

**TOWN OF CARSTAIRS**  
**FINANCIAL STATEMENTS**  
**DECEMBER 31, 2025**

## Management's Responsibility

To the Members of Council of the Town of Carstairs:

Management is responsible for the preparation, accuracy, objectivity, integrity, and presentation of the accompanying financial statements, including responsibility for significant accounting judgments and estimates in accordance with Canadian public sector accounting standards ("PSAS"). This responsibility includes selecting appropriate accounting principles and methods, and making decisions affecting the measurement of transactions in which objective judgment is required. Management believes that the financial statements present fairly the Town's financial position as at December 31, 2025 and the results of its operations for the year then ended.

In discharging its responsibilities for the integrity and fairness of the financial statements, management designs and maintains the necessary accounting systems and related internal controls to provide reasonable assurance that transactions are authorized, assets are safeguarded and financial records are properly maintained to provide reliable information for the preparation of financial statements.

Council is composed entirely of individuals who are neither management nor employees of the Town. Council is responsible for overseeing management in the performance of its financial reporting responsibilities, and for approving the financial statements. Council fulfills these responsibilities by reviewing the financial information prepared by management and discussing relevant matters with management and external auditors. Council is also responsible for recommending the appointment of the Town's external auditors.

MNP LLP is appointed by Council to audit the financial statements and report directly to them; their report follows. The external auditors have full and free access to, and meet periodically and separately with, both Council and management to discuss their audit findings.

March 9, 2026



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Chief Administrative Officer

## Independent Auditor's Report

To the Members of Council of the Town of Carstairs:

### *Opinion*

We have audited the financial statements of the Town of Carstairs (the "Town"), which comprise the statement of financial position as at December 31, 2025, and the statements of operations, change in net financial assets, cash flows, and the related schedules I to VI for the year then ended, and notes to the financial statements, including a summary of significant accounting policies and other explanatory notes.

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of the Town as at December 31, 2025, the results of its operations, changes in its net financial assets, and its 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 Financial Statements section of our report. We are independent of the Town 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 public sector accounting standards, 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 Town'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 cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the Town'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 Town'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 Town'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 Town 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.

#### **Report on Other Legal and Regulatory Requirements**

- **Debt Limit Regulation:**  
In accordance with Alberta Regulation 255/2000, we confirm that the Town is in compliance with the Debt Limit Regulation. A detailed account of the Town's debt limit can be found in Note 11.
- **Supplementary Accounting Principles and Standards Regulation:**  
In accordance with Alberta Regulation 313/2000, we confirm that the Town is in compliance with the Supplementary Accounting Principles and Standards Regulation and note the information required can be found in Note 15.

Calgary, Alberta  
March 9, 2026

*MNP LLP*

Chartered Professional Accountants

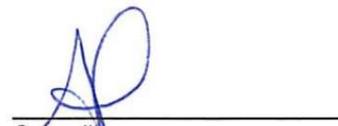
**MNP**

**Town of Carstairs**  
**Statement of Financial Position**  
As at December 31, 2025

	2025	2024
<b>FINANCIAL ASSETS</b>		
Cash and temporary investments (Note 2)	12,471,222	8,580,270
Receivables		
Taxes and grants in place of taxes receivable (Note 3)	285,892	173,890
Trade and other receivables	467,182	406,467
Receivables from other governments	104,405	36,527
Land inventory held for resale	422,595	422,595
	<b>13,751,296</b>	9,619,749
<b>LIABILITIES</b>		
Accounts payable and accrued liabilities (Note 4)	1,503,894	859,997
Deposit liabilities (Note 5)	32,150	26,150
Deferred revenue (Note 6)	68,767	1,374,452
Employee benefit obligations (Note 7)	305,727	285,713
Asset retirement obligation (Note 8)	36,940	53,823
Capital lease obligations (Note 9)	732,218	-
Long-term debt (Note 10)	2,071,421	2,585,410
	<b>4,751,117</b>	5,185,545
<b>NET FINANCIAL ASSETS</b>	<b>9,000,179</b>	4,434,204
Commitments (Note 17)		
Contingencies (Note 18)		
<b>NON-FINANCIAL ASSETS</b>		
Tangible capital assets (Schedule II)	60,965,085	56,935,746
Inventory for consumption	59,228	58,381
Prepaid expenses	6,037	14,049
	<b>61,030,350</b>	57,008,176
<b>ACCUMULATED SURPLUS</b> (Schedule I, Note 13)	<b>70,030,529</b>	61,442,380

Approved on behalf of Council

  
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Mayor

  
\_\_\_\_\_  
Councillor

*The accompanying notes are an integral part of these financial statements*

**Town of Carstairs**  
**Statement of Operations**

For the year ended December 31, 2025

	2025 Budget (Note 19)	2025	2024
<b>REVENUE</b>			
Net municipal taxes (Schedule III)	5,881,238	<b>5,877,567</b>	5,308,706
User fees and sales of goods	5,756,745	<b>6,318,684</b>	5,806,314
Government transfers for operating (Schedule IV)	799,051	<b>773,266</b>	785,926
Investment income	158,895	<b>380,953</b>	408,520
Penalties and costs of taxes	78,450	<b>101,986</b>	87,550
Licenses and permits	283,800	<b>272,507</b>	321,201
Franchise and concession contracts	633,438	<b>628,457</b>	611,406
Gain on disposal of tangible capital assets	-	-	41,649
Other revenue	48,142	<b>201,575</b>	207,464
	13,639,759	<b>14,554,995</b>	13,578,736
<b>EXPENSES</b>			
General government			
Council and other legislative	385,994	<b>399,727</b>	447,975
General administrative	1,446,700	<b>1,620,471</b>	1,568,323
Protective services			
Fire	595,731	<b>889,794</b>	859,870
Disaster and emergency services	44,807	<b>38,529</b>	37,923
Bylaw enforcement	675,746	<b>669,537</b>	674,870
Transportation			
Common and equipment pool	58,787	<b>171,678</b>	43,179
Roads, streets, walks, lighting	1,020,928	<b>2,346,134</b>	2,372,007
Storm sewers and drainage	35,842	<b>150,069</b>	138,642
Planning and development			
Land use planning, zoning and development	389,321	<b>346,561</b>	425,513
Subdivision land and development	300,550	<b>284,577</b>	308,249
Recreation and culture			
Parks and recreation	3,248,008	<b>3,483,350</b>	3,420,433
Libraries, museums, halls	392,492	<b>422,165</b>	395,080
Environmental services			
Water supply and distribution	1,374,074	<b>1,696,628</b>	1,406,222
Wastewater treatment and disposal	217,750	<b>300,415</b>	424,225
Waste management	388,047	<b>350,723</b>	463,657
Community services			
Family and community support	109,589	<b>111,483</b>	98,676
Other public health and welfare	483,822	<b>479,962</b>	449,031
	11,168,188	<b>13,761,803</b>	13,533,875
<b>EXCESS OF REVENUE OVER EXPENSES BEFORE OTHER</b>	2,471,571	<b>793,192</b>	44,861
<b>OTHER</b>			
Contributed and donated assets	-	-	879,405
Government transfers for capital (Schedule IV)	3,693,304	<b>4,871,822</b>	801,789
Off-site levies from developers	3,035,174	<b>2,923,135</b>	409,957
<b>EXCESS OF REVENUE OVER EXPENSES</b>	9,200,049	<b>8,588,149</b>	2,136,012
<b>ACCUMULATED SURPLUS, BEGINNING OF YEAR</b>	61,442,380	<b>61,442,380</b>	59,306,368
<b>ACCUMULATED SURPLUS, END OF YEAR</b>	70,642,429	<b>70,030,529</b>	61,442,380

