

**Municipality of Whitchurch - Stouffville**  
**Annual Treasurer's Statement of Reserve Funds**  
**for By-Law 2023-146-FI, 2023-147-FI, 2023-148-FI, 2023-149-FI, 2023-150-FI, 2023-151-FI, 2023-152-FI, 2024-137-FI**

Description	Services to which the Development Charge Relates									Total
	Hard Services				Soft Services					
	Public Works	Services Related to Highway	Water	Wastewater	Fire	Corporate	By-Law	Parks & Recreation	Library	
Opening Balance, January 1, 2024	\$ 145,827	\$ 8,385,521	\$ 3,462,112	\$ 3,408,729	\$ (1,550,658)	\$ 578,176	\$ 16,744	\$ 11,079,064	\$ 583,048	\$ 26,108,563
Transferred Balance of Public Works into Roads due to amalgamation of bother services under the New Bylaw 2023-150-FI, Services Related to Highway	\$ (145,827)	\$ 145,827								
Sub-Total	\$ -	\$ 8,531,348	\$ 3,462,112	\$ 3,408,729	\$ (1,550,658)	\$ 578,176	\$ 16,744	\$ 11,079,064	\$ 583,048	\$ 26,108,563
Plus:										
Development Charge Collections		\$ 1,206,915	\$ 279,741	\$ 563,905	\$ 506,197	\$ 10,659	\$ 767	\$ 1,671,091	\$ 239,514	\$ 4,478,789
Accrued Interest/Interest Earned		\$ 417,581	\$ 210,486	\$ 223,114	\$ -	\$ 33,700	\$ 686	\$ 669,271	\$ 39,915	\$ 1,594,753
Repayment of Monies Borrowed from Fund and Associated Interest	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Sub-Total	\$ -	\$ 10,155,844	\$ 3,952,339	\$ 4,195,748	\$ (1,044,461)	\$ 622,535	\$ 18,197	\$ 13,419,426	\$ 862,477	\$ 32,182,105
Less:										
Amount Transferred to Capital (or Other) Funds <sup>1</sup>		\$ 1,447,232	\$ 388,796	\$ 166,565	\$ 172,981	\$ 114,469	\$ 38,248	\$ 1,879,233	\$ 313,205	\$ 4,520,729
Borrowed Amounts Repaid to Town Funds for interim funding	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Amounts Refunded	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Amounts Loaned to Other D.C. Service Category for Interim Financing	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Credits <sup>2</sup>	\$ -	\$ 92,043		\$ -	\$ -	\$ -	\$ -		\$ -	\$ 92,043
Sub-Total	\$ -	\$ 1,539,275	\$ 388,796	\$ 166,565	\$ 172,981	\$ 114,469	\$ 38,248	\$ 1,879,233	\$ 313,205	\$ 4,612,772
Closing Balance, December 31, 2024	\$ -	\$ 8,616,569	\$ 3,563,543	\$ 4,029,183	\$ (1,217,442)	\$ 508,066	\$ (20,051)	\$ 11,540,193	\$ 549,272	\$ 27,569,333

<sup>1</sup> See Figure 1 for details<sup>2</sup> See Figure 2 for details

The Municipality is compliant with s.s. 59.1 (1) of the *Development Charges Act*, whereby charges are not directly or indirectly imposed on development nor has a requirement to construct a service related to development been imposed, except as permitted by the *Development Charges Act* or another Act.

Figure 1  
Municipality of Whitchurch - Stouffville  
Amount Transferred to Capital (or Other) Funds - Capital Fund Transactions

