

District of Squamish
Consolidated Financial Statement
For the year ended December 31, 2025



District of Squamish

December 31, 2025

Management's Responsibility for Financial Reporting

The Council of the District of Squamish ("District") has delegated the responsibility for the integrity and objectivity of the financial information contained in the consolidated financial statements to the management of the District. The consolidated financial statements which, in part, are based on informed judgements and estimates, have been prepared by management in accordance with Canadian public sector accounting standards, which have been applied on a basis consistent with that of the preceding year.

To assist in carrying out their responsibility, management maintains an accounting system and internal controls to provide reasonable assurance that transactions are executed and recorded in accordance with authorization and that financial records are reliable for preparation of financial statements.

The Mayor and Council oversee management's responsibilities for the financial reporting and internal control systems. Council annually reviews and approves the consolidated financial statements.

The District's independent auditors, BDO Canada LLP, are engaged to express an opinion as to whether these consolidated financial statements present fairly the District's consolidated financial position, operations, and cash flows in accordance with Canadian public sector accounting standards. Their opinion is based on procedures they consider sufficient to support such an opinion in accordance with Canadian generally accepted auditing standards.

The consolidated financial statements have, in management's opinion, been properly prepared within reasonable limits of materiality and in accordance with Canadian public sector accounting standards.

Heather Boxrud, MBA, CGA, CPA
Chief Financial Officer
May 7, 2026



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Independent Auditor's Report

To the Mayor and Councillors of the District of Squamish

Opinion

We have audited the accompanying consolidated financial statements of the District of Squamish and its controlled entities (the "District"), which comprise the Consolidated Statement of Financial Position as at December 31, 2025, the Consolidated Statements of Operations and Accumulated Surplus, Change in Net Financial Assets, Remeasurement Gains and Losses, and Cash Flows for the year then ended, and notes to the consolidated financial statements, including a summary of significant accounting policies.

In our opinion, the consolidated financial statements present fairly, in all material respects, the consolidated financial position of the District as at December 31, 2025, and its results of consolidated operations, change in net financial assets, and consolidated cash flows for the year then ended in accordance with Canadian public sector accounting standards.

Basis for Opinion

We conducted our audit in accordance with Canadian generally-accepted auditing standards. Our responsibilities under those standards are further described in the *Auditor's Responsibilities for the Audit of the Consolidated Financial Statements* section of this report. We are independent of the District in accordance with the ethical requirements that are relevant to our audit of the consolidated financial statements in Canada and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Emphasis of Matter

We draw attention to Note 22 to the consolidated financial statements, which explains that certain comparative information presented for the year ended December 31, 2024 has been restated. Our opinion is not modified in respect of this matter.

Responsibilities of Management and Those Charged with Governance for the Consolidated Financial Statements

Management is responsible for the preparation and fair presentation of these consolidated financial statements in accordance with Canadian public sector accounting standards, and for such internal control as management determines is necessary to enable the preparation of consolidated financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the consolidated financial statements, management is responsible for assessing the District's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the District or to cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the District's financial reporting process.



Auditor's Responsibilities for the Audit of the Consolidated Financial Statements

Our objectives are to obtain reasonable assurance about whether the consolidated financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with Canadian generally accepted auditing standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these consolidated financial statements.

Auditor's Responsibilities for the Audit of the Consolidated Financial Statements (Continued)

As part of an audit in accordance with Canadian generally accepted auditing standards, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the consolidated financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the District's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the consolidated financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the District to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the consolidated financial statements, including the disclosures, and whether the consolidated financial statements represent the underlying transactions and events in a manner that achieves fair presentation.
- Obtain sufficient appropriate audit evidence regarding the financial information of the entities or business activities within the District to express an opinion on the consolidated financial statements. We are responsible for the direction, supervision and performance of the group audit. We remain solely responsible for our audit opinion.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

BDO Canada LLP

Chartered Professional Accountants

Whistler, British Columbia

May 7, 2026


District of Squamish

Consolidated Statement of Financial Position

December 31	2025	2024
		(Restated - Note 22)
Financial Assets		
Cash and cash equivalents (Note 4)	\$ 128,338,805	\$ 124,009,915
Investments (Note 5)	6,995,909	6,372,154
Accounts receivable (Note 6)	15,250,728	12,152,408
Debenture deposits (Note 7)	729,213	681,313
Security deposits	55,400	55,400
	151,370,055	143,271,190
Liabilities		
Accounts payable, accrued and other liabilities (Note 8)	29,709,122	28,069,888
Deferred revenue (Note 9)	12,931,281	11,968,945
Asset retirement obligations (Note 10)	9,575,223	7,714,006
Development cost charges (Note 11)	16,110,568	13,546,426
Debt (Note 12)	53,079,685	40,815,325
Provision for post-employment benefits (Note 13)	2,188,700	2,022,400
	123,594,579	104,136,990
Net Financial Assets	27,775,476	39,134,200
Non-Financial Assets		
Tangible capital assets (Schedule 1)	494,605,864	432,534,085
Intangible capital assets	8,767	-
Inventories	679,283	631,508
Prepaid expenses	743,996	631,432
	496,037,910	433,797,025
Accumulated Surplus (Note 14)	\$ 523,813,386	\$ 472,931,225
Commitments and contingencies (Note 15)		



Heather Boxrud, MBA, CPA, CGA
Chief Financial Officer



Armand Hurford
Mayor of Squamish

District of Squamish

Consolidated Statement of Operations and Accumulated Surplus

For the year end December 31	Financial Plan		2024 (Restated - Note 22)
	2025 (Note 16)	2025	
Revenue (Schedule 2)			
Taxation (Note 17)	\$ 48,215,188	\$ 49,467,738	\$ 41,959,885
Other property levies (Note 17)	1,923,000	2,422,248	2,301,256
Utility user fees (Note 17)	21,652,387	21,537,703	20,524,094
Other revenue from own sources	2,323,299	2,279,129	1,559,495
Other fees and charges	9,190,598	8,044,685	7,125,382
Government transfers for operating (Note 18)	4,207,322	3,790,025	3,964,537
Investment income	2,090,494	4,460,746	6,378,392
	89,602,288	92,002,274	83,813,041
Expenses (Schedule 2)			
Community and Economic Development	11,051,867	7,365,400	6,533,233
General Government	23,733,967	23,503,008	21,254,085
Health, Social and Housing	293,648	566,860	1,068,901
Parks, Recreation and Culture	9,273,990	8,596,360	8,179,695
Protective Services	18,046,831	17,444,463	15,553,597
Solid Waste Management	8,044,203	8,446,512	7,340,611
Transportation and Transit	9,977,055	8,585,327	7,347,700
Waste Water Services	7,082,735	7,092,288	6,371,556
Water Services	5,527,659	4,963,270	4,565,377
	93,031,955	86,563,488	78,214,755
Annual surplus (deficit) before Other	(3,429,667)	5,438,786	5,598,286
Other			
Government transfers for capital (Note 18)	30,400,366	16,297,802	12,902,766
Developer cost charge capital revenues	6,336,219	2,274,884	4,489,423
Developer contributed assets	494,178	15,138,603	24,439,728
Gain on disposal of tangible capital assets	13,000,000	11,001,233	16,546,287
Other capital revenues	1,352,394	218,127	91,186
Investment in Squamish Community Forest	-	450,020	461,810
	51,583,157	45,380,669	58,931,200
Annual Surplus	48,153,490	50,819,455	64,529,486
Accumulated Surplus, beginning of year	465,844,591	473,004,113	408,474,627
Accumulated Surplus, end of year	\$ 513,998,081	\$ 523,823,568	\$ 473,004,113

