



ONE JIB
Regular Board Meeting
Agenda

Meeting #: 2023-01
Date: March 1 2023, 10:00 a.m.
Location: AMO Office
200 University Avenue - Suite 801, Toronto, ON M5H 3C6

	Pages
1. Chair's Welcome	
2. Land Acknowledgement	
3. Disclosures of Pecuniary Interest	
4. Minutes of Previous Meeting	
4.a Approval of November 30, 2022 ONE JIB Meeting Minutes	1 - 11
4.b Business Arising from November 30, 2022 ONE JIB Meeting Minutes	
4.c Approval of February 14, 2023 and February 22, 2023 ONE JIB Special Meeting Minutes	12 - 15
4.d Business Arising from February 14, 2023 or February 22, 2023 ONE JIB Special Meeting Minutes	
5. Communications	
6. Delegations	
7. Board Committee Reports	
8. Consent Items	

The Board Chair will ask if any member wishes to pull any items marked “consent” on the agenda for discussion. The recommendations in all consent items (other than those pulled) will be approved through one motion at this time. Items pulled will be dealt with at their scheduled point in the agenda.

9.	Governance and Administrative Matters	
9.a	ONE JIB Terms of Reference – Election of Chair and Vice Chair	16 - 18
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9.c	Board Governance Self-Evaluation Report – Fall 2022	22 - 27
10.	Strategy and Policy	
10.a	Municipal Onboarding Update (Consent)	28 - 30
10.b	Municipal Insights Report 1	31 - 34
11.	Investment Oversight	
11.a	Investment Plan Implementation Update – Q4 2022 (Consent)	35 - 36
11.b	Municipal Performance Reports – Q4 2022 (Consent)	37 - 401
11.c	Compliance Reports: Asset Class and Target Weight Allocations Q4 2022 (Consent)	402 - 410
11.d	Canadian Fixed Income Manager – Presentation by MFS (Consent - staff's report only)	411 - 439
11.e	Municipality of Neebing’s Investment Plan	440 - 504
11.f	Fund Manager Performance Review Q4 2022	505 - 510
12.	Other Business	
13.	Meeting Outcomes	
14.	Authorizing Motion	
15.	Adjournment	
16.	Next Meeting: May 31, 2023 (10:00 a.m. - 3:00 p.m.)	



ONE JIB

Regular Board Meeting

Minutes

Meeting #: 2022-04
Date: November 30, 2022, 10:00 a.m.
Location: AMO Office
200 University Avenue - Suite 801, Toronto, ON M5H 3C6

Members Present:

Board Chair B. Hughes
Board Vice-Chair G. James
J. Dowty
H. Franken
J. Giles
S. Pountney
S. Rettie

Others Present:

J. Dezell, Co-President/Co-CEO, ONE Investment
D. Herridge, Co-President/Co-CEO, ONE Investment
H. Douglas, WeirFoulds LLP, Legal Counsel
E. Foo, Chief Compliance Officer, ONE Investment
D. Kelly, Board Secretary
C. Macdonald, Manager of Investments, ONE Investment
K. Taylor, Chief Investment Officer, ONE Investment

1. Land Acknowledgement

Board Chair Hughes made the following statement on behalf of the Board:

We recognize that our work as ONE JIB, and the work of municipalities, take place on traditional Indigenous territories across Ontario. We recognize and respect the history,

languages, and cultures of the First Nations, Metis, Inuit and all Indigenous peoples whose presence continues to enrich our communities.

2. Disclosures of Pecuniary Interest

There were no disclosures of pecuniary interest.

3. Minutes of Previous Meeting

3.a Approval of Minutes September 7, 2022

Moved by Board Member Pountney

THAT the minutes of the September 7, 2022 ONE JIB Meeting be approved as amended to replace “November 27, 2022” with “November 30, 2022” in Item 7 of Minute No. 12 relating to “Meeting Outcomes.”

Carried

3.b Business Arising from Minutes

There was no business arising from the minutes.

4. Communications

There were no communications.

5. Delegations

There were no delegations.

6. Closed Session

Moved by Board Member Giles

THAT the Board move into closed session for the purpose of obtaining commercial or financial information supplied in confidence to the Board.

Carried

The Board moved into closed session at 10:06 a.m.

7. Reconvene in Public Session

Moved by Board Member Franken

THAT the Board reconvene in public session.

Carried

The Board reconvened in public session at 11:17 a.m.

Moved by Board Member Rettie

THAT the Board receive the confidential presentation regarding commercial or financial information supplied in confidence to the Board.

Carried

(See also Minute Nos. 12.a and 12.g.)

8. Consent Items

Moved by Board Member Rettie

THAT the Board approve items 10.a, 10.b, 10.c, 10.d, 11.b, 12.b, 12.e and 12.f, all of which are listed as “Consent Items” on the Agenda, as listed below, and the recommendations contained in the related staff reports:

10.a - Audit Committee Update

10.b - 2023 and 2024 Meeting Dates

10.c - Board Competencies, Skills Matrix Review Fall 2022

10.d - Board Governance Self-Evaluation Fall 2022

11.b - Policy for Reviewing External Investment Managers

12.b - Fund Manager Presentation - Guardian Capital

12.e - Municipal Performance Reports - Q3 2022

12.f - Compliance Reports - Asset Class and Target Weight Allocations Q3 2022

Carried

(See Minutes Nos. 10.a, 10.b, 10.c, 10.d, 11.b, 12.b, 12.e, and 12.f.)

9. Committee Reports

9.a New Products Committee

9.a.1 New Products Committee Report (2022-02) October 5, 2022

Board Vice-Chair James made a presentation on New Products Committee Report (2022-02) dated October 5, 2022.

Moved by Board Vice-Chair James

THAT the Board receive the presentation from Board Vice-Chair James and adopt the recommendations in the New Products Committee Report (2022-02) dated October 5, 2022.

Carried

9.a.2 New Products Committee Report (2022-03) November 7, 2022

Board Vice-Chair James made a presentation on New Products Committee Report (2022-03) dated November 7, 2022.

Moved by Board Vice-Chair James

THAT the Board receive the presentation from Board Vice-Chair James and adopt the recommendations in the New Products Committee Report (2022-03) dated November 7, 2022.

Carried

10. Board Governance and Administrative Matter

10.a Audit Committee Update (2022-054) (Consent)

Moved by Board Member Rettie

THAT the Board adopt the recommendation to receive the report (2022-054).

Carried

10.b 2023 and 2024 Meeting Dates (2022-056) (Consent)

Moved by Board Member Rettie

THAT the Board adopt the recommendation in the report (2022-056) to approve the 2023 and 2024 ONE JIB schedule of meetings as follows:

- March 1, 2023
- May 31, 2023
- September 6, 2023
- November 29, 2023
- February 28, 2024
- May 29, 2024
- September 4, 2024
- November 27, 2024

Carried

10.c Board Competencies, Skills Matrix Review Fall 2022 (2022-045) (Consent)

Moved by Board Member Rettie

THAT the Board adopt the recommendations in the report (2022-045) to:

1. Approve the ONE JIB Skills Matrix attached as Appendix A.
2. Direct ONE staff to provide the Board with the next review of the skills matrix in Fall 2023.

