

Financial statements of

UNIONVILLE HOME SOCIETY

March 31, 2025

D C Tinkham FCPA FCA CMC LPA
P J Brocklesby CPA CA LPA
M Y Tkachenko CPA CA
M W G Rooke CPA CA LPA
A C Callas CPA CA LPA
G P Kroeplin CPA
H S Grewal CPA
R T Bui CPA
N R Shishis CPA

300 - 2842 Bloor Street West
Toronto Ontario M8X 1B1
Canada

TEL 1 416 233 2139
FAX 1 416 233 1788

TINKHAMCPA.COM

INDEPENDENT AUDITOR'S REPORT

To the Members of
UNIONVILLE HOME SOCIETY

Opinion

We have audited the financial statements of Unionville Home Society ("the Society"), which comprise the statement of financial position as at March 31, 2025 and the statement of operations and net assets and cash flows for the year then ended, and notes to the financial statements, including a summary of significant accounting policies.

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of the Society as at March 31, 2025, and the results of its operations and its cash flows for the year then ended in accordance with Canadian accounting standards for not-for-profit organizations.

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 Financial Statements* section of our report. We are independent of the Society in accordance with the ethical requirements that are relevant to our audit of the 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.

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

Management is responsible for the preparation and fair presentation of the financial statements in accordance with Canadian accounting standards for not-for-profit organizations and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is responsible for assessing the Society'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 Society or to cease operations, or has no realistic alternative but to do so.

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

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the 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 financial statements.

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 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 Society'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 doubt on the Society'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 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 Society to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

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.

TORONTO, Ontario
May 28, 2025



Licensed Public Accountants

UNIONVILLE HOME SOCIETY

Statement of Financial Position

As at March 31,	2025	2024
Assets		
Current		
Cash (note 4)	\$ 4,103,616	\$ 5,131,217
Investments (note 5)	11,918,981	10,312,878
Accounts receivable (note 6)	256,331	462,640
Public service bodies' rebate receivable	495,013	216,661
Prepaid expenses	125,601	102,863
Due from the Ministry of Long-Term Care (notes 13(a), (b))	-	642,476
Due from Unionville Home Society Foundation (note 3(b))	-	13,309
	16,899,542	16,882,044
Capital assets (note 8)	8,040,803	7,500,102
	\$ 24,940,345	\$ 24,382,146
Liabilities and Net Assets		
Current liabilities		
Accounts payable and accrued liabilities (note 9)	\$ 1,561,862	\$ 2,106,638
Deferred revenue	7,500	8,133
Due to the Ministry of Long-Term Care (notes 13(a), (b))	2,379,921	-
Current portion of mortgage loan payable (note 10)	5,228,489	796,595
	9,177,772	2,911,366
Mortgage loan payable (note 10)	-	5,228,489
Deferred capital contributions (note 11)	1,440,885	1,160,086
	10,618,657	9,299,941
Net assets	14,321,688	15,082,205
	\$ 24,940,345	\$ 24,382,146

Commitments (note 12)

Contingencies (note 13)

See accompanying notes to the financial statements.

Approved by the Board:

Philip Gunn

Director

Philip Enright

Director

UNIONVILLE HOME SOCIETY

Statement of Operations and Net Assets

Year ended March 31,	2025	2024
Revenue		
Union Villa (schedule 1)	\$ 18,877,032	\$ 17,914,049
Community Support Services Programs (schedule 2)	678,151	637,857
Investment income	550,361	704,511
Geriatric Outreach Program	268,872	280,767
Administrative services cost recovery (note 3(a))	264,924	257,208
Unionville Community Centre for Seniors (schedule 4)	109,439	132,687
Other revenue	57,821	43,269
	20,806,600	19,970,348
Expenses		
Union Villa (schedule 1)	19,177,118	17,995,326
Administrative services (schedule 3)	1,242,675	1,148,305
Community Support Services Programs (schedule 2)	678,343	637,857
Geriatric Outreach Program	268,872	280,767
Unionville Community Centre for Seniors (schedule 4)	178,548	225,031
	21,545,556	20,287,286
Deficiency of revenue over expense before undernoted items	(738,956)	(316,938)
Unrealized loss on investments	(21,561)	-
Gain on sale of land (net) (note 7)	-	14,981,704
Discontinued operations (note 7)	-	133,890
Excess (deficiency) of revenue over expense for the year	(760,517)	14,798,656
Net assets, opening	15,082,205	283,549
Net assets, closing	\$ 14,321,688	\$ 15,082,205