District of Squamish

Consolidated Statement of Remeasurement Gains and Losses

For the year end December 31	2025	2024
Accumulated remeasurement losses, beginning of year	\$ (72,888)	\$ (186,819)
MFA Mortgage Fund investments measured at fair value	62,705	113,931
Accumulated remeasurement losses end of year	\$ (10,183)	\$ (72,888)

District of Squamish

Consolidated Statement of Change in Net Financial Assets

For the year end December 31	Financial Plan 2025 (Note 16)	2025	2024
Annual surplus	\$ 48,153,490	\$ 50,819,455	\$ 64,529,486
Acquisition of tangible capital assets	(140,888,645)	(63,481,111)	(46,295,071)
Acquisition of intangible capital assets	-	(17,535)	-
Contributed tangible capital assets	(104,178)	(13,595,296)	(22,522,195)
Amortization on intangible and tangible capital assets	12,561,000	13,143,910	12,766,128
Gain on disposal of tangible capital assets	(13,000,000)	(11,001,233)	(16,546,287)
Proceeds on sale of tangible capital assets	13,000,000	12,870,718	17,495,542
	(128,431,823)	(62,080,547)	(55,101,883)
Other non-financial assets			
Decrease (increase) in inventories	-	(47,773)	5,347
Increase in prepaid expenses	-	(112,564)	(428,008)
	-	(160,337)	(422,661)
Net remeasurement gains	-	62,705	113,932
Change in net financial assets (debt)	(80,278,333)	(11,358,724)	9,118,874
Net financial assets, beginning of year	39,134,450	39,134,200	30,015,326
Net financial assets, end of year	\$ (41,143,883)	\$ 27,775,476	\$ 39,134,200

District of Squamish

Consolidated Statement of Cash Flows

For the year end December 31	2025	2024
Cash provided by (used in)		
Operating transactions		
Annual surplus	\$ 50,819,455	\$ 64,529,486
Non-cash items included in annual surplus		
Amortization on intangible and tangible capital assets	13,143,910	12,766,128
Accretion expense and estimate revaluation	1,861,217	1,243,549
Contributed tangible capital assets	(13,595,296)	(22,522,195)
Gain on disposal of tangible capital assets	(11,001,233)	(16,546,287)
Provision for post employment benefits	166,300	177,400
Development cost charges revenue recognized	(2,274,884)	(4,489,423)
Actuarial adjustment on debt	(780,494)	(810,830)
Gain on investment in Squamish Community Forest Investment	(450,020)	(461,810)
Changes in other non-cash working capital	(704,986)	(6,556,376)
	37,183,969	27,329,642
Investing transactions		
Acquisition of investments	(111,031)	(187,867)
Capital transactions		
Acquisition of tangible capital assets	(63,481,111)	(46,295,071)
Acquisition of intangible capital assets	(17,535)	-
Proceeds from sale of tangible capital assets	12,870,718	17,495,542
	(50,627,928)	(28,799,529)
Financing transactions		
Development cost charges received, including interest	4,839,026	1,910,852
Repayment of short-term portion of Debt	(9,200,000)	-
Proceeds of the short-term portion of Debt	16,500,000	12,000,000
Repayment of long-term portion of Debt	(3,532,836)	(3,624,712)
Proceeds of the long-term portion of Debt	9,300,029	-
Capital lease payments	(22,339)	(22,948)
	17,883,880	10,263,192
Increase in cash	4,328,890	8,605,438
Cash and cash equivalents, beginning of year	124,009,915	115,404,477
Cash and cash equivalents, end of year	128,338,805	124,009,915
Supplemental information:		
Interest paid	\$ 1,937,131	\$ 1,453,565

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

The Notes to the Consolidated Financial Statements ("Notes") are an integral part of the financial statements. The following explains the significant accounting policies and reporting principles underlying these statements. The Notes also provide relevant supplementary information and explanations.

1. Status of the District of Squamish

The District of Squamish ("District") is a municipality that was incorporated on December 15, 1964 pursuant to the Municipal Act and subsequently continued under the Local Government Act, a statute of the Legislature of the Province of British Columbia ("Province"). The District is subject to the provisions of the Community Charter and legislation under the Province. The District's principal activity is providing property tax funded services such as general government (communications, corporate services, financial services, human resources, information technology services), protective services, transportation and transit, community and economic development, and parks and recreation. The District provides public utilities for solid waste, water, and waste water services. The District also operates a cemetery and an aquatic centre and provides the community with library and other services.

2. Significant Accounting Policies

The consolidated financial statements have been prepared by management in accordance with Canadian public sector accounting standards ("PSAS"). The significant accounting policies are summarized below.

Basis of consolidation

The consolidated financial statements include the assets, liabilities, reserves, surpluses / deficits, revenues, and expenses of those District funds and government functions or entities which have been determined to comprise a part of the aggregate District operations based upon control exercised by the District. Inter-fund and inter-corporate balances and transactions have been eliminated.

I) Consolidated entities

The organizations (referred to as "civic corporations") included in the consolidated financial statements are as follows:

Squamish Public Library ("SPL"), which was incorporated without share capital as a municipal library of the District on May 15, 2003.

Squamish Sustainability Corporation ("SSC"), which was incorporated with the District as the sole shareholder on October 13, 2005.

II) Squamish Community Forest Corporation and Squamish Community Forest Limited Partnership

The District of Squamish holds 50% of the shares in Squamish Community Forest Corporation and is a 50% limited partner in Squamish Community Forest Limited Partnership.

These entities are accounted for using the modified equity method of accounting, where only the District's investment in these entities and the District's portion of these entities net income and other changes in equity

Notes to the Consolidated Financial Statements

December 31, 2025

2. Significant Accounting Policies (continued)

are recorded. No adjustment is made for accounting policies of these entities that are different from those of the District and inter-entity balances and transactions between these entities and the District are not eliminated.

The Partnership entered into a 25-year Community Forest Agreement with the Province of British Columbia on December 22, 2022, which grants the exclusive right to harvest 20,000 cubic meters of crown timber annually within Sk̓wx̓wú7mesh Úxwumixw (Squamish Nation) territory. A replacement agreement will be offered following the ninth anniversary of the Community Forest Agreement.

(III) Squamish District Community Pool

The Squamish-Lillooet Regional District ("SLRD") has contracted with the District to provide aquatic centre ("Squamish District Community Pool") recreational services. The District provides the programs and services at the Squamish District Community Pool on behalf of the SLRD. This facility was established and constructed under authority of the SLRD Service Area Establishment Bylaw No. 438. The related assets, liabilities, revenues, and expenses are reported in the SLRD financial statements, as the taxing authority. Therefore, the District does not include any portion of the Squamish District Community Pool financial position or operations in the consolidated financial statements.

Basis of accounting

The consolidated financial statements are prepared using the accrual basis of accounting. The accrual basis of accounting records revenues as it is earned and measurable. Expenses are recognized as they are incurred based upon receipt of goods or services and / or creation of a legal obligation to pay.

I) Fund accounting

As a local government, the District uses fund accounting. The resources and operations of the District have been segregated for accounting and financial reporting purposes into the following funds, which are presented as supplementary information: General, Solid Waste, Water, and Waste Water.

II) Segment disclosure

The District segregates its operations for financial reporting based upon group of activities / services. A segment is defined as a distinguishable activity or group of activities / services of a government for which it is appropriate to separately report financial information. The District provides this additional segment information in Schedule 2.

Financial Instruments

Financial Instruments are classified into two categories: (I) fair value and (II) cost / amortized cost.