Carried

10.d Board Governance Self-Evaluation Fall 2022 (2022-044) (Consent)

Moved by Board Member Rettie

THAT the Board adopt the recommendation in the report (2022-044) to receive the Board Governance Self-Evaluation Fall 2022 report for information.

Carried

10.e 2023 Futures List (2022-046)

Judy Dezell, Co-President/Co-CEO, ONE Investment, made a presentation on the 2023 Futures List.

Moved by Board Member Franken

THAT the Board receive the presentation from Judy Dezell, Co-President/Co-CEO, ONE Investment on the 2023 Futures List and adopt the recommendations in the report (2022-046) to:

1. Approve the 2023 Futures List.
2. Direct ONE Investment staff to use the results of the Board Governance Self-Evaluation Survey to identify additional topics for 2023 meetings and make appropriate revisions to the Futures List.

Carried

11. Strategy and Policy

11.a ONE Investment Strategic Plan 2023-2028 (2022-055)

Colin Macdonald, Manager of Investments, ONE Investment, made a presentation on the ONE Investment Strategic Plan 2023-2028.

Moved by Board Member Giles

THAT the Board receive the presentation from Colin Macdonald, Manager of Investments, ONE Investments and adopt the recommendation in the report (2022-055) to approve the ONE Investment Strategic Plan 2023-2028 (Attachment 1).

Carried

Moved by Board Member Pountney

THAT the Board recess and reconvene at 12:15 p.m.

Carried

The Board recessed at 11:35 a.m. and reconvened at 12:15 p.m.

11.b Policy for Reviewing External Investment Managers (2022-034) (Consent)

Moved by Board Member Rettie

THAT the Board adopt the recommendations in the report (2022-034) to:

1. Receive the report.
2. Direct staff to report back with a review of the policy for reviewing external investment managers in 2025.

Carried

12. Investment Oversight

12.a Fund Manager Performance Review Q3 2022 (2022-049)

Keith Taylor, Chief Investment Officer, ONE Investment, made a presentation on the Fund Manager Performance Review Q3 2022.

Moved by Board Member Giles

THAT the Board receive the presentation from Keith Taylor, Chief Investment Officer, ONE Investment, and adopt the recommendation in the report (2022-049) to receive the Fund Manager Performance Review Q3 2022.

Carried

12.b Fund Manager Presentation – Guardian Capital (2022-052) (Consent)

Moved by Board Member Rettie

THAT the Board adopt the recommendation to receive the Fund Manager Presentation - Guardian Capital report (2022-052).

Carried

Sam Baldwin, Senior Portfolio Manager, Canadian Equities, Brian Holland, Senior Vice-President, Client Service, and Ted Macklin, Managing Director and Head of Canadian Equities, Guardian Capital, made a presentation on Guardian Capital's Canadian Equity Strategy.

Moved by Board Member Pountney

THAT the Board receive the presentation from the representatives of Guardian Capital.

Carried

12.c Quinte West's Investment Plan (2022-048)

Keith Taylor, Chief Investment Officer, ONE Investment, made a presentation on the city of Quinte West's Investment Plan report.

Moved by Board Member Franken

THAT the Board receive the presentation from Keith Taylor, Chief Investment Officer, ONE Investment, and adopt the recommendations in the report (2022-048) to:

1. Receive the City of Quinte West's Investment Policy Statement (Attachment 1).
2. Receive the City of Quinte West's Municipal Client Questionnaire (Attachment 2).
3. Approve the City of Quinte West's proposed Investment Plan (Attachment 3).

Carried

12.d City of Kenora's Investment Plan (2022-050)

Keith Taylor, Chief Investment Officer, ONE Investment, made a presentation on the City of Kenora's Investment Plan.

Moved by Board Member Rettie

THAT the Board receive the presentation from Keith Taylor, Chief Investment Officer, ONE Investment, and adopt the recommendations in the report (2022-050) to:

1. Receive the City of Kenora's Investment Policy Statement (Attachment 1).
2. Receive the City of Kenora's Municipal Client Questionnaire (Attachment 2).

3. Approve the City of Kenora's proposed Investment Plan (Attachment 3).

Carried

12.e Municipal Performance Reports – Q3 2022 (2022-047) (Consent)

Moved by Board Member Rettie

THAT the Board adopt the recommendation to receive the report (2022-047).

Carried

12.f Compliance Reports - Asset Class and Target Weight Allocations Q3 2022 (2022-051) (Consent)

Moved by Board Member Rettie

THAT the Board adopt the recommendation to receive the report (2022-051).

Carried

12.g Review of External Managers

Moved by Board Member Pountney

THAT the Board adopt the recommendation in the report (2022-037) to receive the report for information, noting that the confidential presentation included results up to September 30, 2022.

Carried

13. Other Business

There was no other business.

14. Meeting Outcomes

Board Chair Hughes outlined the outcomes from today's meeting:

1. Received a confidential presentation on the performance of the Board's Fund Managers.
2. Introduced the use of "Consent items" for the first time.
3. Adopted two reports from the New Products Committee which included changing the mandate of the ONE Canadian Corporate Bond Fund and directing staff to look into the advantages and disadvantages of the real estate and infrastructure building block options that could be used to replace The Canadian Corporate Bond Fund.
4. Received an update from the Audit Committee.
5. Approved Board meeting dates for 2023 and 2024.
6. Approved the ONE JIB Skills Matrix.
7. Received the annual Board Governance Self-Evaluation.
8. Approved the 2023 Futures List.
9. Approved ONE Investment's Strategic Plan and adopted it as the Board's Strategic Plan.
10. Received a report on the Policy for reviewing external Investment Managers and directed staff to review the Policy by 2025.
11. Received a presentation from Guardian Capital, the Managers of the Board's Canadian Equity Fund.
12. Approved the City of Quinte West's Investment Plan.
13. Approved the City of Kenora's Investment Plan.
14. Received Municipal Performance Reports for Q3 2022.
15. Received compliance reports for Asset Class and Target weight allocation for Q3 2022.
16. Received the public External Managers report for information.

15. Authorizing Motion

Moved by Board Vice-Chair James

THAT the appropriate staff of ONE JIB and ONE Investment be given the authority to do all things necessary, including executing any documents, to give effect to the Board's decisions today.

Carried

16. Adjournment

Moved by Board Member Giles

THAT the Board adjourn its meeting.

Carried

The meeting adjourned at 2:35 p.m.

17. Next Meeting: March 1, 2023

Denis Kelly, Board Secretary



ONE JIB

Special Board Meeting

Minutes

Meeting #: 2023-01
Date: February 14, 2023, 8:51 a.m.
Location: Zoom Virtual Meeting

Members Present:

Board Chair B. Hughes
Board Vice-Chair G. James
J. Dowty
H. Franken
J. Giles
M. Melinyshyn
S. Pountney
S. Rettie

Others Present:

J. Dezell, Co-President/Co-CEO, ONE Investment
D. Herridge, Co-President/Co-CEO, ONE Investment
D. Kelly, Board Secretary
Colin MacDonald, Manager of Investments, ONE Investment
Eleonore Schneider, Program Manager, LAS

1. Land Acknowledgement

Board Chair Hughes made the following statement on behalf of the Board:

We recognize that our work as ONE JIB and the work of municipalities, take place on traditional Indigenous territories across Ontario. We recognize and we respect the history, languages, and cultures of the First Nations, Metis, Inuit and all Indigenous peoples whose presence continues to enrich our communities.