The accompanying notes are an integral part of these financial statements

**Town of Carstairs**  
**Statement of Change in Net Financial Assets**

For the year ended December 31, 2025

	2025 Budget (Note 19)	<b>2025</b>	2024
<b>EXCESS OF REVENUE OVER EXPENSES</b>	9,200,049	<b>8,588,149</b>	2,136,012
Acquisition of tangible capital assets (Schedule II)	(1,283,240)	<b>(5,962,012)</b>	(1,695,274)
Assets acquired by capital lease (Schedule II)	-	<b>(823,767)</b>	-
Contributed and donated tangible capital assets (Schedule II)	-	-	(879,405)
Proceeds on disposal of tangible capital assets	-	<b>176,553</b>	52,505
Amortization of tangible capital assets	-	<b>2,557,509</b>	2,467,641
Net loss (gain) on disposal of tangible capital assets	-	<b>22,378</b>	(41,649)
(Acquisition) use of inventory for consumption	-	<b>(847)</b>	7,420
Use of prepaid expenses	-	<b>8,012</b>	3,515
<b>INCREASE IN NET FINANCIAL ASSETS</b>	7,916,809	<b>4,565,975</b>	2,050,765
<b>NET FINANCIAL ASSETS, BEGINNING OF YEAR</b>	4,434,204	<b>4,434,204</b>	2,383,439
<b>NET FINANCIAL ASSETS, END OF YEAR</b>	12,351,013	<b>9,000,179</b>	4,434,204

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**Town of Carstairs**  
**Statement of Cash Flows**  
For the year ended December 31, 2025

	2025	2024
<b>NET INFLOW (OUTFLOW) OF CASH RELATED TO THE FOLLOWING ACTIVITIES:</b>		
<b>OPERATING</b>		
Excess of revenues over expenses	8,588,149	2,136,012
Non-cash items included in excess of revenues over expenses:		
Amortization of tangible capital assets	2,557,509	2,467,641
Tangible capital assets received as contributions	-	(879,405)
Net loss (gain) on disposal of tangible capital assets	22,378	(41,649)
Non-cash charges to operations (net change):		
(Increase) decrease in taxes and grants in lieu receivable	(112,002)	1,908
(Increase) decrease in trade and other receivables	(60,715)	103,302
(Increase) decrease in inventory for consumption	(847)	7,420
Decrease in prepaid expenses	8,012	3,515
(Increase) decrease in receivable from other governments	(67,878)	60,632
Increase (decrease) in accounts payable and accrued liabilities	643,897	(25,642)
Increase in deposit liabilities	6,000	1,200
(Decrease) increase in deferred revenue	(1,305,685)	982,860
Increase in employee benefit obligations	20,014	6,601
(Decrease) in asset retirement obligations	(16,883)	(15,893)
<b>Cash provided by operating transactions</b>	<b>10,281,949</b>	<b>4,808,502</b>
<b>CAPITAL</b>		
Acquisition of tangible capital assets (Schedule II)	(5,962,012)	(1,695,274)
Proceeds on disposal of tangible capital assets	176,553	52,505
<b>Cash applied to capital transactions</b>	<b>(5,785,459)</b>	<b>(1,642,769)</b>
<b>FINANCING</b>		
Capital lease obligation repaid	(91,549)	-
Long-term debt issued	-	500,912
Long-term debt repaid	(513,989)	(858,308)
<b>Cash applied to financing transactions</b>	<b>(605,538)</b>	<b>(357,396)</b>
<b>CHANGE IN CASH AND TEMPORARY INVESTMENTS DURING THE YEAR</b>	<b>3,890,952</b>	<b>2,808,337</b>
<b>CASH AND TEMPORARY INVESTMENTS, BEGINNING OF YEAR</b>	<b>8,580,270</b>	<b>5,771,933</b>
<b>CASH AND TEMPORARY INVESTMENTS, END OF YEAR</b>	<b>12,471,222</b>	<b>8,580,270</b>

The accompanying notes are an integral part of these financial statements

**Town of Carstairs**  
**Schedule I - Schedule of Changes in Accumulated Surplus**  
For the year ended December 31, 2025

	Unrestricted Surplus	Restricted Surplus	Equity in Tangible Capital Assets	2025	2024
		(Note 13)	(Note 12)		
<b>BALANCE, BEGINNING OF YEAR</b>	<b>1,100,926</b>	<b>6,044,941</b>	<b>54,296,513</b>	<b>61,442,380</b>	59,306,368
Excess of revenue over expenses	8,588,149	-	-	8,588,149	2,136,012
Unrestricted funds designated for future use	(4,248,307)	4,248,307	-	-	-
Restricted funds used for operations	282,242	(282,242)	-	-	-
Restricted funds used for tangible capital assets	-	(576,560)	576,560	-	-
Acquisition of tangible capital assets	(4,561,685)	-	4,561,685	-	-
Assets acquired by capital lease	(823,767)	-	823,767	-	-
Disposal of tangible capital assets	198,931	-	(198,931)	-	-
Asset retirement obligation settled	(16,883)	-	16,883	-	-
Annual amortization expense	2,557,509	-	(2,557,509)	-	-
Capital lease obligation repaid	(91,549)	-	91,549	-	-
Long-term debt repaid	(513,989)	-	513,989	-	-
<b>Change in accumulated surplus</b>	<b>1,370,651</b>	<b>3,389,505</b>	<b>3,827,993</b>	<b>8,588,149</b>	<b>2,136,012</b>
<b>BALANCE, END OF YEAR</b>	<b>2,471,577</b>	<b>9,434,446</b>	<b>58,124,506</b>	<b>70,030,529</b>	<b>61,442,380</b>