UNIONVILLE HOME SOCIETY

Statement of Cash Flows

Year ended March 31,	2025	2024
Cash provided (used) by operations:		
Excess (deficiency) of revenue over expenses for the year	\$ (760,517)	\$ 14,798,656
Items not requiring an outlay of cash:		
Amortization of capital assets	1,106,542	989,183
Amortization of deferred capital contributions	(197,517)	(186,707)
Unrealized loss on sale of investments	21,561	-
Gain on sale of land (net)	-	(14,981,704)
	170,069	619,428
Net change in non-cash working capital balances:		
Accounts receivable	206,309	(91,082)
Public service bodies' rebate receivable	(278,352)	12,054
Prepaid expenses	(22,738)	(26,123)
Due from the Ministry of Long-Term Care	3,022,397	(619,686)
Due from Unionville Home Society Foundation	13,309	7,294
Due from Wyndham Gardens Apartments of Unionville	-	26,324
Accounts payable and accrued liabilities	(544,776)	(712,382)
Deferred revenue	(633)	(5,950)
Net cash provided (used) by operating activities	2,565,585	(790,123)
Cash provided (used) by financing activities:		
Repayment of mortgage loan payable	(796,595)	(747,163)
Capital contributions received	478,316	168,326
Net cash used by financing activities	(318,279)	(578,837)
Cash provided (used) by investing activities:		
Purchase of investments (net)	(1,627,664)	(7,403,814)
Purchase of capital assets	(1,647,243)	(934,034)
Proceeds on sale of land (net)	-	15,172,866
Net cash provided (used) by investing activities	(3,274,907)	6,835,018
Net increase (decrease) in cash	(1,027,601)	5,466,058
Cash (bank indebtedness), beginning of year	5,131,217	(334,841)
Cash, end of year	\$ 4,103,616	\$ 5,131,217

UNIONVILLE HOME SOCIETY

Notes to the Financial Statements

March 31, 2025

1 Organization

Unionville Home Society ("the Society") is a non-profit, non-denominational, registered charitable corporation, incorporated without share capital on May 15, 1967 under the laws of the Province of Ontario.

The Society's purpose is to deliver high quality services and compassionate care for seniors in its community. The Society operates and maintains a long-term care home, Union Villa, as well as an adult day program which provides specialized social and therapeutic recreation services for seniors. The Society provides comprehensive in-home assessments and coordinates health care and social support services through its outreach team and operates a seniors active living centre to provide recreation, education and cultural activities for seniors in the community at large. The Society also provides administrative and management services for its related corporations.

The Society is exempt from income taxes.

The related corporations to the Society are Unionville Home Society Foundation and Wyndham Gardens Apartments of Unionville.

The related corporations are operated by independent Boards of Directors, although certain directors may serve on more than one Board. The assets, liabilities and operating activities of the related entities are excluded from the Society's financial statements.

2 Significant accounting policies

These financial statements have been prepared by management in accordance with Canadian accounting standards for not-for-profit organizations and include the following significant accounting policies:

(a) Cash

Cash includes cash deposits with financial institutions, petty cash and cash held in corporate tiered investment savings account.

(b) Capital assets

The Society records capital assets at cost. The cost of a capital asset comprises its purchase price and any directly attributable cost of preparing the asset for its intended use. When conditions indicate a capital asset no longer contributes to the Society's ability to provide services or that the value of future economic benefits or service potential associated with the capital asset is less than its net carrying amount, its net carrying amount is written down to its fair value or replacement costs.

Capital assets are depreciated over their estimated useful lives on a straight-line basis as follows:

Land improvements	8 to 20 years
Building	10 to 25 years
Building service equipment	5 to 25 years
Equipment	5 to 15 years
Computer equipment	3 to 5 years

(c) Revenue recognition

(i) Contributions

The Society follows the deferral method of accounting for contributions, which include donations and government grants.

Unrestricted contributions are recognized as revenue when received or receivable if the amount to be received can be reasonably estimated and collection is reasonably assured.

