

## NATIONAL CAPITAL COMMISSION COMMISSION DE LA CAPITALE NATIONALE

# QUARTERLY FINANCIAL REPORT FOR THE THREE MONTHS

## **ENDED JUNE 30, 2019**

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## MANAGEMENT'S DISCUSSION AND ANALYSIS FOR THE THREE MONTH PERIOD ENDED JUNE 30, 2019

The three month period ended June 30, 2019 resulted in a surplus of \$21.5 million. The surplus is primarily due to timing differences with respect to the receipt and use of government appropriations including an amount of \$10.7 million representing the difference between capital parliamentary appropriations received and amortization of tangible capital assets expenditures, a \$6.4 million compensation recorded as other revenues, received in exchange for the right to develop a property with additional density subject to design review, as well as a \$4.8 million gain on the LRT stage 1 land transfer. Recurring revenues and recurring operating expenses are consistent with budget. Investments in capital assets were lower than planned.

### A. Year-Over-Year Results Analysis

Revenues increased by \$9.3 million, or 80.5% compared to the same period in the previous year, mainly as a result of the following:

- Other revenues of \$6.4 million for a compensation received in exchange for the right to develop a property with additional density;
- Gain on disposal of tangible capital assets increased significantly by \$4.7 million, or 3551.9% to \$4.8 million, as a result of the \$4.8 million gain on the LRT stage 1 land transfer;
- Recoveries increased by \$0.4 million, or 53.1% to \$1.0 million;
- Interest revenues increased by \$0.3 million, or 52.2% to \$0.9 million; and
- Monetary sponsorships increased marginally to \$0.2 million.
- Offset in part by a decrease in rental operations and easements of \$0.2 million, or 3.5% to \$5.8 million;
- Headquarters sublease decrease of \$0.2 million, or 33.8% to \$0.5 million; and
- Other revenues decrease of \$2.0 million, or 84.0% to \$0.4 million primarily as a result of \$2.1 million in compensation for contamination received from Public Service and Procurement Canada (PSPC) for land transferred to the NCC which was fully recognized as revenue during the first quarter of 2018-2019.

Operating expenses increased by \$1.5 million, or 4.6%, compared to the same period in the previous year. The results by Program were as follows:

- Stewardship and protection increased by \$1.3 million, or 5.6%, to \$23.8 million, primarily due to the emerald ash borer remediation efforts (\$0.6 million);
- Internal services increased by \$0.3 million, or 3.5% to \$8.7 million;
- Long-term planning decreased by \$0.1 million, or 7.3%, to \$1.0 million.

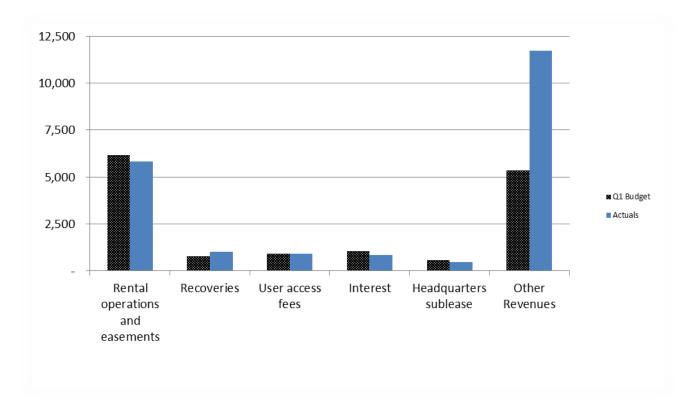
Funding from the Government of Canada through parliamentary appropriations increased by \$11.0 million, or 47.3%, compared to the same period last year, mostly due to additional funding received as part of Budget 2018 to support critical repair and maintenance work on the NCC's portfolio of tangible capital assets. The results by main categories of appropriations were as follows:

- Appropriations for operating expenditures increased by \$2.6 million, or 16.5%, to \$18.6 million;
- Appropriations for capital expenditures increased by \$8.3 million, an increase of 115.1% to \$15.6 million.