2. Disclosures of Pecuniary Interest

There were no disclosures of pecuniary interest.

3. Closed Session

Moved by Board Member Rettie

THAT the Board move into closed session to hold an Education Session under s. 239 (3.1) of the *Municipal Act* for the purpose of educating the Board members on governance matters.

Carried

The Board adjourned at 8:53 a.m.

The Board convened in closed session at 9:00 a.m.

Denis Kelly, Board Secretary



ONE JIB

Special Board Meeting

Minutes

Meeting #: 2023-02
Date: February 22, 2023, 8:52 a.m.
Location: Zoom Virtual Meeting

Members Present:

Board Chair B. Hughes
Board Vice-Chair G. James
J. Dowty
H. Franken
J. Giles
M. Melinyshyn
S. Pountney
S. Rettie

Others Present:

J. Dezell, Co-President/Co-CEO, ONE Investment
D. Herridge, Co-President/Co-CEO, ONE Investment
D. Kelly, Board Secretary
Colin MacDonald, Manager of Investments, ONE Investment
Eleonore Schneider, Program Manager, LAS

1. Land Acknowledgement

Board Chair Hughes made the following statement on behalf of the Board:

We recognize that our work as ONE JIB and the work of municipalities, take place on traditional Indigenous territories across Ontario. We recognize and we respect the history, languages, and cultures of the First Nations, Metis, Inuit and all Indigenous peoples whose presence continues to enrich our communities.

2. Disclosures of Pecuniary Interest

There were no disclosures of pecuniary interest.

3. Closed Session

Moved by Board Member Dowty

THAT the Board move into closed session to hold an Education Session under s. 239 (3.1) of the *Municipal Act* for the purpose of educating the Board members on governance matters.

Carried

The Board adjourned at 8:53 a.m.

The Board convened in closed session at 9:00 a.m.

Denis Kelly, Board Secretary

To: ONE Joint Investment Board
From: Denis Kelly, Board Secretary
Date: March 1, 2023
Re: ONE JIB Terms of Reference – Election of Chair and Vice Chair
Report: ONE JIB 2023-011

1. RECOMMENDATIONS

It is recommended that the Board:

1. Authorize proposed changes to section 4.11 of the ONE JIB Terms of Reference to provide for three-year terms for both the Chair and Vice Chair.
2. Authorize the provision of at least thirty days' notice to ONE Investment of the proposed changes to section 4.11 of the ONE JIB Terms of Reference.
3. Authorize a proposed change to section 10.2 of the ONE JIB Terms of Reference to provide that an amendment shall be effective immediately upon the majority of the members of ONE JIB agreeing to amend the Terms of Reference at a meeting of ONE JIB at which a quorum is present provided that ONE JIB notifies ONE Investment of the amendment as soon as is practicable.

2. SUMMARY

ONE JIB is approaching three years of operation. Upon initial formation of ONE JIB, the Board appointed both the Chair and Vice Chair for three-year terms. This has resulted in continuity and stable governance for ONE JIB. The Terms of Reference provide that an amendment shall not be effective until thirty days after ONE JIB has voted to approve the amendment and ONE JIB has provided thirty days' notice of the amendment to ONE Investment.

3. BACKGROUND

Terms of Reference contemplate the Chair being appointed annually.

Section 4.11 of the ONE JIB Terms of Reference, as agreed to by the Participating Municipalities, and as set out below, provides that the Chair is to be elected annually by the members of ONE JIB. It also provides for the appointment of a member of ONE JIB to act in the place of the Chair when the Chair is absent or refuses to act or the office is vacant. This member has been identified as the Vice Chair.

4.11 Chair

The Chair of ONE JIB shall be elected annually by the members of ONE JIB and upon the resignation, death, disqualification or removal of the current Chair. The members of ONE JIB shall take into account ONE Investment's recommendations, if any, when electing the Chair. The Chair must be a member of ONE JIB. The Chair is responsible for managing the mandate, responsibilities and functions of ONE JIB. The Chair's primary functions are to lead ONE JIB meetings, facilitate the operations and deliberations of ONE JIB, foster communications among ONE JIB members, and ensure ONE JIB carries out its responsibilities in a timely and effective manner. The Chair shall work with the Secretary, who shall act as board secretary of ONE JIB and set agendas and circulate meeting materials for ONE JIB meetings in accordance with the Procedure By-law, and shall be ONE JIB's primary contact with ONE Investment in preparing for meetings. On an ongoing basis, the Chair shall assess whether ONE JIB has appropriate administrative support, access to senior management of ONE Investment and access to outside advisers for the purpose of ONE JIB fulfilling its mandate.

ONE JIB may, by by-law or resolution, appoint a member of ONE JIB to act in the place of the Chair or other member of ONE JIB designated to preside at meetings in ONE JIB's Procedure By-law when the Chair or designated member is absent or refuses to act or the office is vacant, and while so acting such member has all of the powers and duties of the Chair or designated member, as the case may be, with respect to the role of presiding at meetings.

The experience of ONE JIB demonstrates the value of having the Chair appointed for a longer period. At its meeting of May 19, 2020, ONE JIB appointed the Chair and Vice Chair each for a three-year period. The appointment of the Chair and Vice Chair for a longer period than the one-year term provided in the Terms of Reference, has promoted continuity and stability for ONE JIB. The Chair and Vice Chair have provided added value not only at Board and Committee meetings but in working with ONE Investment staff to provide guidance, develop agendas, review reports external to the meetings and provide direction support in respect of future developments.

4. ANALYSIS

ONE JIB can propose changes to the Terms of Reference but must give at least thirty days' notice of the proposed changes to ONE Investment

ONE JIB can make changes to the Terms of Reference. But under section 10.2 of the Terms of Reference ONE JIB must notify ONE Investment of any proposed changes. ONE Investment has thirty days to respond to the notice and provide any recommendations on the proposed changes. ONE JIB must meet to consider ONE Investment's recommendations and authorize the proposed changes. The effective date of the proposed changes is no earlier than thirty days after ONE Investment has been notified of the changes. It would be preferable for the changes to be effective immediately upon their authorization by ONE JIB, provided that ONE JIB notifies ONE Investment of the changes as soon as practicable.

If it is the Board's wish to change the Terms of Reference as outlined above, ONE JIB would notify ONE Investment on March 1, 2023 of the proposed changes to section 4.11 and section 10.2 of the Terms of Reference to provide for a three- year term for the Board Chair and Vice-Chair and for amendments to be immediately effective upon their authorization by ONE JIB

provided that ONE JIB notifies ONE Investment of such changes as soon as is practicable.

There will be no further changes to section 4.11 or to section 10.2.

ONE JIB will take into consideration ONE Investment's recommendations, if any, to the proposed changes at its next meeting on May 31, 2023 and thereafter authorize the proposed changes. Further, ONE JIB will hold an election by the members of ONE JIB for Chair and Vice Chair.

5. CONCLUSION

ONE JIB has demonstrated good governance in all aspects of its activity. Extending the term of the Chair to three years will allow for leadership continuity and stability for ONE JIB. Providing that changes to the Terms of Reference are effective immediately upon their authorization by ONE JIB on the basis that ONE Investment will be notified of the changes as soon as practicable is efficient, particularly when consideration is given to the fact that ONE Investment will receive thirty days' prior notice of the proposed changes.

