
**RAINCITY HOUSING AND SUPPORT SOCIETY
FINANCIAL STATEMENTS
FOR THE YEAR ENDED
MARCH 31, 2015**





INDEPENDENT AUDITORS' REPORT

To the Members of
RainCity Housing and Support Society

Report on the Financial Statements

We have audited the accompanying financial statements of RainCity Housing and Support Society (the "Society"), which comprise the statement of financial position as at March 31, 2015 and the statement of operations, statement of changes in net assets and statement of cash flows for the year then ended, and the related notes comprising a summary of significant accounting policies and other explanatory information.

Management's Responsibility for the Financial Statements

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

Auditors' Responsibility

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with Canadian generally accepted auditing standards. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on our judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, we consider internal control relevant to the entity's preparation and fair presentation of the financial statements 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 entity's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained in our audit is sufficient and appropriate to provide a basis for our qualified audit opinion.

Basis for Qualified Opinion

In common with many charitable organizations, the Society derives revenue from donations, the completeness of which is not susceptible to satisfactory audit verification. Accordingly, our verification of donation revenue was limited to the amounts recorded in the records of the Society and we were unable to determine whether any adjustments might be necessary to donation revenue, (deficiency) excess of revenue over expenses, and cash flows from operations for the years ended March 31, 2015 and 2014, total assets as at March 31, 2015 and 2014, and net assets at both the beginning and end of the March 31, 2015 and 2014 years. In addition, the Society amortizes the cost of its Triage building funded by the British Columbia Housing Management Commission at an annual amount equivalent to the principal reduction of the mortgage payable during the year. In this respect the financial statements are not in accordance with Canadian accounting standards for not-for-profit organizations. The effects of this departure from Canadian accounting standards for not-for-profit organizations have not been determined. Our audit opinion on the financial statements for the year ended March 31, 2014 also contained a qualification because of these matters.



INDEPENDENT AUDITORS' REPORT

Qualified Opinion

In our opinion, except for the possible effects of the matters described in the Basis for Qualified Opinion paragraph, the financial statements present fairly, in all material respects, the financial position of RainCity Housing and Support Society as at March 31, 2015 and the results of its operations and cash flows for the year then ended in accordance with Canadian accounting standards for not-for-profit organizations.

Report on Other Legal and Regulatory Requirements

As required by the British Columbia Society Act, we report that, in our opinion, the Society's financial statements have been prepared following Canadian accounting standards for not-for-profit organizations applied on a consistent basis.

Manning Elliott LLP


Chartered Professional Accountants


Vancouver, British Columbia

July 9, 2015

RAINCITY HOUSING AND SUPPORT SOCIETY
STATEMENT OF FINANCIAL POSITION
AS AT MARCH 31, 2015

	2015	2014
ASSETS		
CURRENT ASSETS		
Cash	\$ 2,690,339	\$ 2,854,453
Accounts receivable	2,254,510	1,609,804
Prepaid expenses and inventory	78,924	48,889
	5,023,773	4,513,146
RESTRICTED CASH AND INVESTMENTS (Note 3)	993,565	964,127
CAPITAL ASSETS (Note 4)	68,373,771	49,430,915
	\$ 74,391,109	\$ 54,908,188
LIABILITIES		
CURRENT LIABILITIES		
Accounts payable and accrued liabilities	\$ 2,396,852	\$ 1,908,800
Wages payable	617,465	598,755
Government remittances payable	154,341	151,241
Tenant deposits	40,702	41,152
Deferred revenue	1,976,755	1,751,820
Scheduled cash repayments of long-term debt (Note 5)	200,812	193,679
Callable debt (Note 5)	36,363,470	16,384,153
	41,750,397	21,029,600
LONG-TERM DEBT (Note 5)	4,761,030	4,962,798
FORGIVABLE LOANS (Note 6)	17,528,161	18,078,356
DEFERRED CAPITAL CONTRIBUTIONS (Note 7)	9,032,829	9,307,093
	73,072,417	53,377,847
OPERATING LEASE COMMITMENTS (Note 12)		
CONTRACTUAL OBLIGATIONS (Note 13)		
CONTINGENT LIABILITY (Note 15)		
NET ASSETS		
UNRESTRICTED		
Operating Funds	(109,194)	139,014
Society Fund	42,729	12,538
RESTRICTED		
Capital Asset Fund	607,132	628,539
Replacement Reserve Fund	778,025	750,250
	1,318,692	1,530,341
	\$ 74,391,109	\$ 54,908,188


 Director


 Director



RAINCITY HOUSING AND SUPPORT SOCIETY
STATEMENT OF CHANGES IN NET ASSETS
FOR THE YEAR ENDED MARCH 31, 2015

	Operating Funds	Society Fund	Capital Asset Fund	Replacement Reserve Fund (Note 8)	2015	2014
BALANCE AT BEGINNING OF YEAR	\$ 139,014	\$ 12,538	\$ 628,539	\$ 750,250	\$ 1,530,341	\$ 1,416,136
(DEFICIENCY) EXCESS OF REVENUE OVER EXPENSES FOR THE YEAR	(63,208)	64,419	(217,528)	4,668	(211,649)	114,205
INTERFUND TRANSFERS						
Transfer of designated donations to Operating Funds	34,228	(34,228)	-	-	-	-
Transfer from Operating Funds to Capital Asset Fund	(196,121)	-	196,121	-	-	-
Transfer from Replacement Reserve Fund	107,774	-	-	(107,774)	-	-
Increase in Replacement Reserve Fund	(130,881)	-	-	130,881	-	-
BALANCE AT END OF YEAR	\$ (109,194)	\$ 42,729	\$ 607,132	\$ 778,025	\$ 1,318,692	\$ 1,530,341

