



Maple Ridge

Council of Councils - Host City Welcome

MAPLE RIDGE

Dan Ruimy
Mayor, City of Maple Ridge

Council of Councils – October 25, 2025

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Vancouver

Council of Councils - Chair Welcome and Update

METRO VANCOUVER

Mike Hurley
Chair of the Metro Vancouver Boards

Council of Councils – October 25, 2025

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Inside the Second Narrows Water Supply Tunnel during construction

2026–2030 Financial Plan Overview

Jerry W. Dobrovlny, P.Eng
Commissioner / Chief Administrative Officer

Linda Sabatini, CPA
Director, Financial Operations

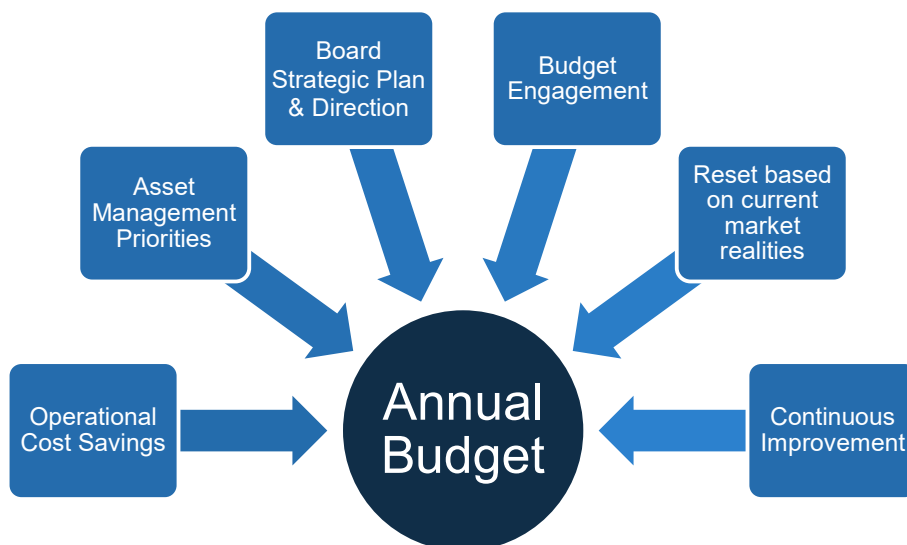
Satbir Aujla, CPA
Division Manager, Financial Planning & Business Support

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METRO VANCOUVER BUDGET APPROACH

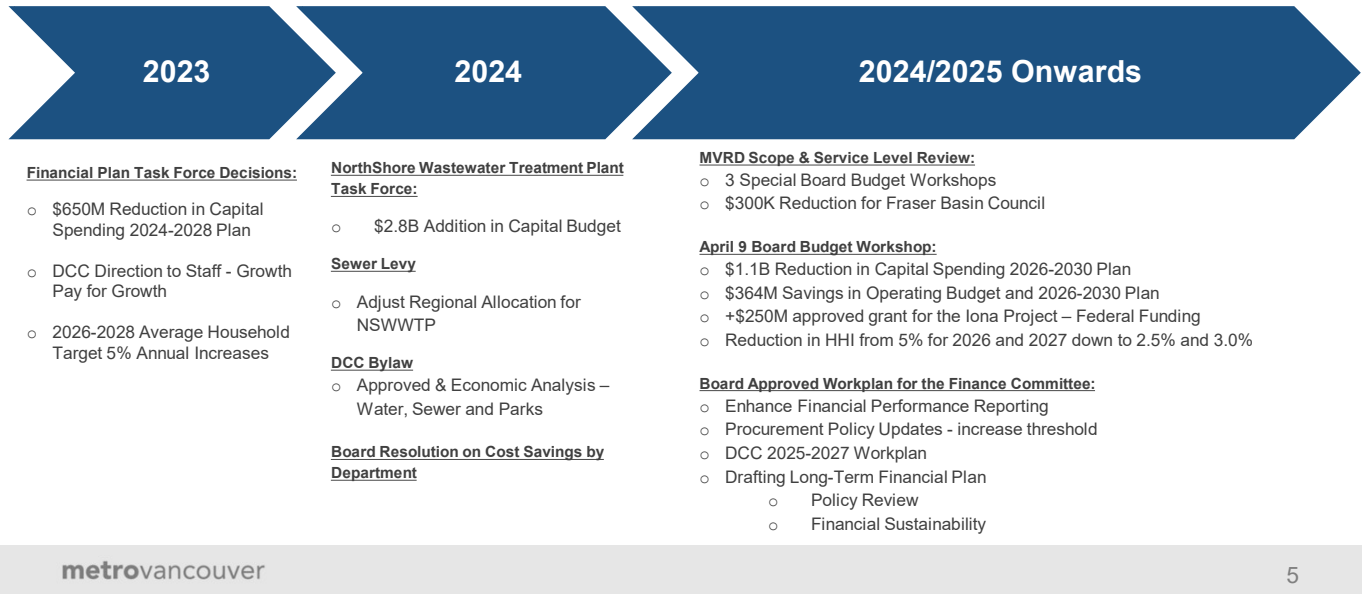


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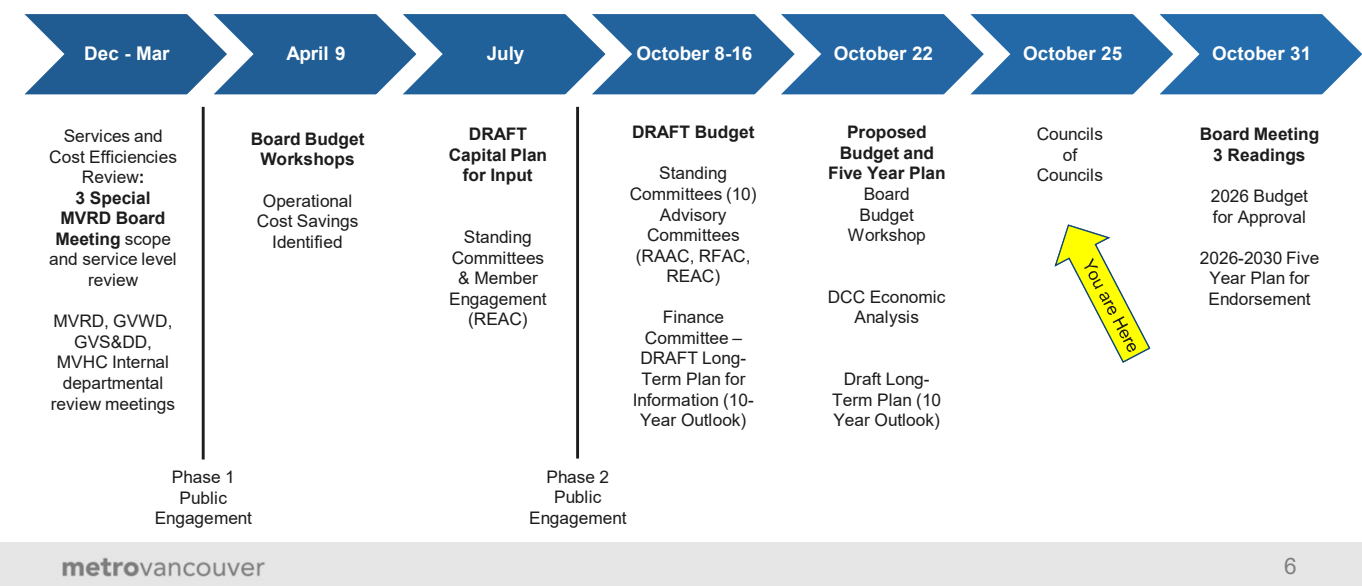
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BOARD DIRECTION TO DATE



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2026 BUDGET CYCLE TIMELINE

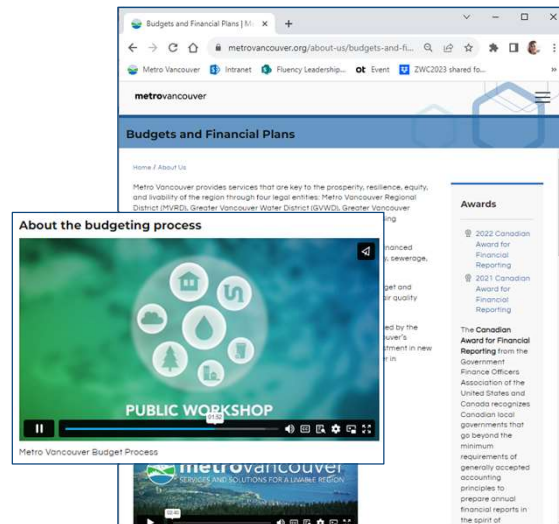


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COMMUNICATIONS AND ENGAGEMENT

Overall Communications / Member Engagement

- Budget webpage with video
- Budget Overview one pager
- MetroUpdate newsletter article
- Live stream Committee and Board meetings
- Regional Advisory Committees
- Council of Council meetings
- Budget communications throughout the year



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PUBLIC ENGAGEMENT

February 14 – September 7, 2025

2 Phases

- Phase 1: February 14 – March 30, 2025
- Phase 2: July 23 – September 7, 2025

Promotions

- Media, digital and print advertising, social, email newsletters

Responses

- Phase 1: 1,100+ survey responses; 900 survey comments; 28 emails
- Phase 2: 140+ online survey responses; 76 survey comments; 9,552 PNE engagements; 2,631 PNE survey responses; 2 emails



Themes

- Affordability
- Concerns on spending and governance
- Suggestions for ways to reduce costs
- North Shore Wastewater Treatment Plant costs
- Suggestions for improved services
- Support for parks, climate action, housing

Over both engagement periods, 60% of respondents preferred that Metro Vancouver offer the *same services but look for cost savings*.

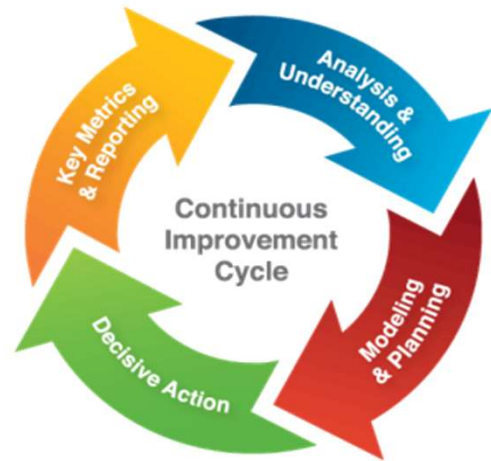
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COMMITMENT TO CONTINUOUS IMPROVEMENT

- Culture of continuous improvement
- Pursue alternative funding strategies/sources
- Monitor financial performance
- Review and update policy as required
- Seek advisory input from KPMG for the long-term plan
- Utilize data for decision making and benchmarking
- Update economic analysis – impact of rates on overall regions' financial health



MAJOR DRIVERS – CAPITAL PROGRAM

WHAT WE ARE DOING

- Long-term financial planning (10-Year Outlook)
- Project management best practices
- Reviewing scope and timing of **over 300 projects**
- Partnership funding



Fleetwood Reservoir roof slab



Annacis WWTP Digesters



Widgeon Marsh Regional Park

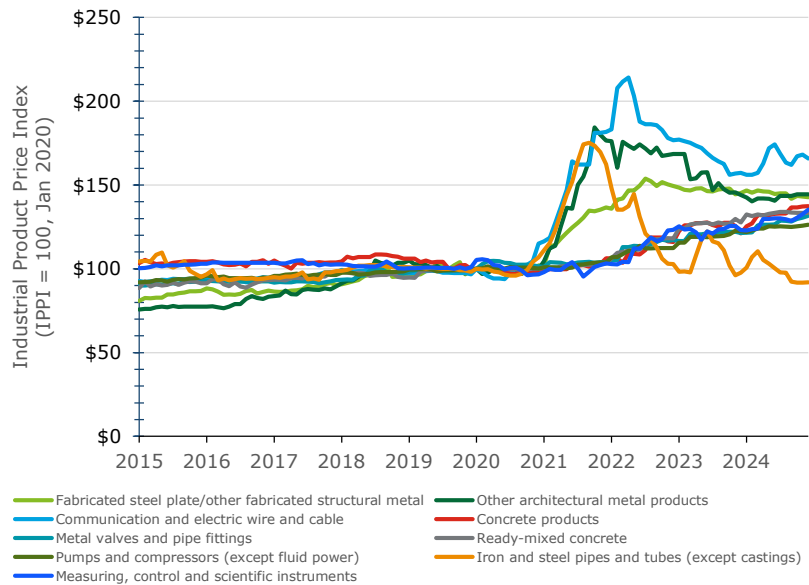


Central Surrey Recycling and Waste Centre

MAJOR DRIVERS – INFLATION AND COST ESCALATION

WHAT WE ARE DOING

- Conducting market sounding
- Examining revenue sources and partnerships
- Timing and scope of projects and programs



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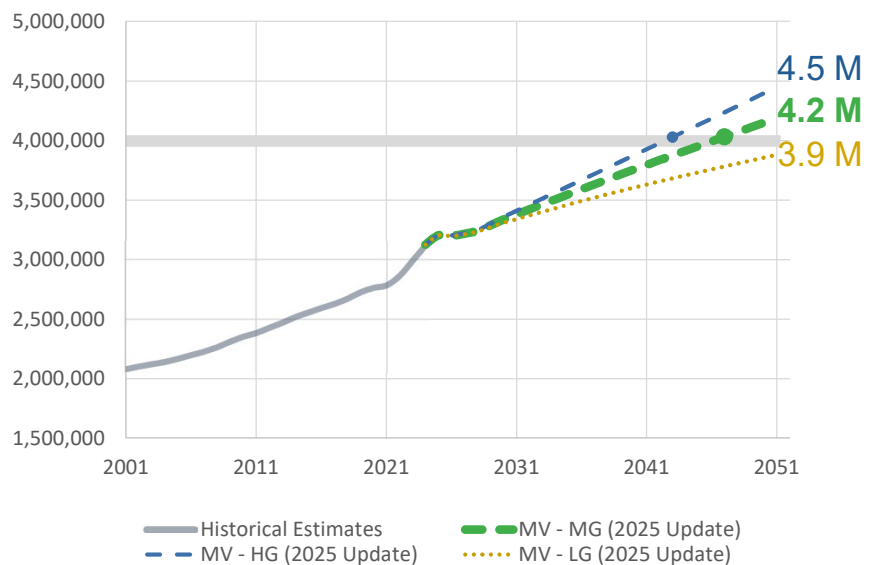
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MAJOR DRIVER – TOTAL POPULATION (2025 UPDATE)

WHAT WE ARE DOING

- Continue to examine impacts to infrastructure
- Regular updates and review of DCCs
- Alignment with Province and member jurisdictions



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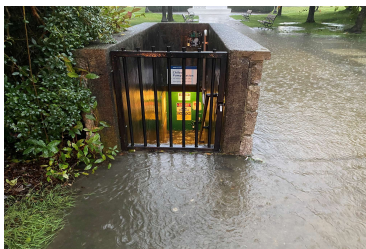
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MAJOR DRIVERS – CLIMATE CHANGE AND RESILIENCE

WHAT WE ARE DOING

- Continue to invest in infrastructure resilience
- Climate action strategies and programs



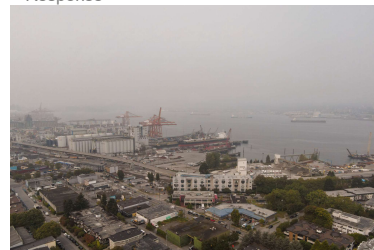
Atmospheric River (Chilco Pump Station in Stanley Park)



Lower Seymour Conservation Reserve Fire Response



Atmospheric River damage in Delta Nature Reserve at Burns Bog



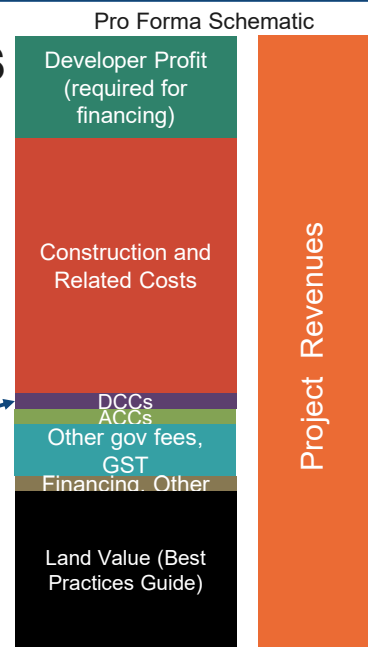
Smoky Conditions in Metro Vancouver

MACRO-ECONOMIC FINANCIAL RISKS

Financial Risk	Mitigation Approach
US / Canada trade tariffs	• Monitoring and forecasting tariff impacts and assessing corresponding budget impacts • Examining vendors and sources of goods and materials • Seeking remission through Federal Dept of Finance on all tariffs paid
Inflation and market capacity	• Reviewing and examining project timing • Reviewing tariff impacts to escalation indices and observed cost of goods • Reviewing development cost charges revenue collection forecasts
Interest rates	• Using short-term borrowing pay-as-you-go • Locking in long term rates when appropriate • Exploring alternative investments through MFA

2025 DCC EXPERT ECONOMIC ANALYSIS

- **Housing Market Slowing:** Single-detached starts declining, multi-unit facing potential slowdowns.
- **Rising Construction Costs:** Construction costs make up 48%–73% of total development costs.
- **Impact of DCCs:**
 - Total Region-Wide DCCs comprise 1.8%–5.7%
 - **Metro Vancouver DCCs comprise 0.8%–1.5%**
- **Land Value:** Follows BC Best Practices Guide to ensure there is 15% profit margin to receive financing.



