

Established:	25-Aug-09	Requisition Budget	2025 Actual	2026 PB	2027 FP	2028 FP	2029 FP	2030 FP
Authority:	BL 52	Electoral Areas						
Amendments:	Bylaw 850, 2024	Area A	95,551	95,551	95,551	95,551	95,551	95,551
Purpose:	For emergency shelter and supportive housing land acquisition.	Area B	99,581	99,581	99,581	99,581	99,581	99,581
		Area C	115,301	115,301	115,301	115,301	115,301	115,301
		Municipal Members						
Participants:	Courtenay, Comox, Cumberland, Electoral Areas A, B, C	Comox	188,734	188,733	188,733	188,733	188,733	188,733
		Courtenay	333,771	333,770	333,770	333,770	333,770	333,770
		Cumberland	47,062	47,062	47,062	47,062	47,062	47,062
Maximum Levy:	Greater of \$1,500,000 or \$0.05592 per \$1,000 - 100% Assessment		\$880,000	\$879,999	\$879,999	\$879,999	\$879,999	\$879,999
2026 Maximum:	\$1,601,446							
		Change from Previous year		(\$1)	\$0	\$0	\$0	\$0
		Residential Tax Rate Estimate (per \$1,000 of assessed value)	0.0273	0.0268	0.0268	0.0268	0.0268	0.0268

Estimates are based on 2026 Completed Roll at Proposed Budget January 2026

Year over Year Change

Revenue and Expenses by Category

450 - Comox Valley Housing

	2025 Budget	2026 Budget	Change	Explanation for Increase (+) or Decrease (-)
Revenue				
Taxation	880,000	880,000	-	
Transfers from Reserve	100,000		(100,000)	One-time reserve transfer in 2025
Prior Year Surplus	25,230	-	(25,230)	No prior year surplus at proposed
Total Revenue	<u>1,005,230</u>	<u>880,000</u>	<u>(125,230)</u>	
Expenses				
Support Services	4,634	7,995	3,361	Increased allocation in 2026
Grants to other organizations		100,000	100,000	Initial grant to housing authority [+100.0K]
Contract and General Services	120,137	80,142	(39,995)	Legal fees [+30.0K], Interim contractor [-70.0K]
Transfer to Reserve	880,459	691,863	(188,596)	
Total Expense	<u>1,005,230</u>	<u>880,000</u>	<u>(125,230)</u>	

CVRD 5 Year Operating Budget by Service

Functions: 450

Objects: Multiple

Account Code	Account Description	2025 Actual	2025 Budget	2026 Budget	2027 Financial	2028 Financial	2029 Financial	2030 Financial
01 - General Revenue Fund								
450 - Emergency Shelter Land Acquisition								
Revenues								
450 - Comox Valley Housing								
01-1-450-005	Gil Fed Govt	8	0	0	0	0	0	0
01-1-450-019	Reqn Elect/Spec Prov Govt	310,433	310,433	310,433	310,433	310,433	310,433	310,433
01-1-450-020	Reqn Municipal	569,567	569,567	569,567	569,567	569,567	569,567	569,567
01-1-450-145	Transfer from Reserve	0	100,000	0	0	0	0	0
01-1-450-150	Surplus Prior Year	25,230	25,230	0	0	0	0	0
450 - Comox Valley Housing		905,239	1,005,230	880,000	880,000	880,000	880,000	880,000
Revenues		905,239	1,005,230	880,000	880,000	880,000	880,000	880,000
Expenses								
450 - Comox Valley Housing								
01-2-450-200	Support Services	4,634	4,634	7,995	8,299	8,614	8,941	9,281
01-2-450-210	Grant Operational	0	0	100,000	250,000	250,000	250,000	250,000
01-2-450-284	Meeting Expense	534	0	0	0	0	0	0
01-2-450-335	Advertising	552	0	0	0	0	0	0
01-2-450-369	Insurance Liability	1,527	137	142	148	154	159	165
01-2-450-381	Legal Fees	8,824	0	30,000	0	0	0	0
01-2-450-387	Other Prof Fees	71,441	120,000	50,000	0	0	0	0
01-2-450-489	Reserve Contr Other	880,459	880,459	691,863	621,553	621,232	620,900	620,554
450 - Comox Valley Housing		967,970	1,005,230	880,000	880,000	880,000	880,000	880,000
Expenses		(967,970)	(1,005,230)	(880,000)	(880,000)	(880,000)	(880,000)	(880,000)
450 - Emergency Shelter Land Acquisition		(62,731)	0	0	0	0	0	0
01 - General Revenue Fund		(62,731)	0	0	0	0	0	0