



Brock
University

60
YEARS



2024-25
**Annual
Financial
Report**

Including Financial Statements

Land acknowledgement

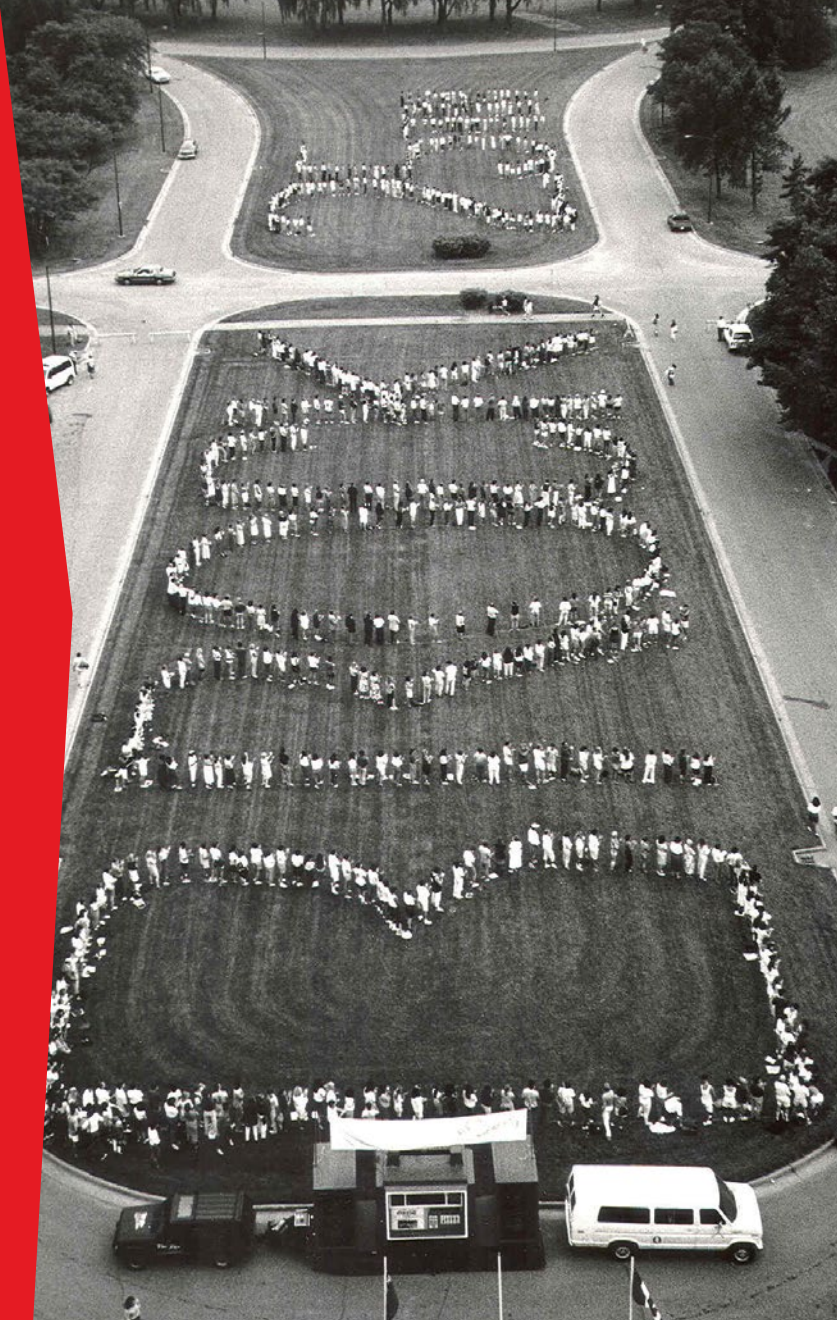
Brock University acknowledges the land on which we gather is the traditional territory of the Haudenosaunee and Anishinaabe peoples, many of whom continue to live and work here today. This territory is covered by the Upper Canada Treaties and is within the land protected by the Dish with One Spoon Wampum Agreement. Today, this gathering place is home to many First Nations, Métis and Inuit peoples and acknowledging reminds us that our great standard of living is directly related to the resources and friendship of Indigenous people.

brocku.ca/indigenous

Contents

Introduction	3
Our financial health	
Financial results	4
The big picture (pullout)	5
Results	
Funding results	12
Overview	12
Financial results – funding basis	12
Funding budget by responsibility centre	20
Revenue and expense allocation model	22
NFPS results	24
Funding basis reconciled to the Financial Statements	24
Financial review of the audited Financial Statements	26
Examination of net assets	27
Reviewing the numbers	
Taking a closer look at some of the numbers	29
Enterprise Risk Management	37
Financial Statements	
Statement of Administrative Responsibility	39
Independent Auditor's Report	40
Statement of Financial Position	43
Statement of Operations	44
Statement of Changes in Net Assets	45
Statement of Cash Flows	46
Notes to Financial Statements	47

This report contains certain forward-looking information. Users are cautioned that actual results may vary. Throughout the text in this annual report, financial values have been rounded to the nearest thousand.



Introduction

This Annual Financial Report has been streamlined for 2024-25 to focus solely on fiscal results and discussion and analysis of the numbers. The sections of the report previously dedicated to highlighting accomplishments, experiences and awards of Brock faculty, staff, students and alumni and their connection to Brock's strategic priorities have been removed with the intention of providing that information through annual reporting on the Institution's Strategic Plan.

This report continues to provide fiscal transparency to the public, recognizing Brock is a publicly funded University. This report includes a comprehensive analysis of the financial results of 2024-25, including an overview of the budget to actual variances, and year-over-year changes in the revenues, expenses, assets, liabilities and net assets. The report also includes a review of Brock's treasury portfolio, financial health metrics, pension plan, endowment, capital investments and University Risk Management. This report also includes the University's audited financial statements.

Consistent with challenges spanning the post secondary sector, Brock's financial results in 2024-25 were impacted by a significant decline in international student enrolment, and global events causing inflationary pressures, including collective agreement settlements. Brock's excess of expenses over revenues was \$15.9 million, which is slightly higher than the prior

year's actual results, yet \$8.2 million better than budget due to achieving a \$10.1 million mitigation target to end the fiscal year with breakeven funding results. The funding results achieved breakeven without utilizing funding contemplated in the 2024-25 budget approval from the contingency reserve. This outcome creates additional flexibility for the upcoming year with \$7.0 million in contingency funds available for use as Brock navigates our fiscal challenges.

Brock continues to exemplify what a university means to the local, provincial and global economy. Brock is approaching half a billion dollars per year in expenditures, visible through the work of our dedicated researchers, the students who come to our community from all over the globe and the many community partnerships that foster economic development in our region. A recent example from the past fiscal year of Brock's importance to the Niagara Region is the part we played in the decision by a Japan-based company, Asahi Kasei, to invest \$1.6 billion dollars in a battery separator plant being built in Port Colborne.

As you review these numbers, we encourage you to look forward to our separate Annual Report on Brock's strategic plan where you will see how Brock faculty, staff and students continue to enrich our communities.



Financial results

The following table illustrates the financial results of the University presented on a funding basis as well as in accordance with accounting standards for not-for-profits (NFPS). A reconciliation between the two presentations can be found starting on page 24.

Figure 1

(\$000s)	Funding		NFPS		Funding	NFPS
	2024-25 Actual	2024-25 Budget	2024-25 Actual	2024-25 Budget	2023-24 Actual	2023-24 Actual
Revenue						
Student fees	180,964	187,695	182,748	188,758	183,411	184,876
Grant revenue	116,468	105,604	112,325	102,025	109,958	106,411
Internal chargebacks	13,762	13,683			11,639	
Inter-fund revenue from other reserves	7,284	8,189			8,947	
Inter-fund revenue from contingency reserve					740	
Research revenue			16,902	12,975		16,530
Other revenue	73,478	66,187	93,161	81,466	74,890	86,719
Total revenues	391,956	381,358	405,136	385,224	389,585	394,536
Operating costs						
Personnel costs	(259,952)	(264,326)	(268,536)	(268,794)	(252,467)	(260,264)
Inter-fund expenses	(18,275)	(18,932)			(28,418)	
Other operating costs	(113,676)	(108,188)	(152,506)	(140,531)	(108,700)	(150,098)
Total operating costs	(391,903)	(391,446)	(421,042)	(409,325)	(389,585)	(410,362)
Mitigation target		10,088				
Surplus/(deficit) – before discretionary appropriations	53	-	(15,906)	(24,101)	-	(15,826)
Discretionary appropriations	(53)					
Surplus/(deficit) – after discretionary appropriations	-	-	(15,906)	(24,101)	-	(15,826)

Statement of operations metrics

Figure 2

By student headcount (\$000s)	Brock			Median ⁽¹⁾		Average ⁽¹⁾	
	April 2025	April 2024	April 2023	April 2024	April 2023	April 2024	April 2023
Student fees (primarily tuition)	9.61	9.76	9.78	10.47	10.39	10.56	10.33
Grant	7.06	6.78	6.12	10.47	10.87	11.98	11.20
Personnel costs	14.12	13.74	12.66	16.41	15.16	16.63	15.50
Scholarships	1.49	1.56	1.60	1.56	1.68	1.76	1.77
Interest on long-term debt	0.54	0.52	0.54	0.37	0.36	0.36	0.35
Investment income	0.52	0.50	0.35	0.89	1.06	1.17	1.21

(1) Calculated using financial information from 13 other comprehensive universities. Certain 2023 metrics have been updated due to revisions in certain universities' financial statements.

Brock's tuition is slightly below the average; however, grant revenue per student continues to be well below the sector average. Naturally, Brock operates more efficiently given the below-average government funding, and this is seen in the lower personnel costs per student. As seen across the sector, personnel cost per student are trending upward due to inflation and pressures from collective agreements. Interest and investment income metrics are in line with Brock's financial health metrics, as detailed below.

Financial health metrics

Figure 3

	Brock			Median ⁽¹⁾		Weighted average ⁽¹⁾	
	April 2025	April 2024	April 2023	April 2024	April 2023	April 2024	April 2023
Primary reserve ratio	21.2%	22.3%	24.4%	25.9%	24.4%	36.8%	40.2%
Debt burden ratio	3.4%	3.1%	8.7% ⁽²⁾	2.9%	3.0%	3.0%	4.6%
Interest burden %	2.7%	2.6%	2.9%	1.6%	1.8%	1.5%	1.5%
Interest coverage	1.75	1.84	2.68	4.45	4.60	2.94	3.96
Viability ratio	35.3%	39.4%	37.7%	65.0%	73.1%	108.8%	109.9%
Net operating revenues ratio	1.7%	2.6%	0.6%	5.5%	4.8%	6.2%	5.2%
Employee future benefits per student headcount (\$000s)	\$(0.72)	\$(0.64)	\$(0.60)	\$(1.34)	\$(2.37)	\$(1.61)	\$(2.39)
Endowment per student headcount (\$000s)	\$6.94	\$6.87	\$6.38	\$11.37	\$10.74	\$10.36	\$9.68

(1) Calculated using financial information from 13 other comprehensive universities. Certain 2023 metrics have been updated due to revisions in certain universities' financial statements.

(2) The \$20-million repayment of the Roy and Lois Cairns Health and Bioscience Research Complex loan during 2022-23 causes the one-time swing in this metric.

Refer to page 32 for explanations of the debt-related financial health metrics.

Our financial health

Workday finance has significantly enhanced Brock's ability to understand and report on the financial transactions of the University. The following Workday facts only scratch the surface of the information available to users of the University's financial information.

2024-25 spending on external research grants by spending type (\$000s)

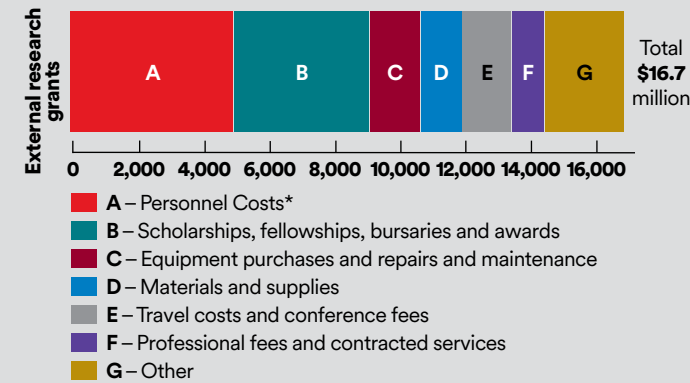
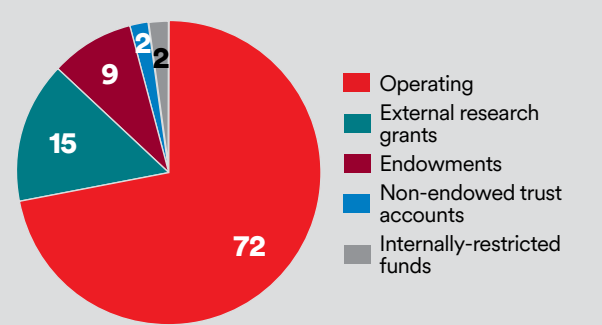


Figure 27: 2024-25 Scholarships, Fellowships, Bursaries and Awards by funding source (%)



*External research grants spending includes the funding of Canada Research Chairs' salaries recorded in operating.

Figure 28: 2024-25 spending on expense reports by type* (%)

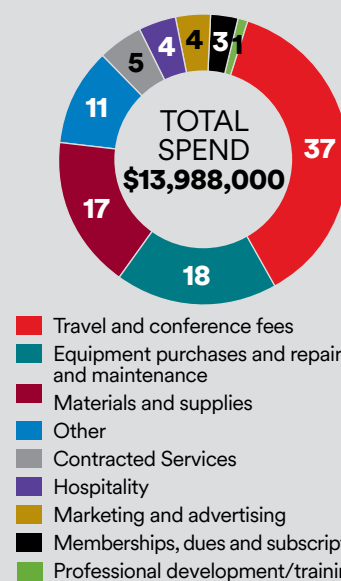
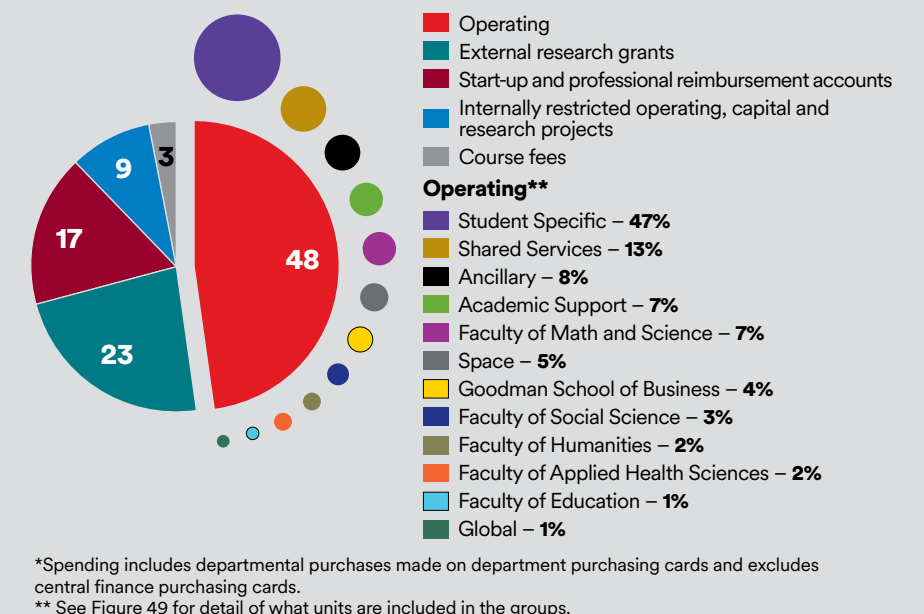
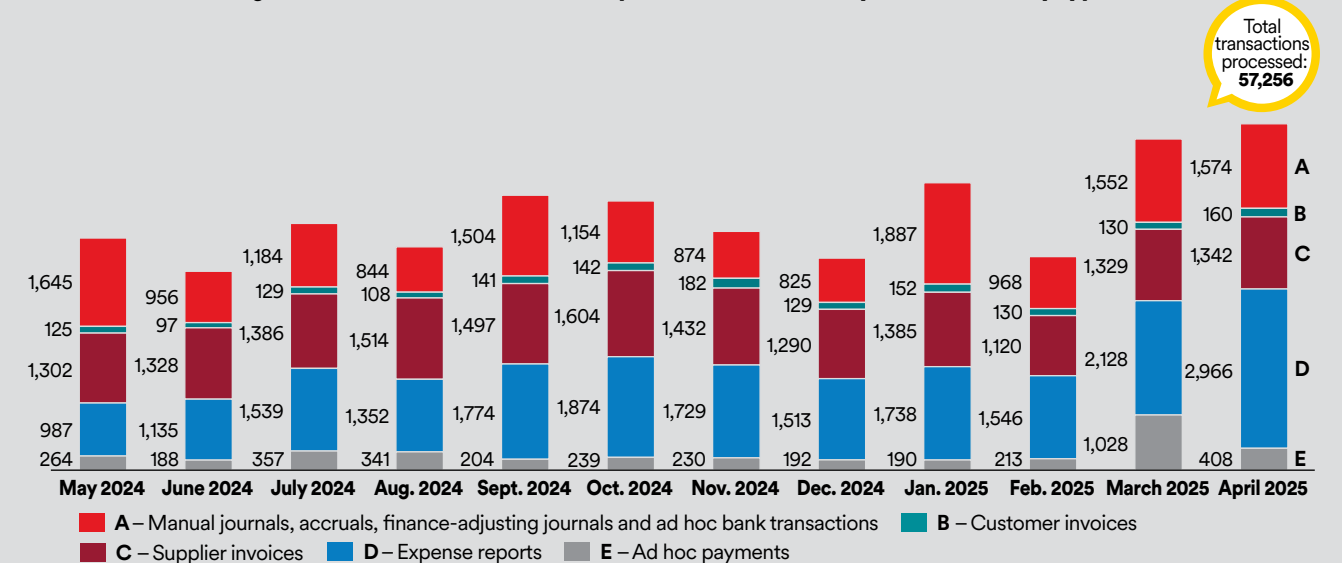


Figure 29: 2024-25 spending on expense reports by funding source* (%)



*Spending includes departmental purchases made on department purchasing cards and excludes central finance purchasing cards.
** See Figure 49 for detail of what units are included in the groups.

Figure 30: Number of transactions processed in Workday in 2024-25 – by type



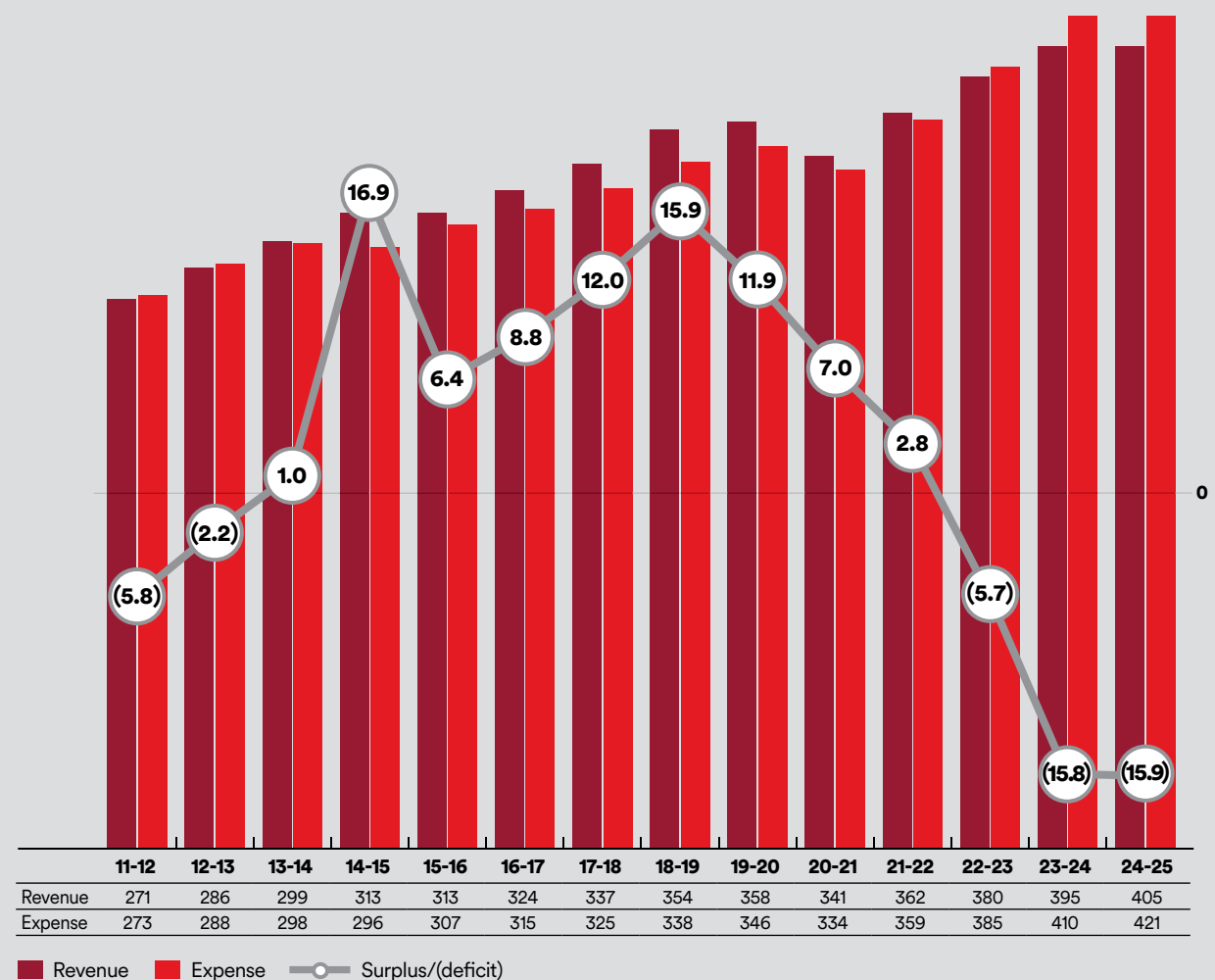
Total transactions processed: 57,256



In planning for the future, it can be useful to look back and ask: "How did we get here?"