Watson Economists Ltd., 2025

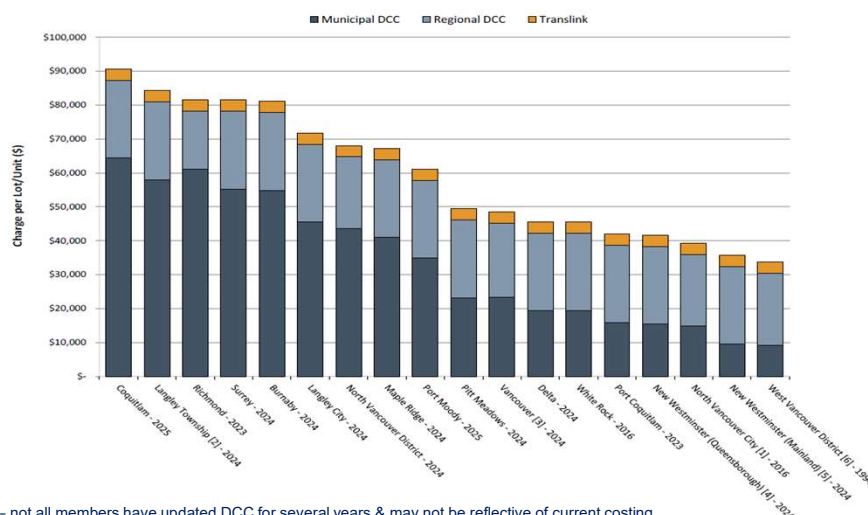
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2025 DCC EXPERT ECONOMIC ANALYSIS

DCC Rates for Single Family Dwellings (Per Lot/Unit)



Note – not all members have updated DCC for several years & may not be reflective of current costing

Overall Metro Vancouver's DCC rates make up between 21% and 63% of the total DCC payable

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NEXT STEPS ECONOMIC ANALYSIS

Economic Analysis on Development Charges Across the Region

Purpose

- Continue to monitor the impact of regional development cost charges
- Collaborate with members and seek to provide a holistic assessment of development viability by capturing cumulative impacts of fees, requirements, and other market factors

Objectives

- Represent a diverse range of development scenarios and contexts
- Engage and collaborate with development industry and member jurisdictions
- Create a flexible and practical tool that can be used by Metro Vancouver and others to assess impacts on an ongoing basis

Next Steps: Create working groups to further refine scope and assumptions



APRIL 9 BOARD BUDGET WORKSHOP DIRECTION

That the MVRD, MVHC, GVS&DD, and GVWD Boards:

- direct staff to prepare the 2026 Budget and 2026-2030 Financial Plan by implementing the potential operational cost savings; and*
- proceed through the 2026 budget cycle with household impact targets as follows: 2026 at 2.5%, 2027 at 3.0%, 2028 at 5.0%, 2029 at 5.0%, and 2030 at 5.0%.*

METRO VANCOUVER OVERALL: POTENTIAL COST SAVINGS

Highlights of Cost Saving Review:

- Major cost driver short- and long-term is capital
- Aging infrastructure
- Increasing demand on services
- Cost inflation on materials, equipment, and labor

Opportunities Identified for 2026–2030:

- ~\$364M in operating budget savings
- ~\$1.1B in capital expenditure reduction in spending

The image displays two overlapping spreadsheets from Metro Vancouver. The top spreadsheet is titled 'GREATER VANCOUVER WATER DISTRICT CAPITAL PORTFOLIO 2024 CAPITAL BUDGET AND 2024-2030 CAPITAL PLAN'. It contains a table with columns for 'CAPITAL PROJECTS', '2024 BUDGET', '2025 BUDGET', '2026 BUDGET', '2027 BUDGET', '2028 BUDGET', '2029 BUDGET', '2030 BUDGET', and 'TOTAL'. The bottom spreadsheet is titled 'GREATER VANCOUVER SEWERAGE AND WASTEWATER DISTRICT CAPITAL PORTFOLIO 2024 CAPITAL BUDGET AND 2024-2030 CAPITAL PLAN'. It also contains a table with similar columns for capital projects and budgets across the years 2024 to 2030.

2026–2030 FINANCIAL PLAN OVERVIEW

2026 Budget – Estimated Average Household Impact (HHI)

2.5%	Proposed 2026 Budget
\$22	Increase for the average household in 2026 (Water: \$8, Liquid Waste: \$24, Solid Waste: \$3, MVRD: -\$13)
\$897	Average annual costs for all Metro Vancouver services
5.0%	Prior Projection for 2026 Budget
\$45	Increase for the average household in 2026 (Water: \$11, Liquid Waste: \$41, Solid Waste: \$3, MVRD: -\$10)
\$920	Average annual costs for all Metro Vancouver services

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OVERALL HOUSEHOLD IMPACT 2026–2030

	2025	2026	2027	2028	2029	2030
Water District	\$200	\$208	\$212	\$215	\$217	\$221
Liquid Waste	\$510	\$534	\$552	\$590	\$632	\$676
Solid Waste	\$71	\$74	\$77	\$81	\$85	\$89
Regional District	\$94	\$81	\$82	\$83	\$84	\$84
Housing	\$0	\$0	\$0	\$0	\$0	\$0
HHI Proposed for 2026-2030 Financial Plan	\$875	\$897	\$923	\$969	\$1,018	\$1,070
Previous HHI Projection for 2025-2029 Financial Plan		\$920	\$965	\$1,014	\$1,066	

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OVERALL HOUSEHOLD IMPACT 2026–2030

Includes All Services, by Sewerage Area

	2025	2026	2027	2028	2029	2030
Vancouver Sewerage Area	\$1,015	\$1,024	\$1,035	\$1,075	\$1,135	\$1,180
North Shore Sewerage Area	\$1,147	\$1,315	\$1,448	\$1,588	\$1,717	\$1,741
Lulu Island Sewerage Area	\$783	\$825	\$874	\$895	\$906	\$927
Fraser Sewerage Area	\$786	\$795	\$811	\$854	\$893	\$956
Region-Wide Average Metro Vancouver	\$875	\$897	\$923	\$969	\$1,018	\$1,070
Previous HHI Projection for 2025-2029 Financial Plan		\$920	\$965	\$1,014	\$1,066	

*Details on liquid waste rates by sewerage area are in the liquid waste section of this presentation.
All other services are one regional average.*

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METRO VANCOUVER OPERATING BUDGET

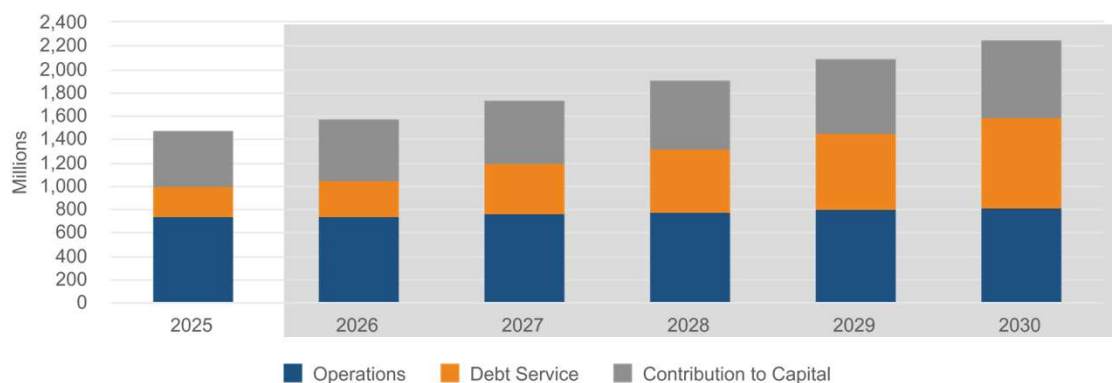
Expenditures

Overview:

- 2025 Operating Expenditures Budget: \$1.48B
- 2026 Operating Expenditures Budget: \$1.57B

Drivers:

- Debt service and contribution to capital to fund growing capital plan in accordance with Board policy
- Operations is inflationary over the 5 years for day-to-day maintenance and program delivery



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METRO VANCOUVER OPERATING BUDGET

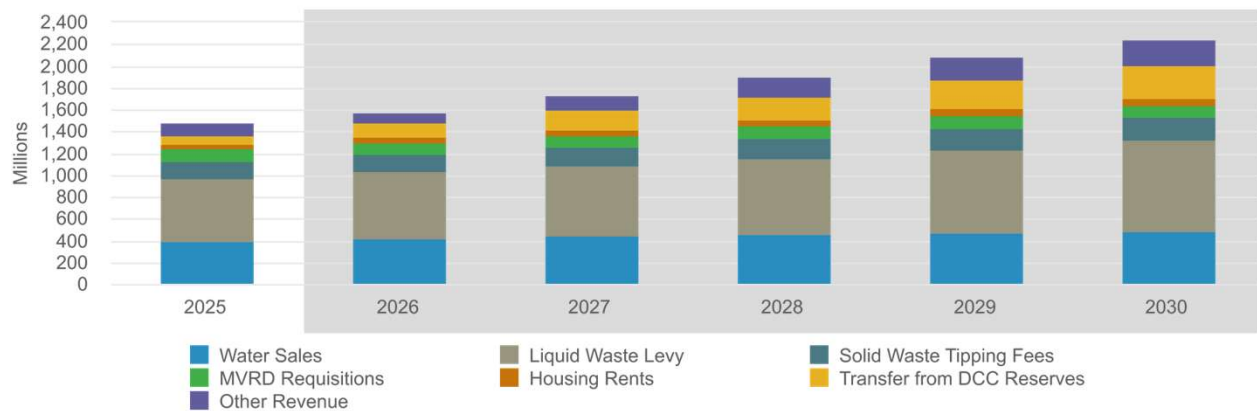
Revenues

Overview:

- Primary funding sources: water sales, sewer levy, tipping fees, rents, MVRD requisition
- Relative stability for primary sources

Drivers:

- Anticipated DCC revenues received and applied having downward pressure on HHI
- Continuously seek partner funding for support



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METRO VANCOUVER CAPITAL PLAN

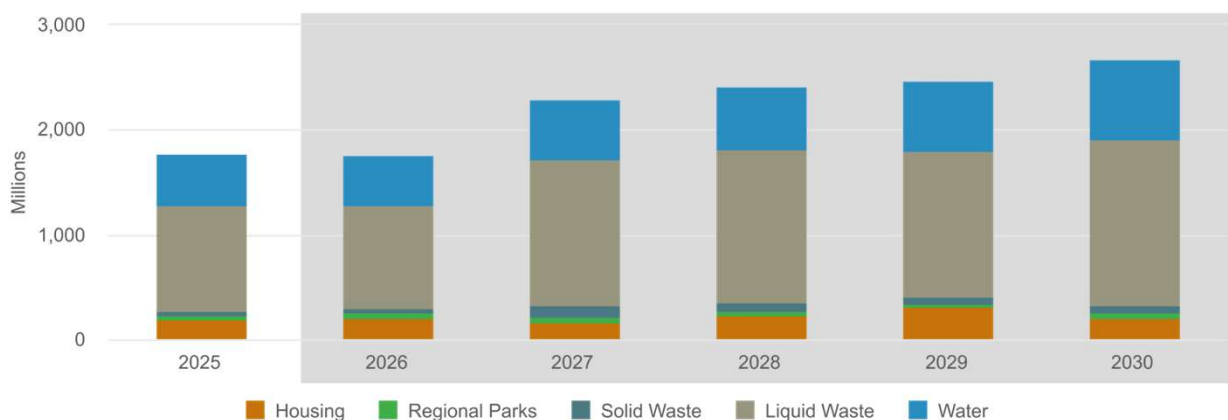
Expenditures

Overview:

- 2025 Capital Expenditures: \$1.77B
- 2026 Capital Expenditures: \$1.77B

Drivers:

- Continued activity on previously approved projects
- Incremental cost for NSWWTP



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Metro Vancouver

Metro Vancouver Regional District (MVRD)

2026 BUDGET AND 2026 – 2030 FINANCIAL PLAN

Linda Sabatini, CPA
Director, Financial Operations

Satbir Aujla, CPA
Division Manager, Financial Planning & Business Support

Council of Councils – October 25., 2025
77626026

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METRO VANCOUVER REGIONAL DISTRICT

Air Quality and Climate Action	Regional Emergency Management
E911 Emergency Telephone Service	Regional Employer Services
Electoral Area Service	Regional Global Positioning System
General Government Administration	Regional Parks
Housing Planning & Policy	Regional Planning
Invest Vancouver	Sasamat Fire Protection Service

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CONTINUOUS IMPROVEMENT – 2025 COMPLETED OR ONGOING

Regional District Programs

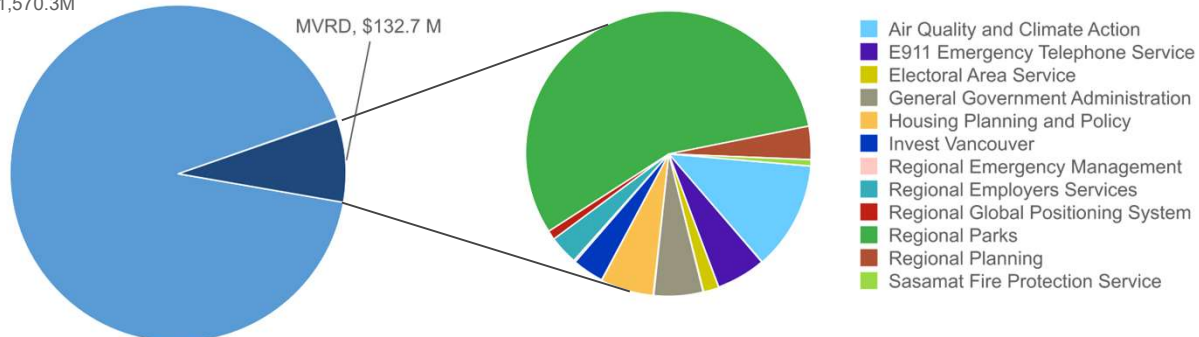
Initiative	Outcomes
Support self-service options for elected officials	Leveraging Multi-Factor Authentication, elected officials have immediate and better protected access
Review of Board Secretariat Applications and Utilities	Create an inventory and evaluation of applications and utilities used by the Board Secretariat (RMT, AT, Board Vote, ACT, etc.)
Leverage external funding sources for enhanced budget utilization and increased output (Invest Vancouver)	Access external grant funding sources that align with regional economic development initiatives by preparing and submitting comprehensive project proposals to further enhance Invest Vancouver's investment attraction efforts.

BUDGET OVERVIEW

MVRD Financial Plan

2026 Operating Budget Breakdown – MVRD

Total 2026
MV Budget
\$1,570.3M



OPERATING EXPENDITURES

Regional Districts Financial Plan

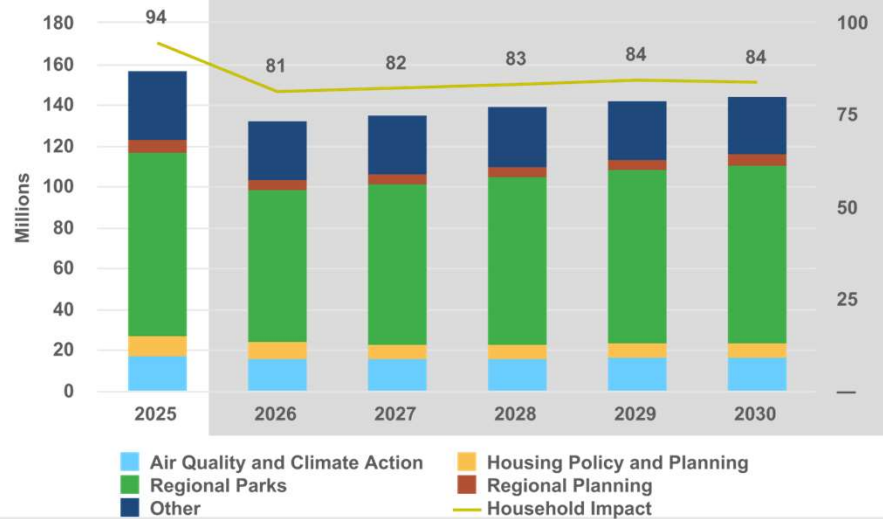
Overview

2025 Operating Budget: **\$156.8M**
 2026 Operating Budget: **\$132.7M**
15.4% decrease

Drivers for Change:

- Decrease in contribution due to Growth paying for Growth (DCC)
- Operational expense largely inflationary increases
- Elimination of Fraser Basin grant
- Moved Zero Waste Collaboration to Solid Waste

2026 - 2030 Regional District Financial Plan



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OPERATING FUNDING

Regional Districts Financial Plan

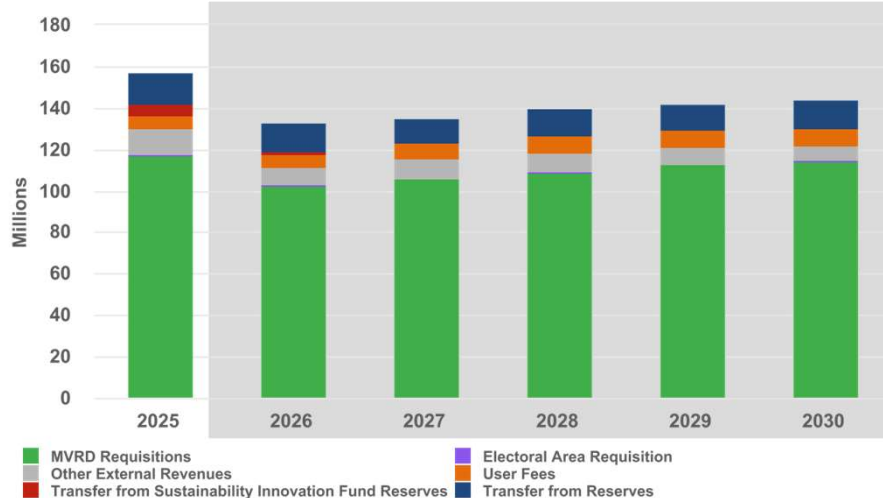
Overview

2025 Operating Budget: **\$156.8M**
 2026 Operating Budget: **\$132.7M**
15.4% decrease

Drivers for Change:

- Development Cost Charges in 2026 to fund Land Acquisition

2026 - 2030 Regional District Financial Plan



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REGIONAL DISTRICT FINANCIAL PLAN SUMMARY

	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$156.8	\$132.7	\$135.0	\$139.6	\$142.0	\$144.1
% Change		(15.4%)	1.7%	3.4%	1.7%	1.5%
MVRD Requisitions (\$ Million)	\$117.2	\$102.4	\$105.7	\$109.0	\$112.6	\$114.1
% Change		(12.7%)	3.3%	3.1%	3.2%	1.4%
Household Impact (\$)	\$94	\$81	\$82	\$83	\$84	\$84
% Change		(14.0%)	1.2%	1.2%	1.3%	(0.5%)



Brunette Fraser Regional Greenway

Questions?