#### **B. Budgetary Analysis**

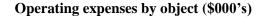
The budgeted revenue for the 2019-2020 fiscal year includes non-recurring items such as the gain on the LRT stage 1 land transfer, recoveries and contributions related to various projects and commemorations, with \$5.2 million recognized by the end of the first quarter, representing 45.1% of the annual budget. Total recurring revenues of \$9.2 million represent 25.0% of the annual budget as at June 30, 2019.

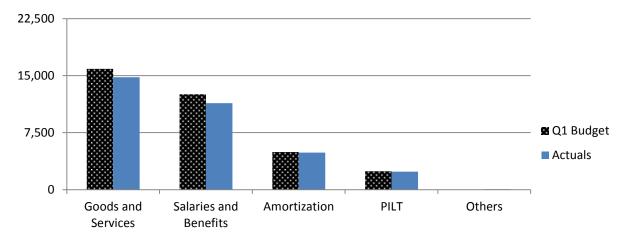
The following chart provides details of the first quarter revenues of \$20.8 million compared to the budget of \$14.9 million. Other revenues variance is due to the unplanned compensation received in exchange for the right to develop a property with additional density subject to design review; rental operations, interest revenue, headquarters sublease and user access fees are tracking slightly behind budget, whereas recoveries and monetary sponsorships are tracking slightly above budget, mostly as result of timing differences and non-recurring items which are expected to resorb themselves by year-end.



#### **Revenues by type (\$000's)**

The following chart provides details of the first quarter operating expenses of \$33.5 million compared to the budget of \$35.8 million. The variances are due primarily to timing differences as follows: delays in goods and services expenses regarding the construction of a commemoration monument (\$0.4M) and operational projects funded from the Federal Contaminated Site Action Plan (\$0.9M). Salaries show a favorable variance to date of \$1.2 million due to vacancies compared to the budget.





#### C. Use of Parliamentary Appropriations

The NCC receives its funding from a number of sources: parliamentary appropriations, rental operations and easements, user access fees, cost recoveries, investment revenues, gains on disposal of tangible capital assets and other revenues. The NCC draws down its parliamentary appropriations according to cash flow projections provided to the Minister of Canadian Heritage. As the nature of expenditures are not constrained by source of funding, direct matching of appropriations received and receivable to specific use is not applicable.

The NCC received \$34.2 million, or 25.7% of its annual budget for appropriations for the period ended June 30, 2019. Parliamentary appropriations drawdowns are based on forecasted cash flow expenditures. The following illustrates the forecast of the parliamentary appropriations by vote.

Vote	Annual Budget	Government Appropriations Recognized	% Recognized	Approved Supplementary Estimates	Forecast to March 2020
Operational vote	73,810	18,632	25.2%	-	55,178
Supplementary estimates	-	-	-	-	-
sub-total	73,810	18,632	25.2%	-	55,178
Capital vote Reprofiling request	62,453	15,613	25.0%	-	46,840
sub-total	62,453	15,613	25.0%	-	46,840
Total	136,263	34,245	25.1%	-	102,018

<b>NCC Parliamentary</b>	Appropriations	by vote	(\$000's)
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Additional details on the parliamentary appropriations can be found in the NCC's Quarterly Financial Statements at June 30, 2019 (Note 8).

### **D.** Capital Expenditure

Investments by main categories of capital expenditures were as follows:

For the three months ended June 30, 2019	
(\$000's)	Actuals
Roads & bridges	6,136
Historical properties	3,806
Rental properties	516
Development properties	-
Green assets	844
Other projects	1,742
Primarily project management costs	
Equipment expenditures	324
Real property acquisitions	117
From segregated Acquisition and Disposal Fund	

Total 2019-2020 Q1 Actuals	13,485
Total 2018-2019 Q1 Actuals	4,794
Variance	8,691
2019-2020 Budget	78,823
% Achieved	17%
% Committed	36%

#### E. Integrated Risk Management

The NCC uses an integrated risk management framework to identify, manage and mitigate its risks. The corporation applies this framework in strategic decision making, operational planning and project management. Enterprise risk management is integrated into the NCC's planning and reporting cycle through a risk profile exercise, which helps to identify the key corporate risks and corresponding risk response measures for the planning period. These key corporate risks and operational risks are monitored throughout the year, and their trends, as well as the effectiveness of mitigation measures are reported to the board of directors each quarter.