Drafted by: Judy Dezell, Co-President/CEO ONE Investment, Denis Kelly, Board Secretary, Heather Douglas, Legal Counsel

Approved by: Judy Dezell and Donna Herridge, Co-Presidents/CEO ONE Investment

To: ONE Joint Investment Board
From: Judy Dezell, Co-President/Co-CEO, ONE Investment
Date: March 1, 2023
Re: ONE JIB Reappointment of Members
Report: ONE JIB 2023-008

1. RECOMMENDATIONS

It is recommended that the Board reappoint the following Members:

1. Jim Giles to May 31, 2026.
2. Bill Hughes to May 31, 2026.
3. Geri James to May 31, 2026.
4. Stephen Rettie to May 31, 2025.
5. Christine Tessier to May 31, 2025.

2. SUMMARY

ONE JIB, within its Terms of Reference, can fill vacancies on the Board as well as reappoint members as their terms expire to a maximum of nine years.

The reappointment of Jim Giles will see him serve a total of six years by May 31, 2026.

The reappointment of Bill Hughes will see him serve a total of six years by May 31, 2026.

The reappointment of Geri James will see her serve a total of six years by May 31, 2026.

The reappointment of Stephen Rettie will see him serve a total of five years by May 31, 2025.

The reappointment of Christine Tessier will see her serve a total of three years by May 31, 2025.

3. BACKGROUND

ONE JIB's Terms of Reference contemplate the reappointment of members

The Founding Municipalities appointed the initial members of ONE JIB. Section 4.3 of ONE JIB's Terms of Reference outlines the process for both the appointment and reappointment of members by ONE JIB, with the approval of ONE Investment. As outlined in the Report on the Review of the ONE JIB Terms of Reference, ONE JIB will need to notify ONE Investment of any

proposal to amend the Terms of Reference to appoint the Chair and Vice Chair for three-year terms. Board Chair Hughes and Board Vice Chair James will continue to serve in their current capacities pending the election of Chair and Vice Chair the Board's meeting May 31, 2023.

Good governance encourages staggered terms

Section 4.9 of the Terms of Reference guide ONE JIB on member terms. Appointment or reappointment is for a minimum of one year to a maximum of three-year terms. Further, the Terms of Reference allow for the terms of ONE JIB members to be staggered.

4. ANALYSIS

Board appointments have followed a sound process

When ONE JIB was first created, the Founding Municipalities appointed Jim Giles, Bill Hughes, Geri James and Stephen Rettie on the recommendations of ONE Investment. Since that time, the Nominating Committee has been used effectively to recruit for vacancies on ONE JIB using a comprehensive skills matrix, job description and interview process. Christine Tessier was initially appointed for a one-year term in 2022 based on the recommendation of the Nominating Committee. All five members have agreed to another term on ONE JIB.

Reappointment continues the use of staggered terms

The reappointment terms for all five members are based on a good governance practice of staggering terms of members to avoid a full Board turnover. Table 1 outlines the term expiry of each member if the terms are renewed as recommended.

Table 1 - ONE JIB Member's Term Expiry

ONE JIB Member	Term Expiry
Jennifer Dowty	31/O5/2025
Heidi Franken	31/O3/2024
Jim Giles	31/O5/2026
Bill Hughes	31/O5/2026
Geri James	31/O5/2026
Mike Melinyshyn	31/O3/2024
Scott Pountney	31/O5/2025
Stephen Rettie	31/O5/2025
Christine Tessier	31/O5/2025

ONE Investment supports the reappointments

ONE Investment is fully supportive of the skills-based approach taken by the Nominating Committee to appoint members to ONE JIB. Members with a broad range of skills provide strength to the Board. All five members effectively contribute to the Board's strength. ONE Investment supports the reappointment of all five individuals.

5. CONCLUSION

The reappointment of members is consistent with ONE JIB's Terms of Reference.

Drafted by: Judy Dezell, Co-President/CEO

Approved by: Judy Dezell and Donna Herridge, Co-Presidents/CEO

To: ONE Joint Investment Board
From: Judy Dezell, Co-President/Co-CEO, ONE Investment
Date: March 1, 2023
Re: Board Governance Self-Evaluation Report – Fall 2022
Report: ONE JIB 2023-007

1. RECOMMENDATIONS

It is recommended that the Board:

1. Receive the Board Governance Self-Evaluation Report.
2. Direct ONE Investment staff to bring forward the 2023 Board Governance Self-Evaluation Survey in the fourth quarter.

2. SUMMARY

The Board Governance Self-Evaluation was completed by board members in December 2022. The response rate was 67%.

The priorities identified by ONE JIB are in the approved 2023 Futures List.

2023 in-person conferences and events will provide ONE JIB members with many opportunities to meet and learn from municipal investors.

3. BACKGROUND

ONE JIB's Terms of Reference require an annual self-assessment

Board evaluation is a critical part of good governance and is intended to help boards improve their effectiveness. Evaluation results can inform boards' continuous improvement efforts, identify substantive and process strengths and weaknesses, help orient new board members, and validate the board's future priorities. As contemplated in section 4.13 of ONE JIB's Terms of Reference, the ONE JIB directed ONE Investment staff to develop an online self-assessment. The first self-assessment survey was completed in Fall 2020, and a self-assessment survey has been completed every Fall since 2020.

The self-assessment is part of the continuous improvement process

The ONE JIB is a groundbreaking collective effort by the six Founding Municipalities. 2022 saw growth in the number of Participating Municipalities and consideration of fund offering changes through the work of the New Products Committee. Undertaking a self-assessment is a critical

part of the continuous improvement process. The self-evaluation questions were designed to identify where improvements could be made, celebrate successes, and plan the future work of ONE JIB.

The following initiatives in Table 1 below are ongoing as part of the goal of ONE JIB being a highly functional skills-based board.

Table 1 - Ongoing Board Activities

Key ONE JIB Areas of focus	Progress as of December 31, 2022
Developing education and training materials on investments for municipalities, in cooperation with ONE Investment	Municipal education and training remain a high priority for ONE Investment. In 2022, ONE Investment retained the services of two individuals dedicated to providing investment training for municipalities. Dan Cowin has extensive municipal finance experience and Jim Giles has extensive investment industry experience, including being an instructor for the CFA Society. Combined, the approach mirrors ONE's Investment Advisory Team to support municipal finance professionals on their investment learning journey.
Gaining a better understanding of municipal finance as it relates to investments	Municipal finance is complex and highly dependent on senior government decisions, particularly those of the province. Quarterly updates on the municipal landscape, as well as training on specific topics are some of the ways ONE Investment is supporting ONE JIB members' learning.
ONE JIB training	Institute of Corporate Directors' Governance training occurred in February 2023. Ongoing identification of potential training opportunities by ONE Investment and ONE JIB members will inform future training.
Succession plan for ONE JIB	ONE JIB is a skills-based board that recruits using two tools - a job description and skills matrix. Both tools are reviewed each time a vacancy occurs on the Board based on current needs of the Board in the context of the Strategic Plan.
Strategic Plan	ONE Investment will be identifying progress on the Strategic Plan through quarterly progress reports starting in Q2 2023.

4. ANALYSIS

How well has ONE JIB done its job?