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**Town of Carstairs**  
**Schedule II - Schedule of Tangible Capital Assets**  
For the year ended December 31, 2025

	Land	Land Improvements	Buildings	Engineered Structures	Machinery & Equipment	Vehicles	2025	2024
<b>COST:</b>								
BALANCE, BEGINNING OF YEAR	4,611,630	4,135,137	11,703,956	65,124,522	4,131,036	2,510,635	<b>92,216,916</b>	89,808,383
Acquisition of tangible capital assets	-	8,223	98,806	5,218,299	405,523	231,161	<b>5,962,012</b>	1,695,274
Contributed tangible capital assets	-	-	-	-	-	-	-	879,405
Assets acquired by capital lease	-	-	-	-	-	823,767	<b>823,767</b>	-
Disposal of tangible capital assets	-	-	-	(13,400)	(235,793)	(373,227)	<b>(622,420)</b>	(166,146)
<b>BALANCE, END OF YEAR</b>	<b>4,611,630</b>	<b>4,143,360</b>	<b>11,802,762</b>	<b>70,329,421</b>	<b>4,300,766</b>	<b>3,192,336</b>	<b>98,380,275</b>	<b>92,216,916</b>
<b>ACCUMULATED AMORTIZATION:</b>								
BALANCE, BEGINNING OF YEAR	-	1,881,534	3,714,660	26,599,212	2,011,325	1,074,439	<b>35,281,170</b>	32,968,821
Annual amortization	-	169,332	227,108	1,674,579	257,499	228,991	<b>2,557,509</b>	2,467,641
Accumulated amortization on disposals	-	-	-	(13,354)	(190,974)	(219,161)	<b>(423,489)</b>	(155,292)
<b>BALANCE, END OF YEAR</b>	<b>-</b>	<b>2,050,866</b>	<b>3,941,768</b>	<b>28,260,437</b>	<b>2,077,850</b>	<b>1,084,269</b>	<b>37,415,190</b>	<b>35,281,170</b>
<b>NET BOOK VALUE OF TANGIBLE CAPITAL ASSETS</b>	<b>4,611,630</b>	<b>2,092,494</b>	<b>7,860,994</b>	<b>42,068,984</b>	<b>2,222,916</b>	<b>2,108,067</b>	<b>60,965,085</b>	<b>56,935,746</b>
2024 NET BOOK VALUE OF TANGIBLE CAPITAL ASSETS	4,611,630	2,253,603	7,989,296	38,525,310	2,119,711	1,436,196	56,935,746	

During the year, tangible capital assets were acquired at an aggregate cost of \$6,785,779 (2024 - \$1,695,274), and \$nil (2024 - \$879,405) was acquired as contributed tangible capital assets. Of the \$6,785,779 (2024 - \$1,695,274) acquired, \$648,820 (2024 - \$nil) is included in accounts payable at year end, consequently, \$6,124,440 (2024 - \$1,695,274) was paid in cash to acquire tangible capital assets during the year.

During the year, tangible capital assets with a net book value of \$198,931 (2024 - \$10,856) were disposed of for proceeds of \$176,553 (2024 - \$52,505), resulting in a net loss on disposal of tangible capital assets of \$22,378 (2024 - net gain of \$41,649).

Included in Vehicles are assets under capital lease, carrying a net book value of \$732,218 (2024 - \$nil).

The accompanying notes are an integral part of these financial statements

**Town of Carstairs**  
**Schedule III - Schedule of Property and Other Taxes**

For the year ended December 31, 2025

	2025 Budget (Note 19)	<b>2025</b>	2024
<b>TAXATION</b>			
Residential land and improvement taxes	8,748,119	<b>8,744,472</b>	7,794,078
Non-residential linear property taxes	930	<b>907</b>	1,799
Residential grants in place of property taxes	-	-	-
	<b>8,749,049</b>	<b>8,745,379</b>	<b>7,795,877</b>
<b>REQUISITIONS</b>			
Alberta School Foundation Fund	2,520,025	<b>2,520,026</b>	2,166,313
Mountain View Foundation	347,786	<b>347,786</b>	320,858
	<b>2,867,811</b>	<b>2,867,812</b>	<b>2,487,171</b>
<b>NET MUNICIPAL PROPERTY TAXES</b>	<b>5,881,238</b>	<b>5,877,567</b>	<b>5,308,706</b>

*The accompanying notes are an integral part of these financial statements*

**Town of Carstairs**  
**Schedule IV - Schedule of Government Transfers**

For the year ended December 31, 2025

	2025 Budget (Note 19)	<b>2025</b>	2024
<b>TRANSFERS FOR OPERATING</b>			
Provincial government	234,106	<b>224,506</b>	270,657
Federal government	2,000	<b>10,820</b>	6,120
Other local governments	562,945	<b>537,940</b>	509,149
	799,051	<b>773,266</b>	785,926
<b>TRANSFERS FOR CAPITAL</b>			
Provincial government	3,693,304	<b>4,837,177</b>	742,879
Other local governments	-	<b>34,645</b>	58,910
	3,693,304	<b>4,871,822</b>	801,789
<b>TOTAL GOVERNMENT TRANSFERS</b>	4,492,355	<b>5,645,088</b>	1,587,715

*The accompanying notes are an integral part of these financial statements*

**Town of Carstairs**  
**Schedule V - Schedule of Expenses by Object**

For the year ended December 31, 2025

	2025 Budget (Note 19)	<b>2025</b>	2024
<b>EXPENSES BY OBJECT</b>			
Salaries, wages and benefits	4,930,655	<b>4,914,126</b>	4,942,073
Contracted and general services	2,867,516	<b>2,731,410</b>	2,775,046
Materials, goods, supplies, and utilities	2,835,342	<b>2,885,396</b>	2,684,583
Provision for allowances	2,000	<b>1,797</b>	30,376
Transfers to individuals and organizations	487,575	<b>504,077</b>	470,726
Bank charges and short-term interest	45,100	<b>48,054</b>	43,337
Interest on capital lease obligation	-	<b>17,096</b>	-
Interest on capital long-term debt	-	<b>79,960</b>	120,093
Amortization of tangible capital assets	-	<b>2,557,509</b>	2,467,641
Net loss on disposal of tangible capital assets	-	<b>22,378</b>	-
	11,168,188	<b>13,761,803</b>	13,533,875