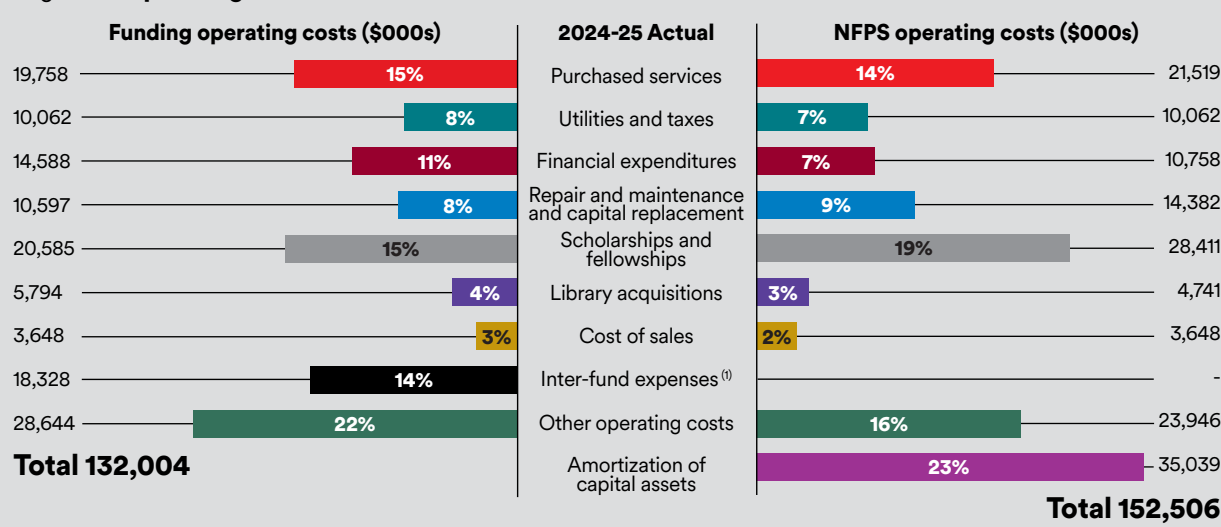
Figure 4 details the historical audited financial results since 2011-12.

Figure 4: 2011 to 2024 historical audited financial results (\$ millions)



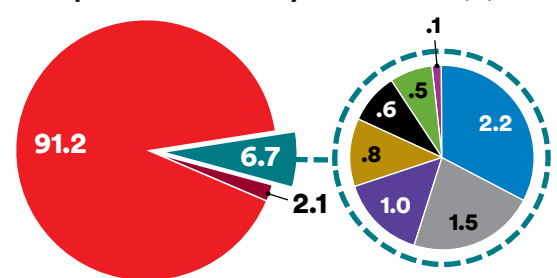
Note: The figures were obtained from the audited financial statements of Brock University, which were prepared in accordance with Canadian Accounting Standards for Not-For-Profit Organizations.

Figure 5: Operating costs



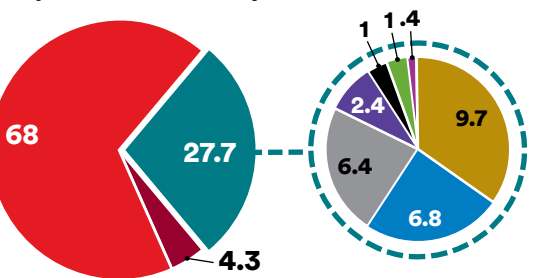
(1) Included in inter-fund expenses are discretionary appropriations of \$0.053 million.

Figure 6: Fall 2024 undergraduate students by permanent country of residence (%)



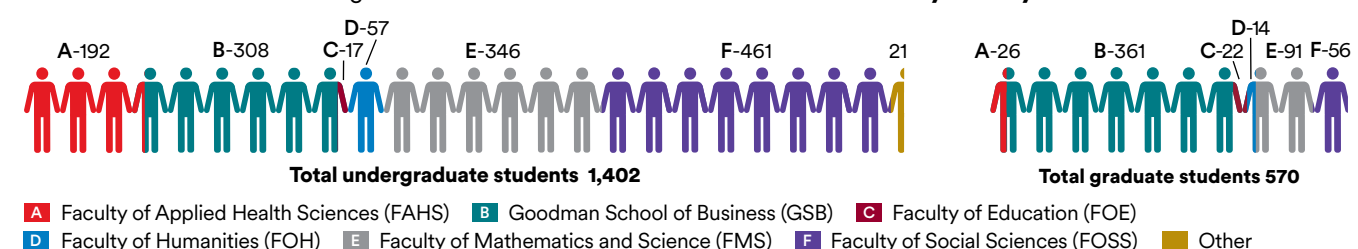
International: India, North America (Excluding Canada), Asia (Excluding India and China), Europe, Africa, South America, China.

Figure 7: Fall 2024 graduate students by permanent country of residence (%)

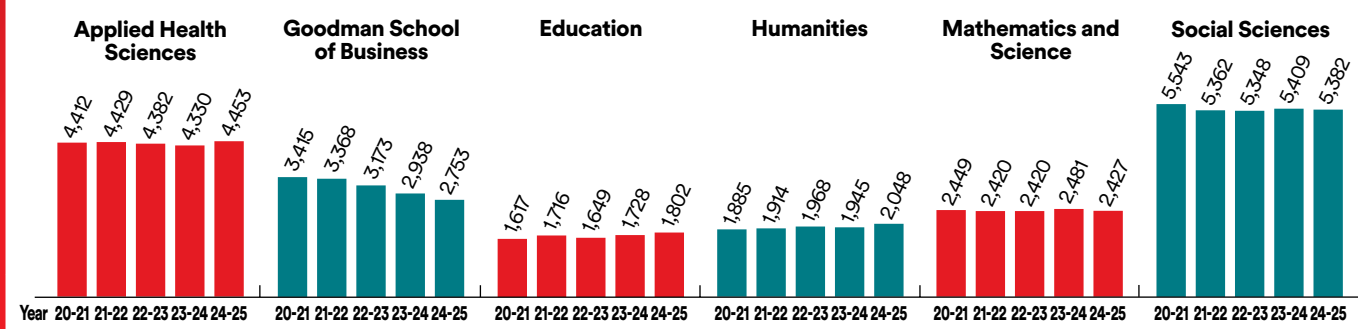


International: India, North America (Excluding Canada), Asia (Excluding India and China), Europe, Africa, South America, China.

Figure 8: 2024-25 international student headcount by Faculty

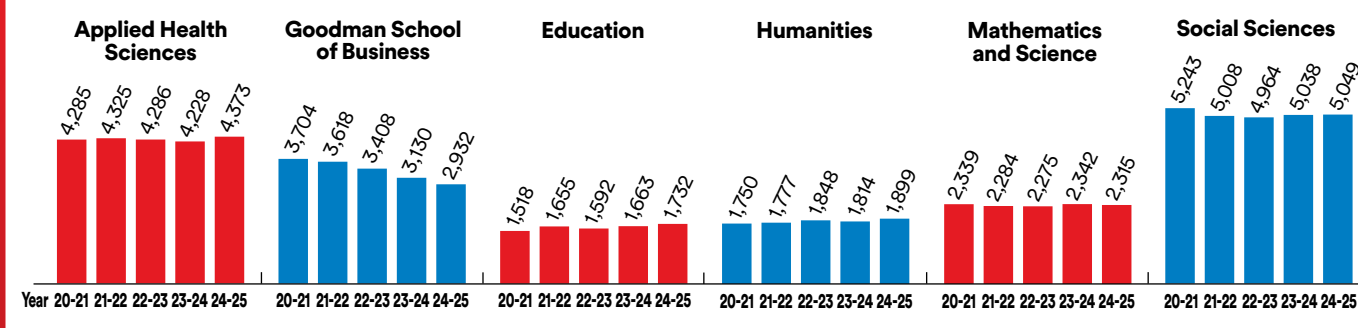


Legend: A Faculty of Applied Health Sciences (FAHS), B Goodman School of Business (GSB), C Faculty of Education (FOE), D Faculty of Humanities (FOH), E Faculty of Mathematics and Science (FMS), F Faculty of Social Sciences (FOSS), Other.



	2020-21	2021-22	2022-23	2023-24	2024-25
Undergraduate (FT)	15,323	15,219	15,295	15,175	15,457
Undergraduate (PT)	2,146	2,255	1,960	1,957	1,788
Graduate (FT)	1,637	1,617	1,558	1,586	1,516
Graduate (PT)	314	243	233	226	260
Total	19,420	19,334	19,046	18,944	19,021

Note: the table above also includes "No Faculty" (i.e. auditing and non-degree) enrolment.



	2020-21	2021-22	2022-23	2023-24	2024-25
Undergraduate	17,140	17,029	16,791	16,615	16,781
Graduate	1,748	1,697	1,636	1,654	1,594
Total	18,888	18,726	18,427	18,269	18,375

Note: the table above also includes "No Faculty" (i.e. auditing and non-degree) enrolment.

Figure 11: Self-identified Indigenous applicants and registrants

	Applicants	Registrants
2021-22	259	76
2022-23	335	104
2023-24	389	105
2024-25	435	118

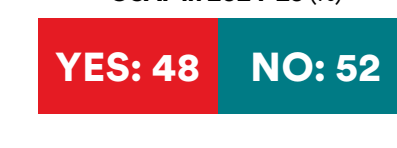
Source: Power BI Admissions and ORES on March 17, 2025.

Figure 12: Full-course equivalents (FCE) offered in 2024-25 (%)



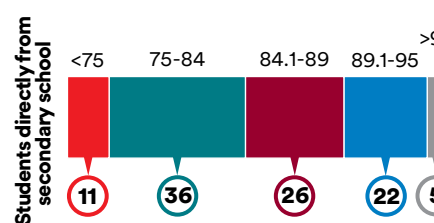
Source: AppDetails Brock DB on March 17, 2025.

Figure 13: Students who received OSAP in 2024-25 (%)



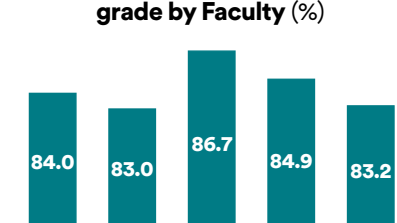
Source: AppDetails Brock DB on March 17, 2025.

Figure 14: 2024-25 undergraduate programs mean entering grade (%)



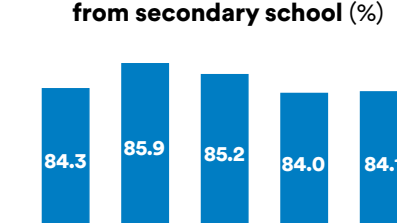
Source: AppDetails BrockDB on March 17, 2025. (Students who applied to Brock for more than one program are only included once).

Figure 15: 2024-25 undergraduate programs mean entering average grade by Faculty (%)



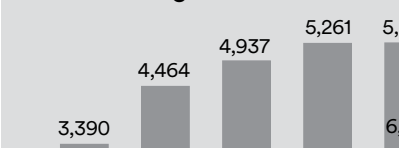
Source: AppDetails Brock DB on March 17, 2025.

Figure 16: Brock mean entering average of new students directly from secondary school (%)



Source: AppDetails Brock DB on March 17, 2025.

Figure 19: 2021-22 to 2025-26 Parking Services revenue



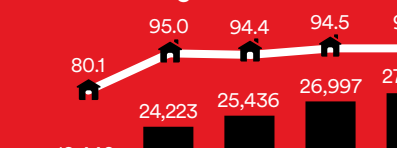
Source: Ancillary Services.

Figure 20: 2021-22 to 2025-26 Conference Services revenue



Source: Ancillary Services.

Figure 21: 2021-22 to 2025-26 Housing Services revenue



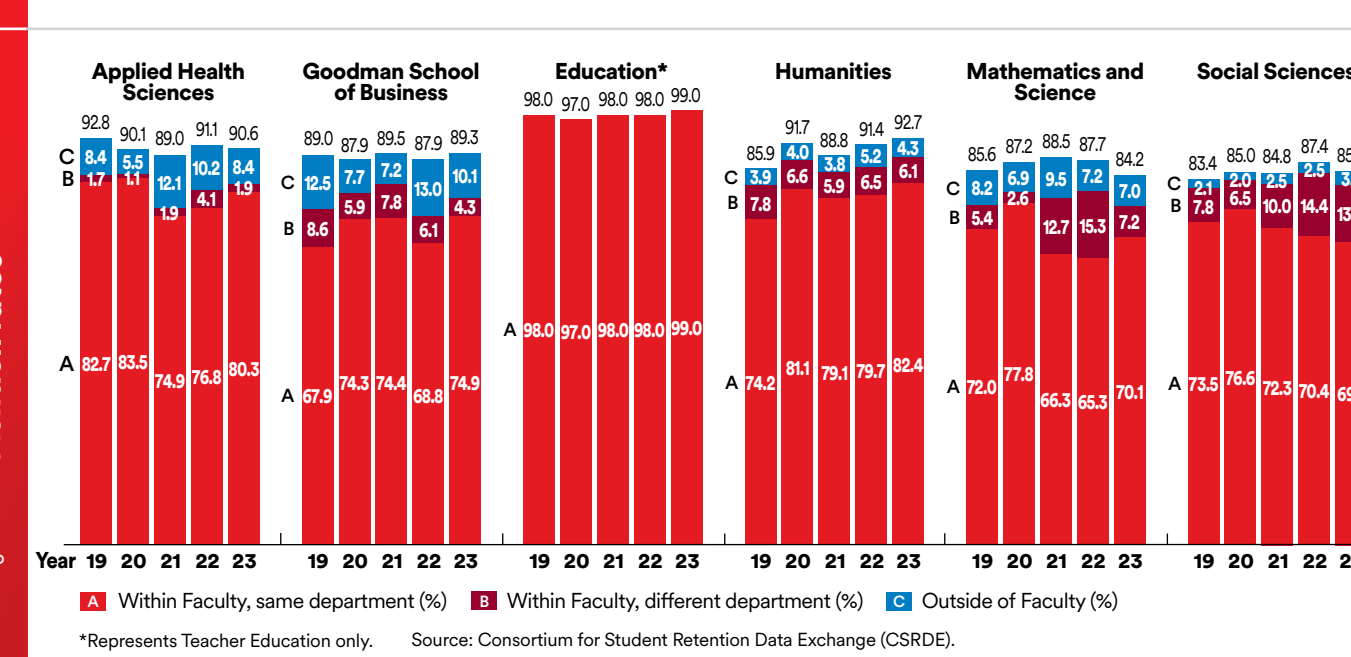
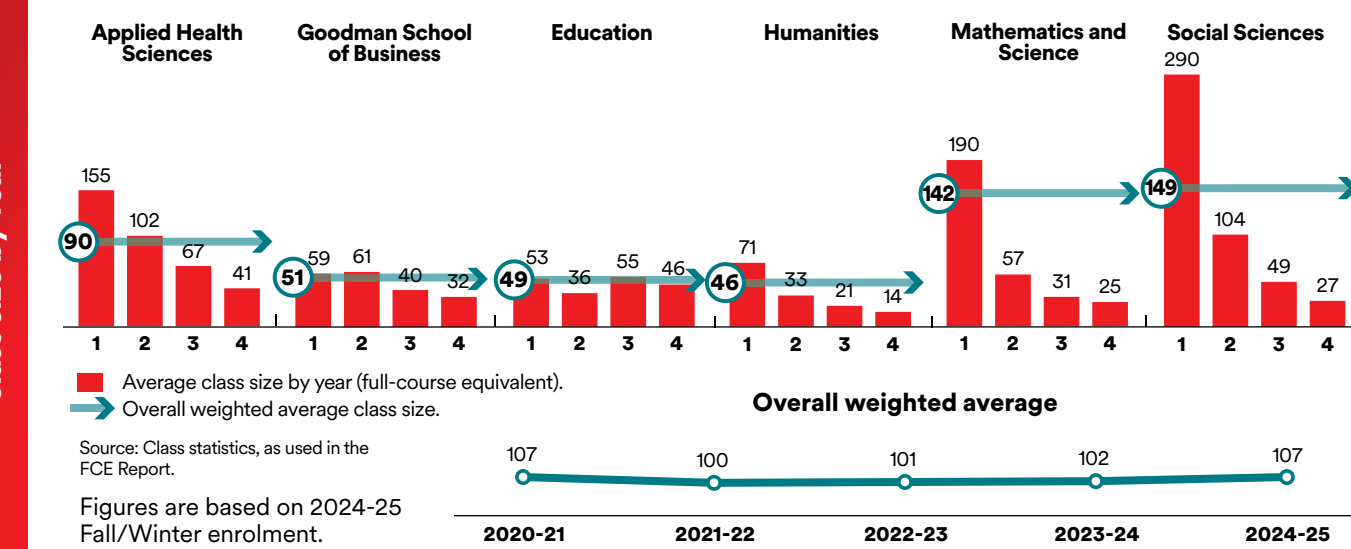
Source: Ancillary Services.

Figure 9: Student headcount by Faculty of major

Figure 10: Student full-time equivalent by Faculty of major

Figure 17: Undergraduate average class size by Year

Figure 18: Retention rates



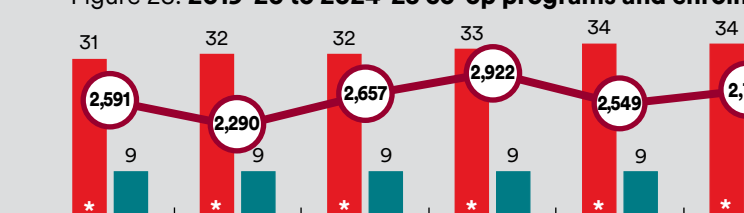
Figures represent the tracking of first-time, full-time bachelor's degree-seeking students (with the exception of Education due to the pathway into the Faculty). The figures represent the percentage of first-year students returning the following November, regardless of year of study. The year shown represents the cohort year (year of entry).

Figure 22: 2021-22 to 2024-25 donations (\$000s)



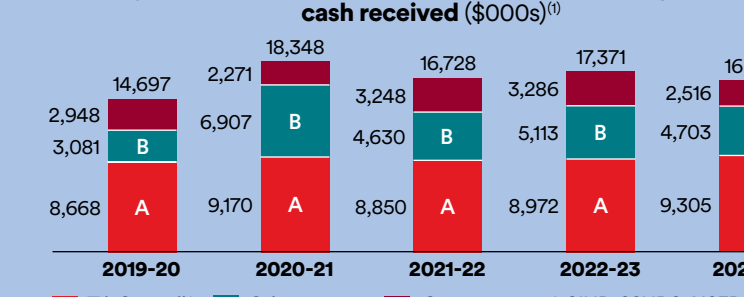
Source: Financial Services.

Figure 23: 2019-20 to 2024-25 co-op programs and enrolment



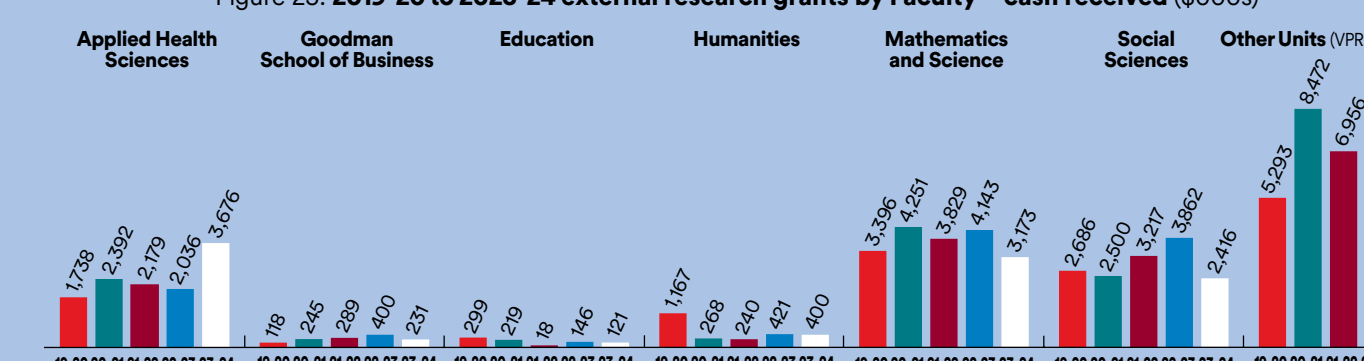
Source: Co-op, Career and Experiential Education.

Figure 24: 2019-20 to 2023-24 external research grants - cash received (\$000s)



Source: Financial Services.

Figure 25: 2019-20 to 2023-24 external research grants by Faculty - cash received (\$000s)



Source: Office of Research Services.

Figure 31: Brock's top suppliers by operating cost amount

Supplier	Purchase
City of St. Catharines	Water and taxes
Aramark Canada Ltd.	Food services
Horizon	Electricity
Council of Ontario Universities	Library acquisitions
Canadian Research Knowledge Network	Library acquisitions
Brock Plaza Corporation	Residence leases
Cowan Insurance Ltd.	Insurance
Garda	Security services
Shell Energy North America (Canada) Inc.	Natural gas
The Canada Games Park Consortium	Shared facility operations
CURIE	Insurance
FirstOntario Performing Arts Centre	Facilities rental
Enbridge	Natural gas
Ministry of the Environment, Conservation & Parks	Carbon and Greenhouse Gas Emissions
KPMG LLP	Consulting and audit fees

Figure 32



The following are the average values of transactions for 2024-25:

Expense reports – \$717

Supplier invoices – \$9,324

Ad hoc payments – \$990

Total active purchasing cards as of April 30, 2025 was

1,120

with spending on purchasing cards totalling more than

\$20.8 million in 2024-25.