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Widgeon Marsh Regional Park

Regional Parks

2026 BUDGET AND 2026–2030 FINANCIAL PLAN

John McEwen
Committee Chair, Regional Parks

Mike Redpath
Director, Regional Parks

Council of Councils – October 17, 2025
77630227

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REGIONAL PARKS

Protects Metro Vancouver's natural areas and connects people with them through a regional network of parks and greenways.

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WIDGEON PARK

2025 Highlight

- Metro Vancouver's newest park
- **Nov 1:** Soft opening
- Ecologically significant natural area



Widgeon Park

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PROTECT-CONNECT CONTINUUM



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REGIONAL PARKS PLAN GOALS



Goal 1 The region's important natural areas are protected in perpetuity



Goal 2 Everyone has the opportunity to benefit from exceptional experiences in nature



Goal 3 Regional parks are sustainably managed and well-maintained for the safety of visitors and integrity of ecosystems



Goal 4 First Nations have an active role in the planning and stewardship of regional parks



Goal 5 Regional parks adapt to change and contribute to regional resilience

PERFORMANCE METRICS

Regional Parks

Key Performance	Past Performance (Average)	Expected Performance 2026
Annual number of visits to regional parks	3-year average: 14,412,000 2024: 14,489,000 2023: 14,467,000 2022: 14,280,000	15,000,000
Annual number of participants in Regional Parks public programming	3-year average: 43,463 2024: 41,171 2023: 49,828 2022: 39,389	45,000
Annual number of volunteer hours through stewardship, partnership, and visitor service programs	3-year average: 16,710 hours 2024: 16,994 2023: 18,022 2022: 15,398	17,000 hours
Total hectares of Regional Parks land	2024: 13,910 ha	13,950 ha

CONTINUOUS IMPROVEMENT - 2025 COMPLETE OR ONGOING

Regional Parks

Initiative	Outcomes
Relationships with First Nations	Advancing reconciliation and corporate relationship building, improving land management and project delivery
Real-time Parking Management	Improved capacity management to enhance visitor experience, improve customer service, reduce traffic impacts on member municipalities and reduce GHG emissions
Land Acquisition	In 2024, 80 hectares (192 acres) of land were added to the regional parks system. Ecosystem protection, achievement of MVRD carbon neutrality, supports regional climate resilience.
Construction Crew Efficiencies	Reduction in tendering/contracting costs and other project efficiencies for both minor and major park capital park construction and asset management

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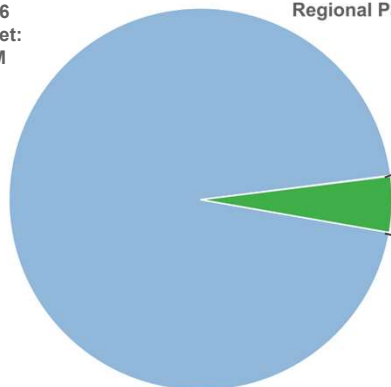
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BUDGET OVERVIEW

2026 Operating Budget Breakdown - Regional Parks

Total 2026
MV Budget:
\$1,570.2M

Regional Parks, \$74.4 M



- Contribution to Reserve
- Parks Area Service
- Asset Maintenance
- Allocated Programs
- Systems Planning, Design and Development Services
- System Visitor and Operating Services
- Administration and department Support

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OPERATING EXPENDITURES

Regional Parks Financial Plan

Overview:

2025 Operating Budget: **\$89.7M**

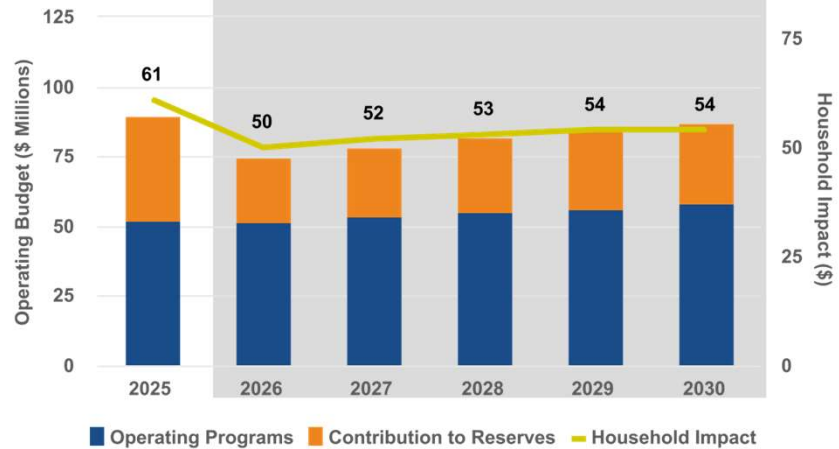
2026 Operating Budget: **\$74.4M**

**(17.1)%
decrease**

Drivers for Change:

- Decrease in contribution due to Growth paying for Growth (DCC)
- Operational expense largely inflationary increases

2026 – 2030 Regional Parks Financial Plan



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OPERATING FUNDING

Regional Parks Financial Plan

Overview:

2025 Operating Budget: **\$89.7M**

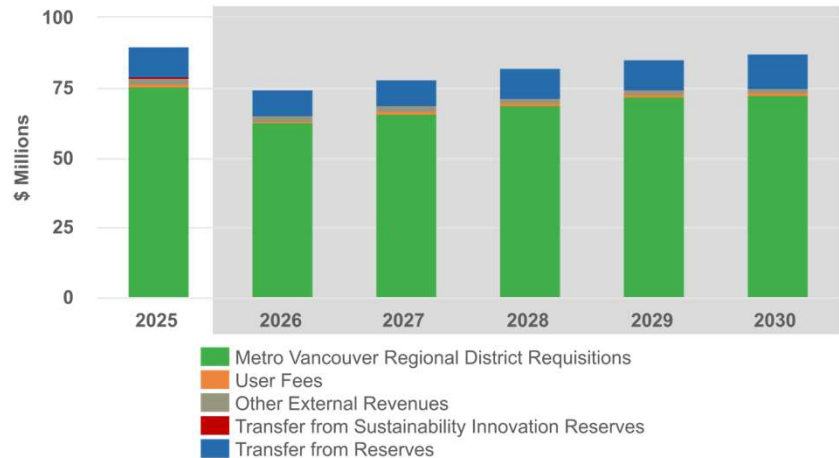
2026 Operating Budget: **\$74.4M**

**(17.1)%
decrease**

Drivers for Change:

- Development Cost Charges in 2026 to fund Land Acquisition

2026 – 2030 Regional Parks Financial Plan



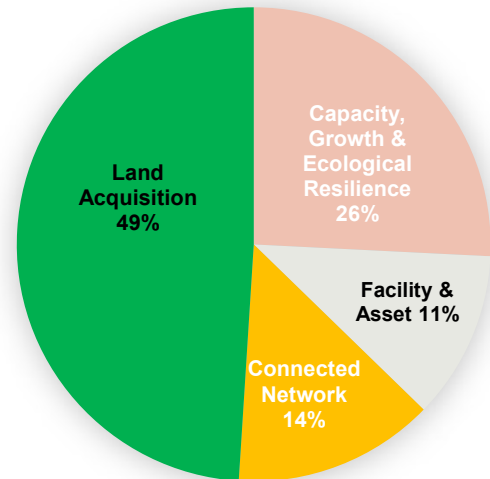
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CAPITAL PLAN DRIVERS

Driver	Outcome	2026–2030 Capital Plan (\$M)
Land Acquisition	Expanding the Regional Park System to protect natural areas and connect people to nature	\$100.0
Capacity, Growth and Ecological Resilience	Developing park amenities to expand capacity and accommodate increased visitation, enhancing ecological function and resilience	\$52.7
Connected Network	Expanding the greenway network to improve connectivity	\$28.0
Facility Replacement and Asset Management	Lifecycle replacement of regional park assets and upgrading, where required, to ensure long term resilience	\$23.9
Total		\$204.6



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CAPITAL EXPENDITURES

Regional Parks Capital Plan

Overview:

2025 Capital Expenditures: \$44.4M

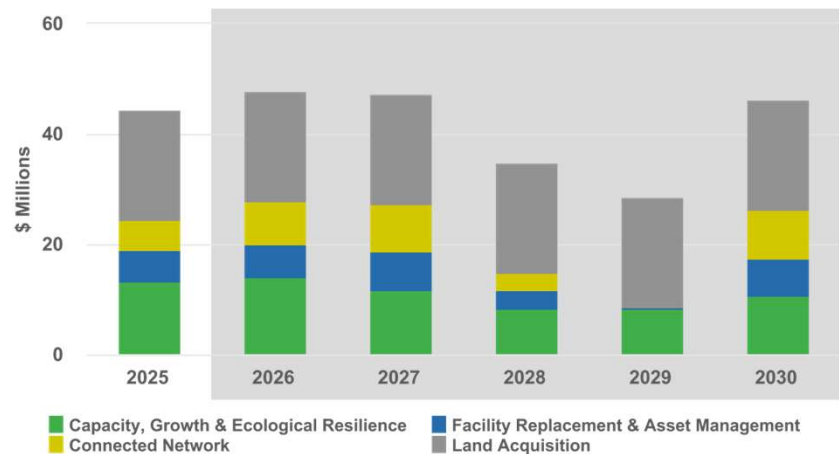
2026 Capital Expenditures: \$47.9M

7.8% increase

Drivers for Change:

- Park access and amenities
- Facility replacement and asset management
- Ecological resilience
- Connected Network
- Land Acquisition

2026 – 2030 Regional Parks Capital Expenditures



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CAPITAL FUNDING

Regional Parks Capital Plan

Overview:

2025 Capital Expenditures: **\$44.4M**

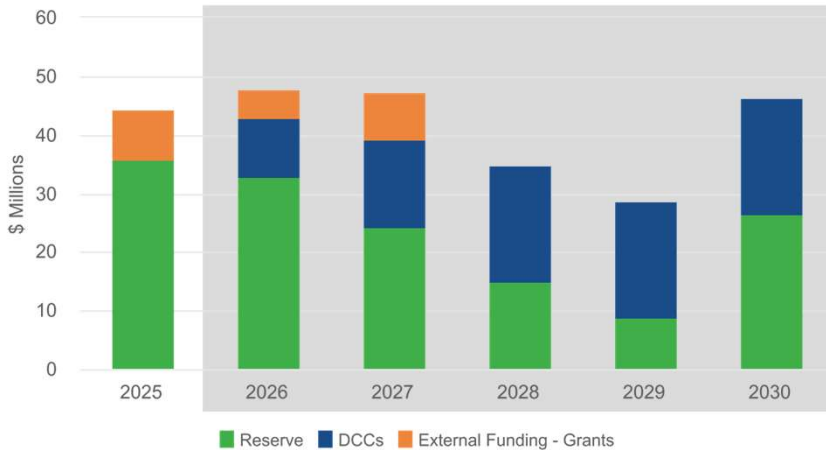
2026 Capital Expenditures: **\$47.9M**

7.8% increase

Drivers for Change:

- Development cost charge for land acquisition
- Continuing to work with external partners for funding

2026 – 2030 Regional Parks Capital Funding



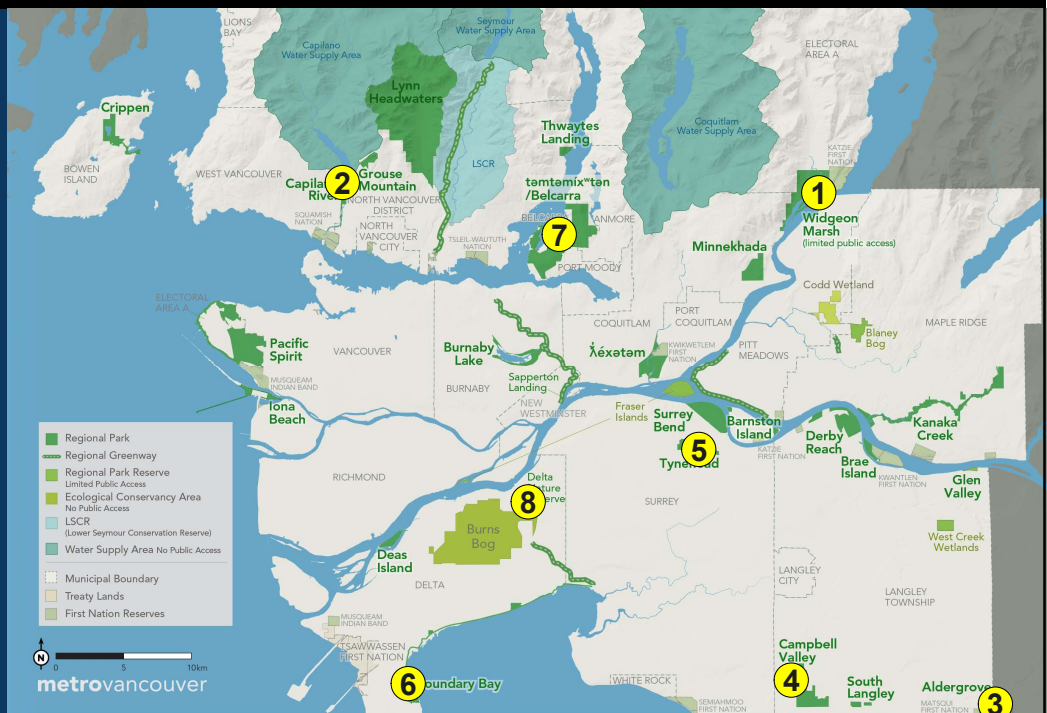
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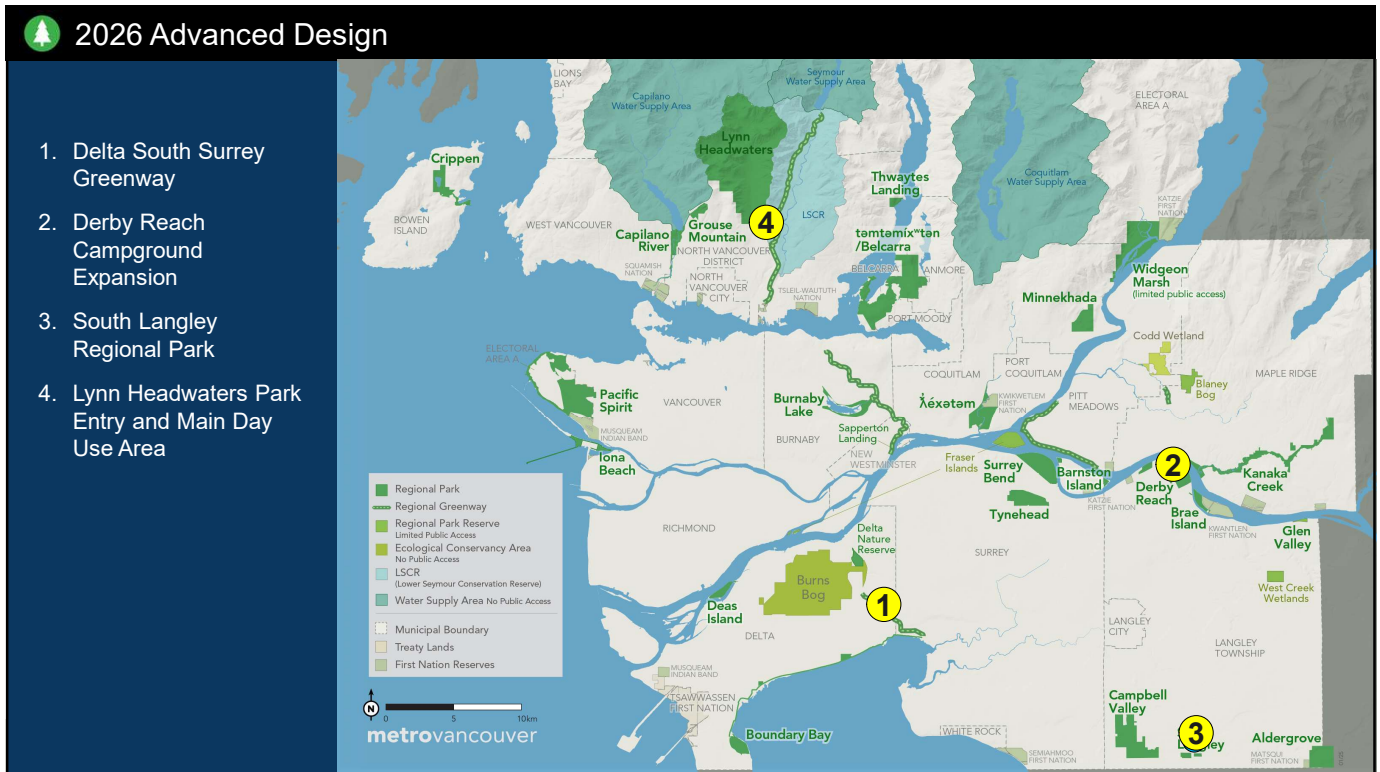
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2026 Capital Development

