Overview of Mission, Programmes, and Services

Hart House is a multi-faceted hub at the University where students, faculty, staff and alumni engage in social, artistic, cultural and recreational activities. Hart House also welcomes multiple thousands of people from the wider community to numerous events (e.g., theatre performances, art shows, talks, workshops, conferences, weddings, etc.) on an annual basis. Students come to Hart House to work out, to eat lunch, hang out between classes, study in the library, participate in one of 28 student-led clubs and committees, to attend a jazz concert, wait for the UTM shuttle, hold a meeting, attend a meeting, play billiards, attend a debate or book reading, etc. Hart House is open 365 days per year and continues to fulfill its mission as a welcoming and inclusive space on campus, providing excellent programmes and services while balancing the budget and preserving the building.

Largely informed by the May 2007 Hart House Review, a multi year plan has been developed with a broad agenda of equity programming, greater collaboration with academic divisions, and meaningful linkages to students who are not currently involved at Hart House. We are pleased to report that more campus-recognised student groups are using the House for meetings and events. We continue to seek ways to include students from the east and west campuses, by providing special events and facilitating participation in activities which are unique to Hart House, such as Hart House Theatre, the Farm and arts programmes. In addition to Hart House's role and function as a place of student engagement and student life, it is also a bridge between the University and the city, welcoming the general public to numerous events throughout the year, by providing food services, renting space for events sponsored by the wider community, as well as multiple thousands of attendees to Hart House organised events, such as talks, arts-based performances, Nuit Blanche, etc.

B. Operating Plan and Experience for 2009-10

We will achieve our budget for 2009-10 with a forecasted surplus of $11,000.

This year, several initiatives were undertaken to enhance the student experience as well as to increase revenues and reduce costs over the long term. A new administrative structure that will consolidate currently discrete programming units into a coherent and unified infrastructure has been implemented. The structure will allow us to broaden the process of engagement with students, the Board, and the administrative staff while ensuring that we honour the spirit of the Hart House vision as a "living laboratory of social, artistic, cultural and recreational experiences where all voices, rhythms and traditions converge."

Beginning October1 2009, the University of Toronto's Campus Community Radio Station, CIUT, took up residence at Hart House. As well as providing dynamic and diverse programming which we hope will attract a diverse demographic to Hart House, CIUT contributes $44,000 a year in rental income. CIUT occupy the former residence of the Warden on the 3rd Floor of the House, as well as studio and reception space occupying one third of the Map Room on the ground floor. New furniture was added to this space to create a welcoming, comfortable and cozy space for students. New contemporary furniture and lighting were also added to the Reading Room on the ground floor. Both of these rooms are now abuzz with students, studying, meeting, hanging out.

Over the summer, the Theatre Campaign case for support was revised and finalized. The new case speaks to the vision of Hart House Theatre as a theatre dedicated to serving and making a positive impact on the young adult market through unique programming that reflects their interests and sensibilities. Active donor cultivation and solicitations have already begun. The goal of the campaign is $8 million - $7 million towards an endowment fund and $1 million towards capital restoration. To date we have raised just over $2 million.

The Theatre introduced a series of Creative Classes and Workshops. These classes are designed to allow students and the broader community access to the many benefits that are gained from participating in performing and creative arts. Hart House is offering over thirty classes, employing over twenty of Toronto's most sought after artists to instruct students and others in the areas of voice, movement, clowning, improv, directing acting, camera work, editing and host of other creative disciplines. These classes are open to anyone who wishes to exercise their creative spirit, improve their communication skills, increase self-confidence, challenge their wit, learn to speak and move with authority or to express themselves artistically.

Under the helm of Barbara Fischer, the Justina M. Barnicke Gallery was awarded the honour of representing Canada in Venice at the world's oldest, most important and prestigious Biennale of Contemporary Art, often referred to as the Olympics of the art world. The Gallery also produced the most successful fundraising campaign for a Venice Biennale exhibition in the history of contemporary art in Canada, raising over $1 million from private individuals, foundations, corporate sponsors, and government.