The survey received a 67% response rate from ONE JIB members who indicated that ONE JIB is making good decisions within a strong governance framework. The following areas of focus were those identified consistently by ONE JIB members in the 2022 survey.

Table 2 - Areas of Focus for 2023

Key ONE JIB Areas of Focus	ONE Investment Response
The Outcomes Framework is an effective means of translating municipal reserves and investment objectives into asset allocations.	Consistently identified by ONE JIB as an area of focus. ONE JIB has identified the need to continuously refine the framework. The ongoing work of the New Products Committee on fixed income products will influence future revisions to the Outcomes Framework.
The core documents (Municipal Client Questionnaire, Investment Policy Statement template, Investment Plan template) are adequately designed to meet ONE JIB's needs.	Consistently identified by ONE JIB as an area of focus. ONE Investment is reviewing these documents after the recent onboarding of new Participating Municipalities. The review will come forward to ONE JIB in Fall 2023 with recommendations.
ONE JIB has a sound performance reporting framework in place.	Consistently identified by ONE JIB as an area of focus. ONE Investment has provided performance reports to ONE JIB quarterly since spring 2021. Supplemental performance analysis provided by an external consultant, done on an annual basis, started in late 2022 to enhance the performance reporting to ONE JIB.

How well has ONE JIB functioned?

Members also continue to feel they are receiving reports in sufficient time to review in advance of meetings and that agendas are well planned and allow for sufficient time to address all necessary ONE JIB business.

Table 3 - Functional Areas of Focus

Key ONE JIB Areas of Focus	ONE Investment Response
The training on municipal finance this year has been useful (MFOA training).	Municipal Finance is a complex and multi-faceted topic. The Board Orientation Refresh scheduled for February 2023 recapped

Key ONE JIB Areas of Focus	ONE Investment Response
	fundamental principles as well as discuss ongoing municipal finance issues. A new quarterly report to ONE JIB called Municipal Insights will keep ONE JIB up to date on recent and emerging developments.
The reports to ONE JIB are well written.	Consistently identified by ONE JIB as an area of focus. ONE Investment has made progress on improving the reports to ONE JIB. The focus for 2023 will be synthesizing technical information into easily understood concepts with clear options for consideration by ONE JIB.
The reports to ONE JIB contain the information that ONE JIB needs to make good decisions.	Consistently identified by ONE JIB as an area of focus. ONE Investment is committed to continue to improve reports to provide sufficient analysis and detail for ONE JIB to make good decisions.
The virtual meetings worked well.	ONE JIB is now meeting in person for all regularly scheduled meetings. The virtual option will be available in the case of special meetings or as directed by the Chair under the Procedure By-law.

Does ONE JIB have effective relationships?

ONE JIB's perspectives on effective relationships are a lingering effect of the pandemic. While ONE JIB members agree members are respectful and listen closely, the inability to meet in person is impacting the working relationship of ONE JIB members. As mentioned above, ONE JIB is now meeting in person for all regularly scheduled meetings.

Table 4 - Effective Relationships Areas of Focus

Key ONE JIB Areas of Focus	ONE Investment Response
The ONE JIB is clear about its relationship with the participating municipalities.	Consistently identified by ONE JIB as an area of focus. ONE Investment will identify opportunities for interaction with participating municipalities to strengthen ONE JIB's understanding of municipal needs and investment goals.
The ONE JIB is clear about its relationship with ONE Investment.	The Board Orientation Refresh scheduled for February 2023 covered the relationship between ONE Investment and ONE JIB.
ONE JIB is sufficiently familiar with fund managers.	Consistently identified by ONE JIB as an area of focus. A combination of factors should improve ONE JIB's familiarity with fund managers – specifically, the return of in-person meetings with fund managers on a quarterly basis and the annual fulsome review

Key ONE JIB Areas of Focus	ONE Investment Response
	of fund managers completed by Aon in the third quarter annually.
The ONE JIB is sufficiently familiar with the needs of its municipal investors.	A new quarterly report to ONE JIB called Municipal Insights will keep ONE JIB up to date on recent and continuing developments within the municipal sector, including feedback from municipal investors.
ONE JIB members have good relationships with each other.	The pandemic forced virtual meetings for over two years. ONE JIB is now meeting in person for all regularly scheduled meetings. The virtual option will be available in the case of special meetings or as directed by the Chair under the Procedure By-law.

What should ONE JIB's priorities be over the next 1-2 years?

This part of the survey offered Board members 14 different topics for consideration as priorities. Table 5 reflects the top three highest-ranked priorities. Topics not identified below are part of other initiatives (e.g., growing the Prudent Investment Program, reviewing core documents as part of the annual business cycle).

Table 5 - ONE JIB Priorities Next 1-2 Years

Key ONE JIB Areas of Focus	ONE Investment Response
Building relationships with municipal investors	2023 will see a different approach by ONE Investment in making connections between ONE JIB and municipal investors. ONE JIB members will have the opportunity to attend municipal conferences throughout the year to build further understanding of municipal investor needs.
Developing a strategy for expanding municipal participation in the prudent investor program.	The new ONE Strategic Plan has identified a key strategic objective of growing municipal participation in the Prudent Investment Program. ONE JIB will hear about key initiatives undertaken by ONE Investment to advance this key objective of the Strategic Plan.
Implementation of the Strategic Plan for ONE JIB with respect to municipal prudent investing	ONE Investment staff will provide quarterly updates on initiatives to advance the key objectives of the Strategic Plan.

Timing of the annual self-evaluation will shift slightly

The response rate for the annual survey was weaker than in previous years. This year the survey overlapped the holiday/year end period, which may have had an impact. ONE will bring the self-evaluation survey forward to ONE JIB's meeting in September 2023 with the survey being live throughout the month of October. This will give ONE JIB members the opportunity to complete the survey without competition from other priorities during the holiday season.

5. CONCLUSION

ONE JIB's Governance Self-Evaluation achieved a 67% response rate. The survey results provided useful feedback and are in the approved 2023 Futures List. Three key priorities for 2023 will be relationships with investors, expanding the program and implementation of the Strategic Plan.

Drafted by: Judy Dezell, Co-President/CEO

Approved by: Judy Dezell and Donna Herridge, Co-Presidents/CEO

To: ONE Joint Investment Board
From: Colin MacDonald, Manager of Investments, ONE Investment
Date: March 1, 2023
Re: Municipal Onboarding Update
Report: ONE JIB 2023-010

1. RECOMMENDATIONS

It is recommended that the Board:

1. Receive the report.

2. SUMMARY

ONE Investment is generating significant interest in the Prudent Investment Program and is working toward meeting its strategic goal of growing the program

ONE Investment is working on expanding the Prudent Investment Program, which is a core objective identified in the 2023-2028 Strategic Plan. To do so, ONE Investment will use its cohort-based recruitment model, which will help municipalities and ONE Investment work together to make the municipalities' transition to the prudent investor regime as smooth as possible.

Eight municipalities have expressed interest in participating in monthly information-sharing meetings. These municipalities are at different stages in the path to join the Prudent Investment Program. Two of the eight municipalities, the Town of Aurora, and the Town of Aylmer, are the closest to making final decisions.