All financial assets are tested annually for impairment. When financial assets are impaired, impairment losses are recorded in the Consolidated Statement of Operations and Accumulated Surplus.

Notes to the Consolidated Financial Statements

December 31, 2025

2. Significant Accounting Policies (continued)

Transaction costs are added to the carrying value for financial instruments measured using cost or amortized cost. Transaction costs are expensed for financial instruments measured at fair value.

(I) Fair Value

The District has elected to measure the MFA Mortgage Fund at fair value, based upon quoted prices in an active market for identical investments, to correspond with how they are evaluated and managed. Unrealized gains and losses are recognized in the Consolidated Statement of Remeasurement Gains and Losses until such time that the financial asset is derecognized due to sale or impairment. At the time of derecognition, the related gains and losses are reversed from the Consolidated Statement of Remeasurement Gains and Losses and reported in the Consolidated Statement of Operations and Accumulated Surplus.

(II) Cost / amortized cost

The cost / amortized cost category includes cash and cash equivalents, accounts receivable, accounts payable and accrued liabilities, and debt. The assets are measured using the effective interest rate method. Gains and losses are recognized in the Consolidated Statement of Operations and Accumulated Surplus upon derecognition or impairment. The carrying amount of each of these financial instruments is presented in the Consolidated Statement of Financial Position.

Deferred revenue

Government transfers, contributions, and other amounts are received from third parties pursuant to legislation, regulation, or agreement. They may only be used in the conduct of certain programs, in the completion of specific work, or for the acquisition and construction of tangible capital assets.

Development cost charges ("DCC") are collected for which the related services or capital costs have yet to be performed. Revenue is recognized in the period when the related expenses (such as development costs) are incurred, services performed, or the tangible capital assets are acquired.

Contaminated sites

Governments are required to accrue a liability for the costs to remediate a contaminated site. The District recognizes a liability, at the estimated net present value of remediation cost, when an environmental standard exists, contamination exceeds the standard, the government has responsibility for remediation, future economic benefits will be given up, and a reasonable estimate can be made.

Employee future benefits

The District and its employees make contributions to the Municipal Pension Plan ("MPP"). These District contributions are expensed as incurred.

For post-employment benefits, the District accrues for the employees' Sick Leave Plan, Vacation at Retirement Plan, and the Retirement Pay Plan. The liabilities related to these benefits are actuarially

Notes to the Consolidated Financial Statements

December 31, 2025

2. Significant Accounting Policies (continued)

determined based on period of service and best estimates of retirement ages and expected salaries. The liabilities under these benefit plans are accrued based on projected benefits as the employees render services necessary to earn the future benefits. Actuarial gains and losses are amortized over the expected average remaining service period of the related employee group, commencing their year after the gain or loss arises.

Non-financial asset

Non-financial assets are held for use in the provision of goods and services but are not available to discharge existing liabilities. These assets may have a useful life extending beyond the current year and are not intended for sale in the ordinary course of operations.

Intangible assets, such as water rights and mineral resources, unless acquired by the District through an arm's length exchange, are not recorded in the financial statements.

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

Fund	Asset Category	Useful Life Range (years)
General	Land	n/a
	Land improvements	5 to 200
	Buildings	5 to 60
	Furniture, vehicles, and equipment	3 to 40
	Transportation infrastructure	5 to 100
Solid Waste	Solid waste infrastructure	12 to 50
Water	Water infrastructure	5 to 100
Waste Water	Waste water infrastructure	5 to 100

Amortization is charged over the asset's useful life in a rational and systematic manner, considering cost less any residual value. Assets under construction are not amortized. When assets are substantially complete and available for use, they cease to be classified as assets under construction and their period of amortization begins.

Contributed tangible capital assets are recognized at fair value (using various methods including actual developer costs, appraisals, assessed value, or professional estimations) at the date of contribution and are also recognized as revenue. Where an estimate of fair market value cannot be made, the tangible capital asset is recognized at nominal value.

Notes to the Consolidated Financial Statements

December 31, 2025

2. Significant Accounting Policies (continued)

Leases are classified as capital or operating leases. Leases which transfer substantially all of the benefits and risks incidental to ownership of property are classified as capital and the related assets are accounted for as tangible capital assets. All other leases are classified as operating leases and the related lease payments are charged to expenses as incurred.

The District's tangible capital assets do not include works of art and historical treasures because a reasonable estimate of the future benefits associated with such property cannot be made.

Inventories

Inventories are recorded at the lower of cost and replacement cost. Donated materials are initially recorded at their fair value, if determinable, and subsequently at the lower of cost and replacement cost.

Tax revenues

Taxes are levied to provide revenue to the District for the provision of public services. Tax revenues are recognized as revenue in the year they are levied as the tax revenues result from non-exchange transactions that are compulsorily paid to local governments in accordance with the established laws and regulations.

The property tax revenue relies on market assessment of land value that are subject to appeal. Through the British Columbia Assessments appeal process, taxes may be adjusted by way of supplementary roll adjustments. Estimates are made of potential adjustments to taxes. Any additional adjustments required over those estimated are recognized at the time they are awarded.

The District is required by the Province and other taxing authorities to collect and remit levies in respect of properties. The District has no jurisdiction or control over these levies. Therefore, levies imposed by other taxing authorities are not reflected as a District revenue and expense. The funds collected are presented as a payable to the taxing authority.

Government transfers

Government transfers are transfers of monetary assets or tangible capital assets to the District that are not the result of an exchange transaction, a direct financial return, or expected to be repaid in the future. Government transfers, which include legislative grants, are recognized as revenue in the consolidated financial statements when the transfer is authorized and any eligibility criteria have been met, stipulations that give rise to a liability, if any, have been met, and reasonable estimates of the amounts can be determined.

Other revenues

The District recognizes other revenues for the provision of utility and other public services.

The utility services include water, waste water, and solid waste. The revenue for water, waste water, and solid

Notes to the Consolidated Financial Statements

December 31, 2025

2. Significant Accounting Policies (continued)

waste usage are recorded as a utility user fee over the period of service. Other utility revenues are recorded for servicing properties such as connection fees, which are recognized when the connection has been established.

Other sales of goods and services include revenue from other government services such as general government, transportation, community and development, parks and recreation, and the consolidated civic corporations services.

Revenue from transactions with performance obligations is recognized when, at a point of time or over a period of time, the District satisfies the performance obligation which occurs when control of the benefits associated with the promised goods or services has passed to the payor.

Estimates

The preparation of financial statements requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosures of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reported period. Actual results will depend on future economic events and could differ from those estimates. The significant areas requiring management estimates include accrued and other liabilities, asset retirement obligations, provision for post-employment benefits, the value of developer contributed assets, and the useful lives of tangible capital assets.

Contingent liabilities

Liabilities for potential obligations that are contingent on future events are recognized when it is likely that the future event will confirm the existence of the obligation and the amount of the liability can be reasonably estimated. Disclosure for potential obligations that do not meet the threshold is made when the occurrence of the confirming future event is likely, but the amount of the liability cannot be reasonably estimated, or the occurrence of the confirming future event is not determinable.

Financial plan

The 2025 financial plan is included on the Consolidated Statements of Operations and Accumulated Surplus and the Consolidated Change in Net Financial Assets. The financial plan is compiled from the District Council approved financial plan bylaw and adjusted for consolidated entities.

3. Financial Instruments Risks

The District is exposed to credit risk and liquidity risk from financial instruments.