C. Operating Plan for 2010/11

The 2010/11 budget has been reviewed and recommended by the Hart House Finance Committee and approved by the Board of Stewards. It represents a fiscally prudent approach to providing high quality programming and services while meeting increasing demands, is responsive to new initiatives, and preserving the building while providing excellent stewardship for Hart House's finances. Our budget goals for 2010/11 are to achieve a budget in a surplus position and be sustainable in future years. The budget balances programming objectives including operating Hart House Theatre, developing new revenue streams to reduce dependency on student fees, investing adequately in capital assets, investing consistently in deferred and major maintenance and maintaining a reasonable level of unrestricted net assets. The 2010/11 budget achieves the goal for the next fiscal year, showing net income of $10,000 after the transfer of $26,000 from the University for CIUT occupancy.

Hart House's 2010-11 budget has been designed to continue to strengthen and diversify our co-curricular offerings for University of Toronto students, maintain our facilities and strengthen services offered to University of Toronto students, faculty, staff, alumni, and members of the general public. Our goal is to further diversity and strengthen our programme offerings, and provide top-notch service.

The CPI and UTI calculations reflect a 3.5% net increase to student fees. In addition, we have calculated a 3% increase to the joint membership plan.

We are anticipating an increase in room rental revenue as a result of improved room utilization and a targeted marketing programme. We offer reduced room rental prices for University of Toronto clients while charging market rates for external clients.

The operation of Hart House Theatre is going very well. Student productions are increasingly successful. The integration of human, financial and physical resources is resulting in efficiencies and enhancements to all the programmes of Hart House. UofTtix (the main U of T box office) is planning new growth over the next several years. We expect that the addition of the creative classes and workshops will produce a permanent revenue stream in future years.

The budget for programming for the clubs and committees has been set at $375,000. With the goal of increasing student involvement in Hart House, a budget provision has been made which is aimed at providing financial support for student initiatives across the University, via the good ideas fund and accessibility fund for co-curricular activities.

D. Capital Plan for 2010-11

The capital budget is set at $1,273,000. It includes $355,000 for the acquisition of furniture and equipment, $630,000 for an elevator and $288,000 for deferred and major maintenance.

E. Current Long Range Financial Plan

The long-range planning assumptions are set out on a separate schedule and are in accordance with investment yield, and inflation factors recommended by the University of Toronto's Financial Services Department. Enrollment projections are provided by Planning and Budgets.

The five-year financial plan indicates a series of operating deficits commencing in 2011/12 budget year. Ongoing challenges include the fact that the rate of increase for salaries, wages and benefits and utility costs is significantly greater than the stated inflation factor upon which fees are based; senior member fees are market-driven and need to be competitive; and Hart House facilities are operating close to capacity. Deferred and major maintenance expenditures are planned for the next 15 years and reviewed frequently with the Finance Committee of the House to minimise volatility in expenditures due to unforeseen events while enabling the programming in the House to continue.

An operating fund reserve was established in 2004-05 to cover unexpected contingencies. The current balance in the fund is $1.3 million.

Hart House is very aware that we simply cannot run a deficit. To address the long-term budget issues, we will continue to focus on operational effectiveness within departments and across the House.

On November 2, 2009, the structures through which programming at Hart House is developed and administered changed from discrete administrative units into a coherent and unified administrative framework with functions and operations assigned to two new portfolios in the senior administrative team – A Director of Programme Development and a Director of Programme Administration, replacing the previous positions of Director of Athletics and Farm, Director of Programme and Managing Director, Hart House Theatre.

With this new structure in place, a broad process of engagement with students, the Board and Hart House's administrative staff will be undertaken over the course of the next year (January 2010-January 2011). There is still a great deal of work to be done in the refinement of this framework which will incorporate the principles of fairness and equity, accessibility, openness and transparency, accountability and responsiveness. The goal is for Hart House to build capacity in its programming, activities and services for and with students, staff, alumni, faculty and diverse

communities through intentional actions, plans and initiatives that will promote and nurture excellence, expansion, innovation, creativity and positive change throughout the organization. To accomplish this Hart House, will work with the University's Executive Director of University Advancement Partnerships, Kyle Winters, to identify potential sponsorship opportunities and partnerships.