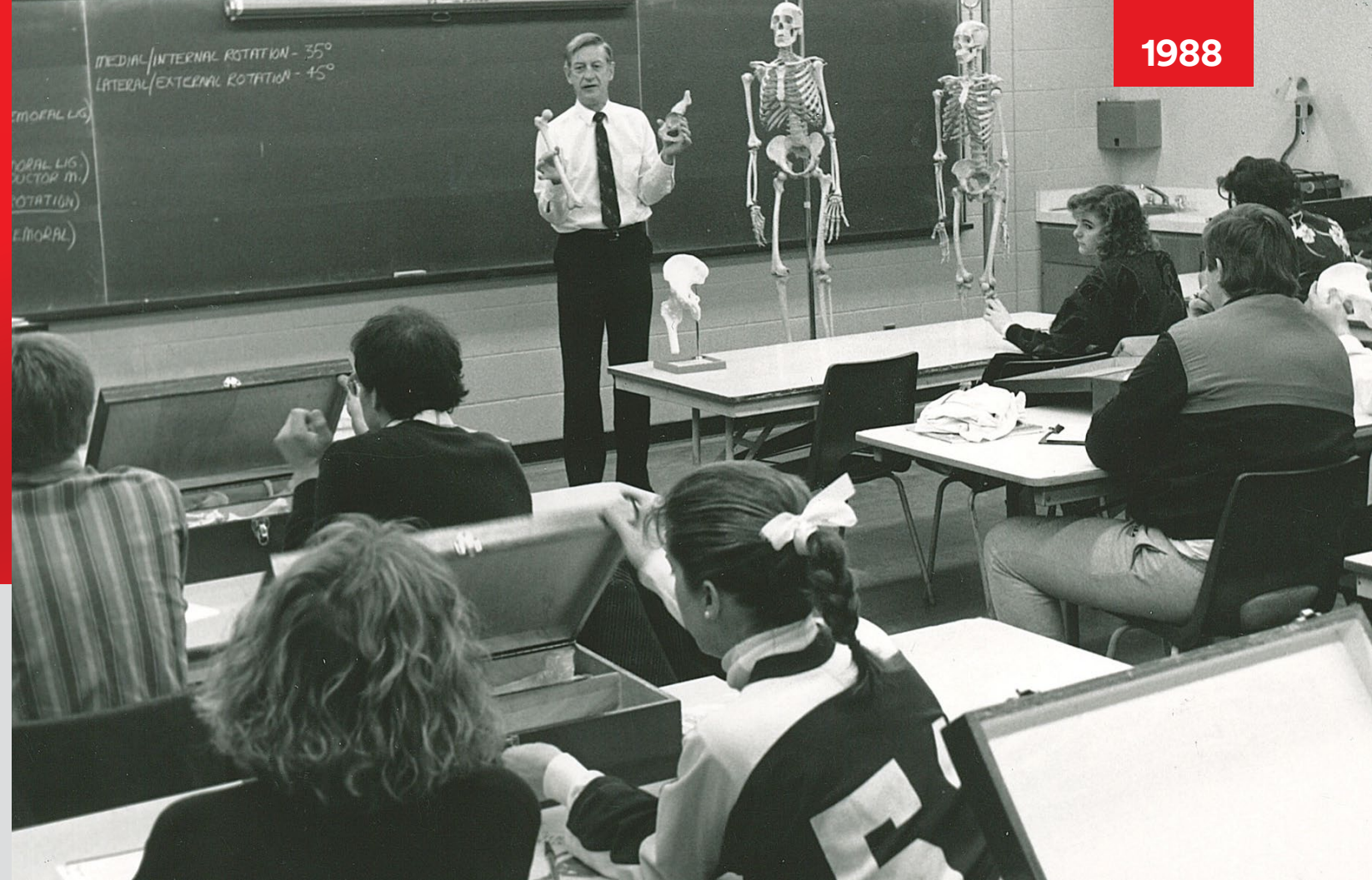


Figure 33

Top Niagara region suppliers by spend amount*

- City of St. Catharines
- Horizon
- Stolk Construction Limited
- The Canada Games Park Consortium
- FirstOntario Performing Arts Centre
- Enbridge
- Niagara College
- The Regional Municipality of Niagara
- Rankin Construction Inc.
- Toromont Cat – A Division of Toromont Industries Ltd.

*The spend amount considered excludes funds collected by Brock on the suppliers' behalf.

Figure 34

Total spending* to **NIAGARA REGION** suppliers for 2024-25 was more than

\$37 million
TO
426 suppliers.

The average spend per supplier was more than

\$87,000.

* Included in spending amount are payments to suppliers relating to funds collected by Brock University on the suppliers' behalf.



Figure 35

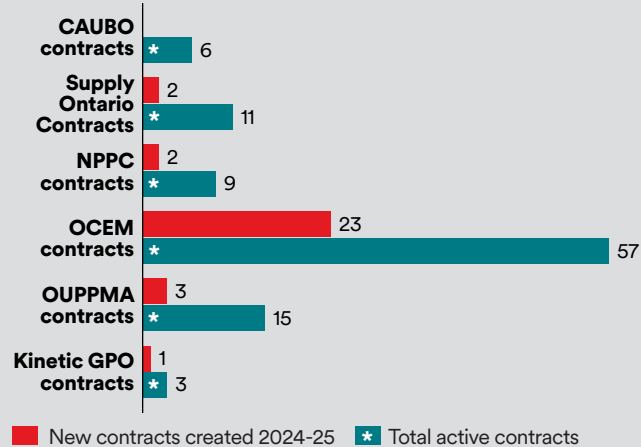
Total collaborative buying in 2024-25 was

\$25.8 million

through the following collaborative organizations:

- OECM** – Ontario Education Cooperative Marketplace
- NPPC** – Niagara Public Purchasing Committee
- CAUBO** – Canadian Association of University Business Officers
- SO** – Supply Ontario (formerly MPBSD)
- OUPPMA** – Ontario University Professional Procurement Management Association
- Kinetic GPO**
- CANCOLL** – Canadian Collegiate Buying Group
- OCUL** – Ontario Council of University Libraries
- CRKN** – Canadian Research Knowledge Network

Figure 36: Collaborative agreements through group purchasing organizations



Funding results

Overview

This year has been one of great successes and, consistent with years past, the excellence in students, alumni, faculty and staff and their accomplishments are vast and deserve to be celebrated. These activities continue to be supported by the resource allocations of the University. The following sections provide a closer look at the financial activity of the University. Figure 37 illustrates the financial results of the University compared to the budget and prior year actual. The information is presented on a funding basis, which represents the commitment of cash and the audited Financial Statements prepared in accordance with accounting standards for not-for-profits (NFPS). A reconciliation between the two presentations can be found starting on page 24, with commentary on the funding actual results starting on this page and commentary for the NFPS actual results on page 26.

Financial results – funding basis

The following section explains the 2024-25 results on a funding basis, not to be confused with the audited Financial Statements, which are prepared in accordance with accounting standards for not-for-profits (Part III of the CPA Handbook NFPS). The funding basis represents committed cash. A positive balance, or funding surplus, represents uncommitted cash, and a negative balance, or funding deficit, represents overcommitted cash.

We ended the 2024-25 fiscal year with a small surplus of \$0.05 million before discretionary appropriations. This surplus was added to the contingency reserve consistent with the mitigation plan approved by the Board of Trustees as part of the 2024-25 Budget. When the 2024-25 funding budget was originally established, we estimated a balanced funding budget, after a \$10.1 million mitigation target. With hard work and dedication throughout the University, we were able to end the year with a balanced funding result. To the entire University community, congratulations and thank you for your ongoing contributions to our strategic priorities.

Figure 37

(\$000s)	Funding		NFPS		Funding 2023-24 Actual	NFPS 2023-24 Actual
	2024-25 Actual	2024-25 Budget	2024-25 Actual	2024-25 Budget		
Revenue						
Student fees	180,964	187,695	182,748	188,758	183,411	184,876
Grant revenue	116,468	105,604	112,325	102,025	109,958	106,411
Internal chargebacks	13,762	13,683			11,639	
Inter-fund revenue from other reserves	7,284	8,189			8,947	
Inter-fund revenue from contingency reserve					740	
Research revenue			16,902	12,975		16,530
Other revenue	73,478	66,187	93,161	81,466	74,890	86,719
Total revenues	391,956	381,358	405,136	385,224	389,585	394,536
Operating costs						
Personnel costs	(259,952)	(264,326)	(268,536)	(268,794)	(252,467)	(260,264)
Inter-fund expenses	(18,275)	(18,932)			(28,418)	
Other operating costs	(113,676)	(108,188)	(152,506)	(140,531)	(108,700)	(150,098)
Total operating costs	(391,903)	(391,446)	(421,042)	(409,325)	(389,585)	(410,362)
Mitigation target		10,088				
Surplus/(deficit) – before discretionary appropriations	53	-	(15,906)	(24,101)	-	(15,826)
Discretionary appropriations	(53)					
Surplus/(deficit) – after discretionary appropriations	-	-	(15,906)	(24,101)	-	(15,826)

Review of overall revenue

Actual revenue for 2024-25 was \$10.6 million better than budget, with grant revenue higher than budget by \$10.9 million and other revenue higher by \$7.3 million. Offsetting these positive variances were student fees lower than budget by \$6.7 million, inter-fund revenue lower by \$0.9 million and internal chargeback revenue was consistent with budget. These variances will be fully discussed in the following sections.

Tuition and enrolment

Student fee revenue finished the 2024-25 fiscal year at \$181.0 million. Student fee revenue has been declining for three years when it peaked at \$188 million in 2021-22. Looking forward, the University is focusing on improving our enrolment outcomes to support Brock's fiscal sustainability. Figure 38 details the breakdown of student fees between credit and non-credit tuition revenue and fee revenue.

Figure 38: Student Fees

(\$000s)	2024-25 Actuals	2024-25 Budget	2023-24 Actuals
Tuition related to for credit programs	168,249	174,569	172,004
Tuition related to non-credit programs	2,801	3,104	1,911
Total tuition	171,050	177,673	173,915
Ancillary student fees	6,002	5,959	5,813
Other student fees	3,912	4,063	3,683
Total fee revenue	9,914	10,022	9,496
Total student fees	180,964	187,695	183,411

Figure 39: All-in student enrolment by type

Type	2024-25 Actual		2024-25 Budget	2023-24 Actuals		2022-23 Actuals	
	Headcount ⁽¹⁾	FTE ⁽²⁾		Headcount ⁽¹⁾	FTE ⁽²⁾	Headcount ⁽¹⁾	FTE ⁽²⁾
Undergraduate – domestic	15,843		15,820	15,433		15,458	
Undergraduate – international	1,402		1,488	1,699		1,797	
Total undergraduate	17,245	16,781	17,308	17,132	16,615	17,255	16,791
Graduate – domestic	1,206		1,179	1,188		1,139	
Graduate – international	570		663	624		652	
Total graduate	1,776	1,594	1,842	1,812	1,654	1,791	1,636
Total	19,021	18,375	19,150	18,944	18,269	19,046	18,427

(1) Represents 'all-in' headcount which includes degree seeking, letter of permissions, non-degree, auditors and certificate students.
 (2) Represents full-time equivalent (FTE) students. For a definition, refer to page 84 of the 2025-26 Budget Report.

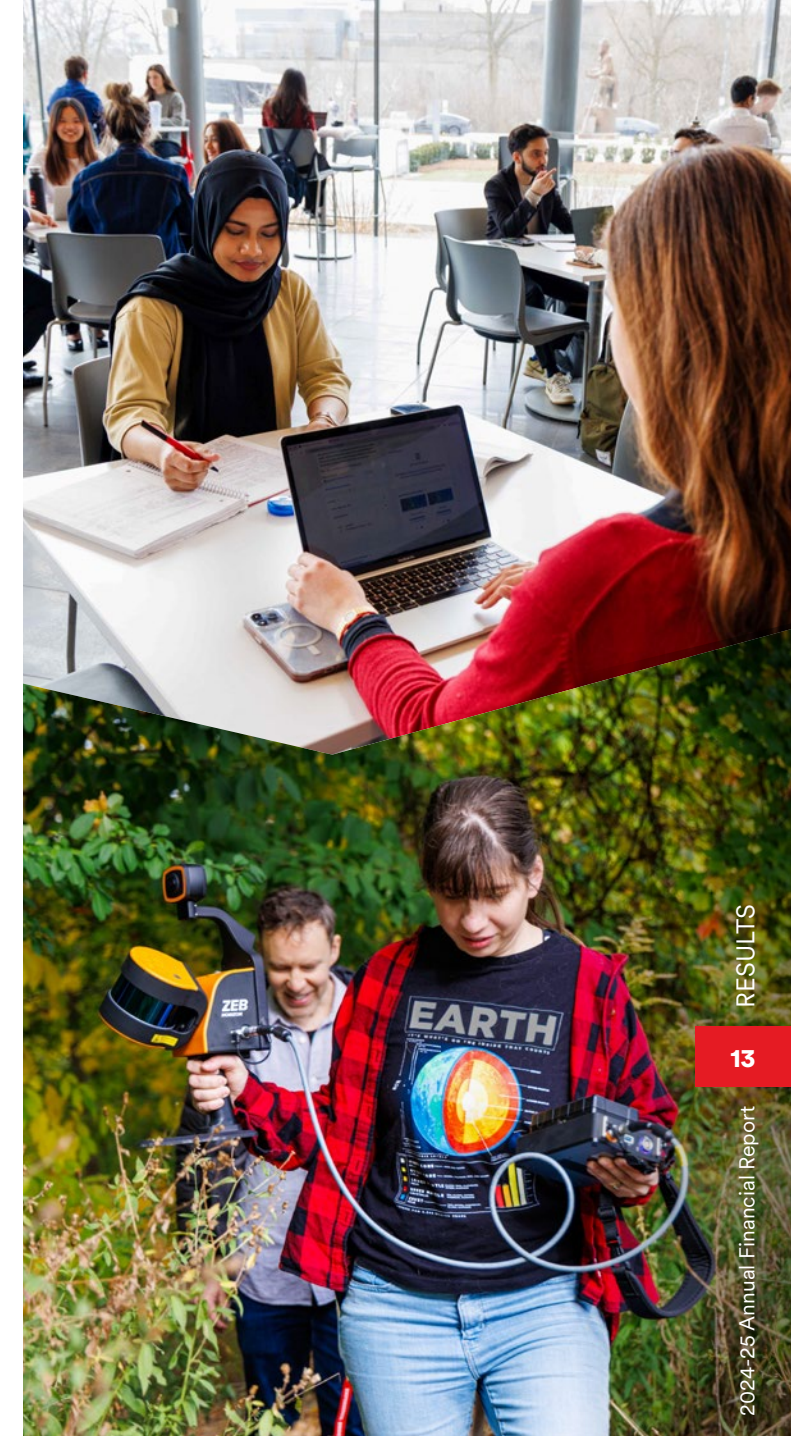


Figure 40: Tuition revenue related to for credit programs⁽¹⁾

(\$000s)	2024-25 Actual	2024-25 Budget	2023-24 Actual
Undergraduate – domestic			
Faculty of Applied Health Sciences	24,139	24,500	23,310
Goodman School of Business	17,302	16,363	16,432
Faculty of Education	11,290	10,767	10,004
Faculty of Humanities	11,350	11,117	10,774
Faculty of Mathematics and Science	12,831	13,275	12,387
Faculty of Social Sciences	27,409	26,953	26,205
Other ⁽²⁾	338	313	321
Total undergraduate – domestic	104,659	103,288	99,433
Graduate – domestic			
Faculty of Applied Health Sciences	3,502	3,271	3,030
Goodman School of Business	1,346	1,310	1,191
Faculty of Education	793	696	820
Faculty of Humanities	312	393	307
Faculty of Mathematics and Science	673	566	629
Faculty of Social Sciences	2,295	2,033	2,482
Total graduate – domestic	8,921	8,269	8,459
Total domestic	113,580	111,557	107,892
Undergraduate – international			
Faculty of Applied Health Sciences	5,773	5,688	6,014
Goodman School of Business	8,838	9,916	11,708
Faculty of Education	397	820	563
Faculty of Humanities	1,502	1,941	1,744
Faculty of Mathematics and Science	10,525	11,823	12,792
Faculty of Social Sciences	11,827	12,815	14,162
Other ⁽²⁾	21	13	7
Total undergraduate – international	38,883	43,016	46,990
Graduate – international			
Faculty of Applied Health Sciences	434	684	416
Goodman School of Business	11,959	13,064	12,670
Faculty of Education	520	573	520
Faculty of Humanities	294	427	352
Faculty of Mathematics and Science	1,576	1,609	1,895
Faculty of Social Sciences	1,003	1,639	1,269
Total graduate – international	15,786	17,996	17,122
Total international	54,669	61,012	64,112
Additional Spring/Summer tuition	2,000		
Total tuition related to for credit programs	168,249	174,569	172,004

(1) Figures based on the Faculty of major.

(2) Includes letter of permission, non-degree students and auditors.

Tuition related to for credit programs – compared to budget, shows a shortfall of \$6.3 million, as detailed in Figure 40, and is a result of lower international enrolment and not meeting the Spring/Summer additional tuition target. This decrease is offset by domestic enrolment being higher than budget. International student headcount was 179 less than budget, offset by domestic enrolment being higher than budget by 50. These amounts are shown in Figure 39. Figure 41 shows enrolment by Faculty compared to budget. The Faculties of Social Science, Mathematics and Science, Applied Health Science and the Goodman School of Business all had enrolment less than budget while the Faculties of Education and Humanities saw slight increases as compared to budget.

Tuition related to for credit programs – compared to prior year actuals, was \$3.8 million lower. The lower international tuition of \$9.4 million was offset by increased domestic tuition of \$5.7 million. Domestic student headcount versus 2023-24 shows an increase of 428 students. International student headcount enrolment was down by 351 students versus 2023-24, as shown in Figure 39. These enrolment numbers are shown by Faculty in Figure 9 on “The big picture” pullout. As compared to 2023-24, the Goodman School of Business, the Faculty of Mathematics and Science and the Faculty of Social Science enrolment decreased, with 185, 54 and 27 fewer students, respectively. The Faculties of Applied Health Sciences, Humanities and Education had increases of 123, 103 and 74 students, respectively, as compared to 2023-24.

Figure 41: All in student headcount related to for credit programs – by Faculty⁽¹⁾

Faculty	Undergraduate				Graduate				Total			
	2024-25 Actual	2024-25 Budget	Difference #	Difference %	2024-25 Actual	2024-25 Budget	Difference #	Difference %	2024-25 Actual	2024-25 Budget	Difference #	Difference %
Faculty of Applied Health Sciences	3,988	4,055	(67)	(1.7%)	465	428	37	8.6%	4,453	4,483	(30)	(0.7%)
Goodman School of Business	2,264	2,222	42	1.9%	489	539	(50)	(9.3%)	2,753	2,761	(8)	(0.3%)
Faculty of Education	1,659	1,645	14	0.9%	143	140	3	2.1%	1,802	1,785	17	1.0%
Faculty of Humanities	1,991	1,927	64	3.3%	57	83	(26)	(31.3%)	2,048	2,010	38	1.9%
Faculty of Mathematics and Science	2,233	2,325	(92)	(4.0%)	194	188	6	3.2%	2,427	2,513	(86)	(3.4%)
Faculty of Social Sciences	4,966	5,034	(68)	(1.4%)	416	462	(46)	(10.0%)	5,382	5,496	(114)	(2.1%)
No Faculty	144	100	44	44.0%	12	2	10	500.0%	156	102	54	52.9%
Total	17,245	17,308	(63)	(0.4%)	1,776	1,842	(66)	(3.6%)	19,021	19,150	(129)	(0.7%)

(1) 'All-in' includes degree seeking, letter of permissions, non-degree, auditors and certificate students.

Figure 42: For credit program billings by session (\$millions)

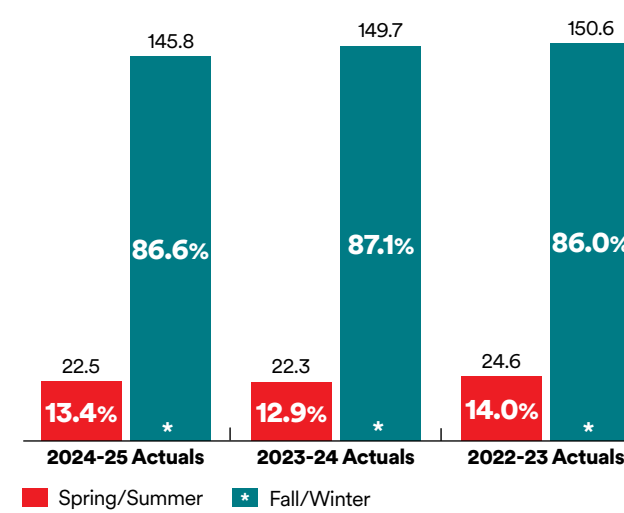


Figure 42 shows the split of tuition related to credit programs between Spring/Summer (13.4 per cent) and Fall/Winter (86.6 per cent) sessions in 2024-25. Spring/Summer showed a slight increase proportionally compared to 2023-24.

Tuition related to non-credit programs, was \$2.8 million in 2024-25, shown in Figure 43. As compared to budget, Continuing Teacher Education showed a \$0.6 million positive variance, offset by English as a Subsequent Language (ESL) showing a \$0.3 million negative variance and Professional and Continuing Studies programming revenue resulting in a \$0.6 million negative variance. As compared to 2023-24 actuals, tuition related to non-credit programs was \$0.9 million higher, with growth shown in all types of programming.

Figure 43: Tuition related to non-credit programs⁽¹⁾

Type	2024-25 Actual	2024-25 Budget	2023-24 Actual
Professional and Continuing Studies programming	197	812	13
English as a subsequent language (ESL) programs	1,179	1,497	1,092
Continuing Teacher Education – Additional Qualifications (AQ) ⁽²⁾	1,425	795	806
Total Tuition related to non-credit programs	2,801	3,104	1,911

(1) Represents tuition related to enrolment not included in Ministry reporting.

(2) Starting in the fall of 2024, Continuing Teacher Education is reported as part of Professional and Continuing Studies. Prior to fall 2024 it was reported as part of the Faculty of Education.

Figure 44: **Grant revenue**

(\$000s)	2024-25 Actual	2024-25 Budget	2023-24 Actual	2022-23 Actual
MCURES Operating grants				
Core Operating Grant	31,878	34,479	38,583	49,153
Differentiation Envelope (Performance/Outcomes-based Funding Grant)	55,916	53,232	49,205	38,635
Postsecondary Education Sustainability Fund	8,779	2,634		
Special Purpose Operating Grant Envelope	5,000	3,329	7,006	3,658
International Student Recovery	(1,203)	(1,613)	(1,467)	(1,607)
Total MCURES operating grants	100,370	92,061	93,327	89,839
Other MCURES and specific purpose grants	16,098	13,543	16,631	12,467
Total grant revenue	116,468	105,604	109,958	102,306

Grant revenue

As detailed in Figure 44, in 2024-25, Brock received \$116.5 million of grant revenue, of which \$87.8 million related to the Core Operating Grant and the Differentiation Grant Envelope. This is consistent with the 2024-25 budget as well as the actuals received each year since 2019-20.

The Ministry of Colleges, Universities, Research Excellence and Security (MCURES) Postsecondary Education Sustainability Fund (PSESF) was higher than budget by \$6.1 million due to the top-up funding in 2024-25. The PSESF top-up funding was not communicated by the Province until after the budget was developed. The Special Purpose Operating grant envelope was \$1.7 million higher than budget mainly due to an additional \$1.2 million of MCURES funding for Teacher Education, which was not communicated to Brock until after budget development.

Other MCURES and specific purpose grants were higher than budget by \$2.6 million, due to increased funding for the Nursing grant, related to higher-than-budgeted Nursing enrolment, as well as additional clinical education funding. Although, the Nursing grant revenue was higher than budget, Brock has identified that we are not currently being funded for the undergraduate students as part of the Concurrent Bachelor of Nursing/Master of Nursing (BN/MN) program, which was committed to by the Province at the time the program was established. If these students were fully funded in 2023-24 and 2024-25, this would have added an additional \$1.3 million to the funding surplus. MCURES has acknowledged this discrepancy, however, has made no commitment to reconcile it at the time of writing.