(I) Credit risk

Credit risk primarily arises from the District's cash and cash equivalents, accounts receivable, and portfolio investments. The risk exposure is limited to their varying amounts at the date of the financial statement of position

Notes to the Consolidated Financial Statements

December 31, 2025

3. Financial Instruments Risks (continued)

The District manages cash and cash equivalents credit risk by holding balances of cash and cash equivalents and GICs held by civic corporations with reputable top rated financial institutions. The District manages exposure to credit risk related to the MFA Mortgage Fund investments by maintaining its investments in the Municipal Finance Authority of BC ("MFA"), which meets the investment requirements of Section 183 of the Community Charter of the Province.

The District has three primary sources of accounts receivable: property taxation, utility fees, and government grants. Credit risk for all primary sources is mitigated through legislated payments for property taxation and utility fees and formal commitments from government agencies.

Portfolio investment credit risk is mitigated through restrictive legislation investment options.

(II) Liquidity risk

Liquidity risk is the risk that the District will not be able to meet its financial obligations as they become due. The District meets its liquidity requirements by holding assets that can be readily converted into cash and preparing annual operating and capital expenditure budgets, which are monitored and updated as required. In addition, the District requires that funding for significant capital projects be secured before expenditures are incurred.

The two primary sources of liquidity risk to the District are accounts payable and accrued liabilities and debt. The District has sufficient net assets to meet its accounts payable and accrued liabilities obligations. The District manages debt liabilities through fixed repayment terms. The schedule of debt is detailed in financial statement Note 12.

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

4. Cash and Cash Equivalents

	2025		2024
Cash	\$ 124,957,876	\$	120,764,156
Cash equivalents	3,243,175		3,152,225
Cash held by civic corporations	137,754		93,534
	\$ 128,338,805	\$	124,009,915

The District's Operating Account, presented as "Cash" is comprised of deposits at Scotiabank and accrues interest at a rate of the Scotiabank Reference Rate + 0.3% (2024 - Scotiabank Reference Rate + 0.3%).

Cash Equivalents are comprised of Scotiabank "Notice Plan" deposits which accrue interest at a rate of the Scotiabank Reference Rate + 0.35% (2024 - Scotiabank Reference Rate + 0.35%) and requires 20 days notice to liquidate.

5. Investments

	2025		2024
MFA Mortgage Fund	\$ 5,744,068	\$	5,483,951
Investments held by civic corporations	572,760		659,142
Investment in Squamish Community Forest	679,081		229,061
	\$ 6,995,909	\$	6,372,154

The District has elected to record its investments at fair value.

Investments in civic corporations consist of Guaranteed Investment Certificates. The interest rates range from 2.55% to 3.55% and mature between August 19 and December 18, 2026.

The investment in Squamish Community Forest represents the District's portion of the cumulative net income in Squamish Community Forest Corporation and Squamish Community Forest Limited Partnership.

6. Accounts Receivable

	2025		2024
Property taxes	\$ 2,953,405	\$	1,957,508
Utilities	775,622		757,061
Government transfers	7,055,262		6,870,709
GST	1,386,882		851,945
Trade accounts and other	3,079,557		1,715,185
	\$ 15,250,728	\$	12,152,408

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

6. Accounts Receivable (continued)

The District receives government transfers from senior levels of government, including the Province and the Federal Government of Canada.

The District, as a local government, receives goods and services tax rebates and input tax credits from the Canada Revenue Agency, Federal Government of Canada.

7. Debenture Deposits

	2025		2024
General	\$ 584,041	\$	483,937
Solid waste	20,180		76,018
Water	85,886		83,389
Waste water	39,106		37,969
	\$ 729,213	\$	681,313

The District issues its debt instruments through MFA. A portion of the debt proceeds are withheld in the debt reserve fund by the MFA; these are considered District cash deposits and are a condition of the borrowings. These deposits are invested by MFA and earn a return net of expenses. They are refundable upon maturity of the underlying debt.

8. Accounts Payable, Accrued and Other Liabilities

	2025		2024
Accrued liabilities and trade liabilities	\$ 20,138,645	\$	19,452,570
Wages and benefits payable	2,773,130		1,892,604
Accrued interest payable	437,812		336,305
Deposits	6,359,535		6,388,409
	\$ 29,709,122	\$	28,069,888

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

9. Deferred Revenue

	2025	2024
Application fees, permits, and servicing agreements	\$ 3,149,184	\$ 2,052,574
Deferred government transfers	2,189,167	2,877,097
Development forfeited security	2,963,641	2,922,121
Prepaid taxes	1,058,606	1,132,683
Prepaid utilities fees	309,631	278,496
Other deferred revenue	3,261,052	2,705,974
	\$ 12,931,281	\$ 11,968,945

The District records deferred revenue for funds received in advance of services rendered and is recognized as revenue in the period the services are provided.

10. Asset Retirement Obligations

	2025	2024
Opening balance		
Landfill asset retirement obligation	\$ 7,034,383	\$ 5,813,308
Other asset retirement obligation	679,623	657,149
Accretion expense	414,504	326,033
Landfill estimate revaluation	1,446,713	917,516
	\$ 9,575,223	\$ 7,714,006

Asset retirement obligations have been recorded for the following: landfill closure and post closure costs, asbestos remediation, well decommissioning, and lease agreement conditions.

The landfill is expected to close in 2030. Monitoring of the landfill will be required for an additional 50 years after closure.

The liability has been estimated using a net present value method with a discount rate of 4.61% (2024 - 4.51%) and an inflation rate of 3.41% (2024 - 3.46%).

When the liability is estimated without using the net present value method it is \$10,602,983 (2024 - \$8,596,408).

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

11. Development Cost Charges

	2025		2024
Development cost charges, beginning of year	\$ 13,546,426	\$	16,124,997
Contributions	4,342,526		1,099,462
Interest earned	496,500		811,390
Expenditures	(2,274,884)		(4,489,423)
Development cost charges, end of year	\$ 16,110,568	\$	13,546,426

Development cost charges are funds restricted by bylaw for the purpose which they were collected from developers. The District holds these restricted funds in accounts for the required use of the funds.