One partnership that Hart House has just launched is with the Green Education Council. In November 2009, Hart House embarked upon a multi-year programme to explore how the application of sustainability principles can improve the viability of the institution, reduce energy, and improve our fiscal health. A panel of environmental experts in engineering, architecture, energy and planning from the University's senior administration and the City of Toronto has met, and have been asked to provide suggestions as to how Hart House's carbon footprint, and utilities (projected to be 970K in the 2010-2011 fiscal year) can be reduced.

The Justina Barnicke Gallery was the successful recipient of a $200,000 grant from Cultural Spaces Canada to be used for a major renovation to its space. The Barnicke family has contributed a matching donation of $200,000 towards the renovation.

Explorations are also underway to generate additional income by way of summer programming at Hart House. A children's arts based summer camp and arts institute are both under consideration. In addition, as the new arts-based programme revenue stream – Creative Classes – gains traction, we will look to expand offerings to more advanced levels of instruction, week-end, and week-long workshop format.

HART HOUSE
CONSOLIDATED OPERATING BUDGET AND 5-YEAR FORECAST

Version 2 Jan6

(in $000's. Rounding differences will occur)

	2008/09 ACTUAL	2009/10 BUDGET	2009/10 FORECAST	2010/11 BUDGET	2011/12 BUDGET	2012/13 BUDGET	2013/14 BUDGET	2014/15 BUDGET
Revenue								
Student fees	6,384	6,650	6,650	6,941	7,020	7,057	7,088	7,159
Senior member fees	1,114	1,067	1,108	1,104	1,137	1,171	1,206	1,243
General & interest revenue	3,439	2,294	2,432	2,495	2,456	2,506	2,556	2,607
Food revenue	2,765	2,967	2,774	2,830	2,971	3,044	3,111	3,179
Deferred revenue (amort of def. capital contrib)	94	77	114	114	114	114	114	114
Project revenue (def. contributions)	740	74	-	-	-	-	-	-
Endowment income	-	-	-	40	60	81	106	136
Unrestricted donations & grants	82	60	51	81	89	98	108	119
	14,618	13,188	13,129	13,604	13,848	14,071	14,289	14,557
Expenses								
Salaries, wages & benefits	7,409	7,513	7,455	7,536	7,721	8,107	8,512	8,938
Professional fees	505	382	438	393	403	411	421	429
Publicity	198	171	114	116	119	121	124	126
Web design, data processing, software	45	128	43	91	35	35	36	37
General office	678	508	759	772	791	808	826	842
Laundry, supplies & garbage	327	353	347	358	366	375	383	390
Cost of goods sold	819	991	971	990	1,015	1,037	1,060	1,080
Insurance	92	134	97	99	101	103	106	108
Utilities	811	933	874	965	988	1,010	1,032	1,053
Committees(in 2010: offset w/$100K rev)	490	375	454	475	487	497	508	518
Programming projects (deferred contribution spending)	1,616	74	-	-	-	-	-	-
Theatre production costs	53	41	46	47	48	49	50	51
	13,042	11,604	11,595	11,841	12,072	12,554	13,057	13,571
Capital renewal:								
Annual maintenance	510	494	509	674	691	706	722	736
Deferred & major maintenance	285	207	207	170	174	178	182	185
Depreciation	525	587	602	713	731	747	763	778
Expendable equipment	364	135	109	112	115	117	120	122
	1,684	1,423	1,427	1,669	1,710	1,748	1,786	1,821
Central overhead	50	84	96	110	112	115	117	119
	14,775	13,110	13,118	13,620	13,894	14,416	14,960	15,512
Operating result before commitments & transfers	(157)	78	11	(16)	(47)	(345)	(671)	(955)
- Transfer from U of T for Theatre support	255	-	-	-	-	-	-	-
- Transfer from U of T for CIUT occupancy	-	-	-	26	44	44	44	44
Excess (Deficiency) of Revenue over Expenses	98	78	11	10	(3)	(301)	(628)	(911)

Schedule 2

2010/11 ANNUAL OPERATING PLAN

CONSOLIDATED STATEMENT OF NET ASSETS
(in 000's) Rounding errors may occur.