Capital Fund Transactions	Gross Capital Cost	DC Recoverable Cost Share					Non-D.C. Recoverable Cost Share				
		D.C. By-Law Period				Post D.C. By-Law Period	Other Reserve/Reserve Fund Draws	Tax Supported Operating Fund Contributions	Rate Supported Operating Fund Contributions	Debt Financing	Grants, Subsidies Other Contributions
		D.C. Reserve Fund Draw	D.C. Debt Financing	Grants, Subsidies Other Contributions	Interim Funding - Reserves	Post-Period Benefit/Capacity Interim Financing					
<b>Services Related to By-law</b>											
New Vehicle - By-law	\$ 38,248	\$ 38,248					\$ -				
Sub-Total - Services Related to By-law	\$ 38,248	\$ 38,248	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Services Related to Corporate</b>											
Fire Master Plan review	\$ 18,775	\$ 14,081					\$ 4,694				
Intensification and Growth Management ph2	\$ 2,197	\$ 1,494					\$ 703				
Transportation Master Plan	\$ 18,834	\$ 14,128					\$ 4,706				
Town's Built Heritage Inventory Review	\$ 57,113	\$ 9,519					\$ 47,594				
Parkland Dedication Study	\$ 34,808	\$ 23,495					\$ 11,313				
Water & Waste Water Master Plan	\$ 69,002	\$ 51,752					\$ 17,250				
Sub-Total - Services Related to Corporate	\$ 200,729	\$ 114,469	\$ -	\$ -	\$ -	\$ -	\$ 86,260	\$ -	\$ -	\$ -	\$ -
<b>Services Related to Fire</b>											
Equipment & Gear - Firefighters -New	\$ 15,464	\$ 15,464									
Equipment & Gear - Assistant Dept. Chief	\$ 3,881	\$ 3,881									
Fire Vehicle - Deputy Chief	\$ 23,720	\$ 23,720									
Equipment & Gear - Fire Prevention Staff	\$ 3,037	\$ 3,037									
Fire Vehicle - Fire Prevention Inspector (2024)	\$ 52,378	\$ 52,378									
Sub-Total - Services Related to Fire	\$ 98,480	\$ 98,480	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Services Related to Parks &amp; Recreation</b>											
Memorial Pk Ph 5 - (Zone 4,8) Skating Trail & Related Facilities	\$ 1,113,473	\$ 650,850				\$ 116,915	\$ 345,708				
Pedestrian Bridge - Little Rouge W. Stouff Con 8	\$ 53,327	\$ 51,165					\$ 2,162				
Small Dump Truck	\$ 53,176	\$ 47,858					\$ 5,318				
Penndutch Parkette	\$ 32,890	\$ 29,602					\$ 3,288				
3/4 Ton 4x4 Truck - Parks	\$ 62,814	\$ 62,814					\$ -				
Sub-Total - Services Related to Parks & Recreation	\$ 1,315,680	\$ 842,289	\$ -	\$ -	\$ -	\$ 116,915	\$ 356,476	\$ -	\$ -	\$ -	\$ -
<b>Services Related to Library</b>											
Additional Furniture/Equipment	\$ 16,449	\$ 16,449					\$ -				
Library Collection Materials	\$ 221,720	\$ 200,860					\$ 20,860				
Sub-Total - Services Related to Library	\$ 238,169	\$ 217,309	\$ -	\$ -	\$ -	\$ -	\$ 20,860	\$ -	\$ -	\$ -	\$ -
<b>Services Related to Roads</b>											
Tenth Line Reconstruction - Mantle Ave to S. Limit includes Streetlights	\$ 263,997	\$ 220,836					\$ 43,161				
Roundabouts Tenth Line / Busato Dr	\$ 87,647	\$ 87,647									
Creek Crossing-Structure, Baker Hill Dr at Little Rouge Creek, East (RB10)	\$ 42,817	\$ 42,817									
Sidewlks, Aurora Rd-Grayfield Dr to Ballantrea School	\$ 14,781	\$ 1,478					\$ 13,303				
Bethesda SideRd Resurfacing 2km between (Hwy 404 - Hwy 48)	\$ 982,749	\$ 480,424									\$ 502,325
Main St Reconstruction, Ninth Line ot Stouffer St. W22 Section Albert to Park Dr	\$ 158,432	\$ 58,693					\$ 99,739				
Skid Steer	\$ 77,146	\$ 77,146									
Streetlights, Traffic Signals and Sidewalks, Aurora Rd- Grayfield Dr to McFarland St	\$ 50,473	\$ 5,697					\$ 44,776				
Sub-Total - Services Related to Roads	\$ 1,678,042	\$ 974,738	\$ -	\$ -	\$ -	\$ -	\$ 200,979	\$ -	\$ -	\$ -	\$ 502,325
<b>Water</b>											
Commercial, Library & Mill (Comm to Main) Reconstruction & WM on Church W24-25,31	\$ 33,312	\$ 7,233					\$ 26,079				
Lloyd St Reconstruction (W27)	\$ 1,183,242	\$ 142,012					\$ 437,875				\$ 603,355
Main St Reconstruction, Ninth Line ot Stouffer St. W22 Section Albert to Park Dr	\$ 47,078	\$ 23,539					\$ 23,539				
O'Brien Ave. Reconstruction Main St. to Rose Ave. (W26)	\$ 2,039,177	\$ 216,012					\$ 396,965				\$ 1,426,200
Sub-Total - Water	\$ 3,302,809	\$ 388,796	\$ -	\$ -	\$ -	\$ -	\$ 884,458	\$ -	\$ -	\$ -	\$ 2,029,555
<b>Wastewater</b>											
DC Credit Refund per agreement-WW20 Subtrunk 10 - Tendered as a 300mm, constructed as a 3754mm diameter micro tunneled sewer crossing Ninth Line from south of the Block 151 School to Baker Hill Boulevard	\$ 59,210	\$ 59,210									
WW31 Flow Monitoring-2023	\$ 143,383	\$ 71,691					\$ 71,692				
WW31 Flow Monitoring-2024	\$ 40,338	\$ 20,169					\$ 20,169				
WW19Subtrunk 10 Extension-450mm sewer on Baker Hill Road from the existing subtrunk 10	\$ 8,377	\$ 8,377									
WW27 Subtrunk 10 - 450mm sewer on Baker Hill Road - Creek Crossing	\$ 7,118	\$ 7,118									
Sub-Total - Wastewater	\$ 258,426	\$ 166,565	\$ -	\$ -	\$ -	\$ -	\$ 91,861	\$ -	\$ -	\$ -	\$ -

