ANNUAL REPORT 2022



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ABOUT PAL VANCOUVER



PAL is a forward-looking model for social housing, intergenerational living, and ageing in place. Our mission is to provide long-standing members of Metro Vancouver's performing arts professions with affordable housing in a vibrant and creative community setting.

Who lives at PAL?

Founded by artists, our doors are open to people working/or who have worked in the arts and entertainment industry with priority given to seniors, persons with disabilities, and those with the greatest housing need.

Why is PAL Needed?

The average annual income of someone who has spent their career working in the performing arts is \$20,000–less than half of other Canadians 65+.

How is PAL Funded?

With no government assistance, PAL is funded 100% by rental income and donations.

MISSION + VALUES

MISSION

To provide longstanding members of Metro Vancouver's performing arts professions with affordable housing within a vibrant and creative community setting.

VALUES

At PAL Vancouver, we are guided by the following core values:

CONNECTION

The performing arts are collaborative—to be successful we depend on a whole community of professionals. We reach out to the community at large in the same spirit.

CREATIVITY

We honour, respect, and support the creative contributions of all members of the professional performing arts community—our pioneers, our current professionals, and our emerging ones. We promote creative growth and development through strong intergenerational relationships.

COMPASSION

We provide compassionate, respectful support for older, isolated, and/or disabled professionals to remain self-sufficient, contributing members of the performing arts community and society.

PAL BOARD + STAFF

PAL Vancouver Board

Joy Coghill, CM, Honorary President in Memoriam

Cal Shumiatcher, President
Bill Cox, Treasurer (to July/22)
Sarah Vettoretti (from July/22)
Tom Adair
Arlene Chiang
Jackson Davies

Dusty Kelly
Martin Kinch (from July/22)
Sharman King
Glenn MacDonald (from July/22)
Aleksandra Mihailovic (to July/22)
Michael White

Ex-Officio Board

John Cassini, Union of BC Performers (UBCP)
Lee Anne Muldoon, International Alliance of Theatrical Stage Employees
(IATSE)#669
Noah Reitman, Vancouver Musicians' Association (VMA) (from July/22)
Andrew Wheeler, Canadian Actors' Equity Association (CAEA)

PAL Vancouver Staff

Lynn Ross, Executive Director
Latisha MacGregor, Housing Manager
Marina de Pina-Jenkins, Resource Development & Communications Manager
Gwenda Lorenzetti, Administration
Mike Lilley, Maintenance Technician
Matthew Bissett, Theatre Manager

Bookkeeping services by Winnie Kwan & Co. Ltd.

PRESIDENT'S MESSAGE



It has been an incredible year for PAL Vancouver. Our excess of revenue over expenses has increased by nearly 300% since 2020. This has been accomplished by a more favourable interest rate on our mortgage, a significant decrease in property taxes, an increase in donations, and better management of our overall expenses. This will allow us to carry out building improvements identified in last year's Capital Plan.

We are pleased to report that 2022 was our best year for individual and corporate donations, totalling over \$330,000, and the value of our in-kind donations came in at over \$150,000. This includes 14,000+ pounds (6350 kg) of food donated by the Greater Vancouver Food Bank, which we distribute monthly through our PAL Pantry program.

But that's not all... On June 30, 2022, the amalgamation of the PAL Studio Theatre with PAL Vancouver became official, pooling our resources into one society. The PAL Theatre is very much intertwined with PAL Vancouver, and it only made sense to amalgamate the two societies.

Looking forward, we are anxiously awaiting the opening of our second building in New Westminster in late summer/early fall. Every year, the need for housing increases, and we will be looking to add more units to our portfolio in the near future.

Again, I would like to congratulate the staff; Lynn Ross, Latisha MacGregor, Marina de Pina-Jenkins, Mike Lilley, Matthew Bissett, and Gwenda Lorenzetti on an outstanding year. The residents are lucky to have such a wonderful team working for them!