		2008/09 ACTUAL	2009/10 BUDGET	2009/10 FORECAST	2010/11 BUDGET	2011/12 BUDGET	2012/13 BUDGET	2013/14 BUDGET	2014/15 BUDGET
UNRESTRICTED NET ASSETS									
- Unrestricted accumulated net assets									
Excess of revenue over expenses	$	98	78	11	10	(3)	(301)	(628)	(911)
Investment in capital assets		(36)	(1,285)	(398)	(673)	(681)	(691)	(701)	(713)
Transfer to (from) D & MM reserve		(198)	482	(12)	(14)	-	-	-	-
Operating Result after Commitments		(136)	(725)	(399)	(678)	(684)	(992)	(1,329)	(1,624)
Transfer to Operating Fund Reserve	$	(48)	(12)	(9)	(44)	(24)	(22)	(22)	(27)
Bal., begin. of year		707	(17)	522	114	(607)	(1,316)	(2,331)	(3,681)
Balance, end of year	$	522	(754)	114	(607)	(1,316)	(2,331)	(3,681)	(5,332)
APPROPRIATED EQUITY									
-Operating Fund Reserve (10% of revenue)									
Increase/(decrease) in commitment	$	48	12	9	44	24	22	22	27
Balance, beginning of year		1,259	1,307	1,308	1,317	1,360	1,385	1,407	1,429
Balance, end of year	$	1,308	1,319	1,317	1,360	1,385	1,407	1,429	1,456
APPROPRIATED EQUITY									
-Reserve for Def. & Major Maintenance									
Increase/(decrease) in commitment	$	198	(482)	12	14	-	-	-	-
Balance, beginning of year		638	787	837	848	863	863	863	863
Balance, end of year	$	837	305	848	863	863	863	863	863
APPROPRIATED EQUITY									
-Other internally restricted net assets									
Increase/(decrease) in commitment	$	194	(250)	(90)	-	-	-	-	-
Balance, beginning of year		608	735	802	712	712	712	712	712
Balance, end of year	$	802	485	712	712	712	712	712	712
APPROPRIATED EQUITY									
-Internal Endowment Funds									
Increase/(decrease) in commitment	$	(4)	-	2	2	2	2	2	2
Balance, beginning of year		179	175	175	177	179	181	183	185
Balance, end of year	$	175	175	177	179	181	183	185	187
APPROPRIATED EQUITY									
- Investment in capital assets									
Capital asset additions	$	467	1,796	886	1,273	1,298	1,324	1,351	1,378
Depreciation		(525)	(587)	(602)	(713)	(731)	(747)	(763)	(778)

Schedule 2

2010/11 ANNUAL OPERATING PLAN

CONSOLIDATED
STATEMENT OF NET ASSETS
(in 000's) Rounding errors may occur.

		2008/09 ACTUAL	2009/10 BUDGET	2009/10 FORECAST	2010/11 BUDGET	2011/12 BUDGET	2012/13 BUDGET	2013/14 BUDGET	2014/15 BUDGET
Amortiz of deferred capital contributions		94	77	114	114	114	114	114	114
Increase/(decrease) in commitment		36	1,285	398	673	681	691	701	713
Balance, beginning of year		2,498	2,896	2,534	2,932	3,605	4,286	4,977	5,678
Balance, end of year	$	2,534	4,181	2,932	3,605	4,286	4,977	5,678	6,391
EXTERNAL ENDOWMENT FUND -Club & Committee Endowment Fund									
Increase/(decrease) in commitment	$	1	50	6	2	-	-	-	-
Balance, beginning of year		17	122	18	24	26	26	26	26
Balance, end of year	$	18	172	24	26	26	26	26	26
EXTERNAL ENDOWMENT FUND -Art Gallery & Baker Dunham Endowment Funds									
Increase/(decrease) in commitment	$	1	-	-	2	2	2	2	2
Balance, beginning of year		109	112	110	100	102	104	106	108
Balance, end of year	$	110	112	110	102	104	106	108	110
EXTERNAL ENDOWMENT FUND -House Theatre Endowment Fund									
Increase/(decrease) in commitment	$	(94)	2,000	78	900	1,000	1,000	1,000	1,000
Balance, beginning of year		1,141	1,192	1,048	1,125	2,025	3,025	4,025	5,025
Balance, end of year	$	1,048	3,192	1,125	2,025	3,025	4,025	5,025	6,025
TOTAL NET ASSETS - Total restricted and unrestricted net assets									
Increase/(decrease) in Total Net Assets	$	196	1,878	6	916	1,001	703	376	93
Balance, beginning of year		7,157	7,309	7,353	7,350	8,265	9,266	9,969	10,345
Balance, end of year	$	7,353	9,187	7,359	8,265	9,266	9,969	10,345	10,438