On an ongoing basis, the corporation identifies opportunities to enhance its risk management framework and leverage more comprehensive risk information for decision making, in order to take appropriate actions to implement necessary mitigation strategies and maintain resilience.

For the 2019–2020 to 2023–2024 planning period, the NCC has identified three major corporate risk categories: capacity, reputation and influence, and safety and security.

#### Capacity

Capacity risks relate to the NCC's ability to maintain sufficient levels of both financial and human resources to be resilient to a changing business environment, effectively deliver its activities and manage its assets.

Moving forward, the NCC will continue to collaborate with government to identify long-term sustainable funding solutions to ensure that its assets remain safe, resilient and enjoyable for current and future generations

of visitors to the National Capital Region. In addition, the NCC is pursuing opportunities to leverage assets to generate revenues through long-term leases and other land transactions. The NCC also continues to identify efficiencies and cost containment measures in its life cycle management and project management portfolios. Furthermore, the NCC board of directors has established an Ad Hoc Committee on Financial Sustainability to support these efforts.

In terms of human resource capacity, the NCC has made this a focus, including elements of this risk in one of its priorities for this planning period. The corporation continues to focus on developing strategies to attract, manage and retain a talented workforce and optimize business processes. These strategies form the bulk of the initiatives included in Priority 6, which aims to have the NCC mitigate this risk by becoming an employer of choice in the National Capital Region.

#### **Reputation and Influence**

Reputation and influence risks relate to the NCC's ability to maintain a positive reputation and be able to influence partners, stakeholders, the public and elected officials.

To protect its reputation and influence, the NCC engages with stakeholders, partners and the public, and builds awareness of the benefit that the organization provides to the Capital Region. A new NCC Integrated Communications Plan, which uses a proactive approach to communications to engage partners and to better communicate policies and processes related to NCC regulatory roles, will be enhanced by updating the corporation's public engagement strategy. The NCC is also actively involved in many highly visible projects in the National Capital Region in which it engages with municipalities, and consults with other major stakeholders on planning initiatives.

#### Safety and Security

Safety and security risks relate to the deterioration of conditions of the NCC's assets due to deferred maintenance or insufficient prioritization of maintenance and renewal activities, which could cause health and safety issues. This risk was also identified in the OAG's Special Examination Report—2017.

Risk response measures consist of continuing to work on assets in need of critical repairs, restoring them to good condition in accordance with Budget 2018, reviewing long-term asset management plans and providing recommendations on portfolio strategy, as well as implementing costing and de-acquisition strategies related to non-NILM properties. In particular, this involves regular inspections of lands and assets and ensuring that security plans, policies and procedures are in place and are part of the NCC's day-to-day activities. The NCC is also developing options for non-NILM lands to generate revenues.

#### F. Significant Changes Related to Operations, Personnel and Programs

In Budget 2018, the Government announced an investment of \$55 million over two years (2018–2019 to 2019–2020) in support of critical repair and maintenance work on the NCC's portfolio of tangible capital assets. This funding allocation will enable the corporation to begin addressing the maintenance requirements of priority assets, thereby ensuring that these specific assets do not cause health and safety concerns.

No other significant changes with regard to NCC operations, personnel or programs occurred during the three month period ended June 30, 2019.

## Unaudited Financial Statements For the three months ended June 30, 2019

#### **Statement of Management Responsibility**

Management is responsible for the preparation and fair presentation of these quarterly financial statements in accordance with the Treasury Board of Canada Standard on Quarterly Financial Reports for Crown Corporations, and for such internal controls as management determines is necessary to enable the preparation of quarterly financial statements that are free from material misstatement. Management is also responsible for ensuring that all other information contained in the quarterly financial report is consistent, where appropriate, with the quarterly financial statements.

Based on our knowledge, these unaudited quarterly financial statements present fairly, in all material respects, the financial position, results of operations and cash flows of the corporation as at the date of, and for the periods presented in, the quarterly financial statements.

