750	8,750	8,750
Transfer to Wastewater Capital Reserve	2,700	2,781	2,864	2,950	3,039
Collection for Other Agencies	2,236,132	2,303,216	2,372,313	2,443,482	2,516,786
Solid Waste	33,500	34,505	35,540	36,606	37,705
Cemetery	51,165	52,700	54,281	55,909	57,587
Wastewater	481,000	495,430	510,293	525,602	541,370
Wastewater Interest on Long-Term Debt	10,500	10,500	10,500	10,500	10,500
Wastewater Long-Term Debt Repayment	7,882	7,882	7,882	7,882	7,882
Wastewater Transfer to Reserves	362,618	373,497	384,701	396,242	408,130
Water	553,500	570,105	587,208	604,824	622,969
TOTAL EXPENDITURES	6,217,571	6,292,411	6,547,878	6,784,178	7,046,888

**SCHEDULE "B" to
FIVE YEAR FINANCIAL PLAN BYLAW 971, 2024**

In accordance with Section 165(3.1) of the *Community Charter*, the Village of Fruitvale (Village) is required to include in the Five-Year Financial Plan, objectives and policies regarding each of the following:

1. The proportion of total revenue that comes from each of the funding sources described in Section 165(7) of the *Community Charter*,
2. The distribution of property taxes among the property classes, and
3. The use of permissive tax exemptions.

1. Funding Sources

Table 1 shows the proportion of total revenue proposed to be raised for general municipal purposes from each funding source in 2024. Residential property taxes form the greatest proportion of revenue while government grants provide a large portion of funding to ensure capital projects and many operational services are provided.

Representing 56.39% of overall revenue, property taxation offers a number of advantages, for example, it is simple to administer, and it is relatively easy for residents to understand. It offers a stable and reliable source of revenue for services that are difficult or undesirable to fund on a user pay basis. These include services such as general administration, planning services, fire protection, police services, bylaw enforcement, building inspection, roads and streets maintenance and street lighting.

User fees and charges form another significant portion of discretionary revenue. Many services can be measured and charged on a user pay basis. Services where fees and charges may be easily administered include sewer usage, building permits, business licenses, and sale of specific services and therefore, are charged on a user pay basis. User fees attempt to allocate the value of a service to those who use the service.

Table 1: Sources of Revenue

Revenue Sources	% of Total Revenue	\$ Dollar Value
Property Taxes	56.39%	3,504,436
Parcel Taxes	6.13%	381,000
User Fees and Charges	9.18%	570,605
Transfer from Reserves	0.00%	0
Other Sources	6.68%	414,976
Accumulated Surplus and Own Sources	1.31%	81,200
Proceed from Long-Term Borrowing	0.00%	0
Government Grants	20.32%	1,262,865
Total	100.00%	\$ 6,215,082

Objective

Ensure utilities are self-sustaining. Utilities include solid waste collection and disposal (garbage) and wastewater collection and treatment (sewer). Currently solid waste is self-sustaining through user fees funding both capital and operating costs. Wastewater operational services are funded through user fees. The objective has been to slowly move the funding model to fully cover operational costs from user fees with parcel tax collections solely designated to the high costs of current and future capital improvements and replacements.

Plan for the long-term sustainability of the Village. A fitness gym user fee will ensure maintenance, repair and replacement of the current gym facility and equipment is funded by those using the facility and equipment. The fees ensure sustainability of the fitness gym and meeting user needs without a tax burden to all Village residents and taxpayers.

Ensure strategic use of our resources by proactively applying for public sector funding, pursuing sponsorships and seeking efficiencies. The Village of Fruitvale is applying for public sector funding and seeking partnerships whenever possible to more efficiently provide and use our resources to supplement investment into aging assets.

Policies

The Village will review user fee and parcel tax levels annually to ensure they adequately meet both the capital and delivery costs of the service.

Where possible, the Village will endeavor to supplement revenues from user fees and charges rather than taxation in order to lessen the burden on the residential property tax base.

2. Distribution of Property Tax Rates

Table 2 outlines the distribution of municipal property taxes among the property classes. The residential property class provides the largest proportion of property tax revenue. This is appropriate as this class also forms the largest portion of the assessment base and consumes the majority of Village services.