Externally restricted contributions are recognized as revenue in the year in which the related expenses are recognized. Contributions restricted for the purchase of capital assets are deferred and amortized into revenue on a straight-line basis at a rate corresponding with the amortization rate for the related capital assets.

UNIONVILLE HOME SOCIETY

Notes to the Financial Statements

March 31, 2025

2 Significant accounting policies (continued)

(c) Revenue recognition (continued)

(ii) Resident accommodation revenue

Resident accommodation revenue is recognized as services are rendered.

(iii) Program revenue

Program fee revenue is recognized as services are rendered.

(d) Allocated expenses

Certain administrative services costs, including salaries and benefits and other general administration costs and supplies, are allocated to the administered programs which they benefit by management using their best estimate based on time for labour and usage of materials.

(e) Contributed services

The value of goods and services is recorded as revenue and an expense in the financial statements when the fair value can be reasonably estimated and when the goods and services would otherwise be purchased if not donated.

Volunteers provide invaluable donated services to the Society. Since the fair value of volunteer time is not easily determinable, these contributed services are not recognized in the financial statements.

(f) Financial instruments

The Society initially measures its financial assets and financial liabilities at fair value adjusted by, in the case of a financial instrument that will not be measured subsequently at fair value, the amount of transaction costs directly attributable to the instrument.

The Society subsequently measures all its financial assets and financial liabilities at amortized cost, except for cash and investments, which are measured at fair value. Changes in fair value are recognized in the statement of operations in the period incurred.

(g) Management estimates

The preparation of financial statements in conformity with Canadian accounting standards for not-for-profit organizations requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenses during the current period. Significant estimates include the impairment of accounts receivable, useful lives of capital assets, certain accounts payable and accrued liabilities, settlements with government funders and the allocation of expenses to the administered programs.

All estimates are reviewed periodically and adjustments are made to the statement of operations as appropriate in the year they become known.

UNIONVILLE HOME SOCIETY

Notes to the Financial Statements

March 31, 2025

3 Related party transactions

All related party balances and transactions are considered in the normal course of operations and have been recorded at the exchange amount, which is the amount of consideration established and agreed to by the related parties.

(a) Administrative services cost

During the year, the Society charged Wyndham Gardens Apartments of Unionville administrative services cost recoveries of \$264,924 (2022 - \$257,208).

(b) Donations

During the year, the Society received donations in the amount of \$485,283 (2024 - \$326,354) from the Unionville Home Society Foundation.

4 Cash

The Society has available a demand operating facility not to exceed the maximum of \$600,000 (2024 - \$600,000) on a consolidated basis with Unionville Home Society Foundation. The demand operating facility bears interest at prime plus 1% and is secured by the guaranteed investment certificate detailed in note 5 and a General Security Agreement representing a second charge on the present and after acquired assets of the Society.

As at March 31, 2025, no amount had been drawn on the facility on a consolidated basis.

The net cash balance on a consolidated basis yields interest at a rate of 2.047% (2024 - 4.20%).

5 Investments

As at March 31,	2025	2024
Cash and cash equivalents	\$ 2,314,952	\$ 4,203,511
Fixed income	5,250,610	6,109,367
Canadian equities	1,522,527	-
Foreign equities	2,830,892	-
	\$ 11,918,981	\$ 10,312,878

Fixed income investments are comprised of term deposits, guaranteed investment certificates and government and corporate bonds with maturity dates ranging from September 1, 2025 to September 1, 2034 (2024 - May 6, 2024 to March 7, 2025) and bearing interest at rates ranging from 1.65% to 4.45% (2024 - 4.45% to 5.53%).

A guaranteed investment certificate with a carrying amount of \$601,144 (2023 - \$601,973) has been pledged as security on the demand operating facility described in note 4.

6 Accounts receivable

As at March 31,	2025	2024
Amounts due from service recipients	\$ 205,288	\$ 150,674
Sundry receivables	103,232	335,790
Funding receivable	29,388	122,356
	337,908	608,820
Less: allowance for doubtful accounts	(81,577)	(146,180)
	\$ 256,331	\$ 462,640

UNIONVILLE HOME SOCIETY

Notes to the Financial Statements

March 31, 2025

7 Land sale and discontinued operations

The Society entered an Agreement of Purchase and Sale to sell land, which closed in the prior year and resulted in a gain on the sale in the amount of \$14,981,704 .