A huge thank you to our donors, partners, and supporters. Your patronage keeps the PAL Vancouver dream alive!

Cal Shumiatcher

EXECUTIVE DIRECTOR'S REPORT



The 2022 Annual Report highlights our best year ever! Not only did we raise the most money to date, but we were also able to provide over \$150,000 of in-kind support to our residents.

I would like to thank the team at PAL Vancouver; Latisha, Marina, Mike, Gwenda, and Matthew for their hard work and dedication. I would also like to thank the PAL Vancouver Board Members for their sage advice; in particular, outgoing treasurer, Bill Cox, for his tireless work on our Finance Committee.

Improvements made to the Cardero Street building include a new capacitor bank and boiler, the installation of TELUS Fibre Optik, renovations to our 8th Floor kitchen, and the replacement of energy-efficient fridges, aerators, and shower heads for most units.

The most notable change that happened last year was the amalgamation of the PAL Studio Theatre Society with PAL Vancouver, which took effect on June 30, 2022. Not only does having one society save time and resources, but we will also be able to issue tax receipts for donations to the theatre, the heart of our organization.

And finally, we are excited to announce that PAL New Westminster will open in late August/early September 2023 with an additional 65 units of housing. We can't wait to meet our new residents and expand our impact in the community.

Thank you to our residents, partners, supporters, and donors! We appreciate every dollar and in-kind donation.

Lynn Ross

Lyun Ross

TREASURER'S REPORT



On behalf of the Finance Committee, it is my pleasure to provide this report.

Thanks to hard work by our staff and continued support from our donors, we finished the year to December 31, 2022 in good financial shape. We achieved an excess of revenue over expenses of close to \$225,000 which dramatically exceeded expectations, due in large part to generous donations and grants received throughout the year. Overall, our cash position remains strong and our short-term liquidity is good.

During 2022, the amalgamation of PAL with PAL Theatre Society was fully completed, and the theatre operations from July 1, 2022 are now included in the financial statements of PAL.

Items on the Finance Committee's radar are the budget preparations for our PAL New Westminster property expected in the current year and planning for the Cardero St. building. Due to the uncertain timing of the completion of New Westminster, we endeavour to have this completed once closing information has been received. While generally in good shape, we also recognize that the Cardero St. building is aging and it will be important to keep it in good repair.

The Committee meets in advance of Board meetings. Responsibilities of the Committee include:

- Review of monthly financial statements and monitoring of financial position
- Preparation of annual budget and monitoring of budget/actual variances
- Ensuring that financial systems and processes are operating effectively and minimizing risk to the organization
- Controlling the relationship with the external auditor and reviewing the audited financial statements
- Short and long-term financial planning
- Considering the impact of the PAL New Westminster property

Our auditors, Manning Elliott, have provided an unqualified opinion on our financial statements.

We feel that we are in a strong financial position and able to continue to serve our community and we are excited about the future, both at Cardero Street and our upcoming New Westminster property.

I would like to thank the members of the Finance Committee for their support and assistance during the year.

Sarah Vettoretti

STATEMENT OF FINANCIAL POSITION

PAL VANCOUVER STATEMENT OF FINANCIAL POSITION AS AT DECEMBER 31, 2022

	General Fund		Capital Asset Fund		Restricted Fund		Replacement Reserve Fund		Total 2022		Total 2021	
ASSETS												
CURRENT												
Cash	\$	72,413	\$	_	S	_	\$	371,248	\$	443,661	\$	226,317
Short-term								•				
investments (Note 4)		423,150		-		-		-		423,150		496,440
Accounts receivable (Note 5)		5,758		-		-		-		5,758		-
Accrued interest receivable		2,685		-		-		-		2,685		-
Goods and services taxes										-		
recoverable		3,394		-		-		-		3,394		5,819
Prepaid expenses		9,060		-		-		-		9,060		15,410
		516,460		-		-		371,248		887,708		743,986
LONG-TERM												
INVESTMENTS (Note 7)		75,000		-		-		-		75,000		-
FUNDS HELD IN TRUST (Note 10)		26,050		-		-		-		26,050		29,050
CAPITAL ASSETS (Note 6)		-	1	1,199,886		-		-	1	1,199,886		11,443,114
	\$	617,510	\$ 1	1,199,886	\$	_	\$	371,248	\$ 1	2,188,644	\$	12,216,150