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Tobi Nussbaum Chief Executive Officer

Michel Houle, CPA, CMA Vice-President Corporate Services and

Chief Financial Officer

Ottawa, Canada August 28, 2019

## NATIONAL CAPITAL COMMISSION STATEMENT OF FINANCIAL POSITION (UNAUDITED)

(in thousands of dollars)

	June 30, 2019	March 31, 2019
FINANCIAL ASSETS		
Cash and cash equivalents (Note 3)	98,296	75,336
Restricted cash and cash equivalents (Note 4)	67,204	79,907
Accounts receivable	15,204	11,301
Investments (Note 3)	29,335	29,357
	210,039	195,901
LIABILITIES Accounts payable and accrued liabilities	25,893	18,633
Light rail transit (Note 4)	55,757	73,437
Provision for environmental cleanup	65,529	65,354
Deferred revenue (Note 5)	32,714	18,610
Employee future benefits	9,406	9,598
Other liabilities	10,794	10,463
	200,093	196,095
NET FINANCIAL ASSETS (NET DEBT)	9,946	(194)
NON-FINANCIAL ASSETS		
Tangible capital assets (Note 6)	669,050	660,564
Prepaid expenses	6,453	3,494
Other non-financial assets	5,144	5,189
other non-infancial assets	680,647	669,247
	000,047	007,247
ACCUMULATED SURPLUS	690,593	669,053

The notes are an integral part of the financial statements.

Approved by the Board of Directors

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Marc Seaman Chair, Board of Directors

Tanya Gracie Chair, Audit Committee

## NATIONAL CAPITAL COMMISSION

## STATEMENT OF OPERATIONS AND ACCUMULATED SURPLUS (UNAUDITED)

For the three months ended June 30 (in thousands of dollars)

	2019-2020 Annual Budget	2019 Actual	2018 Actual
	(Note 2)		
REVENUES			
Rental operations and easements	24,761	5,833	6,047
Recoveries	3,214	1,009	659
User access fees	3,445	899	928
Interest	4,701	851	559
Headquarters sublease	1,729	454	686
Monetary sponsorship	-	159	102
Gain on disposal of tangible capital assets	8,812	4,784	131
Other revenues	1,521	6,783	2,395
	48,183	20,772	11,507
EXPENSES (Note 7)			
Long-term planning	6,606	1,009	1,088
Stewardship and protection	93,964	23,804	22,551
Internal services	35,622	8,664	8,373
	136,192	33,477	32,012
Deficit before funding from the Coromanant of Conode	(88,000)	(12 705)	(20, 505)
Deficit before funding from the Government of Canada	(88,009)	(12,705)	(20,505)
Funding from the Government of Canada			
Parliamentary appropriations for operating expenditures (Note 8)	73,810	18,632	15,989
Parliamentary appropriations for tangible capital assets (Note 8)	62,453	15,613	7,260
	136,263	34,245	23,249
Surplus for the period	48,254	21,540	2,744
Accumulated surplus at beginning of the period	657,574	669,053	647,900
Accumulated surplus at end of the period	705,828	690,593	650,644

The notes are an integral part of the financial statements.

## NATIONAL CAPITAL COMMISSION STATEMENT OF CHANGE IN NET FINANCIAL ASSETS (UNAUDITED)

For the three months ended June 30 (in thousands of dollars)

	2019-2020	2019	2018
	Annual budget	Actual	Actual
	(Note 2)		
Suplus for the period	48,254	21,540	2,744
Acquisition and improvements of tangible capital assets (Note 6)	(73,898)	(13,537)	(4,979)
Amortization of tangible capital assets (Note 6)	19,740	4,867	4,781
Gain on disposal of tangible capital assets	(8,812)	(4,784)	(131)
Loss on disposal of tangible capital assets	1,072	46	897
Proceeds from disposal of tangible capital assets	9,469	4,968	481
Realized loss from sale-leaseback transaction	-	(46)	(46)
	(52,429)	(8,486)	1,003
Change in prepaid expenses	-	(2,959)	(2,540)
Change in other non-financial assets	177	45	(305)
	177	(2,914)	(2,845)
Increase in net financial assets	(3,998)	10,140	902
Net financial assets (net debt) at beginning of the period	(16,708)	(194)	2,485
Net financial assets at end of the period	(20,706)	9,946	3,387

The notes are an integral part of the financial statements.