*The accompanying notes are an integral part of these financial statements*

**Town of Carstairs**  
**Schedule VI - Schedule of Segmented Disclosure**  
For the year ended December 31, 2025

	General government	Protective services	Transportation services	Planning & development	Recreation & culture	Environmental services	Community services	Total
<b>REVENUE</b>								
Net municipal taxes	5,877,567	-	-	-	-	-	-	5,877,567
User fees and sales of goods	21,213	215,472	-	20,519	2,723,866	3,163,324	174,290	6,318,684
Government transfers for operating	77,582	229,463	-	48,800	286,133	-	131,288	773,266
Investment income	287,519	7,725	56,879	-	-	28,830	-	380,953
Penalties and costs of taxes	101,986	-	-	235,694	-	-	35,713	101,986
Licenses and permits	-	1,100	-	-	-	-	-	272,507
Franchise and concession contracts	628,457	-	-	29,500	-	-	-	628,457
Other revenue	7,630	73,946	22,164	-	30,712	18,600	19,023	201,575
	7,001,954	527,706	79,043	334,513	3,040,711	3,210,754	360,314	14,554,995
<b>EXPENSES</b>								
Salaries, wages and benefits	1,101,342	636,257	466,396	308,470	1,855,337	247,436	298,888	4,914,126
Contracted and general services	708,241	536,966	179,016	303,265	414,503	391,284	198,135	2,731,410
Materials, goods, supplies, and utilities	24,287	130,988	391,854	2,182	966,152	1,359,736	10,217	2,885,396
Bank charges and short-term interest	5,881	-	-	-	42,173	-	-	48,054
Interest on capital lease obligations	-	-	17,096	-	-	-	-	17,096
Interest on capital long-term debt	-	46,019	28,181	-	5,760	-	-	79,960
(Gain) loss on disposal of tangible capital assets	-	(6,423)	(6,764)	10,406	(640)	25,799	-	22,378
Transfers to individuals and organizations	-	61,876	-	-	306,175	51,821	84,205	504,077
Provisions for allowances	1,698	-	-	-	-	99	-	1,797
	1,841,449	1,405,663	1,075,779	624,323	3,589,460	2,076,175	591,445	11,204,294
<b>EXCESS (SHORTFALL) OF REVENUE OVER EXPENSES BEFORE AMORTIZATION AND OTHER</b>	5,160,505	(877,957)	(996,736)	(289,810)	(548,749)	1,134,579	(231,131)	3,350,701
Contributed assets	-	-	-	-	-	-	-	-
Capital government transfers	-	34,645	-	-	-	4,837,177	-	4,871,822
Offsite levies and other	-	-	87,163	-	-	2,835,972	-	2,923,135
Amortization expense	(178,749)	(192,197)	(1,592,102)	(6,815)	(316,055)	(271,591)	-	(2,557,509)
<b>NET REVENUE</b>	<b>4,981,756</b>	<b>(1,035,509)</b>	<b>(2,501,675)</b>	<b>(296,625)</b>	<b>(864,804)</b>	<b>8,536,137</b>	<b>(231,131)</b>	<b>8,588,149</b>

## 1. SIGNIFICANT ACCOUNTING POLICIES

The financial statements of the Town of Carstairs (the "Town") are the representations of management prepared in accordance with generally accepted accounting principles for local governments established by the Public Sector Accounting Board of the Canadian Institute of CPA Canada. Significant aspects of the accounting policies adopted by the Town are as follows:

### a) Reporting entity

The financial statements reflect the assets, liabilities, revenue and expenses, and changes in financial position of the reporting entity. This entity is comprised of the municipal operations plus all of the organizations that are owned or controlled by the Town and are, therefore, accountable to the Town for the administration of their financial affairs and resources. Included with the Town are the following:

- Town of Carstairs Fire Department

The schedule of taxes levied also includes requisitions for educational, health, social and other external organizations that are not part of the municipal reporting entity.

The financial statements exclude trust assets that are administered for the benefit of external parties. Interdepartmental and organizational transactions and balances are eliminated.

### b) Basis of accounting

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

Funds from external parties and earnings thereon restricted by agreement or legislation are accounted for as deferred revenue until used for the purpose specified.

Government transfers, contributions and other amounts are received from third parties pursuant to legislation, regulation, or agreement and may only be used for certain programs, in the completion of specific work, or for the purchase of tangible capital assets. In addition, certain user charges and fees are collected for which the related services have yet to be performed or goods have yet to be provided.

Revenue is recognized in the period when the related expenses are incurred, services performed, or the tangible capital assets are acquired.

### c) Use of estimates

The preparation of financial statements in conformity with Canadian public sector accounting standards requires management to make estimates and assumptions that affect the reported amount of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenue and expenses during the period. Where measurement uncertainty exists, the financial statements have been prepared within reasonable limits of materiality. Actual results could differ from those estimates.

The areas which requires management to make significant judgments, estimates and assumptions in determining carrying values include, but are not limited to:

- Allowance for doubtful accounts;
- Asset retirement obligations;
- Employee benefit obligations;
- Useful life of tangible capital assets;
- Accrued liabilities; and
- Fair value of contributed tangible capital assets

**1. SIGNIFICANT ACCOUNTING POLICIES** *(continued from previous page)*

**d) Cash and temporary investments**

Cash and temporary investments are comprised of cash on deposits with financial institutions and highly liquid investments.

**e) Valuation of financial assets and liabilities**

The Town's financial assets and liabilities are measured as follows:

<u>Financial statement component</u>	<u>Measurement</u>
Cash	Cost and amortized cost
Temporary investments	Amortized cost
Trade and other receivables	Lower of cost or net recoverable value
Investments	Amortized cost
Accounts payable and accrued liabilities	Cost
Deposit liabilities	Cost
Long-term debt	Amortized cost

**f) Long-term debt**

Long-term debt is initially recognized net of any premiums, discounts, fees, and transaction costs, with interest expense recognized using the effective interest method. Long-term debt is subsequently measured at amortized cost.