2010/11 ANNUAL OPERATING PLAN

HART HOUSE

Schedule 3

CONSOLIDATED OPERATING BUDGET AND 5-YEAR FORECAST ASSUMPTIONS

	2010/11 BUDGET	2011/12 BUDGET	2012/13 BUDGET	2013/14 BUDGET	2014/15 BUDGET
General Inflation forecast (% of prior)	102.30%	102.45%	102.20%	102.20%	101.95%
Enrollment increase forecast (% of prior)	100.3%	100.1%	99.5%	99.4%	100.0%
Student fee rate forecast (% of prior)	103.5%	101.0%	101.0%	101.0%	101.0%
Investment yield forecast (% of invested cash)	1.66%	2.00%	2.10%	2.50%	3.00%
Senior Member fees rate forecast (% of prior year)	100.0% *	103.0%	103.0%	103.0%	103.0%
General Increase in salaries, wages and benefits (% of prior year - cost of living and step increase)	105.0%	105.0%	105.0%	105.0%	105.0%

*** Senior member fees will be subject to an 8% increase effective July 1 2010 due to the harmonized sales tax (HST).**

HART HOUSE
STUDENT FEE SCHEDULE

	Sessional Fees 09/10	2007/08 Fee Drop Off	UTI Increase	CPI Increase	Student Fees 10/11	% Change
St. George Full time	66.76	(0.94)	2.30	0.99	69.11	3.5%
St. George Part time (= 20% St.G full time)	13.35	(0.18)	0.46	0.20	13.83	3.6% *
UTSc & UTM Full time	2.05		0.04	0.03	2.12	3.4% *
UTSc & UTM Part time (= 20% of UTSc/UTM full time)	0.42			0.01	0.43	2.4% *

* any difference due to rounding.

HART HOUSE
CALCULATION OF STUDENT FEES

Year 2010-11	Student Fees 10/11	Projected Summer Enrolment 10/11	Projected Enrolment 10/11	Student Fees Summer Session	Student Fees Fall Session	Student Fees Winter Session	Student Fees Total 10/11
St. George Full time	$ 69.11	3,535	45,672	$ 244,000	$ 3,156,400	$ 3,156,000	$ 6,556,400
St. George Part time (= 20% of full time)	$ 13.83	8,105	6,368	112,000	88,100	88,000	288,100
UTM Full time	$ 2.12	1,421	10,865	3,000	23,000	23,000	49,000
UTSc Full time	$ 2.12	2,493	9,624	5,000	20,000	20,000	45,000
UTM Part time (= 20% of UTM full time)	$ 0.43	3,071	894	1,000	-	-	1,000
UTSc Part time (= 20% of UTSc full time)	$ 0.43	2,663	786	1,000	-	-	1,000
		21,288	74,209	$ 366,000	$ 3,287,500	$ 3,287,000	$ 6,940,500

Year 2009-10 Projection	Student Fees 09/10	Projected Summer Enrolment 09/10	Projected Enrolment 09/10	Student Fees Summer Session	Student Fees Fall Session	Student Fees Winter Session	Student Fees Total 09/10
St. George Full time	$ 66.76	3,716	45,224	$ 248,000	$ 3,019,000	$ 3,019,000	$ 6,286,000
St. George Part time (= 20% St. George Full time)	$ 13.35	7,592	6,406	101,000	86,000	86,000	273,000
UTM Full time	$ 2.05	1,259	10,546	3,000	22,000	22,000	47,000
UTSc Full time	$ 2.05	2,191	9,481	4,000	19,000	19,000	42,000
UTM Part time (= 20% of UTM full time)	$ 0.42	3,013	918	1,000	-	-	1,000
UTSc Part time (= 20% of UTSc full time)	$ 0.42	2,673	770	1,000	-	-	1,000
		20,444	73,345	$ 358,000	$ 3,146,000	$ 3,146,000	$ 6,650,000

Budgeted revenue 2009/10	$6,650,000
Difference	$ -
Difference %	0.00%

HART HOUSE
SCHEDULE OF SENIOR MEMBER AND OTHER FEES
5% GST in effect until June 30/10. 13% HST in effect on July 1/10.