3. BACKGROUND

ONE Investment's Strategic Plan 2023-2028 includes a goal of growing participation in the Prudent Investment Program

ONE JIB and the ONE Investment Board of Directors approved ONE Investment's 2023-2028 Strategic Plan in late 2022. One of the goals articulated in the Strategic Plan is to increase participation in the Prudent Investment Program, either through recruitment of new clients or through transitioning Legal List clients. The Strategic Plan includes a target to increase net contributions to ONE Investment.

ONE Investment uses a cohort-based recruitment model for the Prudent Investment Program, which was suspended during the municipal election year

Since the inception of the founding of ONE JIB, ONE Investment has used a cohort-based learning and recruitment model to work through the steps with municipalities. Cohorts are made up of municipal staff who are working through the process of joining ONE JIB or generally exploring the prudent investor regime during the same time-period. They are encouraged to share information (e.g., council reports and questions) with each other and ONE Investment, while also developing some familiarity with their counterparts in other municipalities

The cohort-based model uses monthly recurring meetings for ONE Investment to share information and updates on resources designed to assist municipalities with the process of joining ONE JIB. Additionally, the monthly meetings provide an avenue for municipalities to share their progress, insights, challenges, and questions with each other and ONE Investment. This feedback allows ONE Investment to adapt or develop resources to assist with the municipal decision-making process. Participants in the meetings are at different stages in their progress towards joining the Prudent Investment Program. New municipalities can join at any time. This model allows ONE Investment to focus its recruitment efforts.

4. ANALYSIS

ONE Investment is resuming the cohort-based recruitment meetings in Spring 2023 and has identified eight municipalities that are interested in participating

ONE Investment staff have begun reaching out to municipalities that it has been in contact with over the past year to gauge interest in joining a monthly recurring meeting to discuss joining ONE JIB. These municipalities can be categorized as follows:

- **Working:** Staff have received direction from council to work with ONE Investment to pursue the prudent investor regime through ONE JIB
- **Committed:** Staff have not yet reported to council, but staff has expressed active interest in bringing a report to council on the prudent investor regime through ONE JIB
- **Interested:** Staff are evaluating their investment options and have genuine interest in the prudent investor regime but want to examine their options before making a recommendation to council

Of the eight municipalities invited to participate, two would be categorized as Working (Town of Aurora; Town of Aylmer); three would be categorized as Committed; and three are Interested. It is ONE Investment's policy to keep discussions with municipalities confidential until a report has been presented to council.

The Town of Aurora is expected to bring a report to council with a final recommendation on the prudent investor regime through ONE JIB in Winter or Spring of 2023

The Town of Aurora has been exploring the option of the prudent investor regime since early 2020 and was considering becoming a founding member of ONE JIB until the pandemic shifted the municipality's priorities. The Town also embarked on developing a long-term fiscal strategy

and deferred any decisions on joining ONE JIB until completion. Once completed, its fiscal strategy identified joining the Prudent Investment Program through ONE JIB as an objective. The Town reached out to ONE Investment in January 2023 to gather the information its staff need to refine and finalize their report to council, and it is expected that the report will go to council in the late Winter or early Spring. ONE Investment is also working with staff to help them estimate their MNRI.

The Town of Aylmer has received direction from council to explore joining ONE JIB

The Town of Aylmer brought a report to council in August 2022 that recommended that staff work with ONE Investment with a view to joining ONE JIB. The next step for the Town is to do their MNRI forecast, with assistance from ONE Investment staff. The Town will work with ONE Investment on developing a draft investment policy and determine the best strategy for bringing appropriate by-laws to council. Town staff have not yet determined when they will seek a decision from Council. Based on previous experience, ONE Investment staff estimate that it would take somewhere between four and 12 months, depending on Council's priorities.

5. CONCLUSION

ONE Investment is making progress on adding new participating municipalities to the Prudent Investment Program, with eight municipalities currently at various stages in the process of joining ONE JIB.

Drafted by: Colin Macdonald, Manager – Investment Services

Approved by: Donna Herridge and Judy Dezell, Co-Presidents/CEO, ONE Investment

To: ONE Joint Investment Board
From: Colin MacDonald, Manager of Investments, ONE Investment
Date: March 1, 2023
Re: Municipal Insights Report 1
Report: ONE JIB 2023-009

1. RECOMMENDATIONS

It is recommended that the Board:

1. Receive the report.

2. SUMMARY

Municipalities are experiencing significant pressures as they work through their annual budget cycles. Significant changes to legislation are likely to impact the way they pay for growth-related infrastructure. Initial estimates indicate that the province-wide impact on municipal finances could be in the range of a \$5 billion shortfall over the next nine years. The actual impact is unknown due to some yet unanswered questions about implementation and support the province may provide to keep municipalities “whole.” Additionally, municipalities are dealing with inflationary pressures, which will likely lead to difficult decisions involving a mix of property tax and user fee increases, service level reductions, and infrastructure maintenance deferrals.

3. BACKGROUND

Many municipalities in Ontario use development charges and parkland dedication cash-in-lieu provisions to fund growth-related expansion to infrastructure

Development charges are fees collected on new development and are the primary funding source for infrastructure needed to service growth in municipalities. The *Development Charges Act, 1997* (DCA) sets out the rules to enable municipalities to collect development charges (DCs) to fund growth-related capital costs related to new development. The *Planning Act, 1990* (PA), on the other hand, allows municipalities to collect parkland dedication funds (parkland cash-in-lieu) for park and recreation capital costs related to new development. The PA also permits the collection of community benefit charges (CBCs), which can be applied to developments that will increase density by building higher. The combination of DCs, parkland cash-in-lieu and CBCs allow municipalities to pay for the infrastructure that unlocks growth and builds communities.

The *More Homes Built Faster Act, 2022* (Bill 23) makes significant changes to the legislation governing development charges and parkland dedications

Bill 23 received royal assent on November 28, 2022. The Bill introduced many changes to the legislation including, but not limited to:

- Exemptions and discounts for certain types of residential units, which would apply to both the DCA and the PA,
- Introducing a 5-year phase-in period for new DC By-laws (which set out DC rates)
- Making previously eligible costs for DCs ineligible (e.g., DC background study and costs for acquisition of land on which to build infrastructure)

The intent of the legislation is to increase housing supply by reducing some of the up-front municipal fees and the length of municipal approval processes for new housing projects. This is based on an assumption that the time and money saved by the development industry will be reinvested into additional housing projects. The changes further assume that this increase in supply will eventually affect the market price of housing in Ontario. Moreover, through the legislation the province is introducing new housing build targets for municipalities, indicating that some provincial funding will be tied to meeting these targets.

Municipalities, like the public, are feeling the impacts of high inflation, which could adversely affect reserve fund forecasts

Municipalities, like everyone, are feeling the impacts of high inflation. The Consumer Price Index (CPI) alone is usually not an accurate indicator of changes to municipal costs. As municipalities must build a lot of capital infrastructure, the Non-Residential Building Construction Price Index (NRBCPI) is often used as a proxy for forecasting inflationary pressure on capital budgets, particularly with respect to facilities. However, both measures are imperfect indicators of municipal inflation. Some municipalities, and the Federation of Canadian Municipalities, have advocated for Statistics Canada to develop a Municipal Price Index (MPI), while others use an internally calculated MPI for the purposes of budget discussions. The most recent inflation figures for Ontario can be found in Table 1.