The Facilities Renewal Program Fund, provided by MCURES was also higher than budgeted, by \$0.6 million. In addition, actuals include a number of other special purpose grants that were not expected at the time of the budget, including funding from Cooperative Education and Work-Integrated Learning Canada Innovation HUB, Global Skills Opportunity grant and eSports Scholarship. At the time of writing, \$8 million in MCURES funding has not been received, up from \$4 million at 2023-24 fiscal year-end. With the exception of the unfunded BN/MN students, the remaining receivables are expected to be collected.

Other revenue

Total other revenue, was higher than budget by \$7.3 million, driven by higher than forecasted investment income, sales and services revenue and ancillary revenue. The higher sales and services revenue of \$1.3 million compared to budget was driven by Canada Games Park consolidated revenue of \$0.4 million, higher rental income for Heritage Place Plaza of \$0.3 million, higher Ontario University Application Center (OUAC) revenue of \$0.2 million and increased health insurance reimbursements of \$0.2 million.

Investment income exceeded budget by \$5.1 million, more fully described in the Treasury section of this report.

Figure 45: **Other revenue**

(\$000s)	2024-25 Actual	2024-25 Budget	2023-24 Actual
Housing services fees	26,535	26,560	24,855
Other ancillary revenue	19,072	18,077	15,775
Total ancillary revenue	45,607	44,637	40,630
Investment income	7,266	2,200	7,928
Sales and services	20,605	19,350	19,493
Asset sale revenue			6,839
Total other revenue	73,478	66,187	74,890

Total ancillary revenue was higher than budget by \$1.0 million and higher than 2023-24 actuals by \$5.0 million. Conference Services revenue generated a positive variance to budget of \$1.4 million. Parking and Dining revenues both were \$0.2 million higher than budget. Housing services fees were flat to budget and increased \$1.7 million year-over-year with overall residence capacity at 94.5 per cent in 2024-25, as compared to 94.4 per cent in 2023-24. Campus Store ancillary revenue was \$0.9 million less than budget, which resulted in a second year of net losses for operating the Campus Store internally. Campus Store net losses in 2024-25 totaled \$0.13 million. To respond more efficiently to the changing needs of the Brock community while supporting the University's overall financial sustainability strategy, Brock has entered into an agreement with Follett Higher Education to assume operation of the Campus Store as of May 26, 2025.

Internal chargebacks and inter-fund revenue

Internal chargeback revenue was relatively flat to budget for 2024-25. Interfund revenue was lower than budget by \$0.9 million. This decrease was seen in the inter-fund revenue from the Strategic Initiative Funds

mainly because Engineering and Development and Donor Relations required lower funding than budgeted. These Strategic Initiative Funds are established as part of past year-end discretionary appropriations. Decisions were made throughout the year to utilize strategic reserves by investing in priorities outlined in the Institutional Strategic Plan. The inter-fund revenue from operating projects was also lower than budget mainly due to using less Dean's Strategic Funds than budgeted.

Operating costs

Personnel costs

Our people are what make everything possible at Brock University. Figure 46 illustrates the actual 2024-25 personnel costs versus budget and prior year by personnel group. Overall personnel costs, on a funding basis, were under budget by \$4.4 million. The savings were mainly seen in ongoing personnel groups, with the Faculty and Professional Librarians and Admin/Professional employee groups showing the largest variance to budget. Non-faculty vacancies were evaluated during the year through a hiring

Figure 46: **Personnel costs by group**

Personnel group ⁽¹⁾ (\$000s)	2024-25 Actual			2024-25 Budget			2023-24 Actual Total personnel costs
	Salary/wage	Benefits	Total personnel costs	Salary/wage	Benefits	Total personnel costs	
Faculty and Professional Librarians	105,748	19,940	125,688	106,682	22,041	128,723	118,205
Admin/professional	56,209	14,795	71,004	57,097	14,966	72,063	68,501
OSSTF	6,529	2,003	8,532	7,047	2,120	9,167	9,019
CUPE 1295 FT	7,132	2,276	9,408	7,434	2,406	9,840	10,401
SAC	7,279	1,321	8,600	6,826	1,316	8,142	9,352
Other ongoing personnel	715	200	915	787	220	1,007	982
Total ongoing personnel	183,612	40,535	224,147	185,873	43,069	228,942	216,460
CUPE 4207 Unit 1	16,452	1,942	18,394	15,657	1,771	17,428	18,042
Other temporary personnel	15,943	1,468	17,411	16,592	1,364	17,956	17,965
Total temporary personnel	32,395	3,410	35,805	32,249	3,135	35,384	36,007
Total – funding basis	216,007	43,945	259,952	218,122	46,204	264,326	252,467

(1) **Faculty and Professional Librarians** – Brock University Faculty Association (BUFA) members, Associate Deans, Associate Vice-Presidents of Research and Associate Librarian; **Admin/Professional** – ongoing administrative/professional and exempt staff; **OSSTF** – support and technical staff; **CUPE 1295 FT** – full-time maintenance, trades and custodial staff; **SAC** – Senior Administrative Council; **Other ongoing** – CUPE 4207-2, CUPE 4207-3, and IATSE; **CUPE 4207 – Unit 1** – instructors, teaching assistants, lab demonstrators, course co-ordinators and marker/graders; **Other temporary** – all other part-time teaching and non-teaching positions, Faculty overloads and stipend transfers.

review process to ensure our mitigation was achieved. Temporary personnel costs were higher than budget by \$0.4 million, mainly seen in the CUPE 4207 Unit 1 employee group. Figure 47 shows overall part-time teaching by Faculty for 2024-25 of \$26.4 million, which is \$0.8 million more than budget and \$0.8 million less than 2023-24 actual. The largest declines as compared to 2023-24 actuals was seen in Goodman School of Business, mainly as a result of reduced BUFA overload funding rates for international student programs (ISPs) as well as in the Faculty of Education, mainly as a result of Continuing Teacher Education being supported through Professional and Continuing Studies as of the Fall of 2024-25.

Figure 47: Part-time teaching by teaching Faculty⁽¹⁾

(\$000s)	2024-25 Actual	2024-25 Budget	2023-24 Actual
Faculty of Applied Health Sciences	5,500	5,163	5,105
Goodman School of Business	2,257	1,961	3,006
Faculty of Education	5,055	5,722	5,804
Faculty of Humanities	3,785	3,745	3,577
Faculty of Mathematics and Science	3,324	3,246	3,262
Faculty of Social Sciences	6,492	5,753	6,497
Total	26,413	25,590	27,251

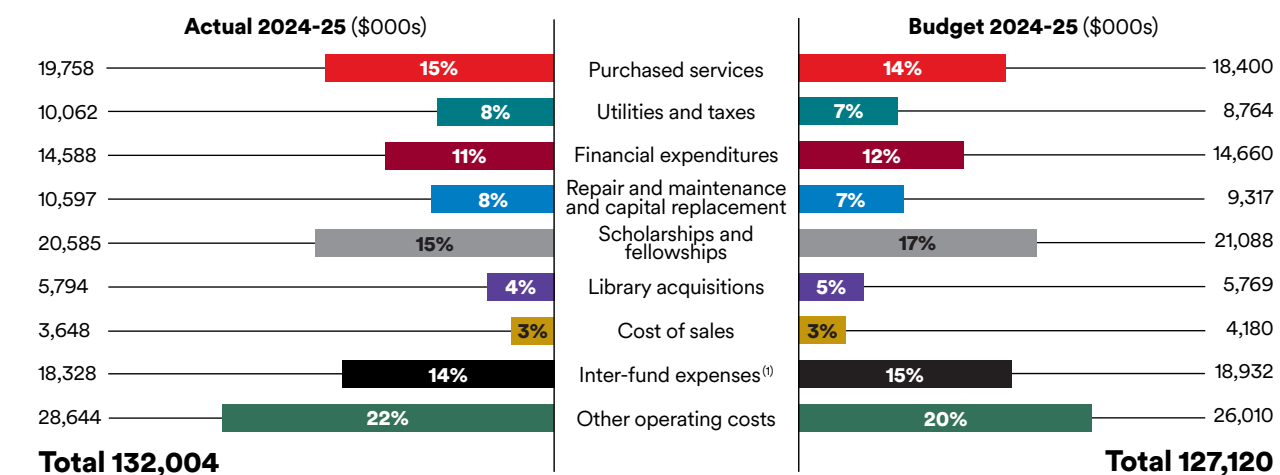
(1) Includes salaries and benefits for the following: CUPE 4207 Unit 1, non-union instructors, BUFA overload, CUPE 4207 Unit 4, stipend transfers and CUPE 4207 Unit 3.

Non-personnel operating costs

Overall operating costs were \$4.8 million higher than budget, as detailed in Figure 48. The following represent the largest variances to budget:

- Scholarships and fellowships were lower than budget by \$0.5 million, driven by lower than budgeted international enrolment and reduced spending on general bursaries.
- Repairs and maintenance and capital replacement were higher than budget by \$1.3 million. Of this, \$1.0 million relates to increased repairs and maintenance across the University, which is a result of reduced funding for deferred capital renewal and maintenance in the capital budget. The majority of the remaining \$0.3 million variance is related to increased equipment purchases, seen in computer equipment and software and licenses purchases.
- Purchased services were higher than budget by \$1.4 million, mainly driven by higher-than-budgeted contracted services for food services, maintenance contracted services and professional fees for consulting services offset by lower student recruitment commissions.
- Utilities were higher than budget by \$1.3 million, mainly driven by higher-than-budgeted Federal carbon tax and greenhouse gas costs, natural gas and electricity.
- The annual discretionary appropriations established at year-end, and approved by the Board of Trustees, are also inter-fund transfers and represent the portion of the University's funding surplus that is reinvested in the University's Strategic Priorities at year-end. The 2024-25 year ended in a small surplus of \$0.05 million, which was allocated to the contingency fund to be used for mitigation against the 2025-26 Budget.

Figure 48: Funding operating costs



(1) Included in Actual inter-fund expenses are discretionary appropriations of \$0.053 million.

Funding results by unit

Figure 49 presents the budgeted revenue and costs of each of the University's responsibility centres, based on each unit's responsibility for establishing their respective budgets. The division of the responsibility centres is not meant to measure each unit's total revenue impact or fully loaded costs. As such, revenue shown in the Faculties does not include an allocation of global tuition or operating grant revenue. Revenue shown by the responsibility centre only reflects the tuition, fee and grant revenue specifically budgeted in the respective centres as well as any other revenue generated within each centre.

Total costs, as shown in the responsibility centres, include salaries, benefits and direct non-personnel costs (operating costs). Support service costs have not been allocated in these figures. For example, the majority of utility costs are shown collectively as part of the Utilities, Taxes and Insurance responsibility centre and the majority of scholarships, bursaries and fellowships are reported as part of the Scholarships, Bursaries and Fellowships responsibility centre.

As detailed in the Revenue and Expense allocation model section of this report, the revenue and expense allocation model has been developed and allocates all budgeted revenue and net operating costs of the

University, including support service costs, to each of the six Teaching Faculties. The Provost, working with Financial Services, is utilizing this model as a planning tool.

It should also be noted that direct, externally funded research revenue and matching expenses are not included in the budget, given revenue is recognized as the grants are spent and has a net zero impact on the budget, and that asking researchers to forecast timing of spend would be an unnecessary administrative burden.

With mitigation efforts still in place throughout the year, we note that Teaching Faculties closed out 2024-25 with a \$1.6-million positive variance to budget. Academic Support units were under budget by \$0.6 million, with savings across several units including the Centre for Pedagogical Innovation, Research Enterprise and Professional and Continuing Studies. Student Specific units were also under budget by \$1.8 million, mainly in the Office of the Registrar and Student Wellness and Accessibility. Ancillary and Housing Services' net contribution to the University for 2024-25 was \$9.6 million, showing strong performance and resulting in a net contribution \$2.0 million higher than budget.



Funding budget by responsibility centre

Figure 49 details the funding budget by responsibility centre, which in turn are grouped into one of the following categories: Teaching Faculties, Academic Support, Student Specific, Ancillary, Shared Services, Space and Global.

Figure 49: Funding budget by responsibility centre

(\$000s)	2024-25 Actual			2024-25 Budget			Difference of "Net" amounts
	Revenue	Personnel costs	Non-personnel costs	Revenue	Personnel costs	Non-personnel costs	
Teaching Faculties							
Faculty of Applied Health Sciences	994	(31,887)	(693)	911	(31,344)	(584)	(569)
Goodman School of Business	1,000	(27,818)	(1,861)	856	(28,475)	(1,853)	793
Faculty of Education	508	(17,902)	(466)	611	(19,012)	(612)	1,153
Faculty of Humanities	598	(24,771)	(793)	605	(24,998)	(825)	252
Faculty of Mathematics and Science	1,776	(25,728)	(1,019)	1,926	(25,909)	(979)	(9)
Faculty of Social Sciences	735	(42,237)	(854)	741	(42,209)	(903)	15
Total Teaching Faculties	5,611	(170,343)	(5,686)	5,650	(171,947)	(5,756)	1,635
Academic Support							
Faculty of Graduate Studies and Postdoctoral Affairs	338	(2,163)	(154)	424	(2,095)	(158)	(150)
Library	15	(5,860)	(6,244)	8	(6,142)	(6,134)	179
Research Enterprise	3,070	(3,021)	(3,314)	3,573	(3,134)	(4,028)	324
Centre for Pedagogical Innovation	81	(1,214)	(60)	81	(1,308)	(59)	93
Professional and Continuing Studies	1,574	(571)	(824)	1,422	(977)	(493)	227
English as a Subsequent Language	1,363	(995)	(280)	1,716	(1,178)	(352)	(98)
Total Academic Support	6,441	(13,824)	(10,876)	7,224	(14,834)	(11,224)	575
Student Specific							
Office of the Registrar	3,213	(6,165)	(2,420)	2,831	(6,320)	(3,118)	1,235
Hadilyadegénahs First Nations, Métis and Inuit Student Centre	648	(354)	(294)	590	(487)	(118)	15
Student Wellness and Accessibility	3,631	(3,724)	(1,564)	3,189	(3,940)	(1,424)	518
Student Life and Success	649	(2,205)	(306)	788	(2,322)	(377)	49
Brock International	260	(941)	(261)	253	(1,152)	(291)	248
Co-op, Career and Experiential Education	3,109	(3,854)	(1,022)	2,281	(4,025)	(316)	293
Brock Sports and Recreation	9,830	(6,968)	(4,831)	9,886	(7,170)	(4,145)	(540)
Total Student Specific	21,340	(24,211)	(10,698)	19,818	(25,416)	(9,789)	1,818
Ancillary							
Ancillary Services	18,965	(3,106)	(9,368)	18,074	(3,226)	(9,511)	1,154
Housing Service	26,997	(4,560)	(19,317)	26,870	(4,704)	(19,933)	887
Total Ancillary	45,962	(7,666)	(28,685)	44,944	(7,930)	(29,444)	2,041

Figure 49 continued

(\$000s)	2024-25 Actual			2024-25 Budget			Difference of "Net" amounts
	Revenue	Personnel costs	Non-personnel costs	Revenue	Personnel costs	Non-personnel costs	
Shared Services							
Academic and Executive Offices ⁽¹⁾	196	(6,214)	(969)	99	(5,971)	(815)	(300)
Information Technology Services	460	(6,227)	(2,346)	453	(6,813)	(1,849)	96
Financial Services	749	(3,050)	(565)	668	(3,097)	(526)	89
Office of People and Culture	368	(3,763)	(582)	450	(3,847)	(580)	(3,977)
University Marketing and Communications	878	(1,748)	(756)	1,122	(1,822)	(766)	84
Development and Alumni Relations	648	(1,587)	(347)	906	(1,877)	(306)	5
Printing Services	676	(300)	(604)	671	(327)	(585)	(250)
Human Rights and Equity Services	676	(1,268)	(250)	671	(1,360)	(205)	52
University Secretariat		(622)	(35)		(577)	(44)	(36)
Office of Government and Community Relations		(541)	(45)		(574)	(26)	14
Institutional Planning, Analysis and Performance	38	(670)	(54)	50	(700)	(36)	(66)
Internal Audit and University Risk Management	7	(710)	(78)		(692)	(23)	(6)
Legal Counsel		(727)	(112)		(762)	(72)	(5)
Total Shared Services	4,020	(27,427)	(6,743)	4,419	(28,419)	(5,833)	(317)
Space							
Facilities Management	1,845	(12,142)	(4,595)	1,912	(12,479)	(4,026)	(299)
Campus Safety Services	154	(1,996)	(1,145)	155	(2,017)	(1,079)	(46)
Campus Development and Community Agreements	981	(375)	(2,429)	318	(32)	(2,197)	88
Utilities, Taxes and Insurance	3,070	(39)	(11,841)	3,021		(10,283)	(1,548)
Financing	4,988		(11,094)	4,980		(11,133)	47
Total Space	11,038	(14,552)	(31,104)	10,386	(14,528)	(28,718)	(1,758)
Global							
Scholarships, Bursaries and Fellowships	3,656	(1)	(22,228)	3,673		(23,511)	1,265
Capital	8,305		(9,081)	7,641		(9,058)	641
University Global	285,583	(1,928)	(6,903)	277,603	(1,252)	(3,787)	4,188
Total Global	297,544	(1,929)	(38,212)	288,917	(1,252)	(36,356)	6,094
Total University	391,956	(259,952)	(132,004)	381,358	(264,326)	(127,120)	10,088

⁽¹⁾ Includes the following: the offices of the President; the Provost and Vice-President, Academic; the Vice-President, Research; the Vice-President, Administration; the Vice-President, External; the Vice-Provost and Associate Vice-President, Academic; the Vice-Provost, Teaching and Learning; the Associate Vice-President, Students, and the Vice-Provost, Indigenous Engagement.

Revenue and expense allocation model

The revenue and expense allocation model was developed through a consultative process with allocation methodologies approved by the Deans and Provost. The model has three key functions to support academic and financial planning of the University:

- Enhances the understanding of how revenues are generated and how costs are incurred and allocated at the Faculty level in a transparent manner.
- Supports longer-term resource allocation and decision-making for academic units.
- Establishes an incentive mechanism to ensure year-end surplus funds are allocated to the Faculties and to support institutional strategic priorities.

The third purpose refers to the funding of the Deans' Strategic Funds, which are allocated based on a two-envelope basis. The first envelope recognizes the contributions of the Faculties that have a positive contribution margin (i.e. expenses less than revenue) after space costs, recognizing this contribution margin level reflects expenses Faculties have direct control over. The second envelope provides an incentive for year-over-year improvements in contribution margin, after space costs, for all Faculties through a method

that allocates a share of the surplus based on the year-over-year improvement. The use of these funds are bound by the terms of reference with the Provost and are to support the institutional strategic priorities.

Figure 51 reports the full actual funding results for 2024-25 using the Revenue and Expense Allocation Model. Figure 50 is a visual representation of the 2024-25 actual results versus budget, detailing expenses as a percentage of revenues allocated by each Faculty and in total. The model identifies three Faculties generating net positive contributions, and three Faculties requiring additional funding from these positive contributions to support their operations. Through guidance from the Senior Academic Leadership Team, this model reports all tuition based on students in seats. Regardless of a student's home Faculty, all tuition is allocated to the course students take and the Faculty the course belongs to.

Going forward, the model will continue to be evaluated and adjustments to the model will be made, in consultation with the Senior Academic Leadership Team where appropriate, to ensure the model is meeting its goals and supporting the Institutional Strategic Plan.

Figure 50: 2024-25 Actual vs. Budget costs as a per cent of total revenue (%)

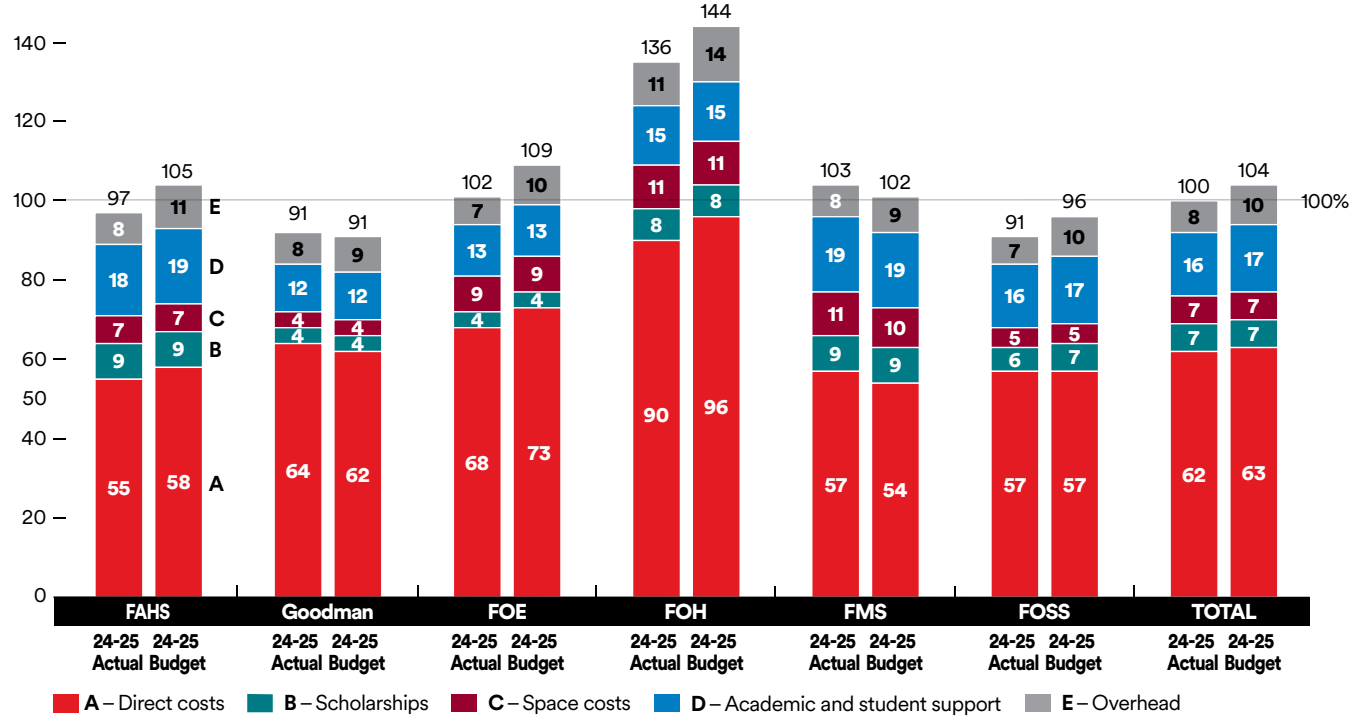


Figure 51: Full revenue and expense allocation model – 2024-25 Actual

	Faculty of Applied Health Sciences	Goodman School of Business	Faculty of Education	Faculty of Humanities	Faculty of Mathematics and Science	Faculty of Social Sciences	Total
Revenue							
Undergraduate tuition related to for credit programs – by service teaching	21,514	20,317	15,089	16,770	27,135	42,717	143,542
Graduate tuition related to for credit programs – by service teaching	3,949	13,294	1,216	603	2,319	3,326	24,707
Direct revenue	994	1,000	508	598	1,671	735	5,506
Grant	31,665	11,983	10,263	10,128	12,788	28,165	104,992
Research Support Fund grant revenue	721	67	48	152	989	666	2,643
Total revenue	58,843	46,661	27,124	28,251	44,902	75,609	281,390
Contribution margins							
Direct ongoing personnel costs	26,369	25,359	12,521	20,856	21,170	35,705	141,980
Direct temporary personnel costs	5,518	2,459	5,381	3,915	3,369	6,532	27,174
Direct operating costs	693	1,861	466	793	884	854	5,551
Contribution margin (before scholarships and fellowships)	26,263	16,982	8,756	2,687	19,479	32,518	106,685
Scholarships, fellowships and bursaries	5,061	1,708	1,192	2,311	3,938	4,363	18,573
Contribution margin (after scholarships and fellowships)	21,202	15,274	7,564	376	15,541	28,155	88,112
Space costs⁽¹⁾							
Space costs	4,094	1,765	2,487	3,082	5,002	4,029	20,459
Net contribution (after space costs)	17,108	13,509	5,077	(2,706)	10,539	24,126	67,653
Academic and Student-Specific support units							
Research Services, Technical Services and Science Stores ⁽²⁾	2,070	210	124	408	3,836	2,123	8,771
Faculty of Graduate Studies	555	582	170	68	231	495	2,101
Library	3,432	2,141	1,397	1,610	1,887	4,174	14,641
Other Academic and Student-Specific units ⁽³⁾	4,687	2,899	1,898	2,159	2,558	5,668	19,869
Net contribution (before overhead allocations)	6,364	7,677	1,488	(6,951)	2,027	11,666	22,271
Overhead allocations							
Shared services ⁽³⁾	6,995	5,032	3,000	3,976	4,329	8,493	31,825
Ancillary operations and Housing Services contribution	(1,610)	(995)	(651)	(741)	(877)	(1,945)	(6,819)
Capital	181	114	74	86	101	220	776
University Global	(1,054)	(549)	(394)	(87)	(184)	(1,243)	(3,511)
Net contribution	1,952	4,075	(541)	(10,185)	(1,342)	6,141	-

(1) See page 21 for units included in Space Costs. Note: Space Costs are allocated directly to Faculties in this section. The space costs related to Academic Support, Student Support and Shared Services units are included in the respective lines in the allocation model.
 (2) Excludes Research Support Fund grant revenue as shown separately as part of revenue.
 (3) See page 20 and 21 for details of units included in these categories.