Notes to the Consolidated Financial Statements

December 31, 2025

12. Debt

Fund	Purpose	Bylaw No.	Maturity Year	Interest Rate (%)	Balance Beginning of Year	Additions	Principal Payments	Actuarial Adjustment	2025
General	Capital Leases	n/a	2025	n/a	22,339	-	22,339	-	-
	Fire Hall No. 2 Seismic Upgrade	2331	2025	0.91	141,163	-	131,700	9,463	-
	Forestry Building	1917	2026	1.53	384,798	-	93,112	95,517	196,169
	Business Park	1945	2027	3.90	641,141	-	118,445	87,959	434,737
	General Capital Works	2166	2027	3.39	337,711	-	72,967	35,754	228,990
	Fire Rescue Truck	2392	2027	3.15	59,155	-	15,562	3,577	40,016
	Business Park	2029	2029	4.10	949,961	-	97,386	78,002	774,573
	Flood Protection	2166	2029	4.10	45,125	-	5,839	2,534	36,752
	Bridge, Flood Protection, and Arena Lighting	2208	2029	4.10	333,699	-	43,179	18,739	271,781
	Bridge	2282	2029	4.10	138,859	-	17,968	7,798	113,093
	Aerial Apparatus	2533	2029	2.24	271,153	-	44,056	7,017	220,080
	Eagle Run Bridge	2282	2030	2.75	309,698	-	34,692	12,590	262,416
	Eagle Run Bridge	2331	2030	2.75	25,390	-	2,844	1,032	21,514
	ERP System, Arena Slab, Arena Wall Insulation	2392	2030	0.91	1,056,866	-	157,291	11,303	888,272
	ERP System	2444	2030	0.91	783,692	-	116,634	8,381	658,677
	Technology Transformation Project	2600	2030	0.91	665,200	-	99,000	7,114	559,086
	Technology Transformation Project	2687	2030	0.91	222,819	-	33,161	2,383	187,275
	Technology Transformation Project	2687	2031	1.98	738,261	-	92,194	6,364	639,703
	Roads and Drainage	2051	2031	1.47	488,457	-	40,923	21,866	425,668
	General Capital Works	2051	2031	2.10	292,574	-	30,142	8,041	254,391
	Arena Roof	2064	2031	1.47	311,512	-	26,098	13,945	271,469
	Forestry Building and Cleveland Ave Upgrade	2282	2032	3.15	373,837	-	34,182	7,858	331,797
	Technology Transformation Project	2774	2032	4.09	776,214	-	80,052	5,702	690,460
	General Capital Works	2208	2033	3.85	252,757	-	17,020	7,358	228,379
	Cleveland-Main to Victoria Streetscape	2530	2033	3.20	209,928	-	17,306	3,358	189,264
	Dike Construction and Rehabilitation	2051	2034	4.10	209,299	-	12,334	5,302	191,663
	General Capital Works	2051	2035	2.75	64,135	-	3,581	1,299	59,255
	Dike Construction and Rehabilitation	2536	2035	0.91	589,727	-	45,793	3,291	540,643
	Third Ave Pond Remediation	2599	2035	0.91	440,392	-	34,196	2,457	403,739
	Oceanfront R20 Peninsula Main Road	2465	2040	0.91	1,364,392	-	69,630	5,003	1,289,759
	Firehall No. 1	2777	2041	2.58	2,072,178	-	94,864	6,549	1,970,765
	Oceanfront R20 Peninsula Main Road	2775	2042	4.09	945,387	-	36,021	2,566	906,800
	Firehall No. 1	2777	2042	4.09	7,180,973	-	273,613	19,488	6,887,872
	Firehall No. 2	2991	2045	4.53	-	2,450,029	-	-	2,450,029
	Firehall No. 2	2846	2045	4.53	-	6,850,000	-	-	6,850,000
					\$ 22,698,792	\$ 9,300,029	\$ 2,014,124	\$ 509,610	\$ 29,475,087

Notes to the Consolidated Financial Statements

December 31, 2025

12. Debt (continued)

Fund	Purpose	Bylaw No.	Maturity Year	Interest Rate (%)	Balance Beginning of Year	Additions	Principal Payments	Actuarial Adjustment	2025
Solid Waste									
	Landfill Capital Projects	2137	2025	2.75	23,780	-	17,448	6,332	-
	Landfill Vertical Expansion	2535	2025	0.91	685,352	-	639,405	45,947	-
	Landfill Vertical Expansion	2691	2025	0.91	315,046	-	293,925	21,121	-
	Landfill Vertical Expansion	2691	2026	1.25	59,422	-	27,483	1,897	30,042
	Landfill Vertical Expansion	2535	2029	2.24	851,306	-	138,318	22,030	690,958
					\$ 1,934,906	\$ -	\$ 1,116,579	\$ 97,327	\$ 721,000
Water									
	Water Systems	1944	2027	3.90	85,700	-	15,833	11,757	58,110
	Water Capital Works	2209	2028	4.52	277,390	-	45,714	20,097	211,579
	Water Systems	2052	2029	2.25	215,754	-	22,117	17,716	175,921
	PRV, Meters, Stations, and Mains	2167	2029	4.10	81,504	-	10,546	4,577	66,381
	Watermain Replacement	2209	2029	4.10	141,935	-	18,366	7,970	115,599
	Watermain Replacement	2283	2029	4.10	358,892	-	46,438	20,154	292,300
	Watermain Replacement	2283	2030	2.75	89,144	-	9,985	3,624	75,535
	Water Capital Works	2052	2031	1.47	258,745	-	21,677	11,583	225,485
	Water Systems	2138	2032	3.39	126,194	-	9,404	4,537	112,253
	Water Systems	2167	2032	3.39	156,036	-	11,627	5,610	138,799
	Watermain Replacement	2445	2032	3.15	296,977	-	27,155	6,242	263,580
	Watermain Replacement	2532	2035	0.91	244,789	-	19,008	1,366	224,415
	ICI / Multi- Family Water Meter Installation	2393	2040	0.91	579,870	-	29,592	2,126	548,152
					\$ 2,912,930	\$ -	\$ 287,462	\$ 117,359	\$ 2,508,109
Waste Water									
	Sewer Mains	1977	2028	3.79	172,816	-	21,728	18,968	132,120
	Sanitary Sewer Trunk Line	2156	2029	4.10	58,179	-	7,528	3,267	47,384
	Centrifuge, Trunk, Lift Station, and Crane	2211	2029	4.10	108,665	-	14,062	6,102	88,501
	Centrifuge, Trunk, Lift Station, and Crane	2211	2030	2.75	353,434	-	39,591	14,367	299,476
	Multi-Functional Heavy Duty Truck	2690	2031	1.98	237,347	-	29,640	2,046	205,661
	Trunk Sanitary Sewer Mains	2156	2032	3.39	234,162	-	17,451	8,419	208,292
	Sewer Capital Works	2168	2033	3.85	104,094	-	7,009	3,030	94,055
					\$ 1,268,697	\$ -	\$ 137,009	\$ 56,199	\$ 1,075,489
Temporary Borrowing									
	Firehall No. 2	2853	N/A		6,850,000	-	6,850,000	-	-
	Firehall No. 2	2987	N/A		5,150,000	-	2,350,000	-	2,800,000
	Xwu'nekw Park Sea Dike	2855	N/A		-	3,200,000	-	-	3,200,000
	Public Works Facility	2940	N/A		-	6,300,000	-	-	6,300,000
	Jimmy Jimmy (Judd) Slough	2986	N/A		-	1,200,000	-	-	1,200,000
	Wastewater Treatment Plant Upsize Future Growth	2993	N/A		-	3,200,000	-	-	3,200,000
	Loggers East Drainage Diversion Pipe	3065	N/A		-	1,300,000	-	-	1,300,000
	Expansion of Cemetery	3067	N/A		-	1,300,000	-	-	1,300,000
					\$ 12,000,000	\$ 16,500,000	\$ 9,200,000	\$ -	\$ 19,300,000
					\$ 40,815,325	\$ 25,800,029	\$ 12,755,174	\$ 780,495	\$ 53,079,685

Temporary borrowing interest rates are set by the MFA and are adjusted periodically. The borrowing interest rate at December 31, 2025 was 2.85% (2024 - 4.05%).

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

12. Debt (continued)

The principal repayments on long-term debt required in each of the five years and thereafter are as follows:

	2026	2027	2028	2029	2030	2031+	Actuarial Adjustment	Total
General	\$ 2,243,676	\$ 2,150,563	\$ 1,943,590	\$ 1,943,590	\$ 1,735,160	\$ 13,194,483	\$ 6,264,023	\$ 29,475,085
Solid Waste	165,801	138,317	138,317	138,317	-	-	140,248	721,000
Water	277,598	277,598	261,765	216,051	118,581	426,925	929,592	2,508,110
Waste Water	137,008	137,008	137,008	115,279	93,691	85,569	369,927	1,075,490
	\$ 2,824,083	\$ 2,703,486	\$ 2,480,680	\$ 2,413,237	\$ 1,947,432	\$ 13,706,977	\$ 7,703,790	\$ 33,779,685

Authorized but unissued debt totals \$63,326,727 (2024 - \$72,626,756).

At December 31, 2025 the District's temporary borrowing totalled \$19,300,000 (2024 - \$12,000,000). Principal payments may be made at any time within a five-year period and must be repaid by December 2030.