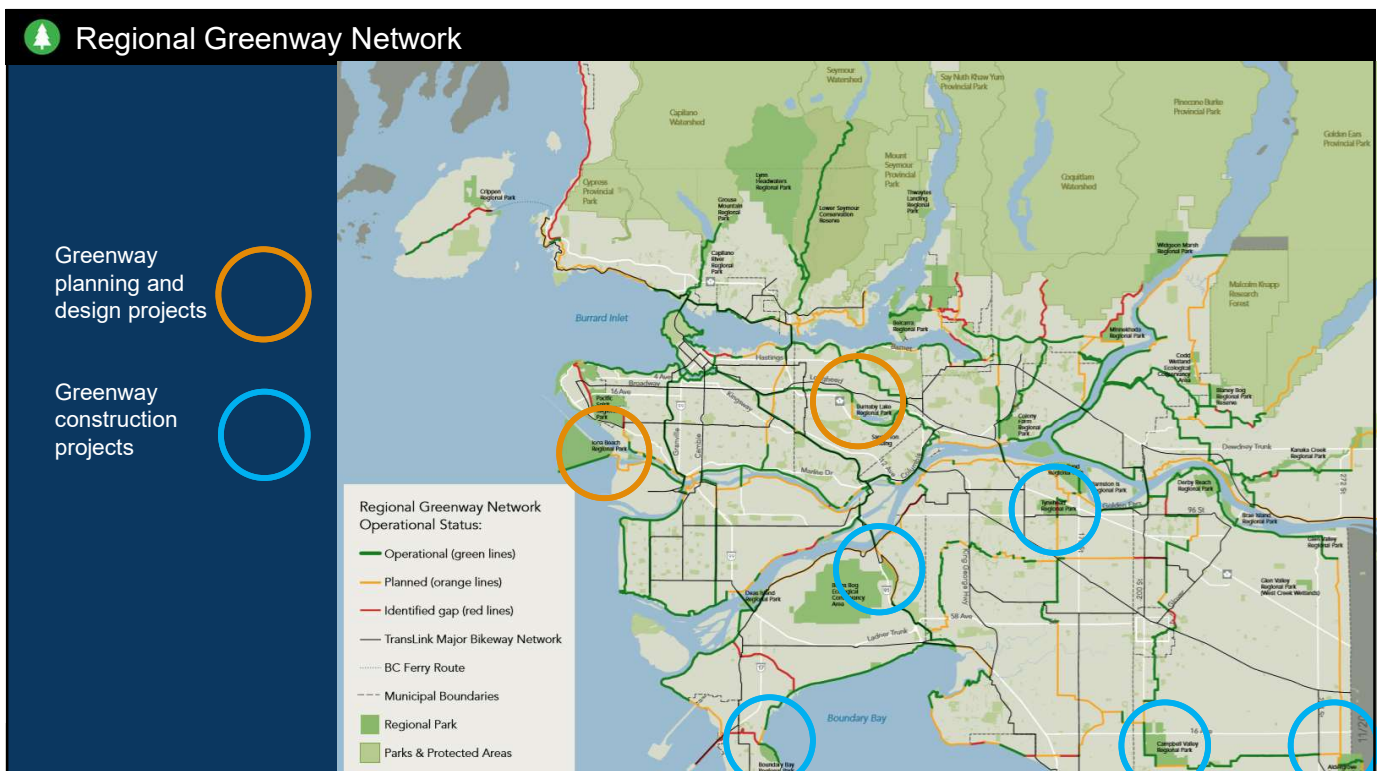
1. Widgeon Marsh Regional Park Development
2. Capilano River/Grouse Mountain Regional Park Service Yard
3. Aldergrove 49th Parallel Trail
4. Campbell Valley Park and Greenway Development
5. Tynehead Perimeter Trail
6. Boundary Bay Perimeter Trail
7. Belcarra South Day Use
8. Delta Nature Reserve – Delta South Surrey Greenway



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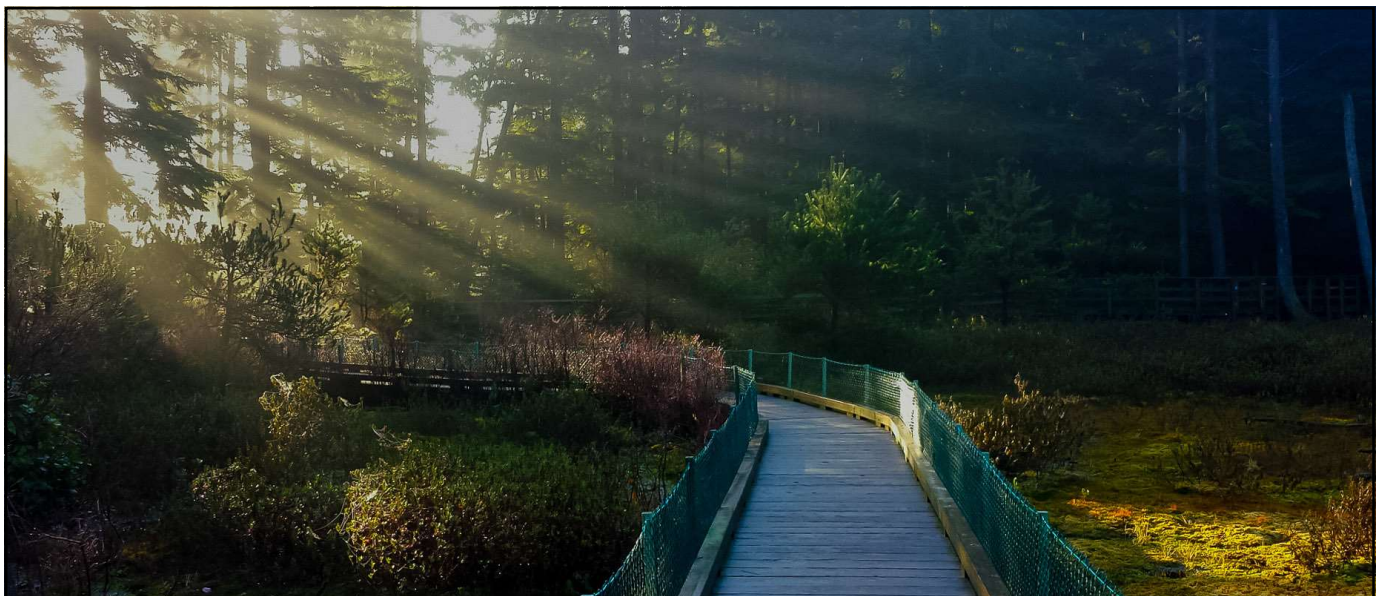
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REGIONAL PARKS FINANCIAL PLAN SUMMARY

	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$89.7	\$74.4	\$78.0	\$81.9	\$85.0	\$87.1
% Change		(17.1%)	4.9%	5.0%	3.8%	2.4%
MVRD Requisitions (\$ Millions)	\$75.5	\$62.3	\$65.7	\$68.7	\$71.7	\$72.4
% Change		(17.4%)	5.4%	4.5%	4.4%	1.0%
Total Capital Expenditures (\$ Millions)	\$44.4	\$47.9	\$47.2	\$34.8	\$28.6	\$46.2
Household Impact (\$)	\$61	\$50	\$52	\$53	\$54	\$54
% Change		(18.6%)	3.3%	2.5%	2.4%	(0.9%)



Camosun Bog

Questions?



Earle Adams Village community beautification event

Metro Vancouver Housing Corporation

2026 BUDGET AND 2026–2030 FINANCIAL PLAN

Dan Ruimy

Committee Chair, Housing

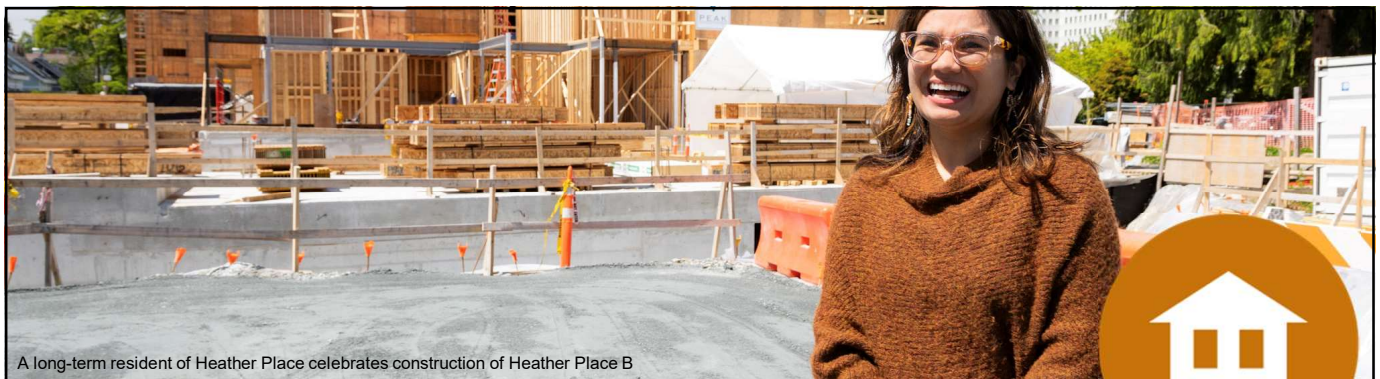
Michael Epp

Director, Housing Planning and Development

Council of Councils – October 25, 2025
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A long-term resident of Heather Place celebrates construction of Heather Place B

METRO VANCOUVER HOUSING CORPORATION

Provides safe, inclusive, diverse and affordable homes in communities throughout the region. Work is guided by the Metro Vancouver Housing 10-Year Plan and includes preserving the existing portfolio through capital maintenance to support affordability & improve sustainability and accessibility and expanding through redevelopment and partnerships with member jurisdictions and other levels of government.

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HOUSING HIGHLIGHTS

Kingston Gardens Completion in Surrey



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 Metro Vancouver Housing Development Sites

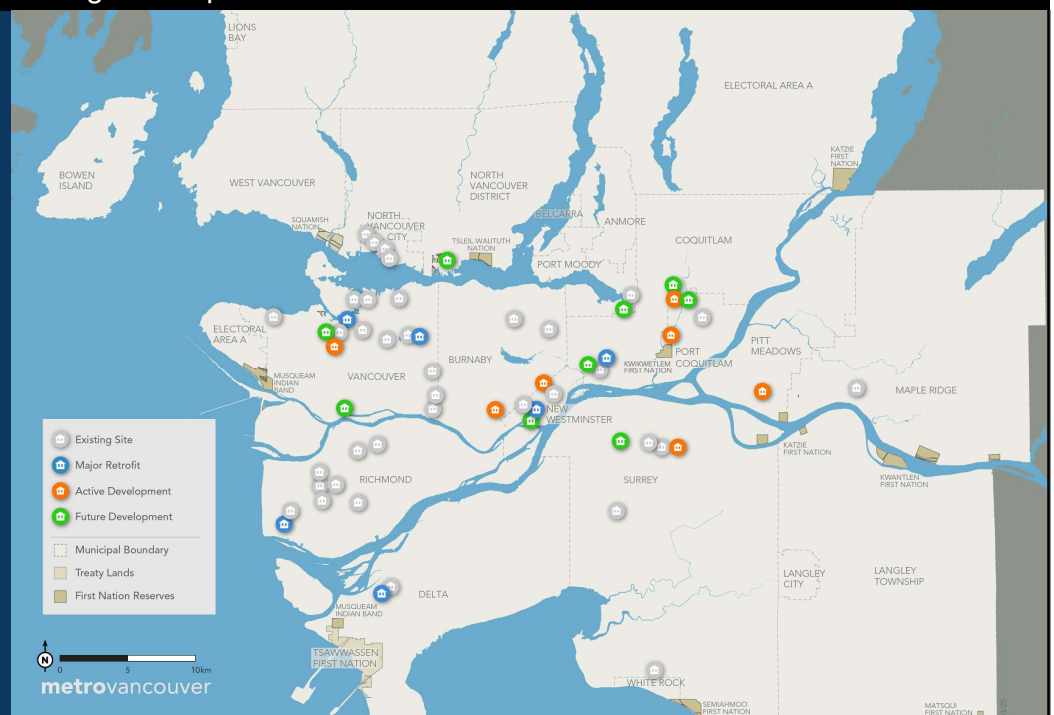
One of the largest
affordable housing
provider in BC

3,400+ units

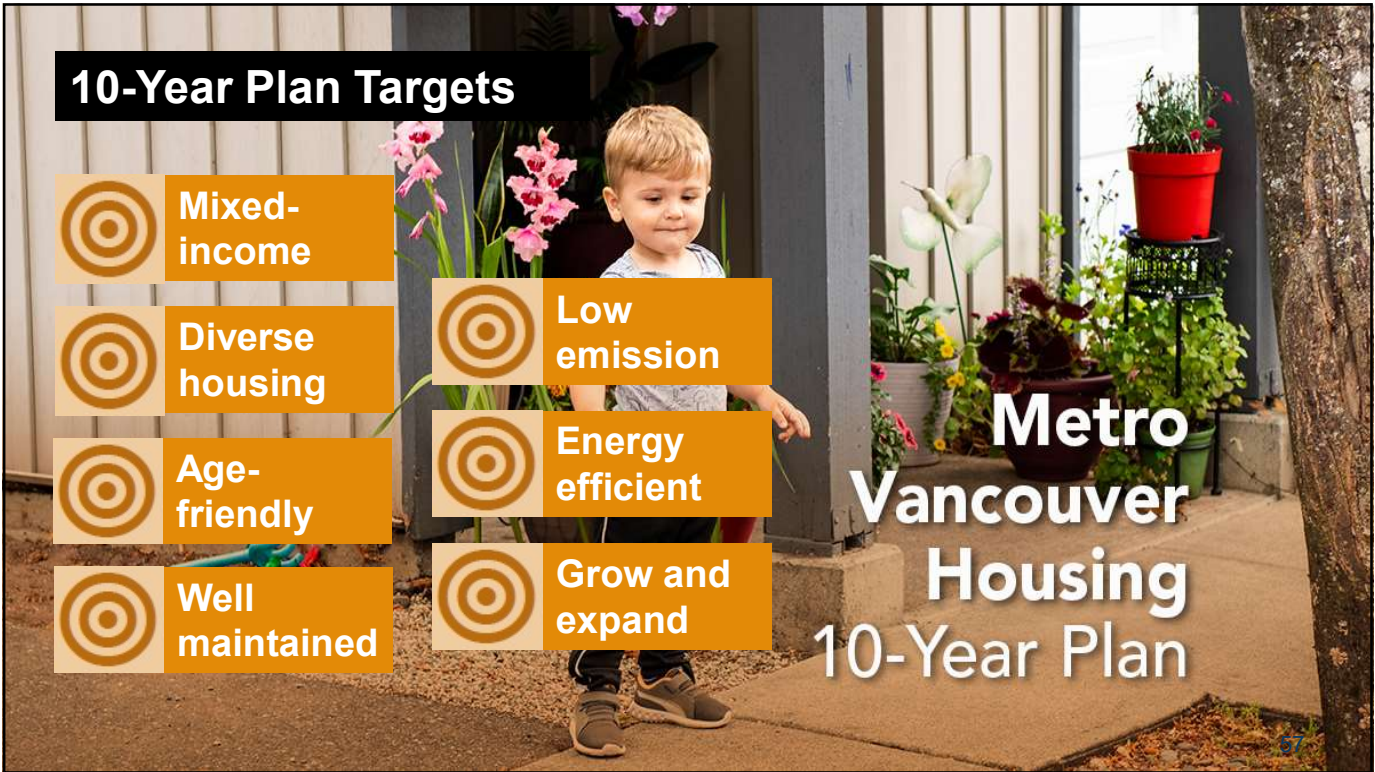
49 sites

Operate at no cost to the taxpayer

~10,000 tenants



56



57

PERFORMANCE METRICS

MVHC

Key Performance	Past Performance (Average)	Expected Performance 2026
Total Rent Geared-to-Income units rented to subsidized tenants	32% (2025)	30% Target
Vacancy rate (based on percentage of rentable units)	0.1% (3-year average)	0.1%
Number of tenant programs offered in MVHC communities	237 (2024 target was 230)	240

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PERFORMANCE METRICS

MVHC

Key Performance	Past Performance (Average)	Expected Performance 2026
Reduce GHG emissions (grams of CO2 Emissions per square metre)	10.2 grams CO2 E psm (2010 baseline) 7.33 grams CO2 E psm (2024)	7.1 grams CO2 E psm; on track for 45% reduction from 2010 levels by 2030
Active New Development and Redevelopment Projects on Schedule	7/9 (78%)	10/11 (91%)
Major Retrofit and Renewal Projects on Schedule	8/10 (80%)	8/10 (80%)

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CONTINUOUS IMPROVEMENT - 2025 COMPLETE OR ONGOING

MVHC

Initiative	Outcomes
Rental Housing Blueprint reference building design	Reduced time to develop concepts and more easily constructible designs. Two pilots approved.
Partnership delivery model	Delivery of more MVHC projects than could otherwise be delivered (Two sites initiated)
Reviewing procurement approaches	Reduce delivery times and project costs. RFP underway.
Community Development Framework	Enhanced services to residents and improved use of staff resources.