#### NATIONAL CAPITAL COMMISSION STATEMENT OF CASH FLOWS (UNAUDITED)

For the three months ended June 30 (in thousands of dollars)

liamentary appropriationslitures19,49016,765tal operations and easements4,1825,206er operations6,9468,495(17,317)(18,077)ss(12,591)(11,462)979683(86)(79)by operating activities1,6031,531IESliamentary appropriationsssets15,6137,260vements of tangible capital assets(7,084)(6,157)l of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITIESght rail transit project381279abers Building Fund9-estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916		2019	2018
litures19,49016,765tal operations and easements4,1825,206er operations6,9468,495(17,317)(18,077)ts(12,591)(11,462)979683to the management and remediation of sites(86)(79)by operating activities1,6031,531IEStiamentary appropriationsseets15,6137,260vements of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITHESght rail transit project381279abers Building Fund9-estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	OPERATING ACTIVITIES		
litures19,490 $16,765$ tal operations and easements4,1825,206er operations6,9468,495(17,317)(18,077)ts(12,591)(11,462)979683(86)to the management and remediation of sites(86)(79)by operating activities1,6031,531IEStiamentary appropriationsseets15,6137,260vements of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITHESght rail transit project381279abers Building Fund9-estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Cash receipts from parliamentary appropriations		
tal operations and easements $4,182$ $5,206$ er operations $6,946$ $8,495$ (17,317)(18,077)ts(12,591)(11,462)979 $683$ to the management and remediation of sites(86)(79)by operating activities $1,603$ $1,531$ IESdiamentary appropriationsssets $15,613$ $7,260$ vements of tangible capital assets $(7,084)$ ( $6,157$ )l of tangible capital assets $ 131$ ironmental cleanup(191)(18)by capital activities $8,338$ $1,216$ ITIESght rail transit project $381$ $279$ abers Building Fund9 $-$ estment sold $450$ $-$ by investing activities $316$ $106$ I cash equivalents $10,257$ $2,853$ alents at beginning of the period $155,243$ $119,916$	for operating expenditures	19,490	16,765
$\begin{array}{c} (17,317) & (18,077) \\ (12,591) & (11,462) \\ 979 & 683 \\ 0 \\ 979 & 683 \\ \hline (12,591) & (11,462) \\ 979 & 683 \\ \hline (17,317) & (18,077) \\ (11,462) \\ 979 & 683 \\ \hline (17,317) & (18,077) \\ 683 \\ \hline (12,591) & (11,462) \\ 979 & 683 \\ \hline (17,317) & (18,077) \\ \hline (18,077) & (18,077) \\ \hline (19,1) & (18) \\ \hline (191) & (191) \\ \hline (191) & (18) \\ \hline (191) & (191) \\ $	Cash receipts from rental operations and easements	4,182	5,206
$\begin{array}{c} (17,317) & (18,077) \\ (12,591) & (11,462) \\ 979 & 683 \\ 0 \\ 979 & 683 \\ \hline (12,591) & (11,462) \\ 979 & 683 \\ \hline (17,317) & (18,077) \\ (11,462) \\ 979 & 683 \\ \hline (17,317) & (18,077) \\ 683 \\ \hline (12,591) & (11,462) \\ 979 & 683 \\ \hline (17,317) & (18,077) \\ \hline (18,077) & (18,077) \\ \hline (19,1) & (18) \\ \hline (191) & (191) \\ \hline (191) & (18) \\ \hline (191) & (191) \\ $	Cash receipts from other operations	6,946	8,495
979683to the management and remediation of sites(86)(79)by operating activities1,6031,531 <b>IES</b> tiamentary appropriationsseets15,6137,260vements of tangible capital assets(7,084)(6,157)l of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITIESght rail transit project381279obers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Cash paid to suppliers	(17,317)	(18,077)
979683to the management and remediation of sites(86)(79)by operating activities1,6031,531 <b>IES</b> tiamentary appropriationsseets15,6137,260vements of tangible capital assets(7,084)(6,157)l of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITIESght rail transit project381279obers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Cash paid to employees	(12,591)	(11,462)