Figure 1  
Municipality of Whitchurch - Stouffville  
Amount Transferred to Capital (or Other) Funds - Operating Fund Transactions

Operating Fund Transactions	Annual Debt Repayment Amount	D.C. Reserve Fund Draw		Post D.C. By-Law Period			Non-D.C. Recoverable Cost Share		
		Principal	Interest	Principal	Interest	Source	Principal	Interest	Source
<b><u>Services Related to Fire</u></b>									
Station 51 Fire Hall	\$ 124,716	\$ 43,266	\$ 31,235				\$ 29,162	\$ 21,053	Tax Supported
Sub-Total - Services Related to Fire	\$ 124,716	\$ 43,266	\$ 31,235	\$ -	\$ -		\$ 29,162	\$ 21,053	
<b><u>Services Related to Parks &amp; Recreation</u></b>									
Clippers Sports Complex	\$ 800,196	\$ 464,721	\$ 335,475						
Operations Centre	\$ 125,684	\$ 14,174	\$ 10,669				\$ 57,538	\$ 43,303	Tax Supported
Hillmount Park with splash pad (Greenwood)	\$ 150,478	\$ 48,842	\$ 2,228	\$ 18,993	\$ 888	Reserve	\$ 75,974	\$ 3,553	Reserve
Tresstown (Sunnyridge) Park	\$ 54,524	\$ 17,710	\$ 828	\$ 6,876	\$ 322	Reserve	\$ 27,502	\$ 1,286	Reserve
Leisure / Library Expansion	\$ 213,618	\$ 88,760	\$ 53,537				\$ 44,488	\$ 26,833	Reserve
Sub-Total - Leisure	\$ 1,344,500	\$ 634,207	\$ 402,737	\$ 25,869	\$ 1,210		\$ 205,502	\$ 74,975	
<b><u>Services Related to Library</u></b>									
Leisure / Library Expansion	\$ 95,896	\$ 59,817	\$ 36,079						
Sub-Total - Services Related to Library	\$ 95,896	\$ 59,817	\$ 36,079	\$ -	\$ -		\$ -	\$ -	
<b><u>Services Related to Roads</u></b>									
Operations Centre	\$ 292,404	\$ 66,150	\$ 49,783				\$ 100,692	\$ 75,779	Tax Supported
Main Street HWY 48 to Ninth Line	\$ 190,987	\$ 92,920	\$ 70,989				\$ 15,450	\$ 11,628	Tax Supported
Creek Crossing Structure (RB04) (Baker Hill @ Little Rouge Creek West)	\$ 192,652	\$ 118,706	\$ 73,946						
Sub-Total - Roads	\$ 676,043	\$ 277,776	\$ 194,718	\$ -	\$ -		\$ 116,142	\$ 87,407	