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

13. Provision for Post-Employment Benefits

Information regarding the District's obligations for post-employment benefits is as follows:

	2025	2024
Liability, beginning of year	\$ 2,022,400	\$ 1,845,000
Current service cost	238,100	252,900
Interest cost	96,000	87,300
Benefit payments	(194,100)	(193,400)
Amortization of net actuarial loss	26,300	30,600
Liability, end of year	\$ 2,188,700	\$ 2,022,400

The District provides future benefits to all of its eligible employees through a Sick Leave Plan, Vacation at Retirement Plan, and a Retirement Pay Plan (collectively as the "Plans").

The Sick Leave Plan entitles employees to twelve sick days per year, based on one day for each month of service, up to a maximum of 150 days for CUPE members, IAFF members, and Library employees and up to a maximum of 140 days for Exempt employees. Sick leave benefits can be used by the employee at any point up to their retirement date.

The Vacation at Retirement Plan entitles IAFF members and Library employees to receive full annual vacation pay on retirement irrespective of the month of retirement. The Vacation Plan entitles CUPE members to their full annual vacation pay on retirement if they work until July 31 of the calendar year. The Vacation Plan entitles Exempt employees to prorated vacation for partial year of service on retirement.

The Retirement Pay Plan entitles CUPE members and Library employees to two days pay at the employee's current rate of pay for the year worked or part year worked and Exempt employees three days pay at the employee's current rate of pay for the year worked or part year worked. IAFF members who were on staff on or before June 4, 2013 are entitled to three days pay at the employee's current rate for each year worked between the employee commencement date up to June 4, 2013. The benefit would be paid out in full to the employee upon their retirement.

Actuarial gains and losses are amortized over fifteen years (2024 - fourteen years), being the expected average remaining service period of the related employee group, commencing the year after the gain or loss arises.

	2025	2024
Accrued benefit obligation, end of year	\$ 2,610,300	\$ 2,263,600
Unamortized loss	(421,600)	(241,200)
Liability, end of year	\$ 2,188,700	\$ 2,022,400

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

13. Provision for Post-Employment Benefits (continued)

The most recent actuarial valuation of the District's employee future benefits was completed as at December 31, 2025. The significant actuarial assumptions adopted in measuring the District's accrued obligation are as follows:

	2025	2024
Discount rates	4.3%	4.2%
Expected wage and salary increases	3.5%	3.5%

14. Accumulated Surplus

	2025	2024
Appropriated surplus		
Statutory reserves (Schedule 3)	\$ 58,776,570	\$ 76,657,592
Internal borrowing (Schedule 3)	7,061,355	(13,311,103)
	65,837,925	63,346,489
Non-statutory reserves (Schedule 4)	15,760,079	17,623,380
	81,598,004	80,969,869
Equity in tangible capital assets	440,844,769	391,050,310
Accumulated remeasurement losses	(10,183)	(72,888)
Consolidated entities surplus	701,715	754,873
Squamish Community Forest surplus	679,081	229,061
Accumulated surplus, end of year	\$ 523,813,386	\$ 472,931,225

Appropriated surplus is the amount of accumulated surplus that has been set aside by decision of Council for specified purposes. The statutory reserves have been established by bylaw in accordance with the Community Charter and their use is restricted by legislation.

Investment in tangible capital assets is equal to the net book value of the tangible capital asset less related long-term debt and asset retirement obligations. In the normal course of operations, the tangible capital assets will be consumed / used to provide services and the debt repaid by future period revenues.

15. Commitments and Contingencies

(I) Litigation

The District is currently involved in certain legal actions and other existing conditions involving uncertainty.

Notes to the Consolidated Financial Statements

December 31, 2025

15. Commitments and Contingencies (continued)

Financial implications of potential claims against the District, resulting from such litigation, and that are not covered by insurance, are accrued for the extent that amounts are likely to result in a liability and can be reasonably estimated.

As at December 31, 2025, there were legal claims in various stages of litigation for which management is unable to determine the outcome. The outstanding claims are not expected to result in a material loss to the District. As such, no provision has been made in the financial statements for these claims. Losses, if any, resulting from these actions will be recorded in the period the loss becomes likely and can be reasonably estimated.

(II) Municipal Pension Plan

The District and its employees contribute to the Municipal Pension Plan (a jointly trustee pension plan). The board of trustees, representing plan members and employers, is responsible for administering the plan, including investment of assets and administration of benefits. The plan is a multi-employer defined benefit pension plan. Basic pension benefits are based on a formula. As at December 31, 2025, the plan has about 273,000 active members and approximately 133,000 retired members. Active members include approximately 47,000 contributors from local governments.

Every three years, an actuarial valuation is performed to assess the financial position of the plan and adequacy of plan funding. The actuary determines an appropriate combined employer and member contribution rate to fund the plan. The actuary's calculated contribution rate is based on the entry age normal cost method, which produces the long-term rate of member and employer contributions sufficient to provide benefits for average future entrants to the plan. This rate may be adjusted for the amortization of any actuarial funding surplus and will be adjusted for the amortization of any unfunded actuarial liability.

The most recent actuarial valuation for the Municipal Pension Plan as at December 31, 2024, indicated a \$2,675 million funding surplus for basic pension benefits on a going concern basis. The District paid \$2,365,560 for employer contributions to the plan in fiscal 2025 (2024 - \$2,193,129). The next valuation will be as at December 31, 2027.

Employers participating in the plan record their pension expense as the amount of employer contributions made during the fiscal year (defined contribution pension plan accounting). This is because the plan records accrued liabilities and accrued assets for the plan in aggregate, resulting in no consistent and reliable basis for allocating the obligation, assets, and cost to individual employers participating in the plan.

(III) Demand notes

The District issues its debt instruments through the MFA. These demand notes are contingent in nature and are not reflected in the consolidated financial statements.

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

15. Commitments and Contingencies (continued)

(IV) Squamish Oceanfront front ender and municipal share agreements

As permitted under the Local Government Act, the District entered into a Development Cost Charge ("DCC") Front Ender Agreement and Municipal Share Agreements in 2015 for specified infrastructure projects necessary for the development of the Oceanfront Lands sold to Matthews Southwest and Bethel Lands.

The Agreements provided for the reimbursement of a maximum of \$33,915,438 over a 20 year period for specified DCC projects that the Developer pays for and builds on behalf of the District. Within the agreements there are conditions and restrictions that may limit the reimbursement paid by the District. A key restriction is that reimbursement for most of the specified projects may not exceed 78% of DCC collections received by the District per quarter, during the time when invoices are outstanding. Further, any amounts outstanding at the end of the 20-year term are forgiven.

Only projects identified in the Municipal Share Agreements are eligible for reimbursement of the municipal share portions of the project and only at the time of project completion. The District has discretion to fund and build any project identified in the Agreements and the Developer is not bound to proceed with development activities.

16. Financial Plan

The financial plan amounts presented throughout the consolidated financial statements are presented on a consolidated basis. The District's Financial plan bylaw 3149, 2025 adopted by Council on April 15, 2025 does not incorporate the operation of its two controlled civic corporations: SPL and SSC. The following reconciles the District's Financial Plan bylaw 3149, 2025 to the financial plan figures as presented on the financial statements.