**g) Requisition over-levy and under-levy**

Over-levies and under-levies arise from the difference between the actual property tax levy made to cover each requisition and the actual amount requisitioned.

If the actual levy exceeds the requisition, the over-levy is accrued as a liability and property tax revenue is reduced. Where the actual levy is less than the requisition amount, the under-levy is accrued as a receivable and as property tax revenue.

Requisition tax rates in the subsequent year are adjusted for any over-levies or under-levies of the prior year.

**h) Inventories for resale**

Land held for resale is recorded at the lower of cost or net realizable value. Cost includes costs for land acquisition and improvements required to prepare the land for servicing such as clearing, stripping and leveling charges.

Related development costs incurred to provide infrastructure such as water and wastewater services, roads, sidewalks and street lighting are recorded as physical assets under the respective function.

Proceeds from sales of land held for resale are recorded as revenue in the period in which the events giving rise to the transfer occurred, providing the transfers are authorized, the eligibility criteria have been met and reasonable estimates of the amounts can be made.

**i) Revenue recognition**

Revenue from transactions with no performance obligations are recognized at realizable value when the Town has the authority to claim or retain an inflow of economic resources and identifies a past transaction or event giving rise to an asset. Revenue from transactions with performance obligations are recognized as the performance obligations are satisfied by providing the promised goods or services to the payor.

**1. SIGNIFICANT ACCOUNTING POLICIES** *(continued from previous page)*

**i) Revenue recognition (continued from previous page)**

**i) Tax revenue**

The Town recognizes taxes as assets and revenue when they meet the definition of an asset, are authorized by Council, and the taxable event has occurred. Tax revenue is initially measured at Management's best estimate of the amount resulting from the original taxable event in accordance with legislation. The related tax receivable is initially recognized at its realizable value at the date of acquisition. At each financial statement date, the Town evaluates the tax receivable for collectibility and records a valuation allowance to reflect the tax receivable at its net recoverable amount, if necessary.

**ii) Government transfers**

Government transfers are the transfer of assets from senior levels of government that are not the result of an exchange transaction, are not expected to be repaid in the future, or the result of a direct financial return.

The Town recognizes a government transfer as revenue when the event giving rise to the transfer occurs, the transfer is authorized, all eligibility criteria, if any, have been met, and reasonable estimates of the amounts can be determined. A government transfer with stipulations giving rise to an obligation that meets the definition of a liability is recorded as a liability. In such circumstances, the Town recognizes revenue as a liability until settled.

**iii) Other revenue**

User fees are recognized over the period of use, sales of goods are recognized when goods are delivered. Licenses and permits with a single performance obligation at a point in time are recognized as revenue on issuance. Those which result in a continued performance obligation over time are recognized over the period of the license or permit as the performance obligation is satisfied. The Town accounts for all other revenue in the period in which the transactions or events giving rise to the revenue occurred and collectibility is reasonably assured.

**j) Asset retirement obligation**

A liability for an asset retirement obligation is recognized at the best estimate of the amount required to retire a tangible capital asset at the financial statement date when there is a legal obligation for the Town to incur retirement costs, the past transaction or event giving rise to the liability has occurred, it is expected that future economic benefits will be given up, and a reasonable estimate of the amount can be made. The best estimate of the liability includes all costs directly attributable to asset retirement activities, based on information available at year-end. The best estimate of an asset retirement obligation incorporates a present value technique, when the cash flows required to settle or otherwise extinguish an asset retirement obligation are expected to occur over the extended future periods.

When a liability for an asset retirement obligation is initially recognized, a corresponding asset retirement cost is capitalized to the carrying amount of the related tangible capital asset. The asset retirement cost is amortized over the useful life of the related asset. Asset retirement obligations which are incurred incrementally with the use of the asset are recognized in the period incurred with a corresponding asset retirement cost expensed in the period.

At each financial reporting date, the Town reviews the carrying amount of the liability. The Town recognizes period-to-period changes to the liability due to the passage of time as accretion expense. Changes to the liability arising from revisions to either the timing, the amount of the original estimate of undiscounted cash flows or the discount rate are recognized as an increase or decrease to the carrying amount of the related tangible capital asset. The Town continues to recognize the liability until it is settled or otherwise extinguished. Disbursements made to settle the liability are deducted from the reported liability when they are made.

**Town of Carstairs**  
**Notes to the Financial Statements**

For the year ended December 31, 2025

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**1. SIGNIFICANT ACCOUNTING POLICIES** *(continued from previous page)*

**k) Contaminated sites liability**

Contaminated sites are a result of contamination being introduced into air, soil, water or sediment of a chemical, organic or radioactive material or live organism that exceeds an environmental standard. The liability is recorded net of any expected recoveries. A liability for remediation of a contaminated site is recognized when the Town is directly responsible or accepts responsibility and is management's estimate of the cost of post-remediation including operation, maintenance, and monitoring.

It is management's assessment that no contaminated sites exist for the Town.

**l) Non-financial assets**

Non-financial assets are not available to discharge existing liabilities and are held for use in the provision of services. They have useful lives extending beyond the current year and are not intended for sale in the normal course of operations. The change in non-financial assets during the year, together with the excess of revenue over expenses, provides the Change in Net Financial Assets for the year.

**i) Tangible capital assets**

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

	<u>Years</u>
Land improvements	10-25
Buildings	25-50
Engineering structures	
Water system	45-75
Wastewater system	45-75
Other engineered structures	10-75
Machinery and equipment	5-40
Vehicles	10-25

In the year of acquisition of a tangible capital asset, annual amortization is charged based on the number of months owned. Assets under construction are not amortized until the asset is available for productive use. Acquisition of used assets are amortized over the above years less the age of the existing asset.

**ii) Contributions of tangible capital assets**

Tangible capital assets received as contributions such as privately developed subdivisions including water systems, sanitary systems, storm systems, and roads are recorded at fair value at the date of receipt. Equivalent amounts are recorded as revenue for the year on the Statement of Operations.

**iii) Leases**

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

**iv) Inventories**

Inventories held for consumption are recorded at the lower of cost and replacement cost.

**v) Prepaid expenses**

Prepaid expenses include pre-payments on goods and services which will be utilized in the following fiscal year.