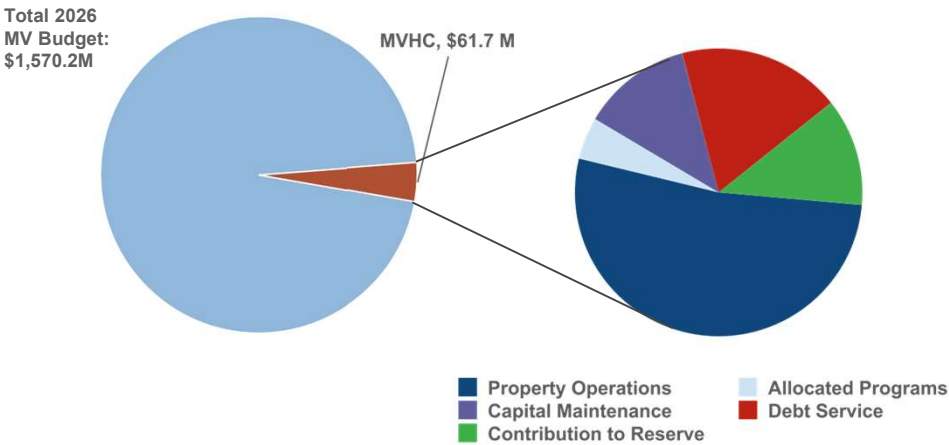
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BUDGET OVERVIEW

2026 Operating Budget Breakdown – MVHC



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OPERATING EXPENDITURES

MVHC Financial Plan

Overview:

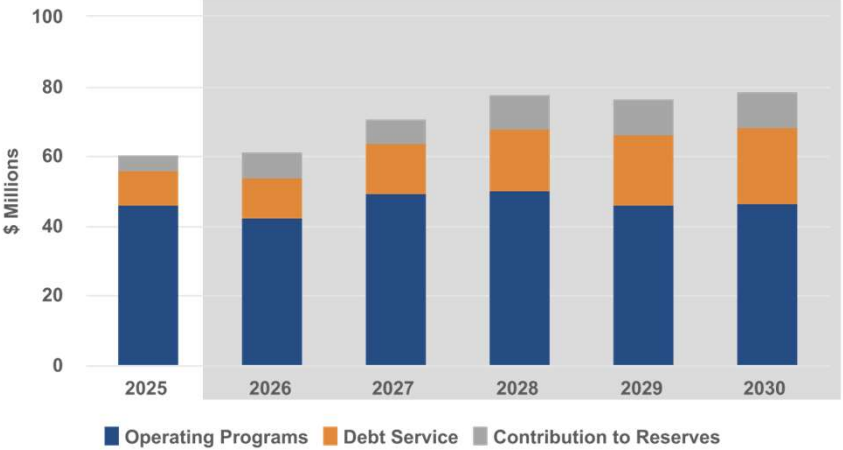
2025 Operating Budget: \$60.7M
2026 Operating Budget: \$61.7M

1.6% increase

Drivers for Change:

- Increase in mortgage payments and property management expenses with three new properties coming online
- Increase in contribution to reserve due to increase in rental revenue as new sites come online

2026 – 2030 MVHC Financial Plan



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OPERATING FUNDING

MVHC Financial Plan

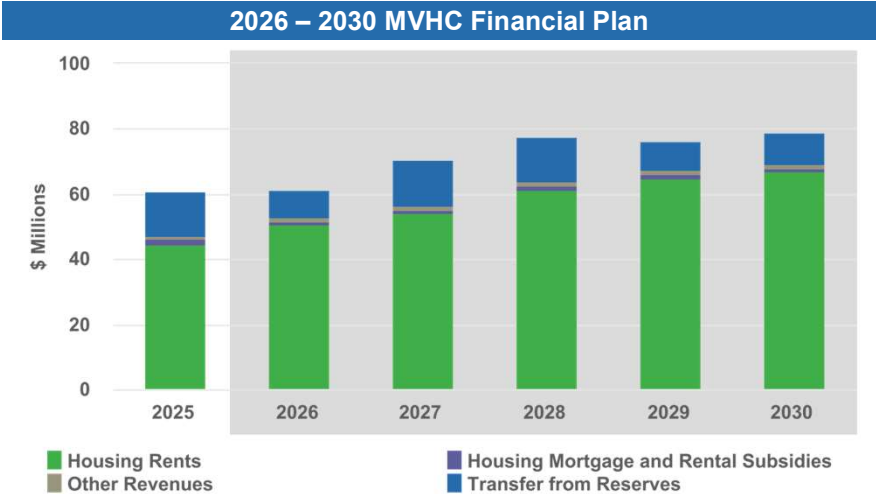
Overview:

2025 Operating Budget: \$60.7M
2026 Operating Budget: \$61.7M

1.6% increase

Drivers for Change:

- Increase in rents collected from new projects coming online



MVHC CAPITAL DEVELOPMENT EXPENDITURES

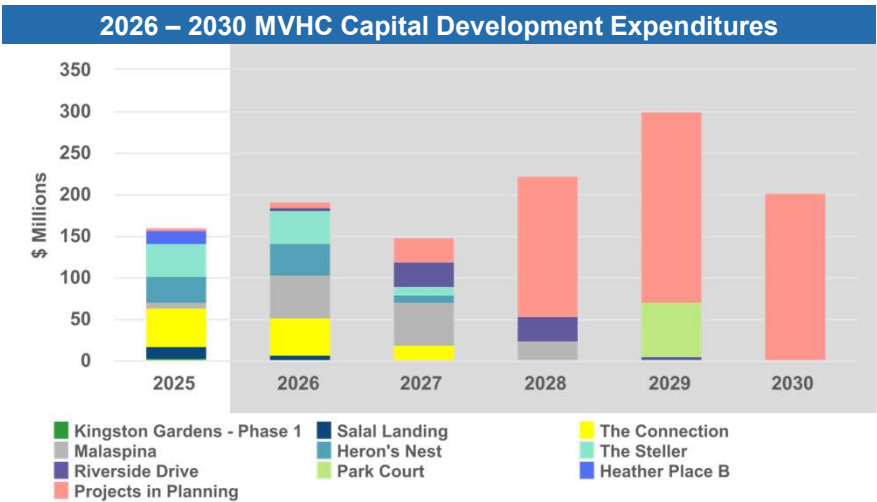
Overview:

2025 Capital Expenditures: \$160.4M
2026 Capital Expenditures: \$190.7M

18.9% increase

Drivers for Change:

- Support the critical need for affordable housing in the region through redevelopment of existing sites to create additional homes
- Partnerships at the Municipal, Provincial and Federal level to deliver additional affordable housing sites across the region



MVHC CAPITAL DEVELOPMENT FUNDING

Overview:

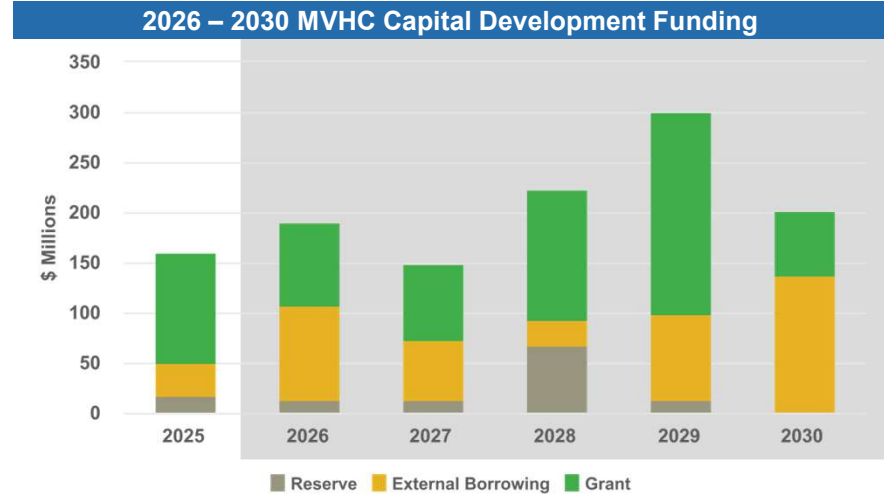
2025 Capital Expenditures: **\$160.4M**

2026 Capital Expenditures: **\$190.7M**

18.9% increase

Drivers for Change:

- Confirmed BC Housing grants for Phase 1 projects
- Other confirmed funding sources (childcare grants, green building grants)
- Anticipated and projected grants in future years



*Strategic reserve set aside for new development

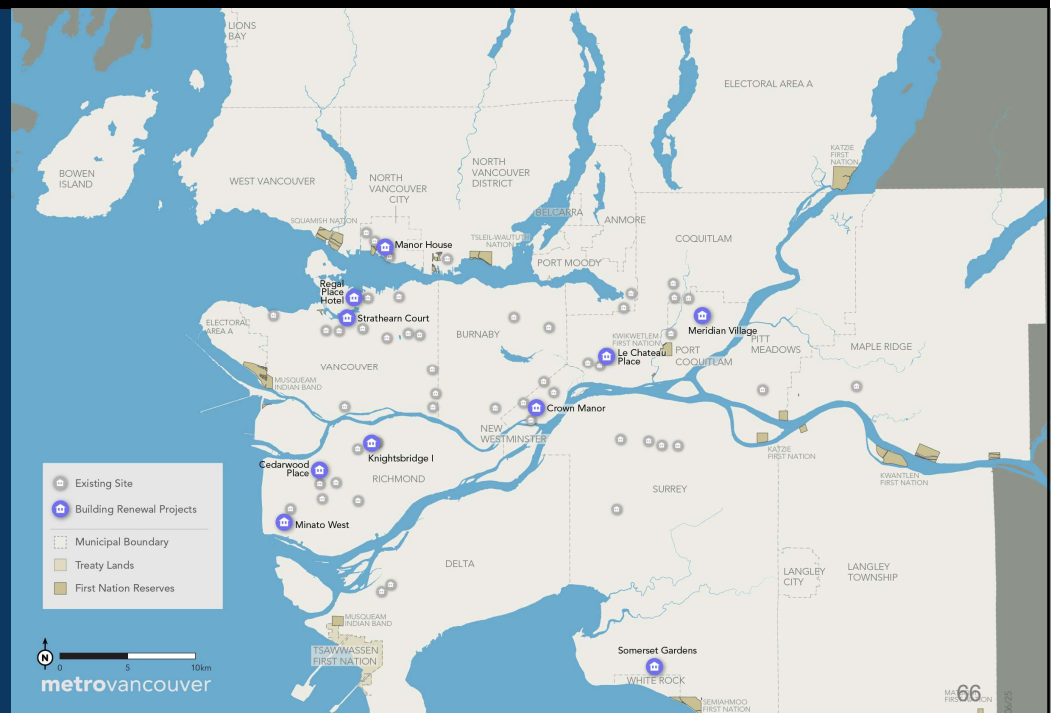
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65

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Metro Vancouver Housing Corporation: Capital Renewal Sites

Active and design stage Capital Renewal Projects



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MVHC CAPITAL RENEWAL EXPENDITURES

Overview:

2025 Capital Expenditures: **\$25.7M**

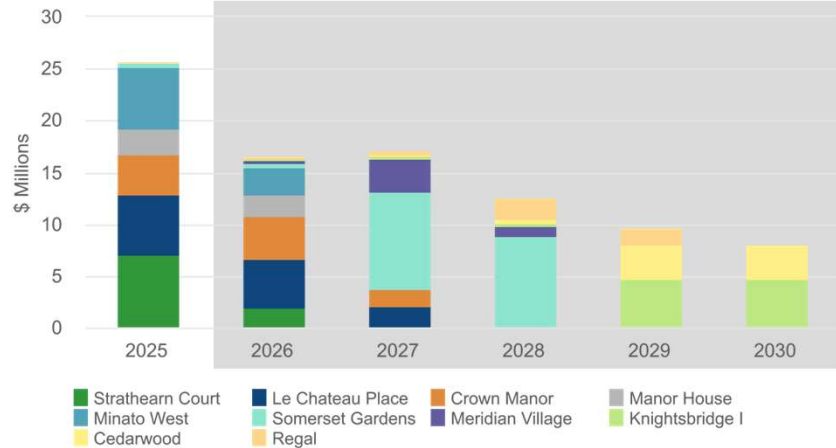
2026 Capital Expenditures: **\$16.6M**

(35.4%) decrease

Drivers for Change:

- Facility Condition Index
- Preserve and revitalize existing housing stock
- Peak in 2025-2027, then back to more regular levels
- Reduce GHG emissions by 45% (from 2010 levels) by 2030

2026 – 2030 MVHC Capital Renewal Expenditures



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TENANT SERVICES & COMMUNITY BUILDING



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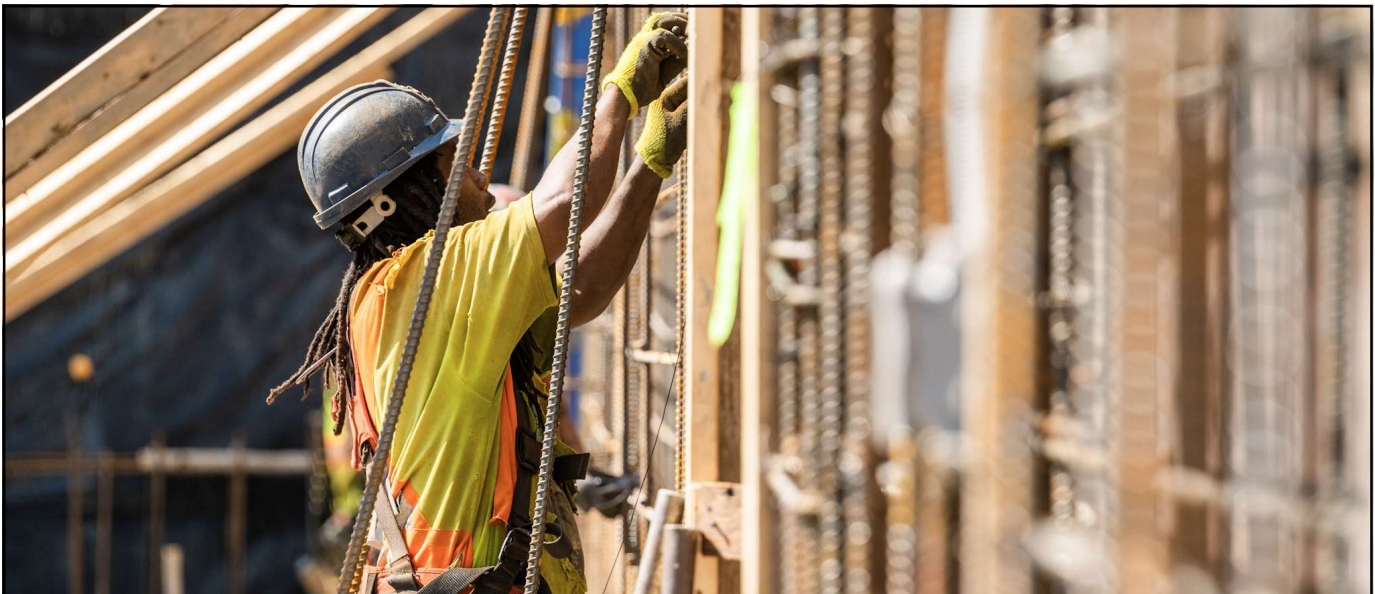
68

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MVHC FINANCIAL PLAN SUMMARY

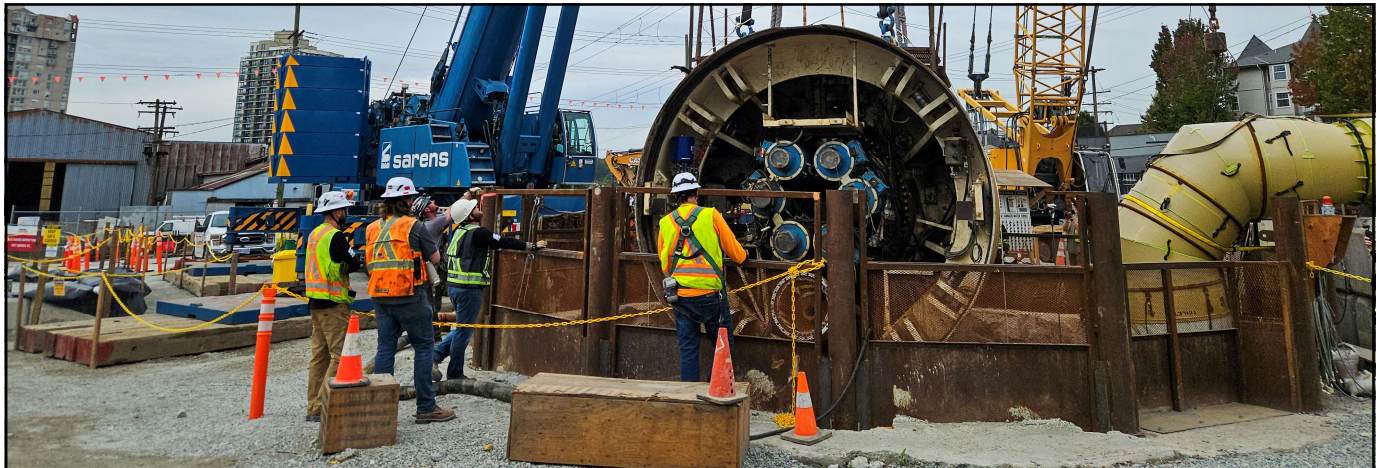
	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$60.7	\$61.7	\$70.8	\$77.5	\$76.1	\$78.7
% Change		1.6%	14.8%	9.4%	(1.8%)	3.4%
Housing Rents (\$ Millions)	\$44.6	\$50.5	\$54.1	\$61.4	\$65.0	\$66.9
% Change		13.3%	7.1%	13.4%	5.8%	2.9%
Other Revenues (\$ Millions) *	\$16.1	\$11.1	\$16.7	\$16.1	\$11.1	\$11.8
% Change		(30.7%)	49.6%	(3.5%)	(30.7%)	6.2%
Total Capital Expenditures (\$ Millions)	\$186.2	\$207.3	\$165.1	\$235.8	\$309.8	\$209.9

*Includes subsidies, other revenues, financing proceeds, transfer from reserves



Kingston Gardens

Questions?