PAL VANCOUVER STATEMENT OF FINANCIAL POSITION AS AT DECEMBER 31, 2022

									Total	Total	
	General Fund		Capital Asset Fund		Restricted Fund		Replacement Reserve Fund		2022	2021	
LIABILITIES											
CURRENT											
Accounts payable and accrued											
liabilities		,236	\$	-	Ş	-	\$	-	\$ 21,236	\$	34,201
Government remittances payable	8	,100		-		-		-	9,100		8,932
Tenant deposits	58	,128		-		-		-	58,128		55,947
Accrued interest payable		-		17,122		-		-	17,122		17,633
Current portion of long-term											
debt (Note 9)		-		255,848		-		-	255,848		249,614
Deposits for life lease waiting list (Note											
10(b))	26	,050		-		-		-	26,050		29,050
Canada emergency business											
account loan (Note 13)	60	,000		-		-		-	60,000		-
Deferred revenue	7	,260		-		-		-	7,260		-
	181	.774		272,970		-		-	454,744		395,377
LONG-TERM DEBT (Note 9)		-		8,142,323		-		-	8,142,323		8,399,250
DEPOSITS FOR LIFE LEASES (Note											
10(a))		-		3,745,301		-		-	3,745,301		3,745,301
CANADA EMERGENCY BUSINESS											
ACCOUNT LOAN (Note 13)		-		-		-		-	-		60,000
	404			40 400 504					40.040.000		40 500 000
	181	,774		12,160,594		-		-	12,342,368		12,599,928
FUND BALANCES											
Unrestricted	435	.738		_		_		_	435,736		293.034
Internally restricted	100	,,,,,,,		(960,708)		_		_	(960,708)		(968,684)
Externally restricted		_		,000,00)		_		_	-		10,312
Replacement reserve				-		-		371,248	371,248		281,560
	435	.736		(960.708)				371,248	(153,724)		(383,778)
	100	,		,000,100)				J. 1,2.10	1100,124)		1000,170)
	\$ 617	,510	\$	11,199,886	\$	-	\$	371,248	\$ 12,188,644	\$	12,216,150

COMMITMENT (Note 14)

Approved by the Directors

Director

Director

For Notes, please request Financial Statements

IMPACT REPORT

WHO WE SERVE

- Seniors (priority to 55+)
- Persons with disabilities
- People of any genders, sexual orientations & ethnicities

131 Residents 62 subsidized units 37 near-market units 12 life lease units

IMPORTANT NUMBERS

Work Orders completed for PAL Residents Average rent for subsidized renters \$17,500 \$157,000 Yearly energy savings from combined building Value of in-kind donations received in 2022

BUILDING



improvements

FINANCIAL SUPPORT



Number of gifts



Donations & Grants Received



Amount of Rental support provided by PAL

PAL'S PANTRY

COMMUNITY AGENCY PARTNER



In 2022 PAL Vancouver increased the capacity of our Pantry Program with support from the Greater Vancouver Food Bank & Food banks Canada.

PAL Residents have reported many benefits including:

- Less money spent on food purchases
- Weight loss due to access to healthier foods
- Less isolation due to dependable community connection
- Reliable access to foods that are usually too heavy to carry

2022

14,208 lbs

FOOD DISTRIBUTED TO PAL RESIDENTS

\$41,813

TOTAL VALUE OF FOOD SUPPORT PROVIDED TO PAL VANCOUVER

572

VISITS TO PAL'S PANTRY PROGRAMS

DONOR SPOTLIGHT



TUTS GRACIOUSLY RESTARTED THEIR "PASS THE HAT FUNDRAISERS" FUNDRAISING TRADITION WITH PAL VANCOUVER

\$4,700

FROM TUTS AUDIENCES ON AUG 12 & 13 2022



ONE OF 2 MAJOR ONLINE FUNDRAISERS IN 2022, OUR GIVE65 FUNDRAISER WAS THE BIGGEST SUCCESS!