As a condition of the land sale the Society was required to provide the purchaser with vacant possession of the land. Accordingly, the Society discontinued its operations at Heritage Village in March 2023 as the Heritage Village buildings were situated on the land sold.

The operations of Heritage Village have been presented as discontinued operations as follows:

Year ended March 31,	2025	2024
Revenue	\$ -	\$ 165,000
Expenses	-	31,110
Excess of revenue over expenses for the year	\$ -	\$ 133,890

8 Capital assets

As at March 31,	2025		2024	
	Cost	Accumulated Amortization	Cost	Accumulated Amortization
Land	\$ 551,018	\$ -	\$ 551,018	\$ -
Land improvements	170,591	54,353	161,993	38,693
Building	20,498,144	15,187,293	19,482,367	14,363,920
Building service equipment	1,538,881	444,883	1,441,385	353,041
Equipment	2,861,008	2,466,417	2,717,795	2,390,811
Computer equipment	449,469	228,349	585,997	300,191
Construction in progress	352,987	-	6,203	-
	\$ 26,422,098	\$ 18,381,295	\$ 24,946,758	\$ 17,446,656
Net book value		\$ 8,040,803		\$ 7,500,102

9 Accounts payable and accrued liabilities

As at March 31,	2025	2024
Trade payables and accrued liabilities	\$ 805,476	\$ 1,396,005
Payroll related accruals	576,916	553,611
Government remittances payable	151,483	124,444
Mortgage interest payable	27,987	32,251
Ministry of Seniors and Accessibility	-	327
	\$ 1,561,862	\$ 2,106,638

UNIONVILLE HOME SOCIETY

Notes to the Financial Statements

March 31, 2025

10 Mortgage loan payable

As at March 31,	2025	2024
Manulife Financial, 6.51% interest, repayable in equal monthly installments of \$96,703, due July 1, 2025	\$ 5,228,489	\$ 6,025,084
Less: current portion	5,228,489	796,595
	\$ -	\$ 5,228,489

The Manulife Financial mortgage loan is secured by a portion of the land included in note 8 with a book value of \$234,370.

11 Deferred capital contributions

Deferred capital contributions related to capital assets represent the unamortized amount of donations, grants and contributed equity received for the purchase of capital assets. The amortization of capital contributions is recorded as revenue in the statement of operations on a straight-line basis at a rate corresponding with the amortization rate for the related capital assets.

As at March 31,	2025	2024
Unamortized capital contributions, beginning of year	\$ 1,160,086	\$ 1,178,467
Capital contributions received	478,316	168,326
Amounts amortized to revenue	(197,517)	(186,707)
	\$ 1,440,885	\$ 1,160,086

12 Commitments

The Society entered into a construction and cost sharing agreement for the design and construction of shared roadways and services on the campus. The total design and construction costs are estimated at \$5,571,537 plus HST. The Society's share of these costs is \$88,013 plus HST. As at March 31, 2025, \$71,286 has been incurred.

The Society has entered into various contracts for building improvements and nursing equipment. The total commitments under the contracts is \$665,988 plus HST, of which \$346,290 has been incurred.

13 Contingencies

(a) Ontario Ministry of Long-Term Care

The Society receives funding from the Government of Ontario through the Ministry of Long-Term Care ("the MLTC") to assist with the expenditures of the long term care home. The amount of the funding provided to the Society is subject to final review and approval by the MLTC.

As at the date of these financial statements, funding for the period of January 1, 2022 to March 31, 2025 has not been subject to this review process. Any adjustments required as a result of these reviews will be accounted for in the year of settlement.

The Society provides an Annual Report for the home to the Government of Ontario reconciling funding to expenditures. The Annual Report is used to determine whether any amounts must be repaid to the Government of Ontario. Amounts repayable are estimated and accrued in the financial statements. The Government of Ontario may terminate the servicing agreement if it determines that the Society is in breach of any of its terms and conditions and the breach is not cured within an established time period after written notice of the breach is provided. Upon termination, funding received in relation to certain capital assets may have to be repaid to the Government of Ontario if the related assets are sold.