Table 1: Price Indices often used by municipalities to forecast inflationary pressure (Source: Statistics Canada)

Index	Period	Census Area
CPI	Dec 21 - Dec 22	Ontario - 6.03%
NRBCPI	Oct 21 - Oct 22	Toronto - 15.6% Ottawa - 12.56%

Source: Statistics Canada Tables 18-10-0004-01 (CPI) and 18-10-0135-01 (NRBCPI)

Some factors that may affect a municipality's ability to manage inflation include but are not limited to:

- collective bargaining agreements may contain specific provisions on cost-of-living adjustments
- public sensitivity to property tax rate increases
- supply chain issues, resulting in municipalities sourcing used rolling stock (e.g., vehicles, snowplows) through auctions or other channels

- high demand in the construction industry, resulting in higher-than-expected bids for capital projects, an issue that may be exacerbated in northern or rural communities where fewer bids are often received.

4. ANALYSIS

The full financial impact of Bill 23 on municipalities is currently uncertain, but one estimate suggests a potential shortfall of approximately \$5 billion over the next nine years

The Association of Municipalities of Ontario released early estimates of the financial shortfall of Bill 23 at \$5 billion across the province over the next nine years. The Provincial government has committed to keeping municipalities “whole” and is launching a third-party audit of municipal finances in select communities. At present there is no consistent methodology for calculating the financial impacts of Bill 23. However, work is underway at the Municipal Finance Officers’ Association of Ontario to develop a consistent framework to estimate these impacts.

The effect of the new legislation will be to shift a portion of growth-related costs from new development to existing residents. Municipalities have signaled that significant property tax rate increases are likely if the province does not cover the shortfall in development charge revenue. They have also indicated that without provincial funding they may not be able to construct the infrastructure required to meet the new housing targets. They may even approve fewer new housing developments than they are now to avoid excessive property tax increases for existing residents.

Six of the nine Participating Municipalities collect development charges and all collect parkland dedications cash-in-lieu

Of the nine Participating Municipalities, Quinte West, Bracebridge, Huntsville, Innisfil, Whitby and the District of Muskoka collect development charges. While the proposed legislation will impact all of these municipalities, development charges are more heavily relied upon in high growth areas. As a very high growth municipality with high DC reserve fund balances, Whitby’s reserve forecasts may see an impact in the nearer term. Innisfil, which has been projecting significant DC collection growth, will also see its forecasts reduced.

The municipal budgeting cycle takes place throughout the winter and spring, meaning decisions and impacts with respect to inflation are still being made

Municipal budget deliberations typically begin in the latter part of the year and flow through into the next year, with most budgets approved in the Winter or early Spring. The pressures of inflation and looming uncertainty around Bill 23 will require municipalities to find a delicate balance. They will need to ensure the services on which the public depends do not suffer unduly and necessary infrastructure investments continue to be made, while also considering the effect of property tax increases on their residents and businesses. This will likely result in a combination of property tax increases and user fee increases that may not meet the projected shortfall. It also

means that other approaches, including increased transfers from reserves, increased debt, service level decreases (including deferring capital maintenance), will be required to make up the difference.

5. CONCLUSION

New legislation and increased cost pressures are likely to affect future reserve levels and therefore municipal long-term financial planning. The effect on infrastructure investment to support new development is unclear. ONE Investment staff is not yet seeing the impact of the new legislation on reserve forecasts and MCQ updates; however, it is likely to have cascading effects in future years.

Drafted by: Colin Macdonald, Manager – Investment Services, ONE Investment

Approved by: Donna Herridge and Judy Dezell, Co-Presidents/CEO, ONE Investment

To: ONE Joint Investment Board
From: Keith Taylor, Chief Investment Officer, ONE Investment
Date: March 1, 2023
Re: Investment Plan Implementation Update - Q4 2022
Report: ONE JIB 2023-003

1. RECOMMENDATIONS

It is recommended that the Board:

1. Receive the report.

2. SUMMARY

The Cities of Quinte West and Kenora's updated Investment Plans, which were approved on November 30, 2022, were implemented in early December 2022.

Quinte West's Investment Plan did not involve additional contributions or withdrawals of MNRI and there were no changes in the allocation of MNRI to its investment Outcomes and hence no trading was required.

Kenora's updated Investment Plan did involve contributions/withdrawals from MNRI, which required movement of monies and some trading to implement. This report summarizes the activities related to the implementation of the changes in Kenora's updated Investment Plan.

3. BACKGROUND

Kenora's MNRI is divided between two accounts, the Citizens' Prosperity Trust Fund and the General Account

Kenora's MCQ segregates MNRI into two distinct portions. The Citizens' Prosperity Trust Fund (CPTF) is a perpetual trust that is intended to be a source of recurring income for Kenora. The General Account consists of the MNRI portion of Kenora's reserves.

The CPTF balances have a perpetual investment horizon. Kenora does not plan to spend the initial capital but intends to use the income generated to contribute to the municipal budget. Kenora targets annual distributions from the CPTF of \$1.1 million annually. The MNRI of the CPTF is invested in the Stable Return Outcome. The MNRI of the General Account is invested in the Contingency and Target Date 3-5 Year Outcomes. Kenora also has money required immediately associated with the CPTF and General Account that are managed directly by the Treasurer.

4. ANALYSIS

Kenora's updated Investment Plan included a contribution of \$500,000 to the General Account that required transactions in the ONE HISA and pooled funds

The two movements affecting MNRI associated with the General Account and CPTF were implemented independently. The \$500,000 contribution to the General Account was drawn from Kenora's Legal List HISA account and deployed into the Target Date 3-5 Year Outcome in early December. These monies were allocated into the ONE HISA and each of the pooled funds. These transactions were designed to restore the Target Date 3-5 Year Outcome to target allocation weights.

Kenora's updated Investment Plan also involved a withdrawal of \$300,000 of MNRI from the CPTF that was funded with cash balances from Kenora's in-kind bond portfolio

The withdrawal of \$300,000 of MNRI associated with the CPTF reflects a portion of the income that Kenora draws from the CPTF annually. The Treasurer also used \$800,000 of MRI associated with the CPTF to fund the remainder of the \$1.1 million in income distributions from the CPTF to Kenora.

The withdrawal of \$300,000 from the CPTF MNRI did not require any security transactions as cash held in its in-kind bond portfolio was sufficient to fund the withdrawal. The MNRI of the CPTF includes approximately \$3 million of bonds held in-kind with ONE Investment's custodian. As bonds mature and interest payments are made, the proceeds are deployed into the Stable Returns Outcome periodically. The accumulated cash in the in-kind bond custody account along with proceeds from a bond maturity on December 15th were used to provide the cash for the \$300,000 withdrawal of MNRI.

5. CONCLUSION

The updated Investment Plans for Quinte West and Kenora were implemented successfully. Quinte West's updated Investment Plan did not require any transactions to implement, and the transactions related to Kenora's updated Investment Plan were implemented in December 2022.

Drafted by: Keith Taylor, Chief Investment Officer, ONE Investment

Approved by: Judy Dezell and Donna Herridge, Co-presidents/CEOs, ONE Investment

To: ONE Joint Investment Board
From: Keith Taylor, Chief Investment Officer, ONE Investment
Date: March 1, 2023
Re: Municipal Performance Reports - 4Q2022
Report: ONE JIB 2023-002

1. RECOMMENDATIONS

It is recommended that the Board:

1. Receive the report.

2. SUMMARY

On February 10, 2023, ONE Investment distributed quarterly reporting packages for the fourth quarter of 2022 to the Participating Municipalities. These packages allow the Participating Municipalities to monitor the performance of their investments. The reporting packages are included as an Appendix to this report.