Tunnel Boring Machine for the Annacis Water Supply Tunnel

Water Services

2026 BUDGET AND 2026 - 2030 FINANCIAL PLAN

Mark Sager

Committee Vice Chair, Water

Marilyn Towill, P.Eng

General Manager, Water Services

Water Committee – October 15, 2025
77543833

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Barnston Marine Ridge Pump Station

WATER SERVICES

Manages the regional water supply and plans for long-term demands in a responsible manner, factoring in conservation measures, new infrastructure development, resiliency, financial sustainability, climate action, First Nations reconciliation, and strong external partnerships.

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A LOOK INSIDE THE ANNACIS WATER SUPPLY TUNNEL

[add video]

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Metro Vancouver's Drinking Water System

3 water supply areas and source reservoirs

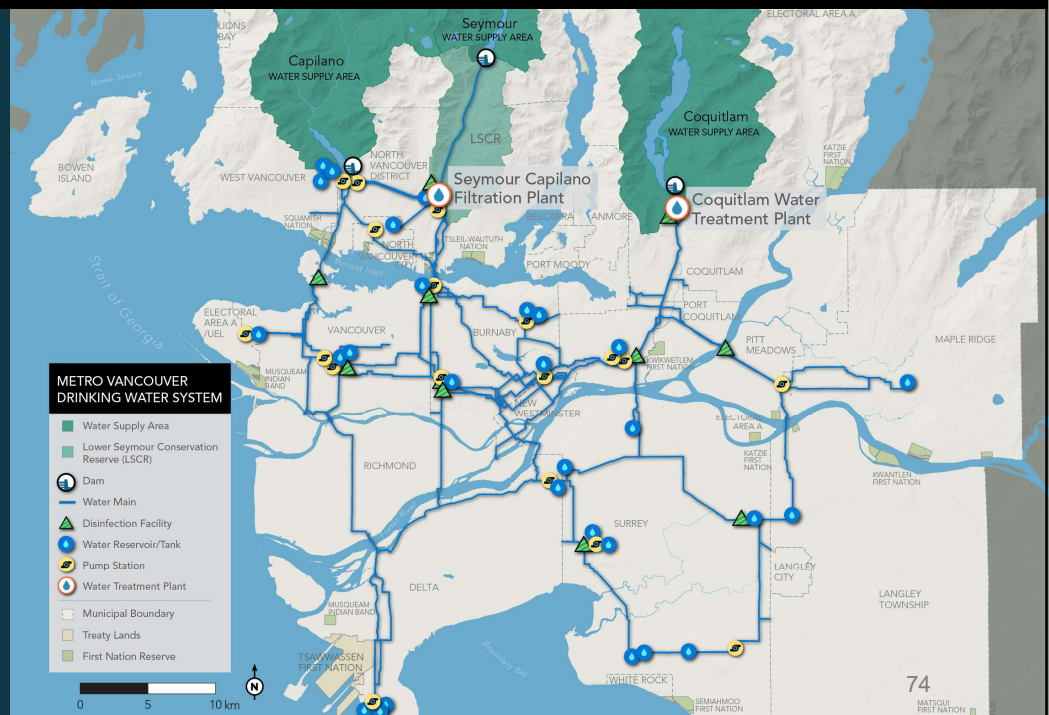
2 treatment plants

Over **170,000** drinking water tests conducted per year

520 km of water mains

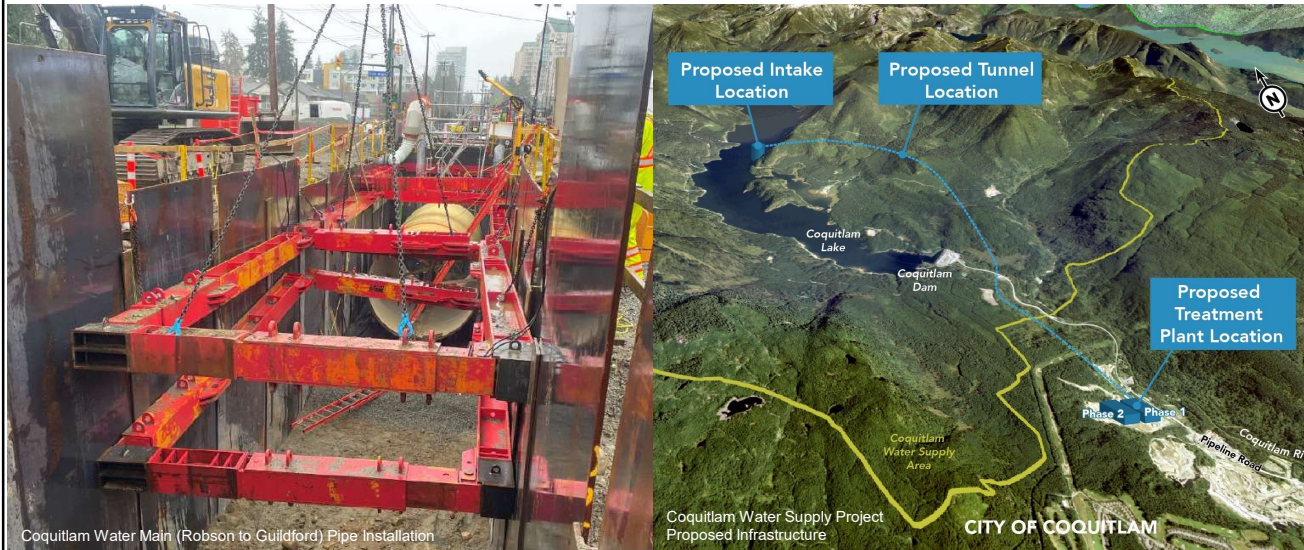
Average of **1** billion litres per day; over **1.5** billion litres per day in summer

5 dams, **27** storage reservoirs, **19** pump stations, and **8** rechlorination stations



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WHAT DRIVES & GUIDES OUR WORK



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PERFORMANCE METRICS

Water Services

Key Performance	Past Performance (Average)	Expected Performance 2025	
Peak day per capita water use (litres per person per day)	587	542	↓
Water transmission system leak repairs (# leaks / 100km of pipe)	2.72	2025 Performance Objective: 3.1 Prior 3-Year Average: 3.62	↑
Progress on GVWD capital program (% expenditures)	70.3	90%	↑
Bacteriological tests from GVWD system meet or exceed BC Water Quality Standard	100% (168,000 tests)	100% (180,000 tests)	→

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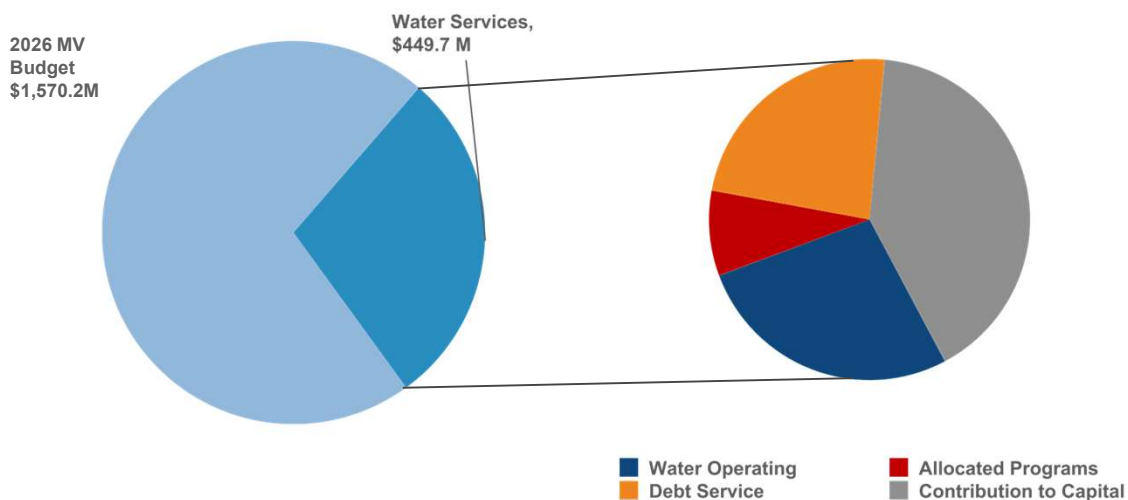
CONTINUOUS IMPROVEMENT – 2025 COMPLETE OR ONGOING

Water Services

Initiative	Outcomes
Earthquake Early Warning (EEW) and Strategic Response System	Includes enhanced regional coverage and redundancy, implementation anticipated to be complete end of 2026
SCFP Dry Polymer System	System upgrade provides improved shelf life and weather resistant transportation of material
CWTP Ozone Side Stream Tower Piping Upgrade	System improvements result in reduced wear and tear of the pumps and equipment, and greenhouse gas emissions reduction by approximately 10 tonnes of CO₂/year

BUDGET OVERVIEW

2026 Operating Budget Breakdown - Water



OPERATING EXPENDITURES

Water Services Financial Plan

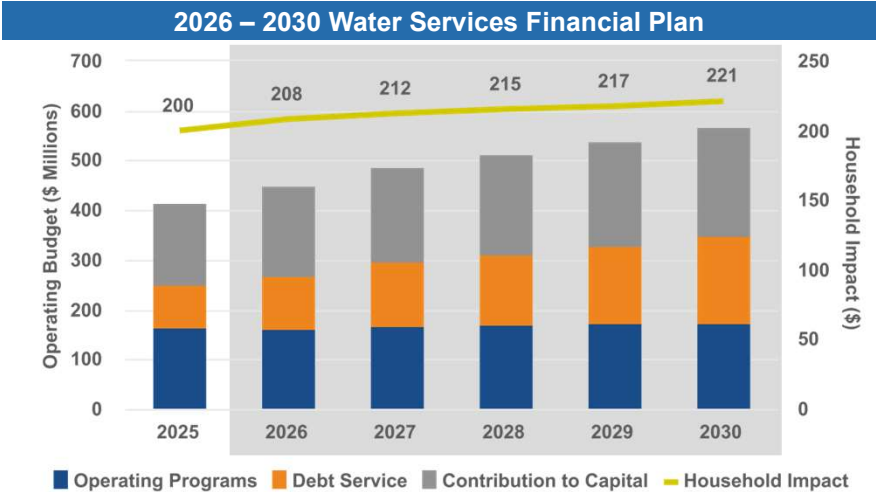
Overview:

2025 Operating Budget: \$414.1M
2026 Operating Budget: \$449.7M

8.6% increase

Drivers for Change:

- Debt service and contribution to capital to fund growing capital plan
- Operations is inflationary over the 5 years for day-to-day maintenance, chemical and program delivery costs



OPERATING FUNDING

Water Services Financial Plan

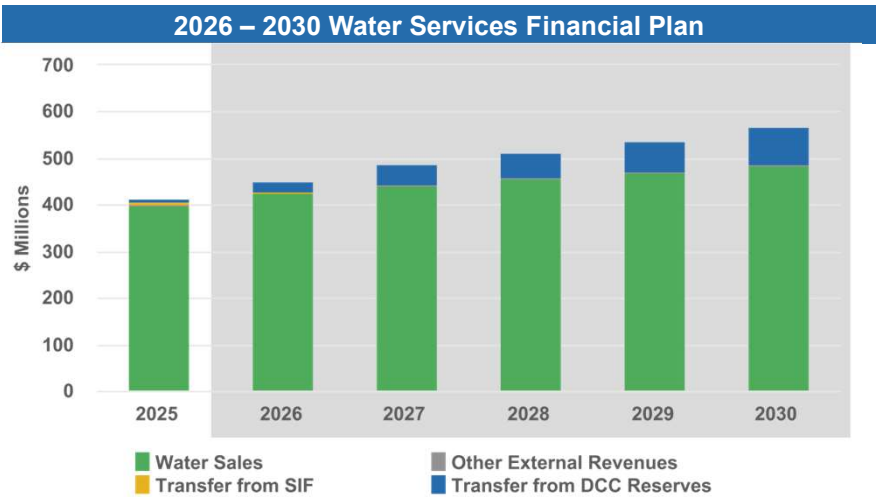
Overview:

2025 Operating Budget: \$414.1M
2026 Operating Budget: \$449.7M

8.6% increase

Drivers for Change:

- Water sales revenues to fund operating expenditures
- Increased transfer of DCC's to service new growth-related debt



CAPITAL EXPENDITURES

Water Services Capital Plan

Overview:

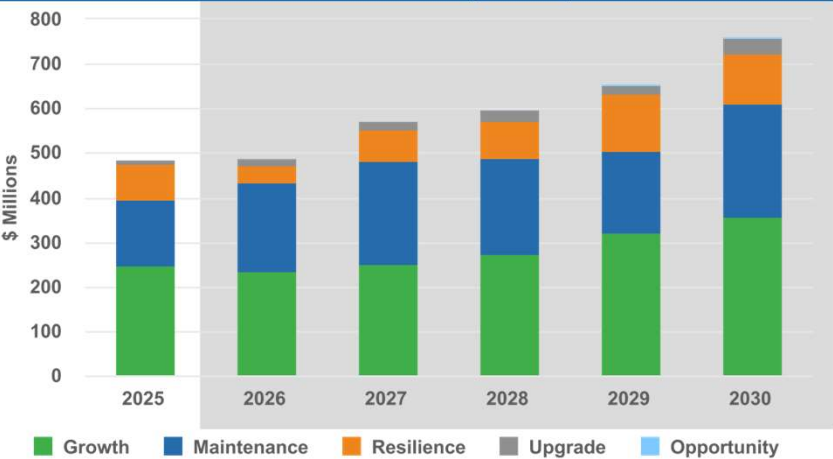
2025 Capital Expenditures: \$484.5M
2026 Capital Expenditures: \$488.4M

0.8% increase

Drivers for Change:

- Coquitlam Water Main
- Stanley Park Water Supply Tunnel
- Annacis Water Supply Tunnel
- Coquitlam Lake Water Supply
- South Surrey Main No. 2

2026 - 2030 Water Services Capital Expenditures



CAPITAL FUNDING

Water Services Capital Plan

Overview:

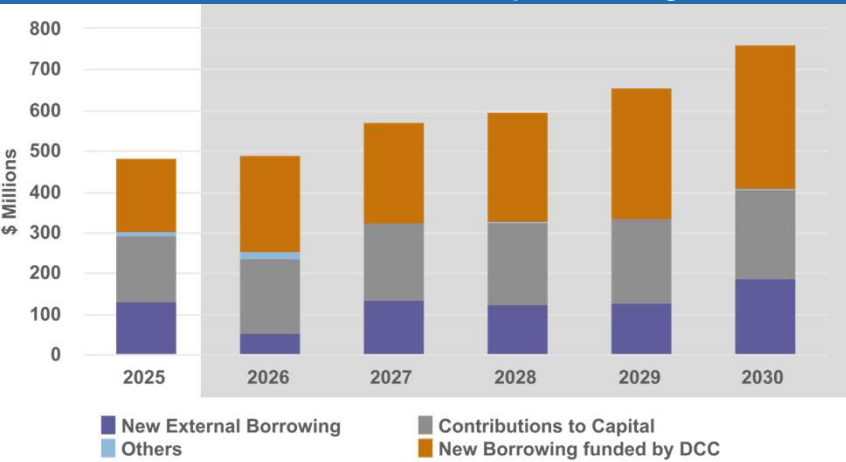
2025 Capital Expenditures: \$484.5M
2026 Capital Expenditures: \$488.4M

0.8% increase

Drivers for Change:

- Growth and maintenance driving new borrowing

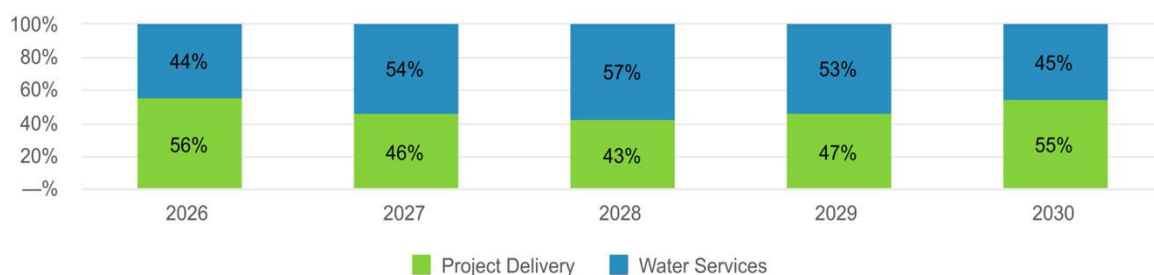
2026-2030 Water Services Capital Funding



WATER 2026–2030 CAPITAL PLAN

	2026	2027	2028	2029	2030
Annual Capital Expenditures (\$ millions)					
WS	\$217.3	\$306.4	\$341.4	\$350.1	\$346.4
PD	\$271.1	\$265.7	\$255.2	\$305.1	\$414.9

- **Water Services:** 162 projects in the 2026–2030 capital plan
- **Project Delivery:** 9 projects in the 2026–2030 capital plan



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WATER SERVICES FINANCIAL PLAN SUMMARY

	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$414.1	\$449.7	\$486.8	\$513.0	\$537.7	\$568.1
% Change		8.6%	8.2%	5.4%	4.8%	5.7%
Blended Water Rate (\$/m3)	\$1.00	\$1.06	\$1.10	\$1.12	\$1.15	\$1.18
Total Capital Expenditures (\$ Millions)	\$484.5	\$488.4	\$572.1	\$596.6	\$655.2	\$761.2
Household Impact (\$)	\$200	\$208	\$212	\$215	\$217	\$221
% Change		4.1%	2.0%	1.5%	0.9%	1.6%

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Clayton Reservoir Valve Chamber

Questions?