\$20,136

IN DONATIONS & PRIZE GRANTS FROM GIVE65, IN JULY 2022



GRANT RECIPIENT
8TH FLOOR KITCHEN MAKEOVER

BEFORE AFTER



IN-KIND DONATIONS













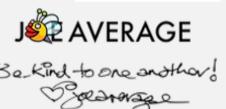


















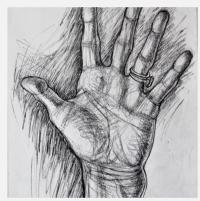




2022 RESIDENT ACTIVITIES

LOBBY ART EXHIBITS







Bonnie Melinda Ackland

Lorna Schwenk

Ellie O'Day

ROOFTOP GARDEN







RESIDENTS' PERFORMANCE MEMORABILIA





RESIDENTS' PHOTOSHOOTS





JULY RESIDENT BBQ









DONOR RECOGNITION EVENTS





Joan Robison Chair Naming





Ken and Leah Levitt Chair Naming

AMALGAMATION OF THE TWO SOCIETIES



PAL STUDIO THEATRE HIGHLIGHTS



Between March and
December the theatre was
rented for 75% of all
available days



Participants & audience members passed through our beautiful space

The Studio Theatre ended 2022 on an amazing run of shows, despite starting off in the midst of further COVID-19 uncertainty. In January and February, the space was used very little, but a flurry of activity followed from March onwards.

We were thrilled to see our favourite theatre company Western Gold have big successes with the Canadian premiere of "Seventeen" and the world premiere production of "90 Days". We also saw a delightful production of the Children's Version of the musical "Cats" during the summer months, and we closed with an extremely well-received December production of Harold Pinter's classic play "No Man's Land".

Thank you to everyone who visited and performed at our theatre!

Matthew Bissett, PAL Studio Theatre Manager

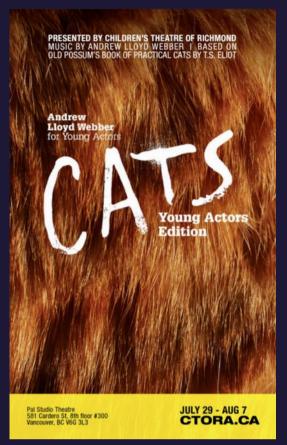
SHOWS AT PAL STUDIO THEATRE







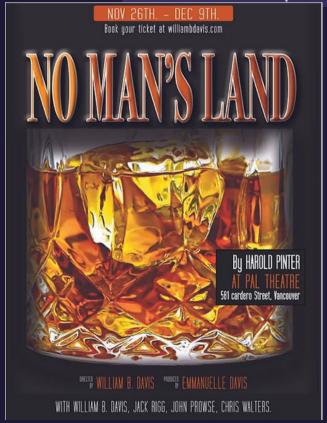








NOVEMBER 3 - 20 | WESTERNGOLDTHEATRE.ORG



PAL NEW WESTMINSTER

People who are working in or retired from B.C.'s performing arts and entertainment industry will soon have access to 65 affordable rental homes so they can continue to live in their community. Located at 831 Carnarvon St., the new development is under construction as a partnership between the Province of B.C., the City of New Westminster, PAL Vancouver, and Vintop Development Corporation.