		2009/10		2010/11		$	%
ATHLETICS		Base	GST incl.	Base	HST incl.	Change	Change
Regular Fee	Monthly	$ 66.67	$ 70.00	$ 66.67	$ 75.33	$ -	0.000%
	Annually	$ 766.67	$ 805.00	$ 766.67	$ 866.33	$ -	0.000%
Discounted Fees							
Spouse of Student Member or Senior Member	Monthly	$ 52.38	$ 55.00	$ 52.38	$ 59.19	$ -	0.000%
	Annually	$ 591.43	$ 621.00	$ 591.43	$ 668.31	$ -	0.000%
Class of 09	Monthly	$ 33.33	$ 35.00	$ 33.33	$ 37.67	$ -	0.000%
	Annually	$ 382.86	$ 402.00	$ 382.86	$ 432.63	$ -	0.000%
Member over 60	Monthly	$ 52.38	$ 55.00	$ 52.38	$ 59.19	$ -	0.000%
	Annually	$ 591.43	$ 621.00	$ 591.43	$ 668.31	$ -	0.000%
Faculty or Staff	Monthly	$ 48.10	$ 50.50	$ 48.10	$ 54.35	$ -	0.000%
	Annually	$ 550.48	$ 578.00	$ 550.48	$ 622.04	$ -	0.000%
Affilated Student	Annually	$ 206.67	$ 217.00	$ 206.67	$ 233.53	$ -	0.000%
Visiting Student	4 months	$ 161.90	$ 170.00	$ 161.90	$ 182.95	$ -	0.000%
One Month Member	Monthly	$ 90.48	$ 95.00	$ 90.48	$ 102.24	$ -	0.000%
CLUBS & COMMITTEES							
Regular Fee	Annually	$ 161.90	$ 170.00	$ 161.90	$ 182.95	$ -	0.000%
Special Fees							
Spouse of Student Member or Senior Member	Annually	$ 161.90	$ 170.00	$ 161.90	$ 182.95	$ -	0.000%
Member over 60	Annually	$ 123.81	$ 130.00	$ 123.81	$ 139.90	$ -	0.000%
Faculty or Staff	Annually	$ 161.90	$ 170.00	$ 161.90	$ 182.95	$ -	0.000%
Visiting Student	Annually	$ 161.90	$ 170.00	$ 161.90	$ 182.95	$ -	0.000%
ATHLETICS PLUS	Monthly	$ 91.43	$ 96.00	$ 91.43	$ 103.31	$ -	0.000%
	Annually	$ 1,030.48	$ 1,082.00	$ 1,030.48	$ 1,164.44	$ -	0.000%
JOINT PLAN	Annually	$ 285.72	$ 300.01	$ 294.29	$ 332.55	$ 8.57	3.000%

	2010/11 ANNUAL OPERATING PLAN					Schedule 6
HART HOUSE						
DEFERRED & MAJOR MAINTENANCE PROJECTS						
		2009/10	2009/10	2010/11	2010/11	2010/11
		Budget	Forecast	Budget - A-List	B-List	C-List
Projects as set out in DMM engineering study				-	-	-
	Masonry Repairs (arranged centrally)				80,000	
	Replace Art Gallery condesate receiver	9,600	9,600	9,613		
	Electrical Distribution Repair	25,000	25,000	25,000		
	Drainage System Repairs @ Theatre Box Office		25,000	-		
	Overhaul Air Handling Units					62,000
	Safety Review				18,000	
	Replace wall coping sealants	67,600	135,639			
	B-List Budget & Contingency		12,000	135,000		
Deferred & Major Maintenance Expensed to Operations		102,200	207,239	169,613	98,000	62,000
Deferred & Major Maintenance Capitalized Expenditures						
	Replace Art Gallery Cooling system	55,200				
	Renewal of Gallery Grill wood ceiling				15,000	
	Restoration of some of the north shields in GH					40,000
	Life Safety Improvements	35,000		40,000		
	Resurfacing of running track					-
	Architectural rejuvenation of chapel				30,000	
	1st Floor Stairwell upgrade			48,000		
	Below grade roof waterproofing	50,800	65,000	50,000		
	Roof work above mechanical rooms South of GH				97,706	
	Fire Alarm system					84,896
	Replace Asphalt parking lot				40,000	
	Fire Hoses				10,924	
	Replace West Servery Elevator					82,500
	Common area light fixtures				40,000	
	Renovation to 2nd Floor Washrooms & 3rd floor washroom	250,000	80,000			
	Contingency	266,800	100,000	150,000		
Capitalized Deferred & Major Maintenance		657,800	245,000	288,000	233,630	207,396
Total Deferred & Major Maintenance Expenditures	**$**	**760,000**	**452,239**	**457,613**	**331,630**	**269,396**