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Central Surrey Recycling and Waste Centre

Solid Waste Services

2026 BUDGET AND 2026–2030 FINANCIAL PLAN

Sarah Kirby-Yung
Committee Chair, Zero Waste

Paul Henderson, M.A.Sc., M.B.A., P. Eng.
General Manager, Solid Waste Services

Council of Councils – October 25, 2025
77619616

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North Shore Recycling and Waste Centre

SOLID WASTE SERVICES

Ensures excellent customer service for the more than 1,100,000 customer visits to regional solid waste facilities each year while continuing to advance zero waste and the circular economy.

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Solid Waste Facility Locations

Responsible for
6 recycling and
waste centres,
1 waste-to-energy
facility

65% recycling rate

Advance waste
prevention and the
circular economy



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PERFORMANCE METRICS

Solid Waste Services

Key Performance	Past Performance (Average)	Expected Performance 2025
Recycling Rate (per cent of solid waste diverted from final disposal)	65%	Increase to 66% or more diversion rate
Waste Disposed (tonnes) per Capita	0.42	Maintain at 0.42 or decrease per capita tonnes disposed
Annual solid waste flows in Metro Vancouver System	1,050,000 tonnes	Budgeted at 1,050,000 tonnes
Availability of the Waste-to-Energy Facility	90%	Maintain at 90% or increase facility availability to 93%

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CONTINUOUS IMPROVEMENT – 2025 COMPLETE OR ONGOING

Solid Waste Services

Initiative	Outcomes
Solid Waste Management Plan	Idea generation phase: engagement with 16 not-for-profits and their networks, 1,385 individuals at community events, and 5,520 webpage visits: 50% increase over previous phases.
District Energy Project	Agreements with Burnaby in place and district energy system construction underway that will result in supplying heat and hot water for up to 50,000 homes, and tripling energy efficiency.
Recycling and Waste Centre Operations and Maintenance Contracts	Renewable diesel requirement in operating and maintenance contracts reduce greenhouse gas emissions by 3,400 tonnes CO₂ equivalent/year, an overall approximately 30% departmental decrease.
Weigh scale Software Replacement	New weigh scale software with licence plate recognition and emailed receipts/invoices is implemented. This reduces errors, allows for faster transaction processing and improves customer service.

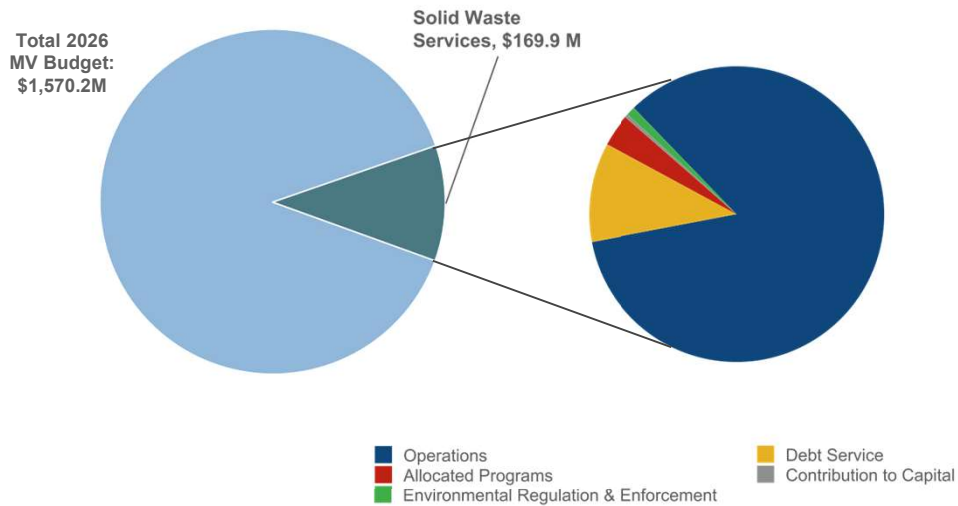
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BUDGET OVERVIEW

2026 Operating Budget Breakdown – Solid Waste Services



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OPERATING EXPENDITURES

Solid Waste Services Financial Plan

Overview:

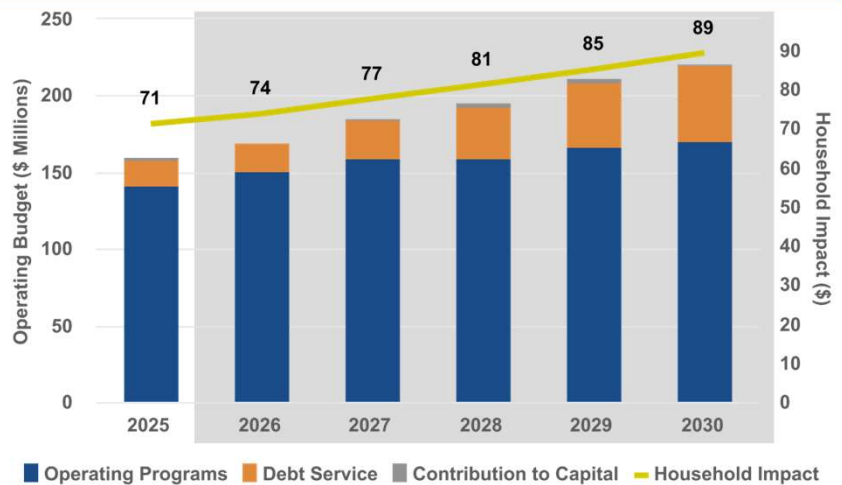
2025 Operating Budget: \$160.1M
2026 Operating Budget: \$169.9M

6.2% increase

Drivers for Change:

- Inflationary cost pressures on operating contracts
- Move of Zero Waste Collaboration Initiatives to Solid Waste portfolio
- Capital spend driving debt servicing

2026 – 2030 Solid Waste Services Financial Plan



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OPERATING FUNDING

Solid Waste Services Financial Plan

Overview:

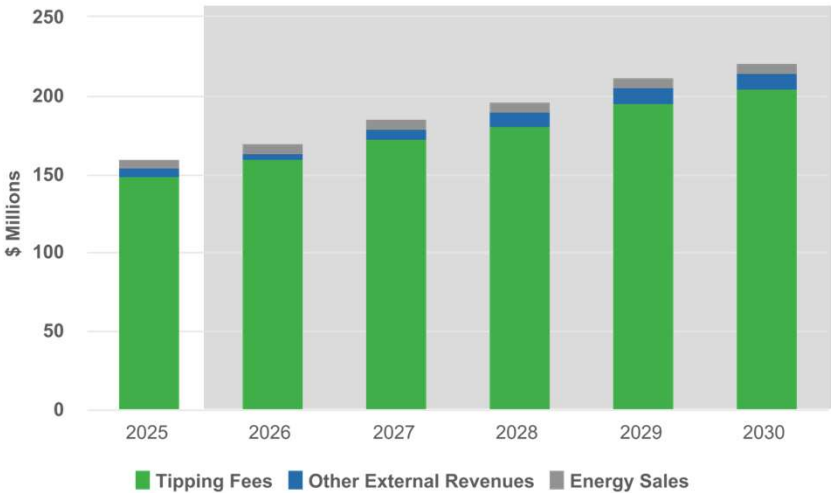
2025 Operating Budget: \$160.1M
2026 Operating Budget: \$169.9M

6.2% increase

Drivers for Change:

- Tipping fee changes are consistent with previous forecasts (average ~5% increase per year)

2026–2030 Solid Waste Services Financial Plan



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CAPITAL EXPENDITURES

Solid Waste Services Capital Plan

Overview:

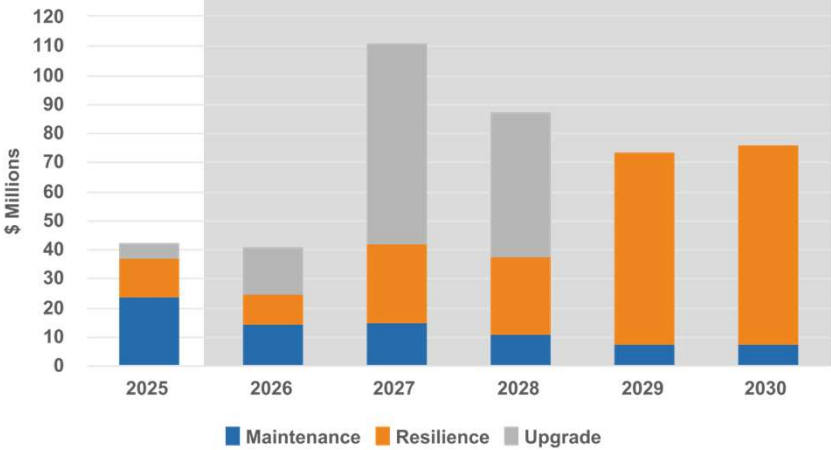
2025 Capital Cash Flow: \$42.7M
2026 Capital Cash Flow: \$41.0M

4.0% decrease

Drivers for Change:

- Waste-to-Energy Facility Acid Gas Reduction
- North Surrey and Langley Recycling Depot Development

2026 – 2030 Solid Waste Services Capital Cash Flow



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CAPITAL FUNDING

Solid Waste Services Capital Plan

Overview:

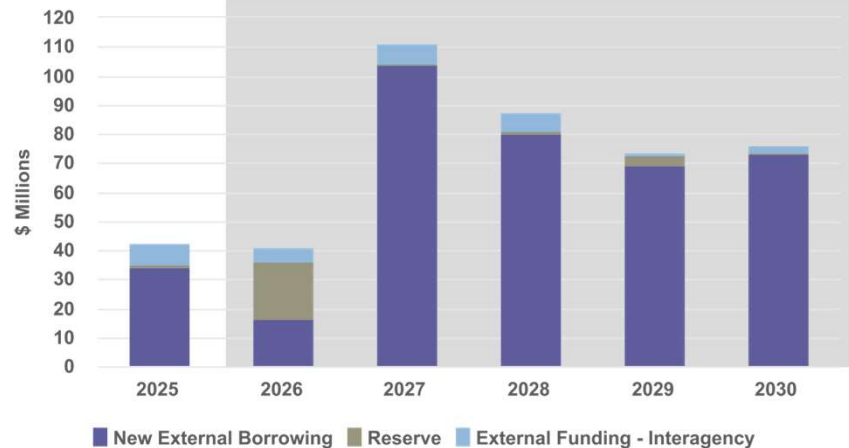
2025 Capital Cash Flow: **\$42.7M**
 2026 Capital Cash Flow: **\$41.0M**

4.0% decrease

Drivers for Change:

- Capital primarily funded through debt, repayment from tipping fees and new district energy revenues
- \$2.5 million District Energy Grant

2026 – 2030 Solid Waste Services Capital Funding



SOLID WASTE FINANCIAL PLAN SUMMARY

	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$160.1	\$169.9	\$185.4	\$195.9	\$211.5	\$220.5
% Change		6.2%	9.1%	5.7%	7.9%	4.3%
Tipping Fee Increase (\$/t)		\$7	\$8	\$8	\$8	\$9
Blended Tipping Rate (\$/t)	\$149	\$156	\$164	\$172	\$180	\$189
% Change		4.9%	5.1%	4.9%	4.6%	5.0%
Total Capital Expenditure (\$ Millions)	\$42.7	\$41.0	\$111.3	\$87.5	\$73.8	\$76.2
Household Impact (\$)	\$71	\$74	\$77	\$81	\$85	\$89
% Change		3.7%	5.1%	4.9%	4.6%	5.0%



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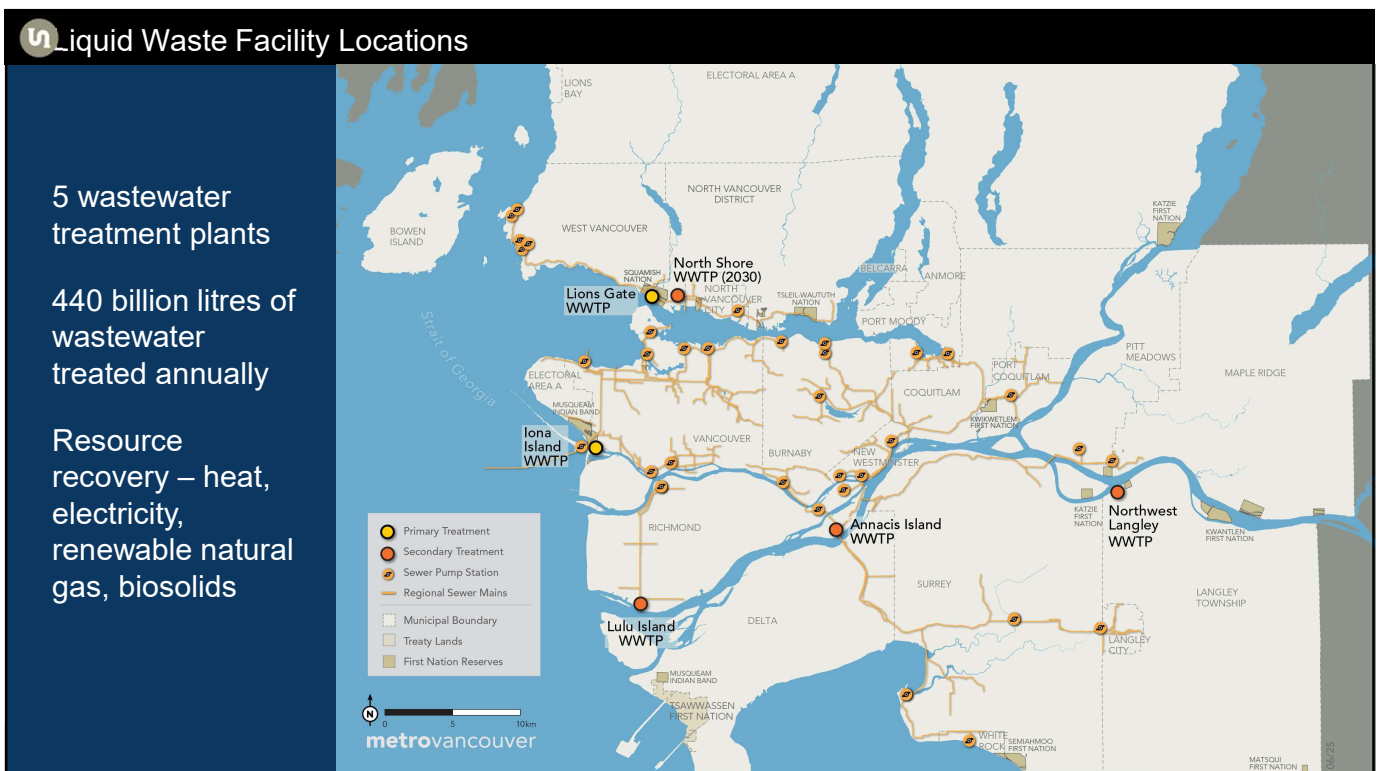
LIQUID WASTE OVERVIEW

Manages the region's liquid waste and responsible for treating liquid waste before it is released into the receiving environment. To do so, operates five wastewater treatment plants, maintains a region-wide network of sewers and pumping stations, and conducts regular environmental monitoring to ensure that the system is working well.