PAL VANCOUVER DONORS (2022)

TRUSTEES' CIRCLE (\$10,000+)

Maureen MacLeod Alter Ego Trust 2007
The Arnold and Anita Silber Family Foundation
The Virtue Foundation
Union of BC Performers

GUARDIAN (\$5,000 - \$9,999)

Food Banks Canada Home Instead Charities (Give65) The Hieros Family Foundation

CHAMPION (\$2,500 - \$4,999)

Boreal Productions ULC
John Dolhagaray In Memory of Suzanne Dahl
Greater Vancouver Food Bank
IATSE Local 669 International Photographers Guild
Diana and Sharman King Fund, held at Vancouver Foundation
Jerry & Lilli Luking
Marni Johnson Foundation
Kristen Spies
Theatre Under the Stars
Wifelike Productions Ltd.
Yosef Wosk Family Foundation, with Aquaduct Foundation
In Honor of Jane Heyman

GRAND PAL (\$1,000 - \$2,499)

Garry Zlotnik In Honor of Brian Jessel

Anonymous - Give 65
Roberta Beiser
Philip & Donna Bernard
Richard & Valerie Bradshaw
Laurel Bresnahan
Canadian Media Producers Association
Betsy Carson & Gary Marcuse
William Davis

Ellie O'Day Arts and Housing Fund,
held at Vancity Community Foundation
David Guiney & Hazel Porteous
Harrison-Bergeron Private Foundation
William Johnston
Karuna Fund,
administered by NWM Private Giving Foundation
John Kennedy

Layfield Canada Ltd Lohn Foundation

McGrane-Pearson Endowment Fund,

held at Vancouver Foundation

Mirhady Family Fund,

held at Vancouver Foundation

Music Performance Trust Fund

David Paperney & Audrey Mehler

Lisa Jane Robison 🔎

In Honor of Joan Robison

Tory Ross and Keith Martin Gordey In Honor of Ken and Leah Levitt

Leonard Schein

In Honor of Jane Clayton

Cal Shumiatcher

The Helen Hansen Fund.

held at BenefAction

The Somerset Foundation 🁚

Xmas Spark Productions Inc.

PAL ACCOMPLICE (\$500 - \$999)

Thomas and Cathy Adair

Anonymous - Give 65

Colleen Asher

Alain and Annick Boisset

Bob & Wanda Cannon

Arlene Chiang

CMW Lakeside Productions Inc

Joanne Fawcett

Robert Gardiner

Julia Gibson

Elaine Godwin

Helen Graham

Charles and Lorna Harrington

Jane Heyman

In Honor of Tory Ross

In Memory of Joy Coghill & Jack Thorne

Muriel Honey Richards In Memory of Dal Richards

Diana King

Bill Millerd & Marsha Sibthorpe

Diana Mitchell

Terry and Barbara Myers

Jean Orr 🥖

RWC Industries

Melanie Semlacher

Robert Shorthouse

In Memory of Thor Angrim

Dr. Ian and Jane Strang

Strategic Charitable Giving Foundation

Telus Corporation

Vicki Webster

Eric Wilson

PAL ALLY (\$250 - \$499)

Anonymous - Give 65

Tom Adair & Rhonda Barton

Lani Ashenhurst

In Memory of Andy Rhodes

Nolan Burris

Lilia Chavarria

In Honor of PAL Staff, Board of Directors

Jessica Chavarria

In Honor of Lilia Chavarria

Jackson Davies

Cindy Henderson

Johanna Hickey

Petra Hoerrmann

Jean M. Hurst

Terence Kelly

Mike Klassen

LaBelle Entertainment Company In Memory of Lenny & Natalie LaBelle

Glenn Laufer

Keith Lawrence

Jacques Lemay

In Honor of The Cast of Pacific Opera Victoria

Ken and Leah Levitt

David Longworth

Anne Mathisen

Marjorie Munkley

Northbridge Financial Corporation

David Rhodes

In Memory of Andy Rhodes

Kate and Peter Robbins 🥖

Anthony Santiago

In Memory of Ann Creer

Kim Smith

Janet Tennant

Mark Tindle

Jerry and Susan Wasserman

Nuala Woodham

PAL FAN (\$100 - \$249)