**Town of Carstairs**  
**Notes to the Financial Statements**  
For the year ended December 31, 2025

**2. CASH AND TEMPORARY INVESTMENTS**

	2025	2024
Cash	12,471,222	5,546,561
Temporary investments	-	3,033,709
	<b>12,471,222</b>	<b>8,580,270</b>

In the prior year, the Town had two Guaranteed Investment Certificates, which matured June 23 and June 25, 2025 and earned interest at 3.25% and 5.15% respectively.

Included in cash and temporary investments are restricted amounts aggregating \$68,767 (2024 - \$1,374,452) to be used for specific capital and other projects, as disclosed in deferred revenue (Note 6).

The Town has negotiated an overdraft with BMO in the amount of \$1,000,000 (2024 - \$1,000,000) that bears interest at the bank prime rate plus 0% per annum. A balance of \$nil (2024 - \$nil) was outstanding at year end. At December 31, 2025, BMO prime rate was 4.45% (2024 - 5.45%).

**3. TAXES AND GRANTS IN PLACE OF TAXES RECEIVABLE**

	2025	2024
Current taxes and grants in place of taxes	212,324	148,882
Arrears	73,568	25,008
	<b>285,892</b>	<b>173,890</b>

**4. ACCOUNTS PAYABLE AND ACCRUED LIABILITIES**

	2025	2024
Trade accounts payable	840,781	717,917
Salaries and wages payable	128,814	110,252
Holdbacks payable	494,413	2,852
Staff fund	2,646	2,646
Raincheck liability - golf course	-	1,749
Gift certificates payable	37,240	24,581
	<b>1,503,894</b>	<b>859,997</b>

**5. DEPOSIT LIABILITIES**

The Town maintains utility and rental deposits of \$32,150 (2024 - \$26,150).

**Town of Carstairs**  
**Notes to the Financial Statements**  
For the year ended December 31, 2025

**6. DEFERRED REVENUE**

	2025	2024
Alberta Indigenous/Municipal Police Transition Study Grant	-	59,446
Alberta Water Wastewater Partnership	-	886,110
Canada Community - Building Fund	-	298,192
Donations - Carstairs Nature Space	<b>25,915</b>	32,722
Donations - IODE	<b>6,217</b>	-
Donations - Junior Golf	<b>22,561</b>	25,000
Donations - Skateboard Park	<b>8,378</b>	8,378
Donations and unearned revenue	<b>5,696</b>	5,696
Local Government Fiscal Framework Program	-	58,908
	<b>68,767</b>	1,374,452

**Alberta Indigenous/Municipal Police Transition Study Grant**

Funding was received from the Government as represented by the Minister of Public Safety and Emergency Services to assist with developing a comprehensive written business case on the feasibility of a stand-alone police service or regional equivalent to support public safety for the community.

**Alberta Water Wastewater Partnership**

Funding was received from the Provincial government to help build municipal facilities for water supply and treatment, and wastewater treatment and disposal.

**Canada Community - Building Fund**

Funding was received from the Government of Canada as represented by the Minister of Housing, Infrastructure and Communities for Local Governments in Alberta to help communities build and revitalize their public infrastructure that supports national objectives of productivity and economic growth, a clean environment and strong communities.

**Donations - Carstairs Nature Space**

Donations received by the Town, of which a portion has been spent for the establishment of a nature space within the Town.

**Donations - IODE**

Donations received by the Town, which have not yet been spent, to fund community service initiatives.

**Donations - Junior Golf**

Donation received by the Town, which has not yet been spent, to fund the junior golf program.

**Donations - Skateboard Park**

Donations received by the Town, which have not yet been spent, to fund the maintenance or upgrade of a skateboard park in the community.

**Donations and unearned revenue**

Certain contributions and fees were received by the Town, which have not yet been earned or are restricted for use in certain projects within the Town, which have not yet been expended.

**Local Government Fiscal Framework Program**

Funding was received from the Government of Alberta represented by the Minister of Municipal Affairs to assist local governments in delivering municipal services to Albertans.

**Town of Carstairs**  
**Notes to the Financial Statements**  
For the year ended December 31, 2025

**7. EMPLOYEE BENEFITS OBLIGATIONS**

	<b>2025</b>	2024
Vacation pay payable	<b>57,160</b>	59,711
Vested sick leave payable	<b>248,567</b>	226,002
	<b>305,727</b>	285,713

**Vacation pay payable:**

The vacation liability is comprised of the vacation and overtime that employees are deferring to future years. Employees have either earned the benefits (and are vested) or are entitled to these benefits within the next budgetary year.

**Vested sick leave payable:**

The vested sick leave liability is comprised of paid sick days that employees have not used and are being deferred to future years. Employees have either earned the benefits (and are vested) or are entitled to these benefits within the next budgetary year.

**8. ASSET RETIREMENT OBLIGATION**

Alberta Environment law requires post-closure care of landfill sites, which includes ongoing environmental monitoring, site inspections, and maintenance. The liability was from a closure of a landfill within the Town in 2002 and is being amortized over a 25 year period, or until a time when the Government of Alberta provides formal documentation of the site no longer requiring further environmental monitoring. The basis for the estimate of the liability was from third party environment site assessments conducted at the time of closure. The estimated liability upon adoption of the asset retirement obligation is based on an annual inflation rate of 1%. The Town has not designated assets for settling post-closure liabilities.

	<b>2025</b>	2024
Balance, beginning of year	<b>53,823</b>	69,716
Liabilities settled	<b>(16,883)</b>	(15,893)
Accrued liability portion	<b>36,940</b>	53,823

**Town of Carstairs**  
**Notes to the Financial Statements**

For the year ended December 31, 2025

**9. CAPITAL LEASE OBLIGATION**

	<b>2025</b>	2024
Obligation under capital lease payable	<b>732,218</b>	-
Less: current portion	<b>(148,278)</b>	-
	<b>583,940</b>	-

The Town entered into a capital lease with Enterprise Fleet Management for the lease of 12 vehicles, bearing interest at 3.13% per annum, repayable in monthly instalments of \$14,505 including interest. The lease term of 60 months, ending July 31, 2030, is secured by vehicles having a net book value of \$732,218 (2024 - \$nil), with a residual value of \$80,075 and no purchase option.