by operating activities1,6031,531IESdiamentary appropriationsssets15,6137,260vements of tangible capital assets(7,084)(6,157)l of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITIESght rail transit project381279nbers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Interest received	979	683
by operating activities1,6031,531IESdiamentary appropriations ssets15,6137,260vements of tangible capital assets(7,084)(6,157)l of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITIESght rail transit project381279nbers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Disbursements related to the management and remediation of sites	(86)	(79)
Hamentary appropriationsissets15,6137,260vements of tangible capital assets(7,084)(6,157)l of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITIESght rail transit project381279nbers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Cash flows provided by operating activities	1,603	
ssets15,6137,260vements of tangible capital assets(7,084)(6,157)l of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITIESght rail transit project381279nbers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	CAPITAL ACTIVITIES		
vements of tangible capital assets(7,084)(6,157)1 of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITIESght rail transit project381279abers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Cash receipts from parliamentary appropriations		
1 of tangible capital assets-131ironmental cleanup(191)(18)by capital activities8,3381,216ITIES8,3381,216ITIES381279abers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	for tangible capital assets	15,613	7,260
ironmental cleanup(191)(18)by capital activities8,3381,216ITIES8,3381,216ITIES381279abers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Acquisition and improvements of tangible capital assets	(7,084)	(6,157)
by capital activities8,3381,216ITIES ght rail transit project381279nbers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Proceeds from disposal of tangible capital assets	-	131
ITIESght rail transit project381abers Building Fund9estments purchased(524)(173)estment sold450450-by investing activities31610,2572,853alents at beginning of the period155,243119,916	Disbursements for environmental cleanup	(191)	(18)
ght rail transit project381279abers Building Fund9-estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Cash flows provided by capital activities	8,338	1,216
abers Building Fund9estments purchased(524)estment sold450by investing activities316I cash equivalents10,257alents at beginning of the period155,243119,916	INVESTING ACTIVITIES		
estments purchased(524)(173)estment sold450-by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Cash receipts for the light rail transit project	381	279
estment sold450by investing activities316I cash equivalents10,257alents at beginning of the period155,243119,916	Cash receipts for Chambers Building Fund	9	-
by investing activities316106I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Disbursements for investments purchased	(524)	(173)
I cash equivalents10,2572,853alents at beginning of the period155,243119,916	Cash receipts from investment sold	450	-
alents at beginning of the period 155,243 119,916	Cash flows provided by investing activities	316	106
	Increase in cash and cash equivalents	10,257	2,853
alents at end of the period 165 500 122 760	Cash and cash equivalents at beginning of the period	155,243	119,916
arenes arena or are period 105,500 122,707	Cash and cash equivalents at end of the period	165,500	122,769
arents at end of the period 105,500	Increase in cash and cash equivalents Cash and cash equivalents at beginning of the period	10,257 155,243	
	Represented by: Cash and cash equivalents	98 296	58 515
alente 08 206 58 515	Restricted cash and cash equivalents	98,290 67,204	58,515 64,254
		165,500	122,769