AFM and SAG AFTRA Intellectual Property Rights

Estate of Allison Sloan

Amney Amery

Anonymous – Canada Helps

Anonymous - Give 65

Gael Arthur

Graham & Suzy Baker-McGarva

Susan Baldwin-Celms 🥖

Jo Scott Baxendale

Margaret Baxter

Ian Beardmore

Oonagh Berry

Julia Blockberger

Mary Blockberger

Marlene Cohen

Garry Davey

Roberta Esau

Ian Farthing

Cynthia Flood 🥖

Allen Fowlis

George Garrett

In Memory of Dave Abbott

Pamela Hawthorn

Joan Hearn

Stephen Heatley

George Heyman 🥖

Cheryl Hill

Andy Hiscox

John and Aileen Hollifield

Arlene Howard

Jade Yoga Canada - Steef Zoetmulder

Matthew & Fabiola Jenkins

Pamela Johnson

Heather Jones Hankin

Joseph Segal Family Foundation

Nimet Kanji

Bruce Alexander Kellett

Dusty Kelly

Katharine Kent 🥖

Annabel Kershaw

Martin Kinch

Sharman King

Bonnie Klein

Robert Krell

DD Kugler

Trevor Lautens

In Memory of Walter Marsh

Glenn MacDonald

In Memory of Roma Hearn

Howard & Wilhelmina Markson

Lydia Marston-Blaauw

Max Wyman & Susan Mertens

Jacqueline Kelly & Rowland McLeod

Mary McMullen

Valerie McNicol

Rod Mickleburgh & Lucie McNeill

Andrea Miller

Wendy Morrow Donaldson

Musicians' Rights Organization

Estate of Allison Sloan

Julia Neville

Chris Patrick

James Perenseff

Mary Field Pollock

Coralee Pugh-Elliott Testar

In Memory of Martha Henry

Bill & Ebba Reiter

In Memory of Bill Buck

In Memory of Steve Woodman

Lvnn Ross

In Honor of Martin Streek

Ingrid Ross

Shaundehl Runka

David Ian & Jeanmarie Rushton

Chris & Diana Sanderson

Andrew Sandilands

Bernard Schulz

Marshall Shoctor

In Honour of Hamish Cameron

Diana Tchakalian

Magda & Christian Theriault

Jerry Wasserman

Terry Wilkinson

Katey Wright

Peter Zednik

PAL FRIEND (\$1 - \$99)

Rachel Aberle

Access, The Canadian Copyright Licensing Agency

Estate of Irene Robinson

ACTRA Performers' Rights Society

Estate of Barry Mickelson

Anonymous - Give 65

Dale Boniface

Nicholas Bristowe

Nigel Brownson

Richard Carswell

Bill Cox

Janet Cunningham

Mevalyn Custan-Godfrey

Liza D'Aguilar

Michael Dobbin

Tony & Lynne DuMoulin

Deborah Ellingson

Bob Finkelstein

John Fountain

Rosy Frier-Dryden

Elan Ross Gibson

In Memory of Syd Kozak

Michael Hawley

Ada R. Hooper

Elizabeth Lane

Catherine Lee

In Memory of Mary Lee

Sandy Leung

Mary Lewis

Nova Lewis

Marlene & Bill Lougheed

In Memory Of Gerald Lecovin

Nancy Macdonald

Peter Marcin

In Memory Of Dorothy Marcin

Karen Matthews

Judith Maxie

Ellie O'Day

Eileen Power

Nicholas Rice

In Memory Of Andy Rhodes

Russell Roberts

Valerie Sing Turner

Bronwen Smith

Linda Stephen

David Wallace

Brian Wilson

Martin Wing



In Memory of Joy Coghill



Donor has made a generous multi-year pledge



Monthly/quarterly/ donor contributing to PAL's financial sustainability



Theatre Chair Naming



300 - 581 Cardero Street Vancouver BC V6G 3L3 www.palvancouver.org

Canadian Charity Registration Number: 866407711RR0001