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SERVICE OBJECTIVES

Service Objective	KPI Metric	Current (2024)	Target (2030)	Goal
Eliminate Overflows from the Sewer System	Sanitary Sewage Overflow (SSO) events (#)	84	32	0 (2040)
	Combined Sewage Overflow (CSO) volume (ML)	37,525	30,000	0 (2075)
	Rainfall derived inflow and infiltration (RDII) (ML)	42,296	30,000	10,000 (2040)
	Facilities not meeting basic service or regulations in next 10 years (%)	22%	15%	0% (2035)
Protect Public Health and the Environment – Authorized WWTP Discharges	Duration of events not in compliance with operational certificates (hrs)	42.95	0	0 (2030)
	Duration of events not in compliance with WSER (hrs)	8,760	0	0 (2040)
	Recreational water quality (% of tests not meeting criteria)	0.55%	1.5%	0 (2040)
Improve Environmental Stewardship	Biosolids beneficially used (%)	100%	100%	100% (2030)
	Net GHG emissions (kg of CO ₂ / ML treated)	17.9	(2.1)	0 (2050)
	Odour complaints (#)	12	10	0 (2035)
Minimize Timeline to Recover from a Major Event	Targeted assets resilient to seismic event (%)	Undefined	Defined	100% (2050)
	Targeted assets resilient to power outage event (%)	82%	100%	100% (2035)
	Targeted assets resilient to climate change event (%)	Undefined	Defined	100% (2100)

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CONTINUOUS IMPROVEMENT – 2025 COMPLETE OR ONGOING

Liquid Waste Services

Initiative	Outcomes
Biosolids Hauling De-carbonization	Switch to renewable diesel low-carbon fuels for biosolids and Drinking water treatment residuals reducing GHG emissions by 2,800 tonnes of CO ₂ e per year
Trucked Liquid Waste Rate Review	A review of the Trucked Liquid Waste rates resulting in a \$1.1M increase in annual revenue in 2025 and an additional \$1.9M in 2026
Water Information System for managing Environmental Data	Implementation of new data management platform to automate and improve flow, rainfall data and environmental data sharing with GVS&DD and member staff, resulting in savings of ~\$7,000 per year
Valve Certification Program	Consolidated and optimized valve certification program, resulting in reduction of external engineering costs by ~\$50,000

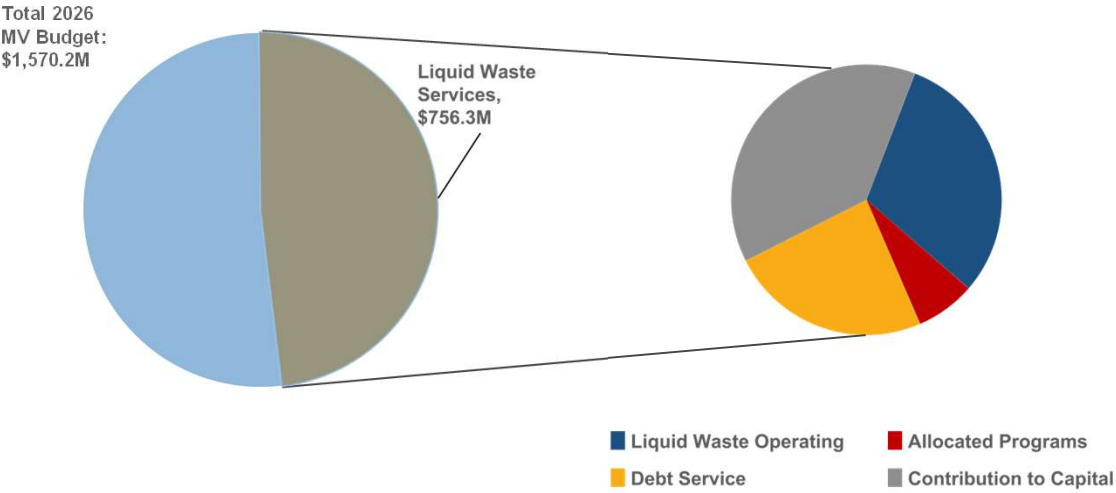
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BUDGET OVERVIEW

2026 Operating Budget Breakdown - Liquid Waste Services



OPERATING EXPENDITURES

Liquid Waste Services Financial Plan

Overview:

2025 Operating Budget: \$684.7M

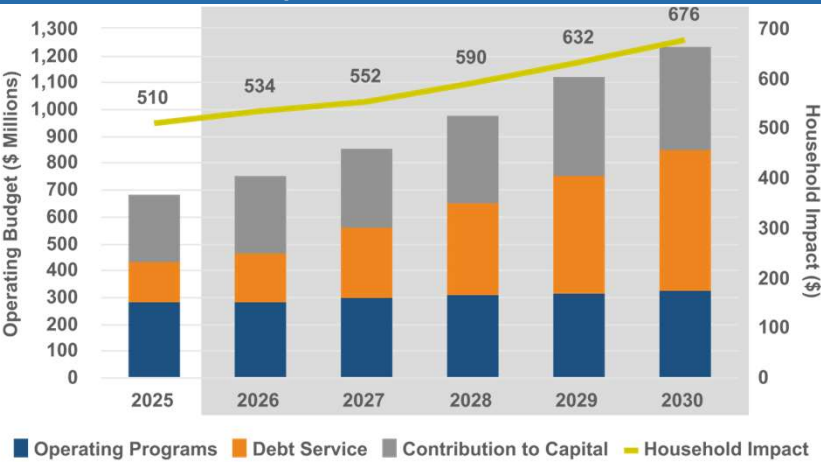
2026 Operating Budget: \$756.3M

10.5% increase

Drivers for Change:

- Capital program expenditures
- Iona Lagoon dewatering
- Cost escalation of chemicals and utilities

2026 - 2030 Liquid Waste Services Financial Plan



OPERATING FUNDING

Liquid Waste Services Financial Plan

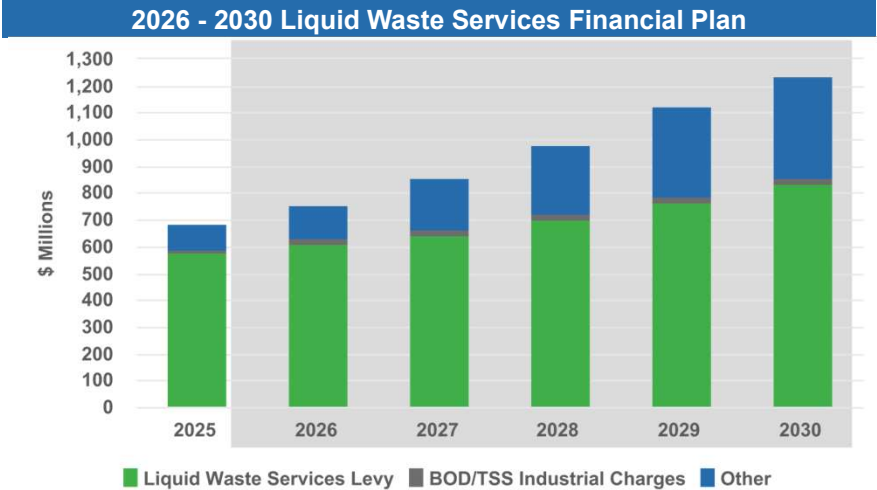
Overview:

2025 Operating Budget: **\$684.7M**
2026 Operating Budget: **\$756.3M**

10.5% increase

Drivers for Change:

- Development cost charge revenues
- Levy revenues to fund expenditures
- Renewable natural gas revenues
- Trucked liquid waste fees



CAPITAL EXPENDITURES

Liquid Waste Services Capital Plan

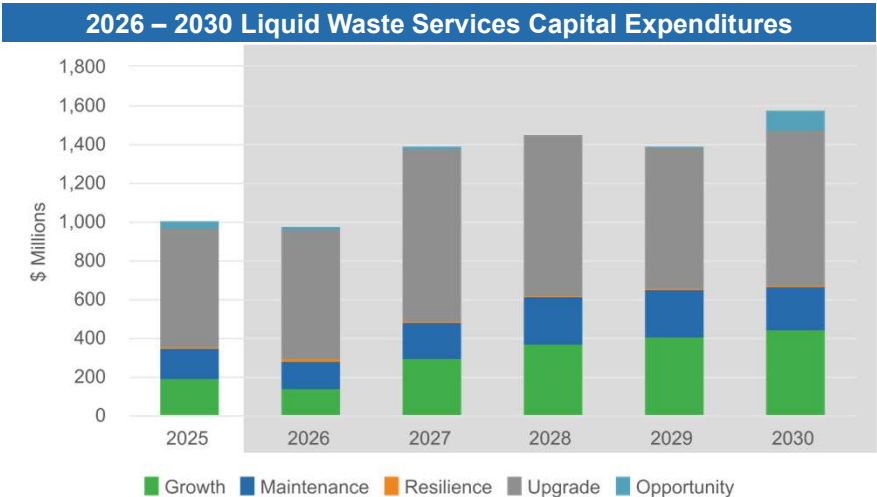
Overview:

2025 Capital Expenditures: **\$1,010.4M**
2026 Capital Expenditures: **\$981.4M**

2.9% decrease

Drivers for Change:

- April 9 Board Budget Workshop – Capital Cash Flow Adjusted for Deliverability & Market Conditions



CAPITAL FUNDING

Liquid Waste Services Capital Plan

Overview:

2025 Capital Funding: **\$1,010.4M**

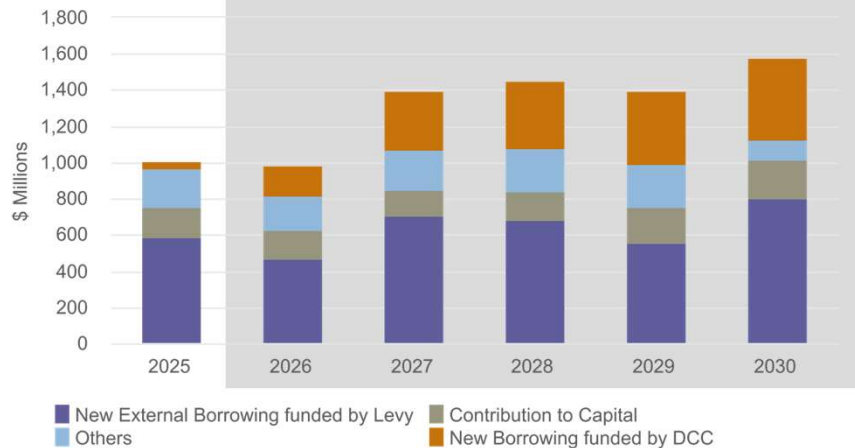
2026 Capital Funding: **\$981.4M**

2.9% decrease

Drivers for Change:

- Reduction in debt borrowing requirements as a result of April 9 Board Budget Workshop

2026 – 2030 Liquid Waste Services Capital Funding



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LIQUID WASTE 2026 - 2030 CAPITAL PLAN

	2026	2027	2028	2029	2030
Annual Capital Expenditures (millions)					
LWS	\$244.9	\$317.3	\$324.9	\$325.9	\$303.1
PD	\$736.4	\$1,074.8	\$1,128.9	\$1,068.2	\$1,271.6

Drivers:

- LWS** - 140 projects in the 2026 - 2030 capital plan
- Project Delivery** - 9 projects in the 2026 - 2030 capital plan



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LIQUID WASTE SERVICES FINANCIAL PLAN SUMMARY

Liquid Waste Services Overall

	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$684.7	\$756.3	\$853.8	\$977.8	\$1,121.9	\$1,234.3
% Change		10.5%	12.9%	14.5%	14.7%	10.0%
Liquid Waste Service Levy (\$ Millions)	\$575.6	\$611.0	\$644.8	\$703.5	\$767.3	\$836.2
% Change		6.2%	5.5%	9.1%	9.1%	9.0%
Total Capital Expenditures (\$ Millions)	\$1,010.4	\$981.4	\$1,392.1	\$1,453.8	\$1,394.1	\$1,574.7
Household Impact (\$)	\$510	\$534	\$552	\$590	\$632	\$676
% Change		4.7%	3.4%	6.9%	7.1%	7.0%

LIQUID WASTE SERVICES FINANCIAL PLAN SUMMARY - VSA

Vancouver Sewerage Area

	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$206.5	\$213.6	\$228.5	\$254.7	\$288.6	\$312.6
% Change		3.4%	7.0%	11.5%	13.3%	8.3%
Liquid Waste Service Levy (\$ Millions)	\$190.3	\$194.6	\$199.7	\$213.4	\$234.3	\$250.8
% Change		2.2%	2.6%	6.9%	9.8%	7.0%
Total Capital Expenditures (\$ Millions)	\$184.9	\$119.8	\$156.1	\$230.6	\$310.1	\$528.5
Household Impact (\$)	\$650	\$661	\$664	\$696	\$749	\$786
% Change		1.7%	0.5%	4.7%	7.6%	5.0%

LIQUID WASTE SERVICES FINANCIAL PLAN SUMMARY - NSSA

North Shore Sewerage Area

	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$69.6	\$87.7	\$115.8	\$146.1	\$174.2	\$187.8
% Change		26.1%	32.0%	26.2%	19.2%	7.8%
Liquid Waste Service Levy (\$ Millions)	\$64.3	\$78.3	\$90.0	\$102.5	\$114.6	\$117.5
% Change		21.9%	14.9%	13.9%	11.8%	2.6%
Total Capital Expenditures (\$ Millions)	\$467.3	\$563.6	\$708.0	\$593.4	\$418.0	\$326.1
Household Impact (\$)	\$782	\$952	\$1,077	\$1,209	\$1,331	\$1,347
% Change		21.7%	13.2%	12.2%	10.2%	1.1%

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LIQUID WASTE SERVICES FINANCIAL PLAN SUMMARY - LIWSA

Lulu Island Sewerage Area

	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$50.6	\$56.1	\$63.6	\$68.5	\$73.4	\$78.1
% Change		10.7%	13.4%	7.7%	7.2%	6.4%
Liquid Waste Service Levy (\$ Millions)	\$46.1	\$51.1	\$56.6	\$59.0	\$60.6	\$63.2
% Change		10.7%	10.7%	4.4%	2.7%	4.2%
Total Capital Expenditures (\$ Millions)	\$57.3	\$45.4	\$40.0	\$45.0	\$28.1	\$32.6
Household Impact (\$)	\$418	\$462	\$503	\$516	\$520	\$533
% Change		10.6%	8.7%	2.6%	0.9%	2.5%

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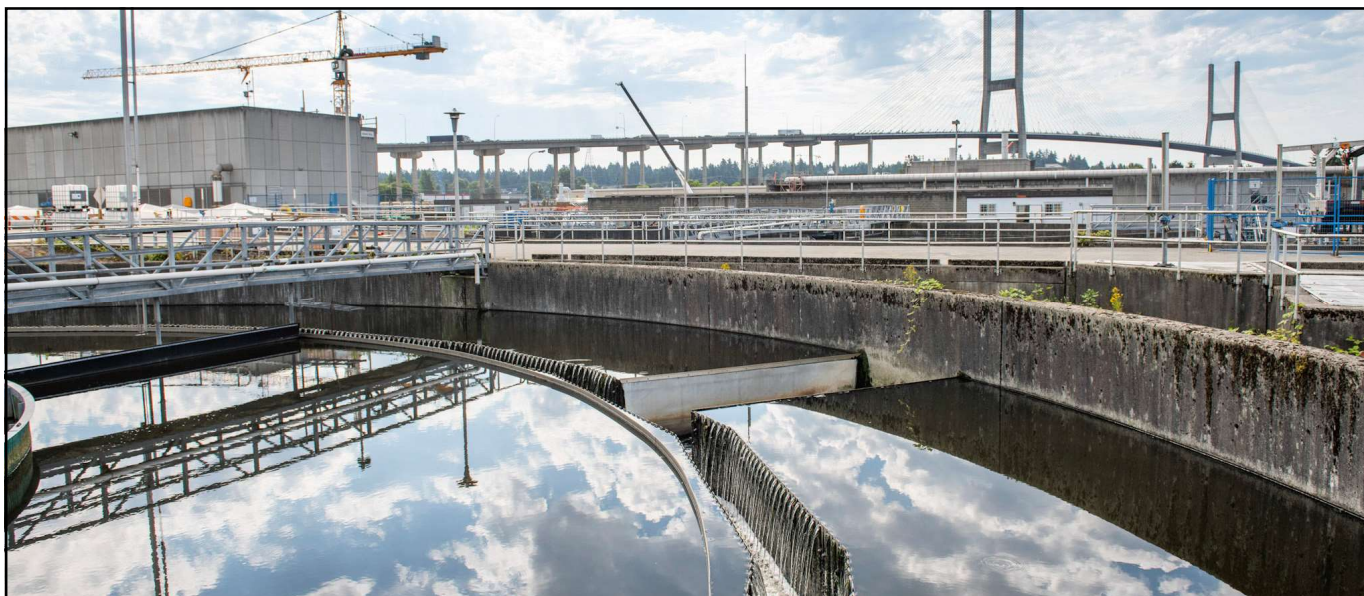
LIQUID WASTE SERVICES FINANCIAL PLAN SUMMARY - FSA

Fraser Sewerage Area

	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$354.4	\$395.3	\$442.2	\$504.8	\$581.8	\$652.0
% Change		11.5%	11.9%	14.2%	15.3%	12.1%
Liquid Waste Service Levy (\$ Millions)	\$271.5	\$283.6	\$295.1	\$325.0	\$354.2	\$401.1
% Change		4.4%	4.0%	10.1%	9.0%	13.2%
Total Capital Expenditures (\$ Millions)	\$299.4	\$250.4	\$486.6	\$584.7	\$637.9	\$687.6
Household Impact (\$)	\$421	\$432	\$440	\$475	\$507	\$562
% Change		2.6%	1.9%	7.8%	6.8%	10.9%

LIQUID WASTE SERVICES FINANCIAL PLAN SUMMARY DRAINAGE

	2025	2026	2027	2028	2029	2030
Total Operating Expenditures (\$ Millions)	\$3.6	\$3.7	\$3.8	\$3.7	\$3.7	\$3.8
% Change		3.7%	2.0%	(1.3)%	0.8%	1.0%
Liquid Waste Service Levy (\$ Millions)	\$3.3	\$3.4	\$3.5	\$3.6	\$3.6	\$3.6
% Change		2.9%	2.2%	1.5%	0.8%	1.0%
Total Capital Expenditures (\$ Millions)	\$1.6	\$2.1	\$1.4	\$0.1	\$-	\$-



Annacis Island WWTP Secondary Clarifier

Questions?

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Coquitlam Water Main Construction

Thank you

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