The notes are an integral part of the financial statements.

## 1. Authority and Objectives

The National Capital Commission (NCC) was established in 1959 by the *National Capital Act* (1958) as an agent Crown corporation without share capital, named in Part I of Schedule III of the *Financial Administration Act*, and is not subject to the requirements of the *Income Tax Act*. The objects and purposes of the NCC, as stated in the amended *National Capital Act* (2013) are to prepare plans for and assist in the development, conservation and improvement of the National Capital Region in order that the nature and character of the seat of the Government of Canada may be in accordance with its national significance.

The NCC is also responsible for the management and maintenance of the tangible capital assets of the official residences located in the National Capital Region. The corporation created the Canadiana Fund to encourage Canadians to participate in the enhancement of the state areas of the official residences through public donations of furnishings, paintings and works of art, or the funds to purchase them. Pieces are selected to reflect Canada's heritage, artistic traditions and historical associations, or to complement the architectural style of a particular residence.

During 2015, the corporation was issued a directive (P.C. 2015-1106) pursuant to Section 89 of the *Financial Administration Act* to align its travel, hospitality, conference and event expenditure policies, guidelines and practices with Treasury Board policies. The NCC met the requirements of the directive effective 2015-2016.

## 2. Significant Accounting Policies

#### **BASIS OF ACCOUNTING**

These financial statements have been prepared in accordance with the Canadian Public Sector Accounting Standards (PSAS) established by the Public Sector Accounting Board (PSAB), and reflect the policies below.

These quarterly financial statements should be read in conjunction with the annual audited financial statements dated March 31, 2019.

Financial assets and non-financial assets, as well as liabilities are reported on the Statement of Financial Position. Non-financial assets are normally utilized to provide future services, and are expensed through amortization or upon utilization. Non-financial assets are not included in the determination of net financial assets, but are added to the net financial assets in determining the accumulated surplus.

Intangibles asset are not recognized in the financial statements.

### **Measurement Uncertainty**

The preparation of financial statements in accordance with PSAS requires management to make estimates and assumptions that affect the reported values of financial assets, liabilities and non-financial assets at the date of the financial statements, and the reported amounts of revenue and expenses for the reporting period. Estimated useful lives of tangible capital assets, provision for environmental cleanup, employee future benefits, writedowns of tangible capital assets and the recognition of contingent liabilities are the most significant items for which estimates are used. Actual results could differ materially from those management's best estimates.

## **Budget Figures**

The 2019-2020 budget figures, as presented in the 2019-2020 to 2023-2024 Corporate Plan, are included, as appropriate, in the Statement of Operations and Accumulated surplus and the Statement of Change in Net Financial Assets.

## 3. Cash and Cash Equivalents and Investments

The NCC's policy is to invest excess cash in guaranteed investment certificates, bankers' acceptances, guaranteed notes, term deposits, and securities of the Government of Canada, provincial or municipal governments. These types of investments are purchased from a member of the Canadian Payments Association and are redeemable on short notice.

### A. CASH AND CASH EQUIVALENTS

As at June 30, 2019, cash and cash equivalents include \$98.3 million (\$75.3 million as at March 31, 2019) in cash, invested at a weighted average interest rate of 2.3 percent (2.1 percent as at March 31, 2019).

## **B.** INVESTMENTS

As at June 30, 2019, the short-term investment portfolio includes a guaranteed investment certificate totalling \$10.0 million (\$10.0 million as at March 31, 2019) at a weighted average effective interest rate of 2.9 percent and a term of 12 months (2.9 percent as at March 31, 2019).

As at June 30, 2019, the long-term investment portfolio includes bonds of provincial governments, totalling \$19.3 million (\$19.4 million as at March 31, 2019) invested at a weighted average interest rate of 3.7 percent (3.7 percent as at March 31, 2019).

	June 30, 2019		March	n 31, 2019
	Amortized Quoted Market		Amortized	Quoted Market
	Cost	Value	Cost	Value
Provincial governments	19.335	19,800	19,357	19,812
Guaranteed investement certificate	10,000	10,000	10,000	10,000
	29,335	29,800	29,357	29,812

#### C. DESIGNATED FUNDS

As at June 30, 2019, cash and cash equivalents include \$40.7 million (\$41.1 million as at March 31, 2019) in designated funds whose use is designated or limited for the sole purpose for which they have been segregated.

### 4. Restricted cash and cash equivalents

	Amount received	Amount returned/transfered	Interest	June 30, 2019
LRT Stage 1 - Security deposit	49,026	-	4,578	53,604
LRT Stage 1 - Performance deposit	24,500	(13,475)	1,022	12,047
LRT Stage 2 - Confederation line deposit	13,028	(13,093)	65	-
	86,554	(26,568)	5,665	65,651
Chambers Building Fund	1,544	-	9	1,553
Total	88,098	(26,568)	5,674	67,204

#### A. Light Rail Transit (LRT)

The City of Ottawa (the City) has undertaken a significant project to convert the existing bus rapid transit system to a light rail transit system. This system will affect several NCC properties, which are subject to change until such time as the actual land requirements are finalized.

The above table includes amounts that have been either received, returned or transfered, as well as the net interest earned to date. During the period, net interest of \$0.4 million (\$0.3 million in 2018) has been recorded and included in the Financial Assets under "Restricted cash and cash equivalents" and under the "Light rail transit" liability. The accumulated interest recorded as at June 30, 2019, was \$5.7 million (\$5.3 million as at March 31, 2019).