	Financial Plan		Presented Financial
	Bylaw	Civic Corporations	Plan
Revenues	\$ 140,869,343	\$ 316,102	\$ 141,185,445
Expenses	(92,618,615)	(413,340)	(93,031,955)
Annual surplus (deficit)	\$ 48,250,728	\$ (97,238)	\$ 48,153,490

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

17. Taxation and User Fees

Collection for District

The following shows the collection for District purposes:

	Financial Plan 2025	2025	2024
General property taxation	\$ 48,215,188	\$ 49,467,738	\$ 41,959,885
Other property levies			
Grants-in-lieu of property levies	1,053,000	1,346,739	1,249,994
1% utility revenue	305,000	352,387	341,710
Business improvement area	95,000	90,910	90,991
Penalties and interest on property levies	470,000	632,212	618,561
	\$ 1,923,000	\$ 2,422,248	\$ 2,301,256
Utility user fees			
Solid waste	6,686,045	6,054,754	6,160,976
Waste water	8,546,145	8,973,157	8,203,987
Water	6,420,197	6,509,792	6,159,131
	\$ 21,652,387	\$ 21,537,703	\$ 20,524,094

Collection for other agencies

The following amounts were collected on behalf of other taxing authorities and are not included on the District's Consolidated Statement of Operations and Accumulated Surplus:

	2025	2024
Province of BC School Taxes	\$ 20,572,888	\$ 20,010,710
BC Assessment Authority	660,349	637,402
Municipal Finance Authority of BC	3,406	3,416
Squamish-Lillooet Regional District	2,927,332	2,630,780
Sea to Sky Regional Hospital District	746,659	494,967
	\$ 24,910,634	\$ 23,777,275

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

18. Government Transfers

	2025		2024
Operating			
Federal	\$ 2,732,069	\$	2,301,697
Provincial	903,480		1,577,209
Other	154,476		85,631
Total operating	3,790,025		3,964,537
Capital			
Federal	8,421,259		3,454,813
Provincial	5,800,241		9,332,719
Other	2,076,302		115,234
Total capital	16,297,802		12,902,766
	\$ 20,087,827	\$	16,867,303

19. Trusts

The District trust funds account for assets that must be administered as directed by agreement or statute for certain beneficiaries. In accordance with PSAS, trust funds are not included in the District's consolidated financial statements.

The District operates the Mount Garibaldi Cemetery and maintains the Cemetery Care Fund in accordance with the Cemeteries and Funeral Services Act. The following trust fund is administered by the District and is excluded from these consolidated financial statements.

Cemetery Care Fund financial position at December 31, 2025:

	2025		2024
Financial assets			
Cash and cash equivalents	\$ 399,858	\$	360,072
Liabilities			
Cemetery care fund	\$ 399,858	\$	360,072

Notes to the Consolidated Financial Statements

December 31, 2025

20. Segmented Information

The District is a diversified municipal government that provides a wide range of services to its citizens, including General Government, Protective Services, Transportation and Transit, Community and Economic Development, Parks, Recreation, Library and Culture, Public Health, Water, Waste Water, and Solid Waste Utilities. For management reporting purposes, the District's operations and activities are organized and reported by Fund. Funds were created for the purpose of recording specific activities to attain certain objectives in accordance with special regulations, restrictions, or limitations.

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

Community and Economic Development

Community and Economic Development is comprised of planning and land use development, environmental planning, and economic development. In addition, the District's civic corporation, Squamish Sustainability Corporation, has been consolidated into this segment for reporting purposes.

General Government

General Government is comprised of support services such as communications, corporate services, financial services, human resources, information technology, and legislative services. In addition, this function includes Municipal Hall operations and maintenance.

Health, Social and Housing

Health, Social and Housing is comprised of municipal cemetery services and other health, social, and housing initiatives.

Parks, Recreation and Culture

Parks, Recreation and Culture is comprised of the arena and community centre, seniors centre, youth centre, and an extensive network of parks and trail systems throughout the community. In addition, the District's civic corporation, Squamish Public Library, has been consolidated into this segment for reporting purposes.

Protective Services

Protective Services is comprised of police, fire, emergency management planning, bylaw enforcement, animal control, and building inspection.

District of Squamish

Notes to the Consolidated Financial Statements

December 31, 2025

20. Segmented Information (Continued)

Solid Waste Utility

The Solid Waste Utility is comprised of garbage, recycling, organic waste collection services, as well as the operation of the landfill.

Transportation and Transit

Transportation and Transit is a broad function comprised of engineering departments and public works crews engaged in the maintenance and improvements to the road systems, drainage, sidewalk, flood protection, fleet maintenance, works yard maintenance, and other planning and maintenance activities. In addition, this function includes transit services and airport operations.

Water and Waste Water Utilities

The Water and Waste Water Utilities is comprised of the water and waste water system networks, storm mains, and pump stations.

21. Comparative Amounts

Certain amounts on the consolidated financial statements for the year ended December 31, 2024 have been restated to conform to the presentation adopted in the current year.

22. Prior Period Adjustment

During 2025, a review of the District's tangible capital assets identified that the District's consolidated tangible capital assets net book value and accumulated surplus in prior years was understated. The District has restated the comparative figures to present the revised tangible capital assets and accumulated surplus with respect to this understatement.

	2024		2024	
	Previously Stated	Adjustment	Restated	
Consolidated Statement of Financial Position				
Tangible capital assets	\$ 425,374,563	\$ 7,159,522	\$ 432,534,085	
Accumulated surplus	\$ 465,771,703	\$ 7,159,522	\$ 472,931,225	
Consolidated Statement of Operations				
Accumulated surplus beginning of year	\$ 401,315,105	\$ 7,159,522	\$ 408,474,627	

Schedule 1 - Tangible capital assets

For the year end December 31 2025	Land	Land Improvements	Buildings	Furniture, Vehicles and Equipment	Transportation Infrastructure	Solid Waste Infrastructure	Water Infrastructure	Waste Water Infrastructure	Assets under Construction	2025
COST										
Opening Balance (Restated - Note 22)	\$ 78,816,513	\$ 58,795,676	\$ 74,230,087	\$ 27,997,793	\$ 143,637,939	\$ 13,901,598	\$ 79,660,174	\$ 84,478,796	\$ 46,016,634	\$ 607,535,210
Add: Additions	907,284	16,812	293,660	4,099,164	6,327,240	-	10,658,148	8,467,389	54,095,878	84,865,575
Less: Disposals	(1,862,320)	-	-	(213,069)	-	-	-	-	-	(2,075,389)
Add: Transfers	-	-	-	-	-	-	-	-	(7,784,168)	(7,784,168)
Less: Writedowns	-	-	-	(5,000)	-	-	-	-	-	(5,000)
Closing Balance	77,861,477	58,812,488	74,523,747	31,878,888	149,965,179	13,901,598	90,318,322	92,946,185	92,328,344	682,536,228
ACCUMULATED AMORTIZATION										
Opening Balance	-	14,785,580	23,469,440	17,401,052	55,211,915	7,948,451	26,333,279	29,851,408	-	175,001,125
Add: Amortization	-	1,389,476	1,614,342	1,675,935	3,878,357	1,208,618	1,575,363	1,793,052	-	13,135,143
Less: Accumulated Amortization on Disposals	-	-	-	(205,904)	-	-	-	-	-	(205,904)
Closing Balance	-	16,175,056	25,083,782	18,871,083	59,090,272	9,157,069	27,908,642	31,644,460	-	187,930,364
Net Book Value, year ended 2025	\$ 77,861,477	\$ 42,637,432	\$ 49,439,965	\$ 13,007,805	\$ 90,874,907	\$ 4,744,529	\$ 62,409,680	\$ 61,301,725	\$ 92,328,344	\$ 494,605,864