Future minimum lease payments related to the obligations under capital lease are as follows:

	Principal	Interest	Total
2026	148,278	25,779	174,057
2027	148,278	25,779	174,057
2028	148,278	25,779	174,057
2029	148,278	25,779	174,057
2030	25,717	10,273	35,990
	<b>618,829</b>	<b>113,389</b>	<b>732,218</b>

**10. LONG-TERM DEBT**

	<b>2025</b>	2024
Tax supported debentures	<b>1,256,751</b>	1,357,384
Tax supported loans	<b>814,670</b>	1,228,026
	<b>2,071,421</b>	2,585,410

The current portion of the long-term debt amounts to \$447,596 (2024 - \$513,989).

Principal and interest repayments are as follows:

	Principal	Interest	Total
2026	447,596	62,211	509,807
2027	329,216	43,878	373,094
2028	275,978	29,764	305,742
2029	159,360	23,305	182,665
2030	137,300	19,162	156,462
Thereafter	721,971	60,934	782,905
	<b>2,071,421</b>	<b>239,254</b>	<b>2,310,675</b>

Debenture debt is repayable to the Alberta Capital Finance Authority and bears interest at a rate of 2.090% (2024 - 2.09%) per annum, and matures in 2036. The average annual interest rate is 2.09% (2024 - 2.09%).

Tax supported loans are Bank of Montreal loans that bear interest at bank prime plus zero percent. The prime rate as at December 31, 2025 was 4.45% (2024 - 5.45%).

Debenture and bank debt is issued on the credit and security of the Town at large.

The Town of Carstairs' total cash payments for interest on long-term debt is \$79,960 (2024 - \$120,093).

**Town of Carstairs**  
**Notes to the Financial Statements**  
For the year ended December 31, 2025

**11. DEBT LIMITS**

Section 276(2) of the *Municipal Government Act* requires that debt and debt limits as defined by Alberta Regulation 255/2000 for the Town of Carstairs be disclosed as follows:

	<b>2025</b>	2024
Total debt limit	<b>21,832,493</b>	20,305,631
Total debt (Note 9, Note 10)	<b>(2,803,639)</b>	(2,585,410)
Amount of debt limit remaining	<b>19,028,854</b>	17,720,221
Debt servicing limit	<b>3,638,749</b>	3,384,272
Debt servicing	<b>(683,864)</b>	(1,131,123)
Service on debt limit remaining	<b>2,954,885</b>	2,253,149

The debt limit is calculated at 1.5 times revenue of the Town excluding transfers from the governments of Alberta and Canada for the purposes of capital property (as defined in Alberta Regulation 255/2000) and the debt service limit is calculated at 0.25 times such revenue. Incurring debt beyond these limitations requires approval by the Minister of Municipal Affairs. These thresholds are guidelines used by Alberta Municipal Affairs to identify municipalities which could be at a financial risk if further debt is acquired. The calculation taken alone does not represent the financial stability of the municipality. Rather, the financial statements must be interpreted as a whole.

**12. EQUITY IN TANGIBLE CAPITAL ASSETS**

	<b>2025</b>	2024
Tangible capital assets (Schedule II)	<b>98,380,275</b>	92,216,916
Accumulated amortization (Schedule II)	<b>(37,415,190)</b>	(35,281,170)
Asset retirement obligation (Note 8)	<b>(36,940)</b>	(53,823)
Long-term debt (Note 10)	<b>(2,071,421)</b>	(2,585,410)
	<b>58,856,724</b>	54,296,513
Capital lease obligation (Note 9)	<b>(732,218)</b>	-
	<b>58,124,506</b>	54,296,513

**Town of Carstairs**  
**Notes to the Financial Statements**  
For the year ended December 31, 2025

**13. ACCUMULATED OPERATING SURPLUS**

Accumulated operating surplus consists of internally restricted and unrestricted amounts and equity in tangible capital assets as follows:

	2025	2024
Unrestricted surplus	<b>2,471,577</b>	1,100,926
Internally restricted surplus:		
Operating		
Policing	<b>167,415</b>	159,690
Administration	-	-
Cemetery	<b>66,923</b>	62,423
Community services	<b>2,579</b>	4,755
Capital		
Water offsite levies	<b>2,935,771</b>	577,198
Wastewater offsite levies	<b>1,066,137</b>	895,370
Storm sewers and drainage offsite levies	<b>603,230</b>	525,385
Fire	<b>184,925</b>	27,868
Transportation	<b>969,017</b>	844,992
Water	<b>840,038</b>	767,561
Wastewater	<b>857,663</b>	697,181
Waste management	<b>47,795</b>	30,912
Cemetery	<b>123,315</b>	148,575
Recreation	<b>3,877</b>	3,877
Stone garden maintenance	<b>10,000</b>	10,000
Developer Cash-in-Lieu	<b>29,500</b>	-
General capital contingency	<b>1,526,261</b>	1,289,154
	<b>9,434,446</b>	6,044,941
Equity in tangible capital assets (Note 12)	<b>58,124,506</b>	54,296,513
	<b>70,030,529</b>	61,442,380

**14. SEGMENTED DISCLOSURE**

The Town of Carstairs provides a range of services to its ratepayers. For each reported segment, revenue and expenses represent both amounts that are directly attributable to the segment and amounts that are allocated on a reasonable basis. The accounting policies used in these segments are consistent with those followed in the preparation of the financial statements as disclosed in Note 1.

Refer to the Schedule of Segmented Disclosure (Schedule VI).

- General government includes council and other legislative, and general administration.
- Protective services includes fire, disaster and emergency measures, and bylaw enforcement.
- Transportation includes common and equipment pool, roads, streets, walks, and lighting, and storm sewers and drainage.
- Planning and development includes land use planning, zoning and subdivision land and development.
- Recreation and culture includes parks and recreation, libraries, museums and halls.
- Environmental services includes water supply and distribution, wastewater treatment and disposal, and waste management.
- Community services includes family and community support and other public health and welfare.