UNIONVILLE HOME SOCIETY

Notes to the Financial Statements

March 31, 2025

13 Contingencies (continued)

(b) Ontario Ministry of Health - Ontario Health

The Society administers CSS Programs on behalf of the Ministry of Health through Ontario Health ("MOH-OH"). Details of the funding received and expenditures incurred by the Society in carrying out the programs are detailed in Schedule 2 of the financial statements.

The amount of the funding provided to the Society is subject to final review and approval by the MOH-OH. As at the date of these financial statements funding for the period April 1, 2024 to March 31, 2025 has not been subject to this review process. Any adjustments required as a result of this review will be accounted for in the year of settlement.

14 Economic dependence

The Society recognized \$14,422,793 (2024 - \$13,503,149) of funding from the Government of Ontario. This funding represents approximately 69% (2024 - 68%) of total revenue. The Society's ability to provide existing services on an on-going basis is dependent on receiving the continued support of the Government of Ontario.

15 Pension plans

The Pension Plan for Employees of Unionville Home Society is a defined contribution plan. The plan is funded by contributions which are made by the employees and matched by the Society. The employer portion of the pension contribution for the non-unionized employees of the Society for the year was \$88,314 (2024 - \$79,485).

The Nursing Homes and Related Industries Pension Plan is a target-benefit pension plan for members of the participating unions and has multiple contributing employers. The plan is funded by contributions made by the employees and matched by the Society as defined by the collective agreement. The employer portion of the pension contribution for the unionized employees of the Society for the year was \$256,003 (2024 - \$241,516).

UNIONVILLE HOME SOCIETY

Notes to the Financial Statements

March 31, 2025

16 Controlled organization

Unionville Home Society Foundation ("the Foundation") is a registered charitable organization, incorporated without share capital on February 28, 1990 for the purpose of receiving and maintaining funds to support the Society.

The Foundation has not been consolidated in the financial statements of the Society. Audited financial statements of the Foundation are available upon request.

The Foundation follows the restricted fund method of accounting for contributions.

Financial summaries of this unconsolidated entity as at March 31, 2025 and for the year then ended are as follows:

As at March 31,	2025	2024
Financial position		
Total assets	\$ 726,549	\$ 1,063,416
Total liabilities	29,376	36,885
Externally restricted net assets	203,558	254,086
Unrestricted net assets	493,615	772,445
	\$ 726,549	\$ 1,063,416
Results of operations		
Total revenue	\$ 400,897	\$ 514,751
Operating expenses	244,972	226,045
Donation expense	485,283	326,354
	730,255	552,399
Deficiency of revenue over expenses for the year	\$ (329,358)	\$ (37,648)
Cash flows		
Cash used by operating activities	\$ (350,581)	\$ (41,986)
Cash provided (used) by investing activities	278,893	(82,980)
Net decrease in cash	\$ (71,688)	\$ (124,966)

UNIONVILLE HOME SOCIETY

Notes to the Financial Statements

March 31, 2025

17 Financial instruments

The Society is exposed to various risks through its financial instruments. The following analysis provides a measure of the Society's risk exposure and concentrations. The financial instruments and the nature of the risks to which they may be subject are as follows:

Credit risk

Credit risk is the risk that one party to a financial instrument will cause a financial loss for the other party by failing to discharge an obligation. The Society is exposed to credit risk through its investments, accounts receivable and due from related parties.

Resident accounts receivable are unsecured. Other receivables are comprised of public service bodies' rebates receivable and amounts due from the Ministry of Long-Term Care which are secured by provincial and/or federal governments.

Liquidity risk

Liquidity risk is the risk that the Society will not be able to meet a demand for cash or fund its obligations as they come due. The Society meets its liquidity requirements by preparing and monitoring detailed forecasts of cash flows from operations and anticipating investing and financing activities.

Market risk

Market risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market prices. Market risk is comprised of currency risk, interest rate risk and other price risk.

The Society is not exposed to currency risk.

Interest rate risk

Interest rate risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market interest rates. The Society is subject to interest rate risk to the extent that its bank indebtedness and mortgage payable may be subject to interest rate changes on maturity and from its interest bearing assets. The Society has not entered into any derivative agreements to mitigate this risk.