		2010/11 ANNUAL OPERATING PLAN			Schedule 7
HART HOUSE					
CAPITAL BUDGET WISH LIST					
		2010/11	Useful	Annual	
		Request	Life	Depreciation Exp	
FURNITURE & EQUIPMENT					
Catering	New Oven	24,000	10	2,400	
Farm	Farm equipment	18,000	10	1,800	
Athletics	Cardio, Weight & Pool Equipment	80,000	3	26,667	
Facilities	Quad Electrical Monument/power drop unit	6,000	10	600	
	New digital phone system for Accounts Office	2,500	10	250	
	Furnishings/ Equipment	53,500	10	5,350	
	Elevator	630,000	20	31,500	
	Athletics Reception Desk Reno	45,000	10	4,500	
	Fire Hoses (B-List)	10,924	10	1,092	
	New Signage to comply with legislation	25,000	30	833	
Contingency (10%)		90,000	10	9,000	
		984,924		83,992	
BUILDING IMPROVEMENTS					
	Capitalized Deferred & Major Maintenance	288,000			
		288,000			
SUM		**1,272,924**			
	Chris's Facilities Request (above) includes:				
	chairs 60 @ 200, 80 @ 250 = 290000				
	shelving units 3 @ 800 for GG = $2400				
	new lockers for staff = $14000				
	shelving units 16 @ 350 $5600				
	Exhaust fan for wood/welding shop $2000				
	air compressor $2500				

HART HOUSE

Fee Index Calculations
January 4, 2010

CPI Formula

66.76	2009-10 Fee
-0.94	Less removal of 3year tem fee increase from 2007-08
65.82	Adjusted fee base
1.50%	CPI rate
0.99	**CPI based increase for FT St. George Students**

UTI Formula

2009-10 budgeted salary base - Appointed Staff		2,936,700	
Average Increase for 2010-11 @	5%	146,835	
Benefit Cost @	23.5%	724,631	
Indexed salary - base appointed staff			3,808,166
2009-10 budgeted wages - casual staff		1,774,200	
Average increase for 2010-11 @	3%	53,226	
Benefit cost rate @	11%	201,017	
			2,028,443
Indexed salary base - casual staff			5,836,609
Severance costs if applicable			160,771
Total indexed salary and benefits expenditure base for 2010/11			**5,997,380**
Substract the amount of net revenue from other sources of revenue			
2009-10 budget previous year (i.e. non-student fee revenue)			
Total revenue		10,517,098	
Less student fees		-6,650,000	
Less student fees - clubs and committees		-20,000	-3,847,098
Add the non-salary expenditure base (2009-10 budget)			
Total budgeted expenses		10,439,098	
Less budgeted salaries, wages and benefits		-5,752,300	4,686,798
Less UTM/UTSC fees (2008-09 enrol @ 2008-09 rates)			-91,000
Total St George student fee budget for 2009-10 UTI rate			**6,746,080**
Weighted, projected St. George enrollment for 2010-11 (Term FTEs)			99,038
UTI Based term fee for St. George Students (budget/enrollment)			**68.12**

UTI $	2.30
Less temporary UTI fee	-0.94
Acutal UTI $ Increase	1.36

RESULTING MAXIMUM FEE UNDER UTI+CPI (refer to schedule 4)

2009-10 fee	66.76	
Less tempprary fee removal	-0.94	
Plus CPI	0.99	
Plus UTI	2.30	
New fee based on UTI/CPI	**69.11**	**(3.5%)**