NFPS results

Funding basis reconciled to the Financial Statements

A full reconciliation of the differences between the audited NFPS basis of accounting and the funding basis will follow; however, there are two key observations regarding these differences. The funding basis accounts are a subset of the audited NFPS accounts, which represent operating/unrestricted activities of the University and the unrestricted fund. The Examination of the Net Assets section, starting on page 27, describes each of the funds of the University.

The largest difference between the funding basis and the NFPS basis is the treatment of capital transactions. On a funding basis, all principal payments on debt and all fund transfers into separate capital funds to purchase capital and related costs are considered expenses. The function of transferring the funds into

separate capital fund accounts is a mechanism to ensure cash is actually set aside to cover capital and related costs. Therefore, when the cash is transferred to separate capital funds, the funding basis treats the transfer as an expense. On a NFPS basis, capital purchases are not expensed, as they result in an asset, and are included on the Statement of Financial Position. These assets are subsequently expensed through the process of amortization over the useful life of the asset. This is similar to an individual who might purchase a home where the home becomes part of an individual's net worth statement, net of any loans used to purchase the home.

Figures 52 and 53 reconcile the 2024-25 financial results from a funding basis to the NFPS basis. The adjustments represent differences in reporting between the NFPS basis and the funding basis and are primarily for non-cash transactions and timing differences. Each of these differences are described below.

Figure 52: Reconciliation to NFPS Actuals

(\$000s)	2024-25 Funding Actuals	NFPS adjustments	Notes – see Figure 53	Internally restricted funds activity	Eliminate inter-fund transfers	Eliminate internal chargebacks	2024-25 NFPS Actuals
Revenue							
Student fees	180,964	1,501	1	283			182,748
Grant revenue	116,468	(4,220)	2	77			112,325
Internal chargebacks	13,762			251		(14,013)	
Inter-fund revenue	7,284				(7,284)		
Research revenue		16,902	3				16,902
Other revenue	73,478	15,658	4,5	4,025			93,161
Total revenue	391,956	29,841		4,636	(7,284)	(14,013)	405,136
Operating costs							
Personnel costs	(259,952)	(5,069)	1,3,5,9	(3,515)			(268,536)
Inter-fund expenses	(18,328)	(2,246)	3,5		20,574		
Other operating costs	(113,676)	(47,490)	1,3-8	(5,353)		14,013	(152,506)
Total costs	(391,956)	(54,805)		(8,868)	20,574	14,013	(421,042)
Surplus / (Deficit)	-	(24,964)		(4,232)	13,290	-	(15,906)

Figure 53: NFPS Adjustments

Notes	Adjustment	Amount (\$000s)
1	Course fee revenue	1,501
2	Capital grants	(4,220)
3	Research, including fellowships	16,902
4	Amortization of deferred capital contributions	11,397
5	Endowment and trust spending	4,261
	Total revenue adjustments	29,841
1	Course fee spending – personnel	(47)
1	Course fee spending – operating costs	(1,454)
3	Research spending – personnel	(4,049)
3	Research spending – operating costs	(12,853)
4	Amortization of capital assets	(35,039)
5	Trust spending – personnel	(23)
5	Endowment and trust spending - operating Costs	(4,238)
6	Principal payments	3,842
7	Non-capital purchases in capital and related project fund – operating costs	(2,488)
8	Capital purchases in operating	2,494
9	Post-retirement benefits	(950)
	Total costs adjustments	(54,805)

NFPS adjustments

- Course fees** – Course fee revenue, along with the offsetting spending, is included as part of the NFPS Financial Statements. This revenue and spending is not recorded as part of the funding basis as it is externally restricted. The 2024-25 actual course fee spending, along with the offsetting revenue, represents the adjustments.
- Capital grants** – The Facilities Renewal Program funding is received by the University and is used for capital purchases. It is included as part of deferred capital contributions in the NFPS Financial Statements and later amortized over the useful life of the capital item it funded. However, on a funding basis, this grant is recorded as revenue when it's received. The actual Facilities Renewal Program Funds, received in 2024-25, represents the adjustment.
- Research, including fellowships** – Research grants for restricted purposes and the offsetting research expenses, including fellowships, have not been included on a funding basis. However, they are included as part of the Financial Statements. The actual research spending and related revenue represent the adjustments.
- Amortization, net** – Amortization is a non-cash expense and is therefore not included in the funding basis. For Financial Statement purposes, the capital asset amortization is recorded to reflect the usage of capital assets, and amortization of deferred capital contributions (restricted external donations and grants) is being amortized over the useful life of the assets they have funded. The 2024-25 actual amortization figures are added as part of the adjustments.
- Endowment and trust spending** – Spending in the endowment fund and non-endowed trust fund, mainly in the form of scholarships, is included as an expense with offsetting revenue as part of the NFPS Financial Statements. This spending is not recorded as part of the funding basis (with the exception of inter-fund transactions). The 2024-25 actual endowment and trust spending, along with the offsetting revenue, represents the adjustments.
- Principal payments** – Principal payments of long-term debt are recorded as an expense in the funding basis and are not considered an expense in the NFPS Financial Statements as they represent a reduction of a liability. The 2024-25 actual principal payments represent the adjustment.

- Non-capital purchases in capital and related project fund** – Non-capital purchases (including personnel costs) made in the capital and related project fund are reported as an expense in the NFPS Financial Statements but are not recorded in the funding basis as the expense would have been recognized in the funding basis upon funding the reserve. The 2024-25 actual non-capital purchases represent the adjustment.
- Capital purchases in operating** – Capital purchases made as part of operating spending are recorded as an expense on a funding basis, while they are recorded as an asset in the NFPS. The 2024-25 actual capital purchases made as part of operating spending represent the adjustment.
- Post-retirement benefits** – This amount is actuarially determined and represents the actuarial adjustment to employee future benefits related to current service. An adjustment is required because this amount represents an expense in the NFPS Financial Statements. Since it doesn't reflect a cash outflow, it is not recorded in the funding basis.

Internally restricted funds activity

Activity, including expenses and revenue, in the internally restricted funds are recorded as part of the NFPS Financial Statements but not reported in the funding results. The actual activity in these funds is reported in Figure 52.

Internal chargebacks and inter-fund transfers

The internal chargeback revenue and expenses of \$14.013 million included in the funding basis represent internal charges between departments within the University and are eliminated for the NFPS Financial Statements. The inter-fund revenue of \$7.284 million and the inter-fund expenses of \$20.574 million represent transfers between unrestricted, internally restricted and externally restricted funds. These transfers are reported on a funding basis as they represent committed cash transactions. These transfers are also eliminated for NFPS Financial Statements as they only represent internal movement of funds.

Financial review of the audited Financial Statements

Revenues

Revenues increased to \$405 million, or 2.7 per cent more than last year. Student fees decreased \$2.1 million, or 1.2 per cent, due to a decrease in international enrolment headcount of 15.1 per cent offset by an increase in international tuition rates as well as an increase in domestic enrolment of 2.7 per cent. Government grants increased by \$5.9 million, or 5.6 per cent, driven by MCURES funding related to the Postsecondary Education Sustainability Fund of \$8.8 million offset by the STEM Sustainability Grant of \$2.6 million that was not received in 2024-25. Ancillary operations revenue increased \$5.0 million, seen in Conference Services, Housing Services, Parking and Dining. Sales and service revenue increased \$0.8 million, or 4.0 per cent, mainly driven by increased program fees and other revenue related to sports and recreation programs as well as increased student interest income. Investment income and research grant revenue each increased \$0.4 million.

Expenses

Expenses increased to \$421 million, or 2.6 per cent more than last year. Salaries and benefits increased \$8.3 million, or 3.2 per cent. \$7.0 million of the increase relates to salary costs with the remainder related to benefits and pension. Other operating expenses increased \$2.9 million, or 6.0 per cent. Increases were seen in travel, maintenance contracted services, employment agency services, security guard services and food services related to increased conferences held on campus. Scholarships, fellowships and bursaries decreased \$1.2 million, or 4.0 per cent, mainly related to changes to the Brock Scholar program implemented in 2023-24 as well as changes made to the graduate funding model during the 2024-25 budget process. Expendable equipment, repairs and maintenance decreased \$0.9 million, or 6.1 per cent, primarily due to decreased electrical building repairs and fewer computer and computing equipment and furniture purchases. Utilities and taxes increased by \$1.5 million, or 17.1 per cent, with increases seen in water and sewer (6 per cent), natural gas (5 per cent) and electricity (12 per cent). Carbon and GHG federal taxes increased due to a true-up from prior year estimates.

Assets

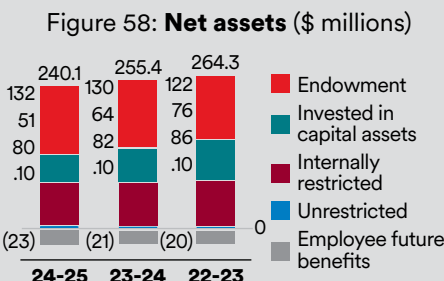
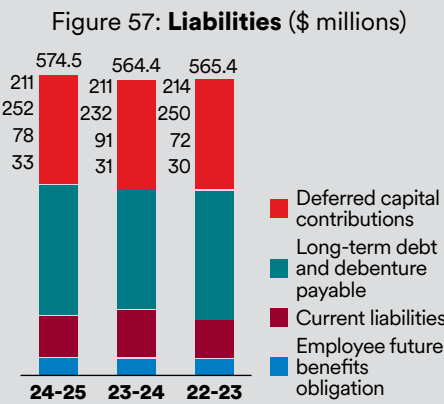
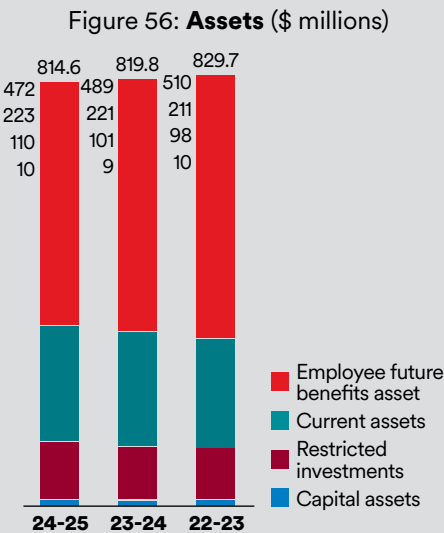
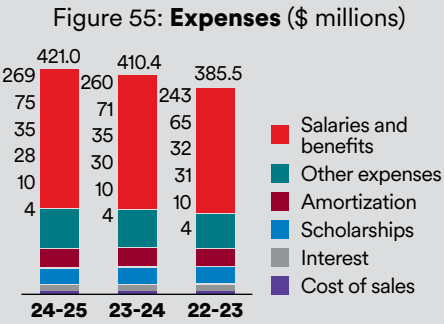
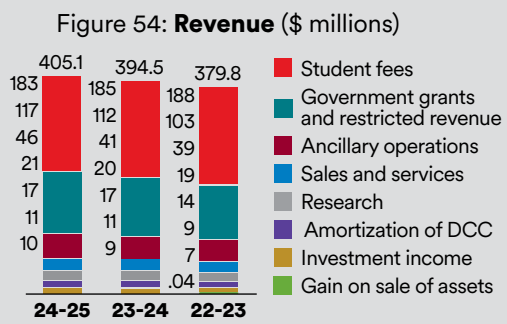
Assets decreased to \$815 million, or 0.6 per cent, compared to last year. Capital assets additions were \$18.2 million, including assets related to the District Energy System Electrification, the Research Farm – CASP and Engineering renovations, which were offset by \$35.0 million in amortization. Current assets were up \$9.5 million to 2024-25 mainly seen in cash and cash equivalents and government grants receivable. Restricted investments increased \$2.0 million and the employee future benefit asset increased \$0.1 million.

Liabilities

Liabilities increased to \$574 million, or 1.8 per cent from last year. Deferred capital contributions increased \$0.4 million, or 0.2 per cent, and the employee future benefits obligation increased \$2.3 million. Accounts payable and accrued liabilities increased \$1.0 million, or 2.5 per cent, primarily due to an increase in payroll remittances due to timing of pay period around year-end. Deferred revenue increased \$0.5 million due to an increase in deferred externally restricted donations, offset by decreases in deferred spring tuition and student fees and in Conference Services deferred revenue.

Net Assets

Net assets decreased to \$240 million, or 6.0 per cent from last year. The funds included in the endowments, invested in capital assets, and internally restricted and unrestricted reserves are all supported by cash or restricted investments.



Examination of net assets

The University is split into a number of different funds, which constitute the University's net assets. The funds and a related description are as follows:

- Unrestricted** – On a funding basis, activity runs through the unrestricted fund. In fact, the balance of this fund represents the sum of historical surpluses and deficits on a funding basis, which also represents the uncommitted cash balance of the University. If the balance is positive, the University has uncommitted cash, and if it is negative, it has over-extended by spending or committing more cash to projects than it actually has. The net uncommitted cash of the University at April 30, 2025 is \$0.104 million.

- Internally restricted** – This fund represents funds set aside and committed for future use and is the sum of a number of funds as follows:

- Capital and infrastructure projects and reserves (capital and related project fund)* – This fund was established to transfer funds from the unrestricted fund and other funds into the capital and related projects accounts. As items are capitalized, they are transferred to the Invested in Capital Assets Fund.

- Operating project accounts* – This fund includes support for ongoing strategic initiatives normally funded out of the unrestricted fund, including the unspent portion of the funding of the Dean's Strategic Funds, and ensures these funds can be made available in future years if unspent. It recognizes that, for certain types of activities, we need to take into consideration timing issues with respect to when cash is actually collected and expenses actually incurred as many activities at the University do not align perfectly to the fiscal year.

- Research funds with no external obligations* – For the most part, unspent research funds are captured under deferred revenue on the Statement of Financial Position in the NFPS statements. This occurs when there is an external restriction to spend the funds on specific activities or items. The research with no external obligations fund was established to recognize that some research funding has no external restrictions.

- Start-up funds* – This fund includes all unspent start-up funds awarded to faculty.

- Professional expense reimbursement (PER) accounts* – This fund includes all unspent PER and accountable allowance amounts provided to faculty and some senior administration.

- Sinking fund* – This fund represents a portion of the sinking fund principal contributions for repayment of the University debentures as well as the related investment income. The total sinking fund balance of \$18.9 million is reported in restricted investments. The difference represents The Zone Fitness Centre expansion fees which, for accounting purposes, is not recognized as revenue and instead recognized as deferred capital contributions and therefore not included in internally restricted net assets.

- Employee future benefit reserve* – This fund was established to set aside funds to pay our employee future benefit liability. The liability on our Statement of Financial Position is \$32.8 million as of April 30, 2025. It also includes the Pension Stabilization Reserve, which was established in 2017-18.

- Debt repayment reserve* – This fund was established to work towards repaying the outstanding debt of the University. This reserve was fully utilized in 2022-23 as part of the repayment of the loan for the Roy and Lois Cairns Health and Bioscience Research Complex.

- Contingency reserve* – This fund was established to cover potential unanticipated costs with current or previous projects and any future litigation, as well as to address mitigation. The majority of the additional funding in 2024-25 is related to section 211 input tax credits for Public Service Bodies (PSB). Given that this tax credit is subject to change-in-use-rules, whereas the University could be required to repay all or a portion of this rebate in the future, it has been the practice of the University to reserve these credits for contingency and support of the financial position of the University. The opening balance also included \$1.5 million set aside out of the 2019-20 year-end surplus for COVID-19 mitigation, of which \$0.74 million was used to support the operating budget in 2023-24. An additional \$0.05 million was added to the reserve in 2024-25 as part of the discretionary appropriations.

- Canada Games Park Capital Reserve* – As part of Canada Games Park, the University will contribute annually its proportionate share of an amount equal to 1.5 per cent of the initial hard costs of constructing the facility into a capital reserve fund held by the Niagara Region for future capital repairs and improvements. The fund balance represents the annual contributions plus interest income and less any spending of the reserve.

- Strategic initiative fund* – This fund represents the

Reviewing the numbers

Taking a closer look at some of the numbers

The following section provides additional information regarding Brock's treasury portfolio, financial health metrics, pension plan, endowment and capital investments.

Treasury: portfolio commentary

Yield on operating investments for 2024-25 was 4.81 per cent (4.77 per cent in 2023-24). Yield on operating investment income was consistent with the prior year, although that trend is not forecast to continue with more recent reversals in interest rates. The cash deposit rates are linked to the Bank of Canada overnight target rate plus an adjustment factor. As at April 30, 2025, the deposit interest rate was 3.30 per cent which represents a 2.45 per cent decline over April 30, 2024. As at April 30, 2025, \$37.2 million was invested in GICs with an average yield and duration of 5.43 per cent and 2.3 years respectively (\$47.1 million with 5.61 per cent yield and 1.8 years duration respectively in 2023-24). In comparison, Government of Canada two-year bonds had a yield of approximately 2.46 per cent at year-end (4.34 per cent as of April 30, 2024).

The Mawer Balanced Fund used for investing the University sinking funds and Employee Future Benefits Reserve earned a 10.49 per cent return in 2024-25 (7.22 per cent return in 2023-24). The sinking fund requires a compounding 5.0 per cent rate of return to achieve the target \$93 million by December 2045. The Fiscal Framework provides for additional future contributions

Figure 61: Summary investment income

(\$000s) Unless otherwise stated	2024-25 Actual	2023-24 Actual	Variance year-over-year	2024-25 Budget	% of budget/target achieved
Operating investment income	7,265	7,888	(623)	2,200	330%
Sinking fund – 2005 bond	1,089	659	430	424	257%
Employee future benefits reserve	810	490	320		NA
Sinking fund – 2020 bond	552	231	321	237	233%
Investment Income⁽¹⁾	9,716	9,268	448	2,861	340%

(1) Figures do not include externally restricted trusts with separate investment strategies. Brock currently has four externally restricted segregated trust investments with income of \$0.14 million not included in the figures above.

unspent portion of funds established to support institutional, academic and research priorities with one-time funding. In 2024-25 \$1.5 million was used to support Engineering. In 2024-25, there were no additional discretionary appropriations made to this fund due to the balanced funding results. See Figure 60 for a breakdown of the balances in this fund.

Encumbrance reserve – This fund was established to accommodate situations where the budgeted funding is available and approved by the Executive team and a purchase commitment is established but the goods have not yet been received by year-end. There were no available funds to reserve at year-end related to these types of commitments as the full surplus was reserved for future mitigation.

- **Invested in capital assets** – This fund represents the balance of capital assets net of long-term debt, deferred capital contributions and debt payments. In year, the activity in the fund relates to funding, debt or deferred capital contributions and capital assets purchases. The majority of capital assets that were purchased were transacted through either the

funding budget, recorded in the unrestricted fund discussed above, or the capital and infrastructure projects and reserve, which is included in the internally restricted fund, also discussed above.

- **Endowments** – The endowment fund represents the activity and balance of our endowments.
- **Employee future benefits** – This fund is the sum of the pension asset and post-retirement obligations. Unlike the other reserve funds, the post-retirement benefits in this fund remains unfunded. The Board of Trustees approved a plan to reserve \$0.9 million annually for a number of years to fund these obligations. A further \$1.6 million was established in 2017-18 as a pension stabilization reserve. Investment income on this reserve remains restricted for employee future benefits.

Figure 59 details the balances of a number of the internally restricted funds, as of April 30, 2025, by teaching Faculty as well as the Library.

Figure 59: Balances by Faculty as of April 30, 2025

(\$000s)	Operating project accounts (Dean's Strategic Funds)	Operating project accounts (other)	Research funds with no external obligations	Start-up funds	PER and accountable allowance accounts	Total
Faculty of Applied Health Sciences	90	79	1,680	1,373	830	4,052
Faculty of Education	520	52	41	97	435	1,145
Faculty of Humanities	100	167	112	89	440	908
Faculty of Mathematics and Science	751	494	625	1,231	682	3,783
Faculty of Social Sciences	529	303	761	743	1,062	3,398
Goodman School of Business	303	115	153	84	1,022	1,677
Library			1		107	108
Other units		1,505	690		56	2,251
Total	2,293	2,715	4,063	3,617	4,634	17,322

Figure 60: Strategic initiative fund balances as of April 30, 2025

(\$000s)	President	Provost	Vice-President Research	Vice-President Administration	Central Institutional ⁽¹⁾	Research Capital	Development	Dean's ⁽²⁾	Total
Opening balance	950	1,989	898	480	14,032	757	665		19,771
2024-25 contributions									-
2024-25 spending	(272)	(287)	(167)	(227)	(1,834)				(2,787)
Total	678	1,702	731	253	12,198	757	665	-	16,984

(1) Includes \$6.7 million resulting from the sale of the Hamilton Campus.