The Light rail transit liability totals \$55.8 million (\$73.4 million as at March 31, 2019).

#### **B.** Chambers Building Fund

As set out in the ground lease with Allied, the tenant must remit an annual amount to the NCC strictly for the purpose to fund future capital improvements for 40 Elgin Street. The funding requirement began October 31, 2018 and will continue annually until the end of the lease in 2056. These funds are being administered by the NCC. A related liability is recorded under "Other liabilities".

## 5. Deferred revenue

Deferred revenues are composed of the following.

	June 30, 2019	March 31, 2019
Deferred rental revenues	7,199	7,121
Deferred easement and license of occupation revenues	16,546	5,863
Other deferred revenues	8,969	5,626
	32,714	18,610

The deferred rental revenue is primarily the present value of the minimum future lease payments that the NCC has collected under of three different land lease agreements. The present value for the current agreements was determined using discount rates of 4.27 percent, 6.01 percent and 6.5 percent. This deferred rental revenue will be recognized in income over the term of the lease agreements, which have different termination dates extending to 2068. During the period, \$0.1 million (\$0.1 million to June 30, 2018) of deferred rental revenue was recognized as income.

## NOTES TO THE QUARTERLY FINANCIAL STATEMENTS (UNAUDITED)

For the three months ended June 30, 2019 (in thousands of dollars, unless otherwise specified)

## 6. Tangible Capital Assets

	COST				ACCUMULATED AMORTIZATION				NET BOOK VALUE	
	Opening Balance	Acquisitions	Disposals / Adjustments	Closing Balance	Opening Balance	Amortization expense	Disposals / Adjustments	Closing Balance	June 30, 2019	March 31, 2019
Land <sup>1</sup>	326,605	342	184	326,763	-	-	-	-	326,763	326,605
Buildings and Infrastructure <sup>2</sup>	808,323	12,628	-	820,951	484,054	4,394	-	488,448	332,503	324,269
Leasehold improvements	15,120	-	-	15,120	10,665	149	-	10,814	4,306	4,455
Equipment <sup>2</sup>	20,129	567	56	20,640	14,894	324	56	15,162	5,478	5,235
	1,170,177	13,537	240	1,183,474	509,613	4,867	56	514,424	669,050	660,564

1. The land cost includes \$0.2 million (\$0.2 million as at March 31, 2019) of unsettled expropriation.

2. The total cost of buildings and infrastructure, and equipment include \$33.9 million (\$20.9 million as at March 31, 2019) of construction in progress. When completed, the cost of these projects will be amortized on the basis on their estimated useful life.

## 7. Expenses by Object

The following provides a summary of expenses by object.

	2019-2020		
	Annual Budget	June 30, 2019	June 30, 2018
	(Note 2)		
Goods and services	57,880	14,801	12,760
Salaries and employee benefits	47,846	11,389	11,164
Amortization	19,740	4,867	4,781
Payments in lieu of municipal taxes	9,654	2,374	2,410
Loss on disposal of tangible capital assets	1,072	46	897
	136,192	33,477	32,012

Antiques, works of art and monuments acquired or built by the NCC and those donated to the Canadiana Fund or the NCC are not recorded as tangible capital assets but are recorded as expenses and are included in "Goods and services." For the period ended June 30, 2019, the value of antiques, works of art and monuments totalled \$0.1 million (\$0.1 million to June 30, 2018).

## 8. Parliamentary Appropriations

	June 30, 2019	June 30, 2018
Parliamentary appropriations for operating expenditures <sup>1</sup>		
Amount received during the period	18,452	15,989
Amount received from previous year	180	-
	18,632	15,989
Parliamentary appropriations for tangible capital assets <sup>2</sup>		
Amount received during the period	15,613	7,260
	15,613	7,260
Parliamentary appropriations approved and recorded during the period	34,245	23,249

1. As at June 30, 2019 and 2018, the amounts approved for the years ending March 31, 2020 and 2019 totaled \$73.8 million and \$68.1 million, respectivily.

2. As at June 30, 2019 and 2018, the amounts approved for the years ending March 31, 2020 and 2019 totaled \$62.5 million and \$40.3 million, respectivily.