The Society's cash includes amounts on deposit with financial institutions that earn interest at market rates. The Society manages its exposure to the interest rate risk of its cash by maximizing the interest income earned on excess funds while maintaining the liquidity necessary to conduct operations on a day-to-day basis. Fluctuations in market rates of interest on cash do not have a significant impact on the Society's results of operations.

The primary objective of the Society with respect to its fixed income investments is to ensure the security of principal amounts invested, provide for a high degree of liquidity, and achieve a satisfactory investment return.

Other price risk

Other price risk refers to the risk that the fair value of financial instruments or future cash flows associated with the instruments will fluctuate based on changes in market prices (other than those arising from currency risk or interest rate risk), whether those changes are caused by factors specific to the individual instrument or its issuer or factors affecting all similar instruments in the market.

The Society is exposed to other price risk through its equity investments.

Changes in risk

The Society's exposure to other price risk has increased this year as a result of the investment in Canadian and foreign equities.

There have been no other significant changes in the Society's risk exposures in financial instruments from the prior year.

UNIONVILLE HOME SOCIETY**Schedule 1 - Union Villa Long-Term Care**

Year ended March 31	2025	2024
Revenue		
Government funding	\$ 13,806,258	\$ 12,915,296
Accommodation basic	3,634,118	3,437,567
Accommodation preferred	986,233	948,234
Amortization of deferred contributions	197,517	186,707
Other revenue	191,746	254,208
Donations revenue	60,283	172,037
Investment income	877	-
	18,877,032	17,914,049
Expenses		
Salaries and benefits	10,923,735	10,125,328
Agency staffing and contracted health services	1,775,942	1,491,783
Contracted dietary, environmental and laundry services	1,067,322	1,051,804
Administrative services cost	1,060,884	1,029,984
Amortization of capital assets	1,044,483	961,162
Raw food	748,342	703,013
Nursing supplies and equipment	609,744	616,852
Building, equipment and ground maintenance	533,199	493,005
Utilities	409,348	403,970
Mortgage loan interest	359,571	409,270
Accommodation services supplies and equipment	279,752	381,129
Program supplies and equipment	131,151	97,941
General administration	118,236	123,094
Insurance	77,026	72,306
Professional fees	38,383	34,685
	19,177,118	17,995,326
Deficiency of revenue over expenses for the year	\$ (300,086)	\$ (81,277)

UNIONVILLE HOME SOCIETY**Schedule 2 - Community Support Services Programs**

Year ended March 31,	2025	2024
Revenue		
Government funding	\$ 563,152	\$ 529,165
Service recipient revenue	111,729	91,146
Government one-time funding	3,270	15,467
Other revenue	-	4,799
	678,151	640,577
Less: CSS under expenditure	-	2,720
	678,151	637,857
Expenses		
Salaries and benefits	346,415	344,872
Contracted services	189,921	184,004
Supplies and sundry	63,532	47,202
Administrative services cost	54,924	53,330
Equipment	23,551	8,449
	678,343	637,857
Deficiency of revenue over expenses for the year	\$ (192)	\$ -

UNIONVILLE HOME SOCIETY
Schedule 3 - Administrative Services

Year ended March 31,	2025	2024
Salaries and benefits	\$ 1,523,939	\$ 1,518,850
General administrative	601,558	467,913
Supplies and equipment	158,898	128,988
Amortization of capital assets	62,059	28,021
Professional fees	55,193	129,749
	2,401,647	2,273,521
Less: recovery from administered programs	(1,158,972)	(1,125,216)
	\$ 1,242,675	\$ 1,148,305

UNIONVILLE HOME SOCIETY**Schedule 4 - Unionville Community Centre for Seniors**

Year ended March 31,	2025	2024
Revenue		
Seniors Active Living Centre funding	\$ 50,000	\$ 42,700
Grants - City of Markham	32,400	32,400
Program and events revenue	13,774	12,323
Donations	5,378	19,890
Membership fees	4,940	4,460
Other grants and recoveries	2,834	17,673
Seniors Active Living Centre one-time funding	113	3,241
	109,439	132,687
Expenses		
Salaries and benefits	92,282	122,634
Administrative services cost	43,164	41,902
Building and property	21,889	26,208
Program supplies and equipment	15,298	24,397
Office and administration	5,915	9,890
	178,548	225,031
Deficiency of revenue over expenses for the year	\$ (69,109)	\$ (92,344)