Schedule 2 - Statement of Operations by Segment

For the year end December 31	Community & Economic Development	General Government	Health Social & Housing	Protective Services	Parks Recreation Culture	Solid Waste Management	Transportation & Transit	Water Services	Waste Water Services	2025	2024
Revenue											
Taxation (Note 17)	\$ -	\$ 49,467,738	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 49,467,738	\$ 41,959,885
Other property levies (Note 17)	-	2,422,248	-	-	-	-	-	-	-	2,422,248	2,301,256
Utility user fees (Note 17)	-	-	-	-	-	6,054,754	-	6,509,792	8,973,157	21,537,703	20,524,094
Other revenue from own sources	327,922	38,862	29,264	57,969	826,645	-	998,467	-	-	2,279,129	1,559,495
Other fees and charges	3,873,857	60,280	5,090	3,217,511	265,415	347,569	227,613	47,350	-	8,044,685	7,125,382
Government transfers for operating (Note 18)	1,360,759	1,157,043	500,000	502,317	2,412	-	267,494	-	-	3,790,025	3,964,537
Investment income	-	4,102,424	-	-	21,861	147,658	-	131,466	57,337	4,460,746	6,378,392
	5,562,538	57,248,595	534,354	3,777,797	1,116,333	6,549,981	1,493,574	6,688,608	9,030,494	92,002,274	83,813,041
Expenses											
Payroll and benefits	5,109,576	10,057,759	30,547	7,289,977	5,544,549	359,107	3,974,836	1,064,880	1,452,571	34,883,802	30,976,591
Operating Expenses	2,010,878	4,465,975	536,313	9,416,445	2,917,887	4,966,404	4,565,155	2,110,312	3,748,059	34,737,428	31,796,556
Debt service interest	241,916	532,892	-	738,041	-	74,691	45,336	205,648	98,607	1,937,131	1,431,932
Amortization on intangible and tangible capital assets	3,030	8,429,924	-	-	133,924	1,208,618	-	1,575,363	1,793,051	13,143,910	12,766,127
Accretion expense and estimate revaluation	-	16,458	-	-	-	1,837,692	-	7,067	-	1,861,217	1,243,549
	7,365,400	23,503,008	566,860	17,444,463	8,596,360	8,446,512	8,585,327	4,963,270	7,092,288	86,563,488	78,214,755
Annual surplus (deficit) before Other	(1,802,862)	33,745,587	(32,506)	(13,666,666)	(7,480,027)	(1,896,531)	(7,091,753)	1,725,338	1,938,206	5,438,786	5,598,286
Other											
Government transfers for capital (Note 18)	192,827	10,000	-	1,395,004	8,421,259	-	6,273,894	-	4,818	16,297,802	12,902,766
Developer cost charge capital revenues	-	-	-	-	2,086	-	2,196,995	1,553	74,250	2,274,884	4,489,423
Developer contributed assets	1,537,260	6,194,069	-	-	1,200	-	16,754	1,909,246	5,480,074	15,138,603	24,439,728
Gain on disposal of tangible capital assets	-	11,008,398	-	-	(7,165)	-	-	-	-	11,001,233	16,546,287
Other Capital revenues	16,341	5,527	-	-	-	-	1,500	13,282	181,477	218,127	91,186
Gain on investment in Squamish Community Forest	450,020	-	-	-	-	-	-	-	-	450,020	461,810
	2,196,448	17,217,994	-	1,395,004	8,417,380	-	8,489,143	1,924,081	5,740,619	45,380,669	58,931,200
Annual Surplus (Deficit)	\$ 393,586	\$ 50,963,581	\$ (32,506)	\$ (12,271,662)	\$ 937,353	\$ (1,896,531)	\$ 1,397,390	\$ 3,649,419	\$ 7,678,825	\$ 50,819,455	\$ 64,529,486

District of Squamish

Schedule 3 - Continuity of reserves

For the year end December 31	Balance, beginning of year	Contributions	Investment income	Expenditures	Transfers	Internal Borrowing	2025
Sinking Fund Surplus - General BL 900	343,455	-	12,790	-	-	-	356,245
Sinking Fund Surplus - Water BL 900	729,725	-	27,170	-	-	-	756,895
Sinking Fund Surplus - Waste Water BL 900	857,117	-	31,910	-	-	-	889,027
Land Sale - BL720	9,125,339	14,231,973	626,260	(14,498,183)	(181,800)	5,435,763	14,739,352
Equipment Replacement BL 538	8,758,842	845,000	304,450	(2,008,686)	-	-	7,899,606
Community Works Fund BL 1950	2,174,059	1,147,983	94,200	(436,202)	-	-	2,980,040
Capital Rehab - General BL 2346	5,426,144	4,635,735	231,700	(3,028,773)	(13,100)	-	7,251,706
Capital Rehab - Water BL 2347	10,306,712	3,028,326	366,410	(3,137,236)	(8,100)	-	10,556,112
Capital Rehab - Waste Water BL 2348	7,438,016	3,854,136	358,170	(5,722,585)	(38,300)	3,478,903	9,368,340
Capital Rehab - Solid Waste BL 2349	1,345,404	163,704	6,820	(2,372,030)	856,102	-	-
Municipal Off-Street Parking Facilities Reserve Fund BL 2553	678,139	-	25,250	-	-	-	703,389
Alternative Forms of Transportation Reserve Fund BL 2581	1,118,546	93	38,250	(182,484)	-	-	974,405
Affordable Housing BL1951	902,739	225,000	34,950	(152,865)	-	-	1,009,824
Carbon Neutral BL 2079	791,826	-	26,890	(139,473)	-	-	679,243
Corridor Trail MOU BL 750	247,159	-	9,200	-	-	-	256,359
Environmental Reserve Fund BL 2640	277,804	24,712	10,650	(8,496)	-	-	304,670
Growing Communities Fund Grant Reserve BL 3048	6,640,920	-	123,630	(6,640,920)	188,360	-	311,990
General Operating Reserve BL 2788	6,127,016	3,551,098	289,730	(517,378)	(856,102)	(1,853,311)	6,741,053
Other Reserves	57,528	-	2,140	-	-	-	59,668
Total	\$ 63,346,490	\$ 31,707,760	\$ 2,620,570	\$ (38,845,311)	\$ (52,940)	\$ 7,061,355	\$ 65,837,924

District of Squamish

Schedule 4 - Continuity of non-statutory reserves

For the year end December 31	Balance, beginning of year	Contributions	Investment income	Expenditures	Transfers	2025
Community Amenity Contributions	\$ 9,134,708	\$ 1,523,548	\$ 304,480	\$ (3,437,405)	\$ -	\$ 7,525,331
Airport	210,887	24,745	8,310	-	-	243,942
Grants	154,614	-	5,540	(11,842)	-	148,312
Growing Communities Fund Grant	181,600	-	6,760	-	(188,360)	-
Cyclic Expenditures	257,768	90,000	9,860	(76,147)	-	281,481
Future Expenditures	757,808	59,794	25,110	(226,467)	-	616,245
Forestry Building	1,062,585	-	32,500	(379,485)	-	715,600
Protective Services	2,448,000	2,300,950	90,260	(2,348,745)	-	2,490,465
Public Art	900,869	-	37,210	(43,993)	241,300	1,135,386
Library	198,748	69,289	7,010	(90,000)	-	185,047
Transit	1,064,696	89,793	39,460	(99,753)	-	1,094,196
Cheekeye Debris Barrier Post Event Restoration Provision	1,028,110	-	38,280	-	-	1,066,390
Operating Support Costs	171,300	25,907	6,860	-	-	204,067
Other	51,687	-	1,930	-	-	53,617
Total	\$ 17,623,380	\$ 4,184,026	\$ 613,570	\$ (6,713,837)	\$ 52,940	\$ 15,760,079