Table 2: Distribution of Municipal Property Taxes

Property Class	% of Taxation	\$ Dollar Value
CLASS 1 Residential	90.73%	1,095,878
CLASS 2 Utilities	0.62%	7,489
CLASS 3 Supportive Housing		
CLASS 4 Major Industry		
CLASS 5 Light Industry	0.11%	1,301
CLASS 6 Business & Other	8.54%	103,178
CLASS 7 Managed Forest Land		
CLASS 8 Recreation/Non-profit		
CLASS 9 Farm		
Total	100.00%	\$ 1,207,818

Objective

The residential assessment base is 90.73% of all Village assessments. Businesses, while 8.54% of the total assessment base, receive a slightly elevated level of service. The objective is to correspond the proportionate percentage of tax collections to the level of service relative to the use of services.

Policies

Create financial sustainability of the Village by increasing awareness of Asset Management. Fund services appropriately to include a capital cost charge which represents the use of assets today while also ensuring proper maintenance, operation and replacement of assets. Relate the use of services to the use of assets which provide those services and proportionately allocate the costs to those using the services.

3. Permissive Tax Exemptions

The Village has an existing permissive tax exemption policy which guides the administration and approval of permissive tax exemptions. Eligibility criteria for permissive tax exemptions that are outlined in the policy include the following:

- The tax exemption must demonstrate benefit to the community and residents of the Village by enhancing the quality of life, economically, socially or culturally within the community.
- The goals, policies and principles of the organization receiving the exemption must not be inconsistent or in conflict with those of the Village.
- The organization receiving the exemption must be a registered non-profit society, as the support of the municipality will not be used for commercial or private gain.
- Permissive tax exemptions will be considered in conjunction with:
 - other assistance being provided by the Village;
 - the potential demands for Village services or infrastructure arising from the property; and
 - the amount of revenue that the Village will forego if the exemption is granted.

Objective

The Village will continue to provide permissive tax exemptions to non-profit societies who provide a benefit to the community.

Policies

Review the tax exemption policy annually to assess activities that will be targeted in compliance with the Official Community Plan guidelines.

Table 3: Use of Permissive Tax Exemptions

BYLAW	NAME	ROLL #	CLASS	2023 ASSESSED VALUE	2023 ASSESSED VALUE TOTAL	2023 MUNICIPAL RATE	2023 VILLAGE GENERAL TAXES	WATER & SEWER PARCEL TAXES	2023 TOTALS
959, 2023	Beaver Valley Manor Society	521-00032.050	Land - 1	245,000		2.8171	\$ 690.19		
			Buildings - 1	1,797,000	2,042,000	2.8171	\$ 5,062.31	\$ 900.00	\$ 6,652.49
959, 2023	Scouts Properties	521-00267.000	Land - 8	254,000		2.8171	\$ 715.54		
			Buildings - 6	39,600	293,600	6.7610	\$ 267.74	\$ 900.00	\$ 1,883.28
959, 2023	Scouts Properties	521-00268.000	Land - 8	310,000		2.8171	\$ 873.30		
			Buildings - 6	159,000	469,000	6.7610	\$ 1,075.00	\$ 900.00	\$ 2,848.30
959, 2023	Beaver Valley Curling Club	521-00288.000	Land - 8	84,000		2.8171	\$ 236.64		
			Land - 6	84,000		6.7610	\$ 567.92		
			Buildings - 6	1,132,000	1,300,000	6.7610	\$ 7,653.50	\$ 900.00	\$ 9,358.06
960, 2023	St. Rita's Catholic Church (hall)	521-00055.012	Land - 8	99,500		2.8171	\$ 280.30		
			Buildings - 8	308,200	407,700	2.8171	\$ 868.23	\$ 900.00	\$ 2,048.53
960, 2023	Beaver Valley Christian Fellowship	521-00337.000	Land - 8	101,200		2.8171	\$ 285.09		
			Buildings - 8	177,000	278,200	2.8171	\$ 498.62	\$ 900.00	\$ 1,683.71
960, 2023	South Columbia Search & Rescue	521-00371.110	Land - 6	80,400		6.7610	\$ 543.59		
			Buildings - 6	188,000	268,400	6.7610	\$ 1,271.08	\$ 900.00	\$ 2,714.66
947, 2022	Lower Columbia Affordable Housing Society	521-00304.240	Land - 6	540,000		2.8171			
			Buildings - 6	0	540,000	2.8171	\$ 0	\$ 0	\$ 0
GRAND TOTAL							\$ 20,889.03	\$ 6,300.00	\$ 27,189.03