**Town of Carstairs**  
**Notes to the Financial Statements**  
For the year ended December 31, 2025

**15. SALARY AND BENEFITS DISCLOSURE**

Disclosure of salaries and benefits for elected municipal officials, the chief administrative officer and designated officers as required by Alberta Regulation 313/2000 is as follows:

	Salary <sup>1</sup>	Benefits & allowances <sup>2</sup>	2025	2024
Mayor D. Allan	4,702	245	<b>4,947</b>	-
Mayor L. Colby	23,510	-	<b>23,510</b>	28,212
Councillors:				
Councillor Allan	20,454	1,044	<b>21,498</b>	25,797
Councillor Ball	21,724	1,084	<b>22,808</b>	22,808
Councillor Fricke	22,194	1,112	<b>23,306</b>	22,808
Councillor Ratz	18,103	904	<b>19,007</b>	22,808
Councillor Roberts	21,724	-	<b>21,724</b>	21,724
Councillor Selanders	3,621	181	<b>3,802</b>	-
Councillor Tolley	3,621	181	<b>3,802</b>	-
Councillor Wilcox	21,724	1,084	<b>22,808</b>	22,808
Chief Administrative Officer (1 individual)	200,832	8,461	<b>209,293</b>	203,229
Town Assessor (3)	41,797	-	<b>41,797</b>	55,736

1. Salary includes regular base pay, bonuses, overtime, lump sum payments, gross honoraria, mileage allowances and any other direct cash remuneration.
2. Benefits and allowances include the employer's share of all employee benefits and contributions or payments made on behalf of employees including pension, health care, dental coverage, vision coverage, group life insurance, accidental disability and dismemberment insurance, long and short-term disability plans, professional memberships and tuition.
3. The Town has entered into an agreement for assessor services with an independent contractor.

**16. LOCAL AUTHORITIES PENSION PLAN**

Employees of the Town participate in the Local Authorities Pension Plan ("LAPP"), which is one of the plans covered by the Public Sector Pension Plans Act. LAPP is financed by employer and employee contributions and by investment earnings of the LAPP Fund.

Contributions for current service are recorded as expenditures in the year in which they become due. The Town is required to make current service contributions to LAPP of 8.45% of pensionable earnings up to the year's maximum pensionable earnings under the Canada Pension Plan and 11.65% on pensionable earnings above this amount.

Total current service contributions by the Town to LAPP in 2025 were \$272,193 (2024 - \$271,473). Total current service contributions by the employees of the Town to LAPP in 2025 were \$241,696 (2024 - \$240,993).

At December 31, 2024, LAPP disclosed an actuarial surplus of \$19.56 billion (2023 - \$15.07 billion). This amount is not specifically allocated to the participating government organizations. The 2025 actuarial balance was not available at the date these financial statements were released.

**17. COMMITMENTS**

The Town has entered into a cost-share and payment agreement with the Mountain View Regional Water Services Commission for the construction of a lateral water transmission system connecting the Commission's system to the Town's new reservoir located within Carstairs.

Under the agreement, the Town has committed to paying up to \$1,462,760. As at year-end, the Town has paid \$32,272 (2024 - \$nil) toward the lateral line construction, with the remaining balance to be funded in accordance with the terms of the cost-share agreement.

**18. CONTINGENCIES**

The Town is a member of the Alberta Municipal Insurance Exchange ("MUNIX"). Under the terms of the membership, the Town could become liable for its proportionate share of any claim losses in excess of the funds held by the exchange. Any liability incurred would be accounted for as a current transaction in the year the losses are determined.

The Town is a 16.66% equity member of The Mountain View Regional Water Services Commission which was constituted under the Municipal Government Act in 1992.

The Town is an 11% equity member of The Mountain View Regional Waste Management Commission which was constituted under the Municipal Government Act in 2001.

The Town Council has a representative as a Board member on the Mountain View Seniors Housing Commission which was established under the Alberta Housing Act in 1995.

As part of the Town's operations, they could become liable for any requisitions for shortfalls issued by the Mountain View Regional Water Services Commission, the Mountain View Regional Waste Management Commission, and the Mountain View Seniors Housing Commission.

**Town of Carstairs**  
**Notes to the Financial Statements**  
For the year ended December 31, 2025

**19. BUDGET DISCLOSURE**

The budget figures were approved by Council on March 24, 2025. The following is a reconciliation between the budget approved and that showing in the financial statements. Amortization of tangible capital assets was not included in the budget.

	Approved Budget	Adjustment	Financial Statements
Approved operating revenue budget (Townsite)	16,421,224	-	16,421,224
School tax requisitions	-	(2,867,811)	(2,867,811)
Operating transfer to reserves	-	1,137,551	1,137,551
Reserve transfer to capital	-	(1,051,205)	(1,051,205)
<b>Operating revenue budget on the Statement of Operations</b>	<b>16,421,224</b>	<b>(2,781,465)</b>	<b>13,639,759</b>
Approved operating expense budget	14,035,999	-	14,035,999
School tax requisitions	-	(2,867,811)	(2,867,811)
<b>Operating expense budget on the Statement of Operations</b>	<b>14,035,999</b>	<b>(2,867,811)</b>	<b>11,168,188</b>
<b>Excess of Revenue over Expenses Before Other on the Statement of Operations</b>	<b>2,385,225</b>	<b>86,346</b>	<b>2,471,571</b>
Government transfers from capital	-	3,693,304	3,693,304
Off-site levies from developers	-	3,035,174	3,035,174
<b>Excess of Revenue over Expenses on the Statement of Operations</b>	<b>2,385,225</b>	<b>6,814,824</b>	<b>9,200,049</b>
Acquisition of tangible capital assets	-	(1,283,240)	(1,283,240)
<b>Increase in Net Financial Assets on the Statement of Change in Net Financial Assets</b>	<b>2,385,225</b>	<b>5,531,584</b>	<b>7,916,809</b>

**20. FINANCIAL INSTRUMENTS**

The Town's financial instruments consist of cash and temporary investments, accounts receivable, investments, accounts payable and accrued liabilities, deposit liabilities, and long-term debt. It is management's opinion that the Town is not exposed to significant interest rate or currency risks arising from these financial instruments except as otherwise disclosed. Tax receivables and requisition over/under-levy are compulsory in nature, rather than contractual, however, the Town manages risk exposure on these items similar to other receivables and payables.

The Town is subject to credit risk with respect to taxes and grants in place of taxes receivables and trade and other receivables. Credit risk arises from the possibility that taxpayers and entities to which the Town provides services may experience financial difficulty and be unable to fulfill their obligations. The large number of diversity of taxpayers and customers minimizes the credit risk.

The Town is subject to interest rate risk with respect to tax supported loans which bear interest at the prime interest rate. As prime is subject to change as determined by the Bank of Canada, this increases the Town's risk of the effects of rate changes over time. Interest rate risk is the probability of a decline in the value of an asset resulting from unexpected fluctuations in interest rates.

**21. COMPARATIVE FIGURES**

Certain comparative figures have been re-classified to confirm with current year presentation.

**22. APPROVAL OF FINANCIAL STATEMENTS**

Council and management have approved these financial statements.