(2) Dean's Strategic Funds are overseen by the Provost and, once approved by the Board of Trustees, these funds are transferred to the Faculty Operating Project Account reserves.

of \$0.4 million, which commenced this fiscal year, and another \$1.95 million in 2028-29, when the Sunlife residence loan is repaid funded from Ancillary Operations revenues. It is expected, given the asset mix of the balanced fund, that returns will experience short-term volatility. Mawer has historically generated exceptional returns, earning an annualized return of 7.4 per cent before management fees (0.25 per cent) over the last 146 months since the establishment of this investment. Mawer will be reviewed along with their Pension and Endowment investment management mandates over the upcoming year to determine if their funds remain appropriate for Brock's investment needs. A second sinking fund with the same investment strategy was established in 2021-22 to fund the \$125 million Series B debenture repayment. Additional information on this strategy is outlined in the Financing section of the Budget Reports. A deposit of \$2.4 million, consisting of funds from The Zone construction ancillary fee and funding allocated from Ancillary Operations revenues as part of the Series B debenture repayment strategy, was added to the investment balance in 2024-25.

Figure 61 summarizes the investment income year-over year and versus budget; Figure 62 graphs the cumulative monthly investment income performance; Figure 63 details the monthly cash flow over the past five years; Figure 64 represents a year-over-year variance analysis of investment holdings; and Figure 65 is an analysis of fees for investment management.

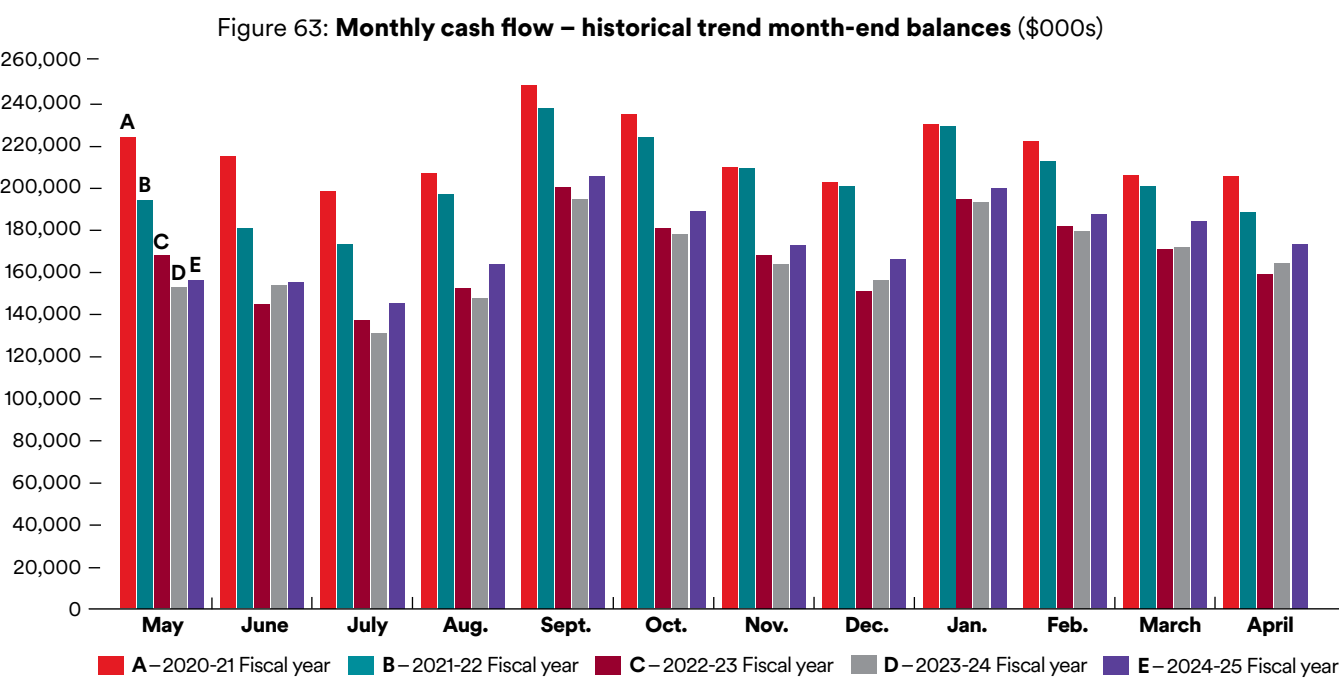
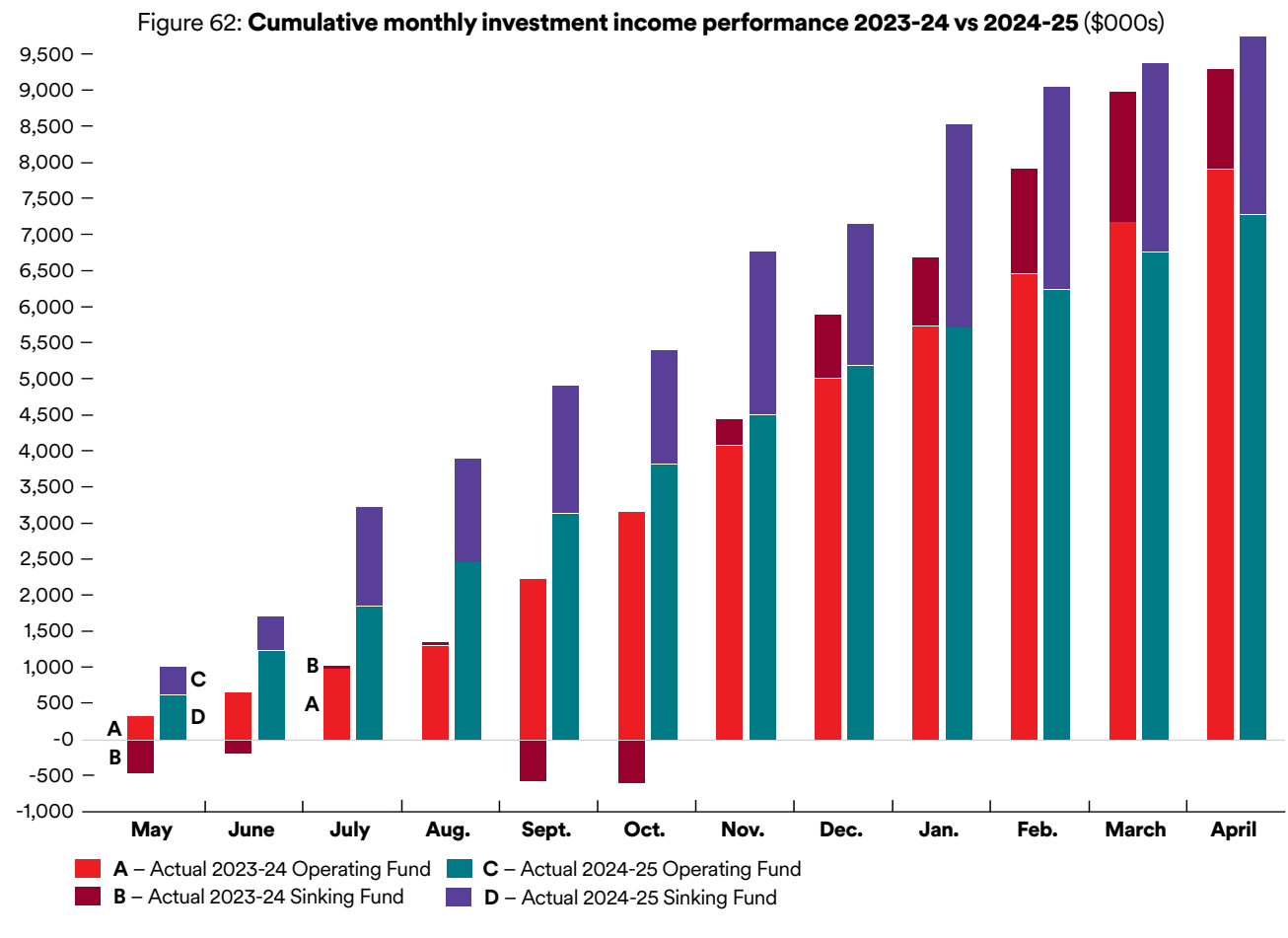


Figure 64: Year-over-year variance analysis of investment holdings

(\$000s) Unless otherwise stated	Average balance ⁽¹⁾	Investment income	Rate of return	Year-over-year change due to rate	Year-over-year change due to balance and investment mix
Guaranteed investment certificates/high-interest savings accounts					
2023-24	133,724	6,478	4.84%		
2024-25	124,944	6,009	4.81%		
Variance better/(worse)	(8,780)	(469)	-0.03%	(47)	(422)
Cash					
2023-24	31,468	1,409	4.48%		
2024-25	25,991	1,256	4.83%		
Variance better/(worse)	(5,477)	(153)	0.35%	112	(265)
Total operating investments					
2023-24	165,192	7,887	4.77%		
2024-25	150,935	7,265	4.81%		
Variance better/(worse)	(14,257)	(622)	0.04%	65	(687)
Sinking fund – 2005 bond					
2023-24	9,126	659	7.22%		
2024-25	10,391	1,088	10.47%		
Variance better/(worse)	1,265	429	3.25%	297	132
Employee future benefits reserve					
2023-24	6,793	490	7.22%		
2024-25	7,722	810	10.49%		
Variance better/(worse)	929	320	3.27%	222	97
Sinking fund – 2020 bond					
2023-24	3,259	231	7.08%		
2024-25	5,362	552	10.30%		
Variance better/(worse)	2,103	321	3.22%	105	217
Total investment					
2023-24	184,370	9,267	5.03%		
2024-25	174,410	9,715	5.57%		
Variance better/(worse)	(9,960)	448	0.54%	689	(240)

(1) Average balance does not include externally restricted trusts with separate investment strategies. Brock currently has four externally restricted segregated trust investments with income of \$0.14 million not included in the figures above.

Figure 65: Analysis of fees for investment management

(\$) Unless otherwise stated	2024-25 Actuals	2023-24 Actuals	Variance better/(worse)
Non-discretionary broker accounts			
BMO Nesbitt Burns	3,405	3,957	552
Scotiabank Investments			
Total non-discretionary	3,405	3,957	552
Mawer – balanced fund	58,383	46,726	(11,657)
Total fees	61,788	50,683	(11,105)
Total fees as a % of balance	0.035%	0.029%	-0.006%

Financial health metrics

These financial health metrics compare us to other universities in the comprehensive category as detailed in Figure 66.

Figure 66

	Brock			Median ⁽¹⁾		Weighted average ⁽¹⁾	
	April 2025	April 2024	April 2023	April 2024	April 2023	April 2024	April 2023
Primary reserve ratio	21.2%	22.3%	24.4%	25.9%	24.4%	36.8%	40.2%
Debt burden ratio	3.4%	3.1%	8.7% ⁽²⁾	2.9%	3.0%	3.0%	4.6%
Interest burden %	2.7%	2.6%	2.9%	1.6%	1.8%	1.5%	1.5%
Interest coverage	1.75	1.84	2.68	4.45	4.60	2.94	3.96
Viability ratio	35.3%	39.4%	37.7%	65.0%	73.1%	108.8%	109.9%
Net operating revenues ratio	1.7%	2.6%	0.6%	5.5%	4.8%	6.2%	5.2%
Employee future benefits per student headcount (\$000s)	\$(0.72)	\$(0.64)	\$(0.60)	\$(1.34)	\$(2.37)	\$(1.61)	\$(2.39)
Endowment per student headcount (\$000s)	\$6.94	\$6.87	\$6.38	\$11.37	\$10.74	\$10.36	\$9.68

(1) Calculated using financial information from 13 other comprehensive universities. Certain 2023 metrics have been updated due to revisions in certain universities' financial statements.
 (2) The \$20-million repayment of the Roy and Lois Cairns Health and Bioscience Research Complex loan during 2022-23 causes the one-time swing in this metric.

The metrics can be explained as follows:

- The primary reserve ratio refers to the amount of cash available to cover operations. At April 2025, Brock has approximately 77 days (2024 – 81 days) of expendable reserves.
- The next two ratios (debt burden ratio and interest burden per cent) describe how Brock utilizes a greater proportion of its annual operating expense to fund debt obligations.
- The interest coverage ratio measures the ability to fund interest charges from cash generated through operations. The ratio has fallen below the 2.0 target set by the Board of Trustees due to reduced earnings before interest, depreciation and amortization (EBIDA) resulting from increased use of reserves to fund operating expenses and the result of a balanced funding result compared to funding surpluses generated in prior years. The ratio considered to be the minimum standard by Morningstar DBRS, the University's credit rating agency, is 2.5 for an A (High) rating.
- The viability ratio is essentially how much of the institution's debt could be paid off with expendable resources. The average institution in our category could pay off all of their debt with expendable resources. Brock can pay off 35 per cent and therefore is comparably more vulnerable to unplanned events.
- The net operating revenues ratio provides an indication of the extent to which we are generating positive cash flows in the long run to be financially sustainable.



- The employee future benefits per student metric acknowledges certain obligations are owed to certain employees in the future when they retire or cease employment. The negative balance here represents the fact that the obligation is larger than the actual cash set aside to pay these benefits. Despite the fact that we are in a deficit position, Brock compares favourably to our peers on this metric.
- The endowment per student is an indicator of external support for the institution. Endowments provide relief to the operating budget as a source of additional funding to support areas of the institution's mission. Our endowment per student has seen some growth but still remains less than our peers.

The comparative April 2025 figures of the other universities in the comprehensive category were not available at the time of writing this annual report.

Our debt

Figure 67 details the current and projected external debt of the University which is within financial metric ranges of the University's current credit rating.

Morningstar DBRS maintained Brock's credit rating on February 21, 2025, with the Issuer Rating and Senior Unsecured Debentures rating of "A (high)" with "Stable" trends. Morningstar DBRS noted "the credit ratings are underpinned by the University's position as a midsize comprehensive university in the Province of Ontario (rated "AA" with a "Stable" trend), and its track record of strong fiscal management." "The credit ratings remain constrained by the current challenging operating environment, which can be characterized by the restrictive funding and tuition framework and recent changes to federal immigration policy negatively affecting international student enrolment." Morningstar DBRS noted although unlikely, a positive credit rating action depends on a combination of sustained improvement in financial risk assessment metrics and an improvement in Morningstar DBRS' assessment of one or more critical rating factors. "A negative credit rating action could arise from continued deterioration in financial risk assessment metrics."

Figure 67: Outstanding debt

(\$000s) Unless otherwise noted	Actual									Forecast	
	April 30, 2018	April 30, 2019	April 30, 2020	April 30, 2021	April 30, 2022	April 30, 2023	April 30, 2024	April 30, 2025	April 30, 2026	April 30, 2027	
2005 Bond	93,000	93,000	93,000	93,000	93,000	93,000	93,000	93,000	93,000	93,000	
Roy and Lois Cairns Health and Bioscience Research Complex	24,109	23,319	22,491	21,624	20,715						
3401 Schmon Parkway						14,208	12,658	11,108	9,558	8,008	
Residence	14,333	13,385	12,366	11,271	10,095	8,831	7,474	6,015	4,448	2,764	
Marilyn I. Walker School of Fine and Performing Arts (MIWSFPA)	15,240	14,520									
2020 Bond				125,000	125,000	125,000	125,000	125,000	125,000	125,000	
Scotia Loan			14,400	14,400	14,400	14,400	14,400	24,167	23,167	22,167	
Total debt	146,682	144,224	142,257	265,295	263,210	255,439	252,532	259,290	255,173	250,939	
Total student FFTE⁽¹⁾	20,303	20,548	21,597	21,896	21,598	21,289	21,147	21,092	21,044	20,858	
Total debt/FFTE (in dollars)⁽¹⁾	\$7,225	\$7,019	\$6,587	\$12,116	\$12,187	\$11,999	\$11,942	\$12,293	\$12,126	\$12,031	
Debt reduction strategy											
Sinking fund – 2005 Bond	6,696	7,370	7,607	8,843	8,437	8,954	9,613	11,107	11,429	12,406	
Sinking fund – 2020 Bond					1,532	3,136	4,876	7,831	10,394	11,831	
Debt repayment reserve	4,457	6,753	384	1,884	3,153						
M. Walker donation – MIWSFPA	5,470	5,617									
Other donations – MIWSFPA	851	932									
Total assets for debt reduction	17,474	20,672	7,991	10,727	13,122	12,090	14,489	18,938	21,823	24,237	
Net debt	129,208	123,552	134,266	254,568	250,088	243,349	238,043	240,352	233,350	226,702	
Net debt/FFTE (in dollars)⁽¹⁾	\$6,364	\$6,013	\$6,217	\$11,626	\$11,579	\$11,431	\$11,257	\$11,395	\$11,089	\$10,869	

(1) Fiscal full-time enrolment (FFTE). For a definition, refer to page 84 of the 2025-26 Budget Report

The existing sinking fund for the Series A Debenture issued in 2005 continues to trend ahead of schedule due to strong investment returns. As at April 30, 2025 the balance of the sinking fund was \$11.1 million which exceeds the expected value of \$9.3 million based on the growth schedule for the fund. The additional funding is due to a fund rate of return since inception exceeding the 5.0 per cent required rate of return. A second sinking fund was also established in 2021-22 to fund the repayment of the Series B 2020 Debenture issued in 2020. The funding of this sinking fund is sourced from student ancillary fees established for The Zone Fitness Centre and ancillary services revenues consistent with the business cases for the student experience infrastructure projects funded by the debenture. The balance of the second sinking fund as at April 30, 2025 was \$7.8 million, which exceeds the expected value of \$7.3 million based on the growth schedule for the fund.

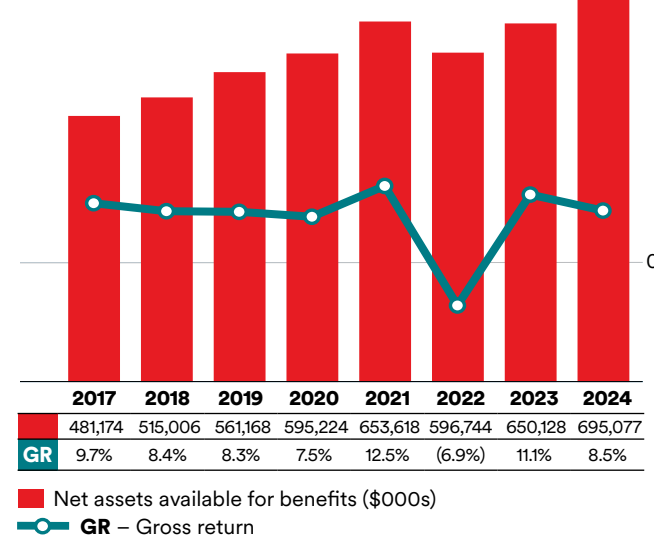


Pension plan

The actuarial valuation on the pension plan completed as at July 1, 2022, indicated the plan was 99 per cent funded on a going-concern basis (98 per cent as at January 1, 2020 valuation) and 105 per cent on a solvency basis (106 per cent as at January 1, 2020 valuation). The going concern deficit improved slightly due to higher interest rates increasing the discount rate that reduces the present value of the liabilities. The actuary sets the expected rates of returns based on industry best practices guided by the Canadian Institute of Actuaries. The University has no control or influence over these assumptions used by the actuary. The going concern deficit of \$5.3 million (\$12.7 million as at January 1, 2020 valuation) has required special payments into the plan of \$0.5 million representing an annual savings of \$1.0 million compared to the last valuation. In addition, current service cost payments for the plan of \$14.1 million for a total cost to the University of \$14.6 million annually. Employees also contribute to the money purchase component of the plan (defined contribution) an additional \$8.2 million resulting in an employer to employee funding ratio of 1.8 to 1.0. An updated valuation is required before the next triannual valuation date of July 1, 2025.

Additional information on the pension plan may be found at brocku.ca/human-resources/pension/

Figure 68: Pension Plan as of June 30 pension year end (\$000s)



Endowment summary

The endowments of the University continue to grow. Figure 69 summarizes the activity of the last six years. Figure 70 details the Top 10 endowments by size of investments as of April 30, 2025.

Figure 69: Endowment activity

(\$000s)	2024-25 Actual	2023-24 Actual	2022-23 Actual	2021-22 Actual	2020-21 Actual	2019-20 Actual
Opening endowment	130,145	122,332	119,025	123,810	103,896	107,026
Spending	(3,675)	(3,523)	(4,281)	(3,180)	(3,091)	(2,929)
Investment income and unrealized gain / (loss)	4,648	10,926	6,498	(2,242)	19,893	(1,553)
New donations	893	410	1,090	637	3,112	1,352
Ending endowment	132,011	130,145	122,332	119,025	123,810	103,896

Figure 70: Top 10 endowments 2024-25

Amount (\$000s)	Name	Purpose
21,289	Marilyn I. Walker SFPA Fund	Supports the MIWSFPA
9,278	The Harrison-Thompson Bursary Trust	Supports Undergraduate Awards
3,574	The Joyce Foundation Bursary	Supports Undergraduate Awards
3,473	Dr. Gerald B. Mitchell Fund in Experiential Learning	Supports Research, Student Experiences and Programming
2,922	VP Research Discretionary Fund	VP Research Discretionary
2,327	Dr. Raymond and Mrs. Sachi Moriyama Graduate Fellowships	Supports Graduate Awards
2,205	Bluma Appel Entrance Scholarship For Excellence	Supports Graduate Awards
1,795	Luigi and Amalia Setacci Award	Supports Undergraduate Awards
1,680	Provost Discretionary Enhancement Fund	Provost Discretionary
1,661	Williamson Memorial Fund	Supports Undergraduate Awards



Enterprise Risk Management

Capital investments

The University purchased \$18.1 million in capital additions during 2024-25. These additions represent investments in facilities and information technology supporting a number of projects, including the District Energy System Electrification, the Research Farm - CASP and Engineering renovations at 3401 Schmon Parkway, as well as other smaller capital items such as furniture and computers. Typically, one of the main sources of funding for these projects, other than external debt, donations and government grants, is from the Capital and Infrastructure Projects and Reserves Fund (capital fund). As detailed in Figure 71, \$11.6 million of funding from the capital fund supported the information technology purchases (\$4.2 million) and facilities management purchases (\$7.4 million) during the year.