**Figure 2**  
**Municipality of Whitchurch - Stouffville**  
**Statement of Credit Holder Transactions**

Credit Holder	Applicable D.C. Reserve Fund	Credit Balance Outstanding Beginning of Year 2024	Additional Credits Granted During Year	Credits Used by Holder During Year	Credit Balance Outstanding End of Year 2023
Hoover Park Town Centre Inc.	Roads	\$ 1,913,589	\$ -	\$ 92,043	\$ 1,821,546
Total Development Charge Credits		\$ 1,913,589	\$ -	\$ 92,043	\$ 1,821,546

**Municipality of Whitchurch - Stouffville**  
**Annual Treasurer's Statement of Development Charge Reserves Future Allocations as at December 31, 2024**

Description	Roads	Water	Wastewater	Fire	Corporate	By-Law	Parks & Recreation	Library	Total
Closing Balance, December 31, 2024	\$ 8,616,569	\$ 3,563,543	\$ 4,029,183	\$ (1,217,442)	\$ 508,066	\$ (20,051)	\$ 11,540,193	\$ 549,272	\$ 27,569,333
Capital Project Commitments against the DC Reserve Funds:									
<b>2025 Allocation</b>									
Committed Future Debt repayment - 2025	\$ 477,887			\$ 75,323			\$ 1,046,622	\$ 96,129	\$ 1,695,960
Prior years approved projects - work in progress	\$ 5,533,529	\$ 5,025,351	\$ 5,111,370	\$ 5,263	\$ 505,491	\$ 26,752	\$ 879,261	\$ -	\$ 17,087,016
2025 approved capital projects	\$ 1,160,000	\$ 111,460	\$ 229,540	\$ 1,523,120	\$ 534,250	\$ -	\$ 3,298,500	\$ 223,180	\$ 7,080,050
Total 2025 allocation	\$ 7,171,416	\$ 5,136,811	\$ 5,340,910	\$ 1,603,706	\$ 1,039,741	\$ 26,752	\$ 5,224,383	\$ 319,309	\$ 25,863,026
2025 allocation as a % of reserve balance	83%	144%	133%	-132%	205%	-133%	45%	58%	94%
<b>2026-2051 Allocation</b>									
Committed Future Debt repayment - 2026 - 2051	\$ 5,644,568			\$ 715,565			\$ 9,746,037	\$ 1,201,608	\$ 17,307,778
2026-2034 approved capital projects - Funded	\$ 84,570,401	\$ 13,876,144	\$ 11,264,220	\$ 275,900	\$ 9,809,504	\$ -	\$ 21,767,350	\$ 635,990	\$ 142,199,509
2025-2034 approved forecast - Front ended	\$ 15,767,200	\$ 7,877,300	\$ 52,493,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 76,137,500
2026-2034 approved forecast - Unfunded		\$ -		\$ 39,958,000	\$ -	\$ -	\$ 57,065,600	\$ 13,383,800	\$ 110,407,400
Total 2026-2051 allocation	\$ 105,982,169	\$ 21,753,444	\$ 63,757,220	\$ 40,949,465	\$ 9,809,504	\$ -	\$ 88,578,987	\$ 15,221,398	\$ 346,052,187
Total allocation against DC Reserve Funds	\$ 113,153,584	\$ 26,890,255	\$ 69,098,130	\$ 42,553,170	\$ 10,849,245	\$ 26,752	\$ 93,803,370	\$ 15,540,707	\$ 371,915,213
<b>Unallocated Reserve Balance (future collections required)</b>	<b>\$ (104,537,015)</b>	<b>\$ (23,326,712)</b>	<b>\$ (65,068,947)</b>	<b>\$ (43,770,612)</b>	<b>\$ (10,341,179)</b>	<b>\$ (46,803)</b>	<b>\$ (82,263,177)</b>	<b>\$ (14,991,435)</b>	<b>\$ (344,345,880)</b>

Note: In excess of 60% of the DC reserves have been allocated to eligible projects as required by the *More Homes Built Faster Act, 2022* (requirement is as of Jan1, 2023).

Beginning in 2023 a municipality shall spend or allocate at least 60 per cent of the monies that are in a reserve fund for Roads, Water and Wastewater services. The Town has previously constructed growth capital projects as annual debt payments, projects which are in the work-in progress stage and new growth capital projects identified within the 10 year approved Capital Budget forecast that have been identified in the Town's Development Charge Study and are allocated against the Development Charge reserves.

As future growth occurs the related development charges are received.