Figure 71 illustrates the 2024-25 activity of the capital fund, which makes up a component of the internally restricted net asset balance in the audited NFPS Financial Statements. During 2024-25, \$9.1 million was transferred into the fund from operating. In year, an additional \$0.2 million in funding was added to the fund from the strategic reserve, \$0.1 million from start-up accounts and \$0.02 million from internal research and operating projects.

The key to the capital and infrastructure projects and reserve fund is that funding transferred into the reserve is held at year-end for spending in the following year(s). This recognizes that capital and related projects can often span one or more years and could have timing delays due to planning or regulatory requirements.

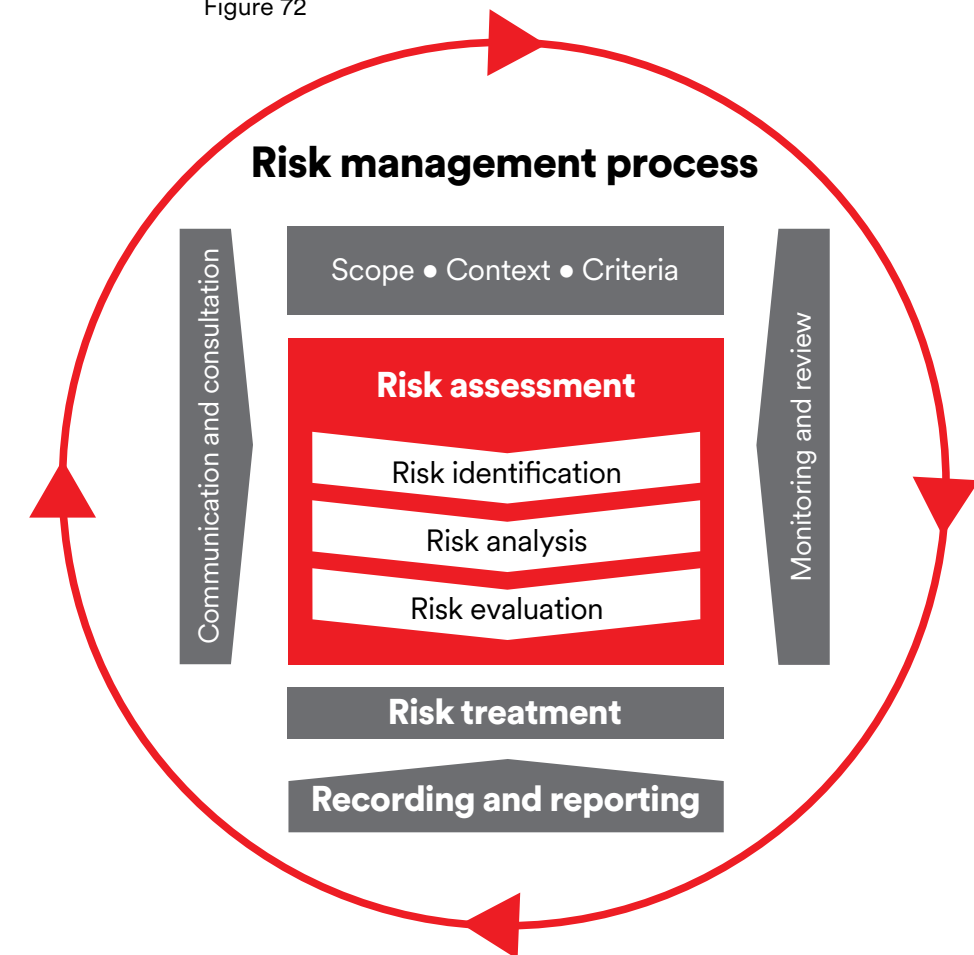
Figure 71: Activity of the capital and infrastructure projects and reserves fund

(\$000s)	Facilities Management (FM) Projects	Information Technology Services (ITS) Projects	Total Capital and Infrastructure Projects and Reserves
Opening Balance (May 1, 2024)	8,805	8,254	17,059
Funding from operating	4,249	4,865	9,114
Funding from strategic reserve	150		150
Funding from start-up accounts	140		140
Funding to endowments	(1)		(1)
Funding from internal research and operating projects	21		21
In-year spending	(7,383)	(4,196)	(11,579)
Ending Balance (April 30, 2025)	5,981	8,923	14,904

Enterprise Risk Management (ERM) continues to evolve and mature at Brock. ERM helps inform decision-making and supports the achievement of the University's strategic objectives and priorities through the identification, assessment and management of principal risks. Brock's ERM program does not seek to eliminate risk. Rather, the aim of ERM is to identify and understand both risks and opportunities and develop appropriate strategies – including mitigation and optimization – to help achieve the University's goals.

Adapted from best practices and international standards, Brock's principal risk assessment process below facilitates a structured approach for risk-informed decision-making and promoting innovative and collaborative solutions in support of Brock's strategic plan. ERM must be fluid to adapt to the ever-changing environment and complex University landscape. Through the leadership and commitment of the University, ERM is positioned to continue to support the University in achieving objectives.

Figure 72



1970



2024



Financial Statements of BROCK UNIVERSITY

Year ended April 30, 2025

Statement of Administrative Responsibility

The Administration of Brock University is responsible for the preparation of the financial statements, the notes and all other financial information contained in this annual report.

The Administration has prepared the financial statements in accordance with Canadian accounting standards for not-for-profit organizations. The Administration believes that the financial statements present fairly the University's financial position as at April 30, 2025 and the results of its operations for the year then ended.

In fulfilling its responsibilities and recognizing the limits inherent in all systems, the Administration has developed and maintains a system of internal control designed to provide reasonable assurance that University assets are safeguarded from loss and that the accounting records are a reliable basis for the preparation of the financial statements.

The Board of Trustees is responsible for ensuring that the Administration fulfills its responsibilities for financial reporting and is ultimately responsible for reviewing and approving the financial statements. The Board of Trustees carries out its responsibility for review of the financial statements principally through the Audit Committee. The members of the Audit Committee are not officers or employees of the University. The Audit Committee meets with the Administration, as well as the external auditors, to discuss the results of audit examinations and financial reporting matters and to satisfy itself that each party is properly discharging its responsibilities. The auditors have full access to the Audit Committee with and without the presence of the Administration.

The financial statements for the year ended April 30, 2025 have been reported on by KPMG LLP, Chartered Professional Accountants, Licensed Public Accountants, the auditors appointed by the Board of Trustees. The auditor's report outlines the scope of their audit and their opinion on the financial statements.

Lesley Rigg, Ph.D.
President and Vice-Chancellor

Joshua Tonnos, MBA, CPA, CGA
Chief Financial Officer & Associate
Vice-President Financial Services



KPMG LLP
Vaughan Metropolitan Centre
100 New Park Place, Suite 1400
Vaughan, ON L4K 0J3
Canada
Telephone 905 265 5900
Fax 905 265 6390

INDEPENDENT AUDITOR'S REPORT

To the Trustees of Brock University

Opinion

We have audited the financial statements of Brock University (the University), which comprise:

- the statement of financial position as at April 30, 2025
- the statement of operations for the year then ended
- the statement of changes in net assets for the year then ended
- the statement of cash flows for the year then ended
- and notes to the financial statements, including a summary of significant accounting policies

(Hereinafter referred to as the "financial statements").

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of the University as at April 30, 2025, and its results of operations, its changes in net assets and its cash flows for the year then ended in accordance with Canadian accounting standards for not-for-profit organizations.

Basis for Opinion

We conducted our audit in accordance with Canadian generally accepted auditing standards. Our responsibilities under those standards are further described in the "**Auditor's Responsibilities for the Audit of the Financial Statements**" section of our auditor's report.

We are independent of the University 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.

KPMG LLP, an Ontario limited liability partnership and member firm of the KPMG global organization of independent member firms affiliated with KPMG International Limited, a private English company limited by guarantee. KPMG Canada provides services to KPMG LLP.



Page 2

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

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

In preparing the financial statements, management is responsible for assessing the University's ability to continue as a going concern, disclosing as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the University or to cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the University'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 the 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 University'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 University'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 University 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.
- 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.
- Plan and perform the group audit to obtain sufficient appropriate audit evidence regarding the financial information of the entities or business units within the group as a basis for forming an opinion on the group financial statements. We are responsible for the direction, supervision and review of the audit work performed for the purposes of the group audit. We remain solely responsible for our audit opinion.

Chartered Professional Accountants, Licensed Public Accountants

Vaughan, Canada

June 26, 2025

BROCK UNIVERSITY

Statement of Financial Position

As at April 30, 2025, with comparative information for 2024 (in thousands of dollars)

	2025	2024
Assets		
Current assets:		
Cash and cash equivalents (note 2)	\$81,835	\$74,826
Accounts receivable	15,956	17,133
Government grants receivable	10,513	6,402
Prepaid expenses and other assets	1,004	953
Inventories	975	1,458
	110,283	100,772
Restricted investments (note 3)	222,905	220,928
Capital assets (note 4)	471,857	488,649
Employee future benefits asset (note 9)	9,565	9,465
	\$814,610	\$819,814
Liabilities and Net Assets		
Current liabilities:		
Accounts payable and accrued liabilities (note 16)	\$40,573	\$39,573
Deferred revenue	21,984	21,479
Deferred contributions (note 5)	11,410	12,393
Current portion of long-term debt (note 6)	4,117	17,409
	78,084	90,854
Long-term debt (note 6)	37,173	17,123
Debenture payable (note 7)	215,160	215,084
Deferred capital contributions (note 8)	211,217	210,787
Employee future benefits obligation (note 9)	32,840	30,547
Total liabilities	574,474	564,395
Net assets:		
Endowments (note 10)	132,011	130,145
Invested in capital assets (note 11)	51,349	63,784
Internally restricted (note 12)	79,947	82,468
Employee future benefits	(23,275)	(21,082)
Unrestricted	104	104
	240,136	255,419
Commitments (note 13)		
Contingencies (notes 14 and 15)		
	\$814,610	\$819,814

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

On behalf of the Board:

 Trustee  Trustee

BROCK UNIVERSITY

Statement of Operations

Year ended April 30, 2025, with comparative information for 2024 (in thousands of dollars)

	2025	2024
Revenues:		
Student fees	\$182,748	\$184,876
Government grants	112,325	106,411
Ancillary operations	45,607	40,630
Sales and services	21,161	20,349
Other revenues for restricted purposes	5,137	5,451
Investment income	9,859	9,421
Research grants for restricted purposes (note 17)	16,902	16,530
Gain on sale of assets	-	86
Amortization of deferred capital contributions (note 8)	11,397	10,782
	405,136	394,536
Expenses:		
Salaries and benefits	268,536	260,264
Operating expenses	50,664	47,780
Scholarships, fellowships and bursaries	28,411	29,588
Expendable equipment, repairs and maintenance	14,382	15,313
Utilities and taxes	10,062	8,590
Interest on long-term debt	10,300	9,880
Cost of sales	3,648	4,020
Amortization of capital assets	35,039	34,927
	421,042	410,362
Excess of expenses over revenues	(15,906)	(15,826)
Net transfers from internally restricted net assets	2,521	3,048
Net transfers from invested in capital assets	12,435	12,366
Net transfers from employee future benefits	950	412
Change in unrestricted net assets in the year	15,906	15,826
Unrestricted net assets, beginning of year	104	104
Unrestricted net assets, end of year	\$104	\$104

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

BROCK UNIVERSITY

Statement of Changes in Net Assets

Year ended April 30, 2025, with comparative information for 2024 (in thousands of dollars)

April 30, 2025	Employee future benefits	Endowments (note 10)	Invested in capital assets (note 11)	Internally restricted (note 12)	Unrestricted	Total
Net assets, beginning of year	\$(21,082)	\$130,145	\$63,784	\$82,468	\$104	\$255,419
Excess of revenues over expenses (expenses over revenues)	-	-	(23,642)	-	7,736	(15,906)
Net change in internally restricted net assets	-	-	-	(2,521)	2,521	-
Net change in investment in capital assets (note 11(b))	-	-	11,207	-	(11,207)	-
Actuarial loss in employee future benefits	(1,243)	-	-	-	-	(1,243)
Net current service charge in employee future benefits	(950)	-	-	-	950	-
Change in endowment net assets (note 10(a))	-	1,866	-	-	-	1,866
Net assets, end of year	\$(23,275)	\$132,011	\$51,349	\$79,947	\$104	\$240,136

April 30, 2024	Employee future benefits	Endowments (note 10)	Invested in capital assets (note 11)	Internally restricted (note 12)	Unrestricted	Total
Net assets, beginning of year	\$(19,793)	\$122,332	\$76,150	\$85,516	\$104	\$264,309
Excess of revenues over expenses (expenses over revenues)	-	-	(24,145)	-	8,319	(15,826)
Net change in internally restricted net assets	-	-	-	(3,048)	3,048	-
Net change in investment in capital assets (note 11(b))	-	-	11,779	-	(11,779)	-
Actuarial loss in employee future benefits	(877)	-	-	-	-	(877)
Net current service charge in employee future benefits	(412)	-	-	-	412	-
Change in endowment net assets (note 10(a))	-	7,813	-	-	-	7,813
Net assets, end of year	\$(21,082)	\$130,145	\$63,784	\$82,468	\$104	\$255,419

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

Statement of Cash Flows

Year ended April 30, 2025, with comparative information for 2024 (in thousands of dollars)

	2025	2024
Cash provided by (used in):		
Operating activities:		
Excess of expenses over revenues	\$(15,906)	\$(15,826)
Add (deduct) non-cash items:		
Gain on sale of assets	-	(86)
Amortization of gain on sale of assets	-	(161)
Amortization of capital assets	35,039	34,927
Amortization of deferred capital contributions	(11,397)	(10,782)
Amortization of deferred charges on debenture payable	76	74
	7,812	8,146
Net change in non-cash working capital balances related to operations:		
Decrease (increase) in accounts receivable	1,177	(2,557)
Increase in government grants receivable	(4,111)	(917)
Increase in prepaid expenses and other assets	(51)	(64)
Decrease in inventories	483	173
Increase in accounts payable and accrued liabilities	1,000	3,615
Increase in deferred revenue	505	3,169
Decrease in deferred contributions	(983)	(1,916)
Net current service charge in employee future benefits	950	412
	(1,030)	1,915
Cash provided by operating activities	6,782	10,061
Financing activities:		
Contributions restricted for capital purposes	11,827	7,169
Increase in long-term debt	10,600	-
Repayment of long-term debt	(3,842)	(2,908)
Cash provided by (used in) financing activities	18,585	4,261
Investing activities:		
Net change in restricted investments	(1,977)	(10,122)
Purchase of capital assets	(18,247)	(13,091)
Net proceeds from sale of assets	-	7,000
Change in endowment net assets	1,866	7,813
Cash used in investing activities	(18,358)	(8,400)
Increase in cash	7,009	5,922
Cash and cash equivalents, beginning of year	74,826	68,904
Cash and cash equivalents, end of year	\$81,835	\$74,826

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

Notes to Financial Statements

Year ended April 30, 2025
(in thousands of dollars)

Incorporated in 1964, Brock University (the “University” or “Brock”) flourishes through the scholarly, creative, and professional achievement of its students, faculty and staff. Offering a range of undergraduate and graduate programs, Brock fosters teaching and research of the highest quality. As a diverse and inclusive community, the University contributes positively to Canada and beyond through our imagination, innovation and commitment.

These financial statements reflect the assets, liabilities, net assets, revenue, expenses and other transactions of all of the operations controlled by the University. Accordingly, these financial statements include the academic, administrative and other operating expenditures funded by fees, grants and other general revenue; restricted purpose funds, including endowment, research and trust; and the ancillary operations, such as residence and parking.

The University is a charitable organization and, as such, is exempt from income taxes under the Income Tax Act (Canada).

1. Significant accounting policies:

These financial statements have been prepared in accordance with Canadian Accounting Standards for Not-For-Profit Organizations in Part III of the CPA Canada Handbook. The financial statements include the financial results of the University and its investment in a joint venture (note 1(o) and note 19).

(a) Cash and cash equivalents:

Cash equivalents are held for the purpose of meeting short-term commitments and are readily convertible to a known amount of cash and are subject to an insignificant amount of risk of changes in value. Cash equivalents include money market funds and investments with maturities of three months or less from the date of acquisition. Cash and cash equivalents are valued at fair value.

(b) Inventories:

Inventories are stated at the lower of cost, which is determined using the weighted average cost approach and net realizable value.

(c) Investments:

Investments are recorded at fair value.

(d) Capital assets:

Purchased capital assets are recorded at cost less accumulated amortization. Contributions of capital assets are capitalized at fair market value at the date of contribution. Capital assets are amortized on a straight-line basis using the following annual rates:

Asset	Rate
Buildings	2.5% to 10%
Furnishings and equipment	10% to 33 1/3%
Library books	20%

Construction costs are capitalized as work progresses and amortization commences as work is substantially completed. The carrying amount of capital assets is tested for recoverability whenever events or changes in circumstances indicate that the carrying amount may not be recoverable. An impairment loss is recognized in the Statement of Operations when the asset’s carrying amount is not recoverable and exceeds its fair value.

(e) Works of art:

Contributed works of art are recorded as revenue and expense, at fair market value, at the date of contribution. If the fair market value is not determinable, the contribution is recorded at a nominal amount. Artwork purchases are expensed as acquired.

(f) Endowments:

Contributions restricted for endowments consist of restricted donations received by the University and donations internally designated by the Board of Trustees, in the exercise of its discretion. The endowment principal is required to be maintained intact. The investment income generated from endowments must be used in accordance with the various purposes established by donors or the Board of Trustees. The University ensures, as part of its fiduciary responsibilities, that all funds received with a restricted purpose are expended for the purpose for which they were provided.

Investment income on endowments that is available for spending at the discretion of the University or is available for spending as the conditions established by the donor have been met has been recorded in the Statement of Operations. University policy has been established with the objective of protecting the real value of the endowments by having an overall investment objective for endowments to earn, over time, a rate of return at least equal to the total of inflation plus spending and the costs of administering the funds. The spending rate is reviewed annually. Investment income in excess of administration costs and spending allocations will be added to capital. In the case of endowments where the original donation adjusted for inflation is higher than the market value of the fund, spending may be temporarily suspended in order to preserve donor capital.

(g) Internally restricted net assets:

The University internally restricts the use of portions of its unrestricted net assets for specific future use. Transfers to internally restricted net assets only occur once authorized by the Board of Trustees. When expenses are incurred, expenses are charged to the Statement of Operations and the balance of internally restricted net assets is reduced accordingly.

(h) Revenue recognition:

The University follows the deferral method of accounting for contributions. Unrestricted contributions are recognized as revenue when received or receivable, if the amount to be received can be reasonably estimated and collection is reasonably assured. Pledged donations are recognized on a cash basis since pledges are not legally enforceable claims. Contributions externally restricted for purposes other than endowments are deferred and recognized as revenue in the year in which the related expenses are recognized. Contributions restricted for the purchase of capital assets are deferred and amortized into revenue on a straight-line basis at a rate corresponding with the amortization rate for the related capital asset. Endowment contributions are recognized as direct increases in net assets in the year in which they are received. Student fees are recognized as revenue when courses and seminars are held. Sales and services and ancillary revenue is recognized at the point of sale or when the service has been provided.

(i) Employee future benefits:

The University provides pension benefits to employees primarily through a hybrid pension plan. Under this arrangement, the University and employees are required to make contributions based on a specific percentage of the employee's earnings. The amount of pension benefits provided to

employees is based on the accumulation of contributions and investment earnings thereon, when the employee retires, subject to a guaranteed minimum benefit amount. Certain faculty are also members of the Teacher's Superannuation Fund, a multi-employer defined benefit plan.

The University provides other non-pension benefits to most of its employees, including retiree medical and dental benefits until the age of 65, accumulating sick leave benefits, pre-retirement leave benefits and for specific employees a health-care spending account.

The University accrues its benefit obligations for these employee future benefits as the employees render the services necessary to earn them. The actuarial determination of the accrued benefit obligations for these employee future benefits uses the projected benefit method prorated on service. For purposes of measuring the benefit obligations, the funding valuation is used for the pension and the accounting valuation is used for the non-pension benefits.

The University recognizes the amount of benefit obligations net of the fair value of plan assets in the Statement of Financial Position. Current service and finance costs are expensed during the year, while rereasurement and other items, representing the total of the difference between actual and expected return on plan assets, actuarial gains and losses, and past service costs, are recognized as a direct increase or decrease in net assets within the employee future benefits fund. In years between valuations, a roll-forward technique is used to estimate the accrued benefit obligations.

The most recent actuarial valuation of the pension plan for funding purposes was as of July 1, 2022 and the next required valuation will be as of July 1, 2025.

The most recent actuarial valuation of the non-pension benefits for accounting purposes was as of April 30, 2025.

(j) Derivative financial instrument and hedge accounting:

The University is party to interest rate swap agreements used to manage the exposure to market risks from changing interest rates. The University applies hedge accounting for its interest rate swaps. Payments and receipts under the interest rate swaps are recognized as adjustments to interest expense on long-term debt.

The University's policy is not to utilize derivative financial instruments for trading or speculative purposes.

(k) Pledges:

Pledges are recorded as revenue on a cash basis and accordingly are not recognized as an asset in the Statement of Financial Position. The total amount of pledges outstanding is approximately \$19,148 (2024 – \$18,106) and is expected to be received as follows:

	2025	2024
2025	-	1,277
2026	1,073	1,052
2027	921	780
2028	805	683
2029	836	716
2030	734	-
Thereafter	14,779	13,598
	\$19,148	\$18,106

(l) Contributed services and materials:

Volunteers contribute an indeterminable number of hours per year as well as various materials used by the University in carrying out the provision of services. Because of the difficulty of determining their fair value, contributed services and materials are not recognized in these financial statements.

(m) Financial instruments:

Financial instruments are recorded at fair value on initial recognition. Freestanding derivative instruments that are not in a qualifying hedging relationship and equity instruments that are quoted in an active market are subsequently measured at fair value. All other financial instruments are subsequently recorded at cost or amortized cost, unless management has elected to carry the instruments at fair value.

Transaction costs incurred on the acquisition of financial instruments measured subsequently at fair value are expensed as incurred. All other financial instruments are adjusted by transaction costs incurred on acquisition and financing costs, which are amortized using the effective interest rate method.

Financial assets are assessed for impairment on an annual basis at the end of the fiscal year if there are indicators of impairment. If there is an indicator of impairment, the University determines if there is a significant adverse change in the expected amount or timing of future cash flows from the financial asset. If there is a significant adverse change in the expected cash flows, the carrying value of the financial asset is reduced to the highest of the present value of the expected cash flows, the amount that could be realized from selling the financial asset or the amount the University expects to realize by exercising its right to any collateral. If events and circumstances reverse in a future period, an impairment loss will be reversed to the extent of the improvement, not exceeding the initial carrying value.

(n) Use of estimates:

The preparation of financial statements in conformity with Canadian Accounting Standards for Not-For-Profit organizations requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and the disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenue and expenses for the period reported. Items subject to such estimates and assumptions include the carrying amount of capital assets, valuation allowances for receivables, valuation of derivative financial instruments, accrued liabilities and obligations related to employee future benefits. Actual results could differ from those estimates. These estimates are reviewed periodically, and, as adjustments become necessary, they are reported in income in the year in which they become known.

(o) Joint ventures:

Joint ventures are accounted for under the proportionate consolidation method. The University accounts for its interest in the joint venture on a line by line basis in the financial statements and eliminates any inter-organizational transactions and balances. Accounting policies of the joint venture are conformed to those of the University before it is proportionately consolidated.

2. Cash and cash equivalents:

The fair values of the cash and cash equivalents are comprised of:

	2025	2024
Cash and cash equivalents	\$73,116	\$72,921
Held for future capital projects		
Cash and cash equivalents	8,719	1,905
	\$81,835	\$74,826

3. Restricted investments:

The fair value of investments are as follows:

	2025	2024
Invested for endowments		
Cash and cash equivalents	\$102	\$210
Walter Scott & Partners Global Equity Fund	40,691	40,555
Mawer Global Equity Pooled Fund	39,177	41,042
Barings Global High Yield Credit Strategies Fund	26,677	25,174
PH&N Core Plus Fixed Income	25,364	23,164
	132,011	130,145
Invested for unspent capital projects		
Cash and cash equivalents (note 8)	2,991	1,586
Invested for future debt repayments		
Mawer Balanced Fund	18,938	14,489
Invested for employee future benefits		
Mawer Balanced Fund	8,607	7,821
Invested for other restricted purposes		
Cash and cash equivalents	59,127	66,104
Canada Games Park capital reserve	1,231	783
	60,358	66,887
	\$222,905	\$220,928

Investments are allocated as follows:

	2025	2024
Comprised as follows		
Cash and guaranteed investment certificates	\$41,720	\$49,400
Guaranteed investment certificates (maturing after April 30, 2026)	20,500	18,500
Pooled endowment fund	131,908	129,935
Pooled investment fund	27,545	22,310
Other	1,231	783
	\$222,905	\$220,928

4. Capital assets:

April 30, 2025	Cost	Accumulated amortization	Net book value
Land	\$56,487	\$-	\$56,487
Buildings	742,433	363,095	379,338
Furnishings and equipment	112,825	79,426	33,399
Library books	49,854	47,221	2,633
	\$961,599	\$489,742	\$471,857

April 30, 2024	Cost	Accumulated amortization	Net book value
Land	\$56,487	\$-	\$56,487
Buildings	732,259	337,176	395,083
Furnishings and equipment	106,922	72,172	34,750
Library books	48,767	46,438	2,329
	\$944,435	\$455,786	\$488,649

Included in buildings and furnishings and equipment is \$6,111 (2024 – \$3,160) of construction in progress that was not amortized during the year.

The increase in net book value of capital assets is due to the following:

	2025	2024
Balance, beginning of year	\$488,649	\$510,485
Capital assets funded by deferred capital contributions	10,422	5,755
Capital assets internally financed	7,925	8,871
Capital assets financed by proceeds of long term debt	(100)	(1,535)
Amortization of capital assets	(35,039)	(34,927)
Balance, end of year	\$471,857	\$488,649

5. Deferred contributions:

Deferred contributions represent unspent externally restricted grants and donations for research and other restricted purposes. The changes in the deferred contributions balance are as follows:

	2025	2024
Balance, beginning of year	\$12,393	\$14,309
Grants, donations and other expendable funds received	15,701	14,333
Amounts recorded as revenue during the year	(16,684)	(16,249)
Balance, end of year	\$11,410	\$12,393

6. Long-term debt:

	2025	2024
Fixed rate instruments:		
Earp student residence: 7.2% loan with certain residences and investments pledged as security, with monthly blended payments of principal and interest of \$91, due October 1, 2028	\$3,353	\$4,167
Lowenberger student residence: 7.2% loan with certain residences and investments pledged as security, with monthly blended payments of principal and interest of \$72, due October 1, 2028	2,662	3,307
Major capital projects: Serial mortgage with fixed monthly principal payments of \$83 and interest at 4.815%, due on June 3, 2029 (2024 - 2.49% interest only payments with the principal repayable in full on or before June 3, 2024)	24,167	14,400
3401 Schmon Parkway: Serial mortgage with fixed monthly principal payments of \$129 and interest at 3.91%, due on June 28, 2027	11,108	12,658
	41,290	34,532
Less current portion	(4,117)	(17,409)
	\$37,173	\$17,123

Debt maturities:

The following are the future minimum annual debt principal repayments due over the next five fiscal years and thereafter:

2026	4,117
2027	4,234
2028	10,818
2029	1,955
2030	20,166
Thereafter	-
	\$41,290

(a) Bank credit facility:

The University has available an operating line of credit of \$20,000 that was not utilized at April 30, 2025. The interest rate on the operating line of credit, when drawn, is the Bank's Prime lending rate from time to time minus 0.75% (the prime rate at April 30, 2025 was 4.95%). Amounts are due on demand.

(b) Interest rate swap:

During the year, the University has entered into interest rate swap agreements to manage the volatility of interest rates.

The University converted a net notional of \$25,000 of floating rate long-term debt relating to the Major capital projects. The fixed rate paid under the interest rate swap is 4.815%. The maturity date of the interest rate swap is the same as the maturity date of the associated long-term debt of June 3, 2029.

The University converted a net notional of \$15,500 of floating rate long-term debt relating to the acquisition of 3401 Schmon Parkway. The fixed rate paid under the interest rate swap is 3.91%. The maturity date of the interest rate swap is the same as the maturity date of the associated long-term debt of June 28, 2027.

The notional and fair values of the interest rate swap agreements is as follows:

	2025		2024	
	Notional value	Fair value	Notional value	Fair value
Major capital projects	24,167	25,585	14,400	14,322
3401 Schmon Parkway	11,108	11,280	12,658	12,357
	\$35,275	\$36,865	\$27,058	\$26,679

The fair value of the swaps are determined using the benchmark valuation methodology without consideration for non-performance or counterparty risk.

7. Debenture payable:

	2025	2024
Series A debenture payable, bearing interest at 4.967%, \$2,309 payable interest only semi-annually, due December 14, 2045	93,000	93,000
Deferred refinancing expenses	(2,381)	(2,444)
Series B debenture payable, bearing interest at 3.033%, \$1,896 payable interest only semi-annually, due May 17, 2060	125,000	125,000
Deferred refinancing expenses	(459)	(472)
	\$215,160	\$215,084

The fair value of the debenture payable due December 14, 2045 (Series A) is \$95,319 (2024 – \$90,502). Fair value has been determined using the market quote of the debenture which as at April 30, 2025 was \$102.49 (2024 – \$97.31).

The fair value of the debenture payable due May 17, 2060 (Series B) is \$86,245 (2024 – \$82,794). Fair value has been determined using the market quote of the debenture which as at April 30, 2025 was \$69.00 (2024 – \$66.24).

The University has established two internal sinking funds for each of the Series A and Series B debentures and purchased units in the Mawer Balanced Fund with a market value of \$11,107 (2024 – \$9,613) and \$7,831 (2024 – \$4,876) respectively. It is the University's policy to annually review the sinking fund investment structure and required contributions so that the ultimate proceeds of the investments will be applied against the Series A and B debenture payable.

8. Deferred capital contributions:

Deferred capital contributions represent the unamortized amount of donations and grants received for the purchase of capital assets. The amortization of deferred capital contributions is recorded as revenue in the Statement of Operations. The changes in the deferred capital contributions balance are as follows:

	2025	2024
Balance, beginning of year	\$210,787	\$214,400
Less amortization of deferred capital contributions	(11,397)	(10,782)
Add contributions restricted for capital purposes	11,827	7,169
Balance, end of year	\$211,217	\$210,787

The balance of unamortized capital contributions related to capital assets consists of the following:

	2025	2024
Unamortized capital contributions used to purchase assets	\$208,226	\$209,201
Unspent capital contributions	2,991	1,586
	\$211,217	\$210,787

9. Employee future benefits obligation:

(a) Pension benefit plan:

The University sponsors a hybrid pension plan, which contains both a defined contribution component and a defined benefit component. The defined contribution component of the plan is funded by University and member contributions and provides a benefit to members based on their accumulated account balance. The defined benefit component of the plan is funded by University contributions and provides for a guaranteed minimum benefit. The latest actuarial funding valuation was performed as at July 1, 2022. The next required actuarial funding valuation will be completed on or before July 1, 2025.

The University measured its accrued benefit obligation and fair value of plan assets for accounting purposes as at April 30, 2025. A summary of the financial status of the plan is as follows:

	2025	2024
Accrued benefit obligation	\$696,050	\$667,220
Fair value of plan assets	705,615	676,685
Accrued benefit asset	\$9,465	\$9,465

The principal actuarial assumptions adopted in measuring the University's employee future benefits obligation are as follows:

	2025	2024
Discount rate on defined benefit costs	5.85%	5.85%
Rate of compensation increases	2.80% – 3.25%	2.80% – 3.25%
Expected long-term rate of return on plan assets	6.00%	6.00%

The contribution and the amount expensed for the University's pension benefit plans are as follows:

	2025	2024
Current service cost (defined contribution)	\$14,807	\$14,172
Current service cost (defined benefit)	1,093	839
Unfunded liability (going concern)	534	611
Total	\$16,434	\$15,622

(b) Other benefit plans:

The University has a number of non-pension future benefits that are available to most of its employees. These non-pension benefits include retiree medical and dental benefits until the age of 65, accumulating sick leave benefits and pre-retirement leave benefits and, for specific employees, a health-care spending account. The latest actuarial accounting valuation was performed as at April 30, 2025.

A summary of the financial status of the plans is as follows:

	2025	2024
Accrued benefit obligation	\$32,840	\$30,547
Fair value of plan assets	-	-
Accrued benefit liability	\$32,840	\$30,547

The University established an internally restricted reserve (note 12) for employee future benefits of \$9,552 (2024 – \$8,742).

The principal actuarial assumptions adopted in measuring the University's employee future benefits obligation are as follows:

	2025	2024
Discount rate	4.40% – 4.90%	5.10% – 5.20%
Prescription drug costs	6.36% decreasing to 4.00% in and after 2040	6.52% decreasing to 4.00% in and after 2040
Other benefits costs	4.00%	4.00%
Health Care Spending Account	2.00%	2.00%

The expense for the University's other benefit plans is as follows:

	2025	2024
Non-pension defined benefit plans	\$5,278	\$4,844
Non-pension benefit plans	642	666
Total	\$5,920	\$5,510

10. Endowments:

(a) Change in endowment net assets:

The following were recorded directly to endowment net assets:

	2025	2024
Contributions restricted for endowments	\$893	\$410
Investment income	17,023	4,104
Internally allocated for endowment spending	(3,675)	(3,523)
Unrealized (loss) gain	(12,375)	6,822
	\$1,866	\$7,813

It is the University's policy to endow any amounts not made available for spending during the fiscal year. These amounts are recorded as a direct increase to endowments as preservation of capital.

(b) Contributions restricted for endowments consist of the following:

	2025	2024
Externally endowed	\$122,993	\$121,198
Internally endowed	9,018	8,947
	\$132,011	\$130,145

(c) Ontario Student Opportunity Trust Fund, Phase One:

Externally restricted endowments include grants provided by the Government of Ontario from the Ontario Student Opportunity Trust Fund ("OSOTF") matching program, Phase One to award student aid as a result of raising an equal amount of endowed donations. The OSOTF represents a portion of the endowment fund.

Schedule of Changes in Expendable Funds Available for Awards:

	2025	2024
Expendable funds available for awards, beginning of year	\$1,780	\$1,775
Investment income eligible for expenditures	1,944	473
Bursaries awarded	(471)	(467)
Expendable funds available for awards, end of year	\$3,253	\$1,781
Total OSOTF, Phase One, end of year	\$15,332	\$12,305
Number of bursaries awarded	130	130

Schedule of Changes in Endowment Balance based on book and market value:

	2025		2024	
	Market	Book	Market	Book
Endowment balance, beginning of year	\$16,611	\$10,526	\$15,755	\$10,452
Unrealized (loss) gain for the year	(1,423)	-	782	-
Investment income less bursaries awarded	1,555	1,554	74	74
Endowment balance, end of year	\$16,743	\$12,080	\$16,611	\$10,526

(d) Ontario Student Opportunity Trust Fund, Phase Two:

Externally restricted endowments include grants provided by the Government of Ontario from the OSOTF matching program, Phase Two to award student aid as a result of raising an equal amount of endowed donations. The OSOTF represents a portion of the endowment fund.

Schedule of Changes in Expendable Funds Available for Awards:

	2025	2024
Expendable funds available for awards, beginning of year	\$1,090	\$1,051
Investment income eligible for expenditures	748	182
Bursaries awarded	(143)	(143)
Expendable funds available for awards, end of year	\$1,695	\$1,090
Total OSOTF, Phase Two, end of year	\$6,311	\$5,117
Number of bursaries awarded	31	31

Schedule of Changes in Endowment Balance based on book and market value:

	2025		2024	
	Market	Book	Market	Book
Endowment balance, beginning of year	\$6,315	\$4,027	\$5,992	\$4,007
Unrealized (loss) gain for the year	(545)	-	303	-
Investment income less bursaries awarded	589	589	20	20
Endowment balance, end of year	\$6,359	\$4,616	\$6,315	\$4,027

(e) Ontario Trust for Student Support:

Externally restricted endowments include grants provided by the Government of Ontario from the Ontario Trust for Student Scholarship ("OTSS") matching program to award student aid as a result of raising an equal amount of endowment donations to an allocated ceiling. The OTSS represents a portion of the endowment fund.

Schedule of Changes in Expendable Funds Available for Awards:

	2025	2024
Expendable funds available for awards, beginning of year	\$6,342	\$6,069
Investment income eligible for expenditures	4,090	999
Bursaries awarded	(743)	(726)
Expendable funds available for awards, end of year	\$9,689	\$6,342
Total OTSS, end of year	\$35,107	\$28,540
Number of bursaries awarded	370	355

Schedule of Changes in Endowment Balance based on book and market value:

	2025		2024	
	Market	Book	Market	Book
Endowment balance, beginning of year	\$35,063	\$22,196	\$33,285	\$22,085
Unrealized (loss) gain for the year	(2,964)	-	1,667	-
Investment income less bursaries awarded	3,221	3,222	111	111
Endowment balance, end of year	\$35,320	\$25,418	\$35,063	\$22,196

11. Net assets invested in capital assets:

(a) Net assets invested in capital assets consist of the following:

	2025	2024
Capital assets, net (note 4)	\$471,857	\$488,649
Less amounts financed by:		
Long-term debt	(25,066)	(20,132)
Deferred capital contributions (note 8)	(208,226)	(209,201)
Debenture payable	(195,935)	(197,437)
Cash and cash equivalents held for future capital projects (note 2)	8,719	1,905
Balance, end of year	\$51,349	\$63,784

(b) The change in net assets invested in capital assets is calculated as follows:

	2025	2024
Repayment of long-term debt	\$3,282	\$2,908
Purchase of capital assets internally financed (note 4)	7,925	8,871
Increase in invested in capital assets	11,207	11,779
Amortization expense	(35,039)	(34,927)
Less amortization of deferred capital contributions	11,397	10,782
Decrease in invested in capital assets	(23,642)	(24,145)
Net change in invested in capital assets	\$(12,435)	\$(12,366)

12. Internally restricted net assets:

Internally restricted net assets for allocation and spending in subsequent years consist of the following:

	2025	2024
Capital and infrastructure projects and reserves	\$14,904	\$17,059
Operating project accounts	5,008	5,874
Research funds with no external obligations	4,063	4,501
Start-up funds	3,617	4,204
Professional expense reimbursement accounts	4,635	4,740
Sinking fund	12,951	10,003
Employee future benefits reserve (note 9)	9,552	8,742
Contingency reserve	7,003	6,791
Canada Games Park capital reserve	1,231	783
Strategic initiative fund	16,983	19,771
	\$79,947	\$82,468

13. Commitments:

- (a) As at April 30, 2025, the estimated costs to complete approved capital and renovation projects are approximately \$16,235 (2024 – \$33,503), which will be funded by government grants, donations, debt and operations.
- (b) The following are the future minimum annual operating lease payments due over the next five fiscal years and thereafter:

2026	2,594
2027	2,190
2028	2,014
2029	1,896
2030	1,883
Thereafter	21,487
	\$32,064

14. Canadian Universities Reciprocal Insurance Exchange:

The University is a member of the Canadian Universities Reciprocal Insurance Exchange (CURIE). CURIE is a pooling of the property damage and public liability insurance risks of its members. All members pay annual deposit premiums that are actuarially determined and are subject to further assessment in the event members' premiums are insufficient to cover losses and expenses. No assessment has been made for the year ended April 30, 2025.

15. Contingencies:

The nature of the University's activities are such that there may be litigation pending or in the prospect at any time. With respect to claims at April 30, 2025, the Administration believes that the University has valid defenses and appropriate insurance coverage in place. In the event any claims are successful, Administration believes that such claims are not expected to have a material effect on the University's financial position. No provision has been accrued in these financial statements.

16. Accounts payable and accrued liabilities:

Included in accounts payable and accrued liabilities are government remittances payable of \$5,442 (2024 – \$5,174), which includes amounts payable for payroll-related taxes.

17. Research revenue and expenses:

The Statement of Operations consolidates all the revenue and expense activity of the University. The schedule below separates externally restricted research revenue and expense by financial statement line item for increased transparency of research grant activity.

	2025	2024
Revenues:		
Grant revenue	\$16,684	\$16,249
Grant revenue – central overhead	218	281
	16,902	16,530
Expenses:		
Salaries and benefits	4,050	3,724
Operating expenses	7,232	6,665
Scholarships, fellowships and bursaries	4,111	3,469
Expendable equipment, repairs and maintenance	1,509	2,672
	16,902	16,530
Excess of revenue over expenses	\$-	\$-

18. Financial risks:

Financial risks have not changed significantly as compared to the prior year.

(a) Credit risk:

Credit risk refers to the risk that a counterparty may default on its contractual obligations resulting in a financial loss. The University deals with creditworthy counterparties to mitigate the risk of financial loss from defaults.

The carrying amount of accounts receivable is valued with consideration for an allowance for doubtful accounts. The amount of any related impairment loss is recognized in the statement of operations. Subsequent recoveries of impairment losses related to accounts receivable are credited to the statement of operations. The balance of the allowance for doubtful accounts at April 30, 2025 is \$5,958 (2024 – \$6,996).

(b) Interest rate risk:

The University is exposed to interest rate risk on its fixed and floating interest rate financial instruments. Fixed-interest instruments subject the University to a fair value risk while the floating-rate instruments subject it to a cash flow risk.

The University mitigates interest rate risk on its term debt through derivative financial instruments (interest rate swaps) that exchange the variable rate inherent in the term debt for a fixed rate (see note 6). Therefore, fluctuations in market interest rates would not impact future cash flows and operations relating to the term debt. There have been no changes in interest rate risk exposure as compared to the prior year.

(c) Currency risk:

The University is exposed to foreign currency risk with respect to its investments denominated in foreign currencies, including underlying investments in pooled funds denominated in foreign currencies because the fair value and future cash flows will fluctuate due to the changes in the relative value of the foreign currencies against the Canadian dollar. The University manages currency risk through monitoring activities and adherence to the investment policy. The University currently holds forward contracts to hedge 50% of its exposure to US dollar equity investments held in the endowment fund. At year end, the University had forward foreign exchange contracts to sell currency with an aggregated value of \$17,573 USD (2024 – \$16,394 USD). At April 30, 2025 there is an approximate \$185 (2024 – \$411) unrealized foreign exchange loss resulting from the mark to market of foreign exchange contracts.

(d) Liquidity risk:

Liquidity risk is the risk of being unable to meet cash requirements or to fund obligations as they become due. Accounts payable and accrued liabilities are generally paid shortly after year end. For long-term debt, the University has established investments to provide for cash flow requirements (notes 6 and 7).

(e) Market risk:

Market risk is the risk that the fair value of future cash flows of a financial instrument will fluctuate as a result of market factors. The University's investment policies detail the objectives, management and guidelines of investment, as well as providing for an appropriate risk tolerance strategy.

19. Canada Games Park:

The University entered into a Consortium agreement with the Niagara Region, City of St. Catharines and City of Thorold (together with the University, the "Consortium") for the construction of Canada Games Park, which was substantially complete on February 11, 2022. The facility is located on lands owned by the University and leased to the Consortium for a nominal fee until February 2060. A decision to either renew the land lease or transfer facility ownership to the University is scheduled for year 30 of the agreement in 2052. The University has a 25% ownership in the Canada Games Park facility and is a one-third operating partner of the facility. The financial results of Canada Games Park are proportionately consolidated with those of the University.

The amounts included in these financial statements, including the impact of eliminating entries, are as follows:

Statement of Financial Position

	2025	2024
Assets:		
Cash and cash equivalents	\$171	\$88
Accounts receivable	27	79
Prepaid expenses	9	34
Inventory	2	4
Capital assets	22,677	24,054
	22,886	24,259
Liabilities and Net Assets:		
Accounts payable	64	107
Deferred revenue	24	23
Deferred capital contributions	22,706	24,047
Net assets	92	82
	\$22,886	\$24,259

Then



Now



Statement of Operations

	2025	2024
Revenues:		
Sales and services	\$636	\$543
Amortization of deferred capital contributions	978	1,004
	1,614	1,547
Expenses:		
Salaries and benefits	349	318
Operating expenses	(103)	(122)
Utilities and taxes	173	154
Expendable equipment, repairs and maintenance	134	130
Amortization of capital assets	1,051	1,050
	1,604	1,530
Excess of revenue over expenses	\$10	\$17

The University will contribute annually its proportionate share of an amount equal to 1.5% of the initial hard costs of constructing the facility into a capital reserve fund held by the Niagara Region for future capital repairs and improvements. The balance of the capital reserve as of April 30, 2025 is \$1,231 (note 3).

20. Comparative information:

Certain comparative information has been reclassified to conform with the financial statement presentation adopted in the current year.

Brock University

Niagara Region
1812 Sir Isaac Brock Way
St. Catharines, ON
L2S 3A1 Canada

905 688 5550
annualreport@brocku.ca

brocku.ca/finance

Institutional Strategic Plan – Directions & Priorities



Shape tomorrow
through research,
discovery
and knowledge



Build
sustainable
futures



Realize
you
matter



Bring the world
to Brock, and
Brock to the
world