3. BACKGROUND

The reporting packages follow the standardized format used in previous quarters

The packages include information such as book values and market values of investments, investment income, gains, transactions, and performance by Outcome and by Fund. Commentary on performance is also included in the reporting packages. The details support municipal reporting needs, while also providing valuable performance-related information. These reports are normally distributed to the Participating Municipalities within six weeks of the quarter end.

Annual summary included in municipal performance reports

The 2022 year-end municipal reporting package includes an annual summary that provides municipalities information to assist with the preparation of year-end financial reporting.

4. CONCLUSION

ONE Investment has distributed investment performance packages to allow staff and Councils of the Participating Municipalities to evaluate the performance of their MNRI invested with ONE JIB.

Drafted by: Keith Taylor, Chief Investment Officer

Approved by: Judy Dezell and Donna Herridge - Co-Presidents/CEO

QUARTERLY INVESTMENT REPORT

For The Period Ended December 31, 2022

Whitby Prudent Investor Portfolio

575 Rossland Rd. E.
Whitby, ON
L1N 2M8

Wong, Fuwing
Commissioner of Financial Services/Treasurer
wongf@whitby.ca
(905) 668-5803

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

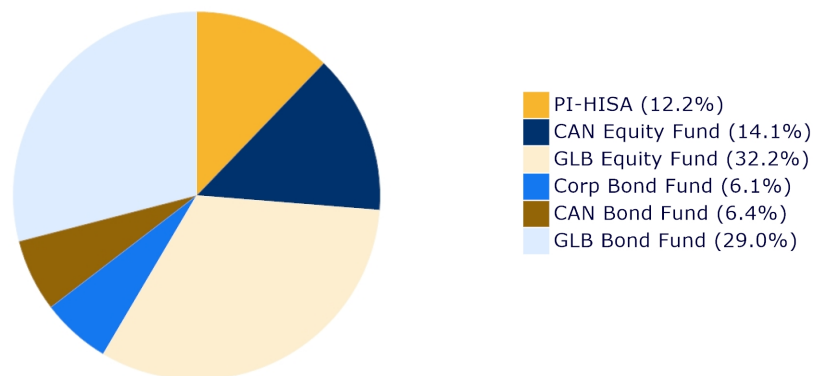
Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Whitby Prudent Investor Portfolio

Executive Summary for the Quarter Ended December 31, 2022

	Time-Weighted Rate of Return in CAD for Consolidated Holdings						Since Inception	Inception Date
	Quarter	Year to date	1 Year	2 Years	3 Years	5 Years		
Consolidated Portfolio Returns	4.7%	-8.1%	-8.1%	-0.4%	-	-	1.8%	07/02/2020

Overall Asset Allocation



Consolidated Portfolio Activity for Quarter

Portfolio	Starting Balance	Contribution	Withdrawals	Change in Market Value	Income	Ending Balance
PI-HISA	19,785,760.49	-	-	-	190,511.70	19,976,272.19
CAN Equity Fund	21,504,017.62	-	-	1,385,586.62	136,445.06	23,026,049.30
GLB Equity Fund	48,660,913.17	33,508.99	-	3,612,060.03	458,984.11	52,765,466.30
Corp Bond Fund	9,957,383.96	-	-	45,547.91	18,587.12	10,021,518.99
CAN Bond Fund	10,352,426.80	-	-	68,671.13	-	10,421,097.93
GLB Bond Fund	45,991,285.55	-	-	(464,341.40)	1,973,972.43	47,500,916.58
Total	156,251,787.59	33,508.99	0.00	4,647,524.29	2,778,500.42	163,711,321.29

Whitby Prudent Investor Portfolio
Performance History At
December 31, 2022

Performance by Fund

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
One High Interest Savings Account	0.9	2.0	2.0	1.2	-	-	-	1.1	07/02/2020
ONE Canadian Equity Fund	7.0	-7.7	-7.7	5.4	-	-	-	11.1	07/02/2020
ONE Global Equity Fund	8.3	-10.8	-10.8	4.1	-	-	-	6.0	07/02/2020
ONE Canadian Corporate Bond Fund	0.6	-8.3	-8.3	-5.3	-	-	-	-3.8	07/02/2020
ONE Canadian Government Bond Fund	0.6	-3.8	-3.8	-2.6	-	-	-	-1.7	07/02/2020
ONE Global Bond Fund	3.2	-8.6	-8.6	-4.3	-	-	-	-1.6	07/02/2020

Performance by Outcome

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
JIB1WHICONT	5.7	-9.2	-9.2	1.1	-	-	-	3.8	07/02/2020
JIB2WHITD35	2.7	-6.2	-6.2	-2.1	-	-	-	-0.3	07/02/2020
JIB3WHITD510	5.2	-8.9	-8.9	0.3	-	-	-	2.9	07/02/2020
JIB4WHIAMR	7.4	-9.7	-9.7	3.7	-	-	-	6.7	07/02/2020
JIB5WHITD10P	6.5	-9.4	-9.4	2.4	-	-	-	5.2	07/02/2020
JIBWHICASH	0.9	-	-	-	-	-	-	1.4	06/13/2022

QUARTERLY REVIEW

Equity markets rallied strongly in 4th quarter after a very challenging year with the outlook for inflation being a key driver of returns. Inflation, which recently hit 40-year highs, showed signs of abating somewhat in the quarter, which was received positively by investors. Interest rates across the globe increased dramatically in 2022 as central banks attempted to fight inflationary pressures. The sharp rise in interest rates experienced earlier in the year had been a significant headwind for equities, but in the fourth quarter the equity markets responded positively as it appeared that inflation was starting to moderate and the pace of interest rate hikes by central banks may slow. Despite the strong fourth quarter rally, equity markets had negative returns for the full year. The ONE Canadian Equity Fund had returns of positive 7.0% in the fourth quarter, bringing full year returns to negative 7.7%.

Commodity related industries tended to perform well in the quarter, which the fund was not able to fully benefit from. The fund typically holds much less exposure to the Materials and Energy sector than the benchmark that helps to reduce the volatility of returns. The fund does hold a large position in Finning International, which rents / sells Caterpillar equipment used in the construction and resource sectors. This holding, which represents about 4% of the fund rose 39.7% in the quarter, made a significant contribution to overall fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it was a benefit from the strength in these sectors.

There remains considerable uncertainty about the outlook for equity markets. Many hope that global central banks can bring inflation figures back to more reasonable levels without triggering a recession, but it is not yet clear if this can be achieved. Economic growth remains strong and labour markets remain tight, but the affect of higher interest rates may impact the economy with a lag. The prospects for lower inflation figures or a slowing/reversal of interest rate hikes will likely remain the driver of returns for the equity markets in the coming year.

QUARTERLY REVIEW

The performance of global equities improved in the fourth quarter of 2022 after 3 successive quarters of negative performance. The Russian invasion of Ukraine, a spike in inflation rates and rapidly rising interest rates set the tone for markets in previous quarters that led to weak performance, but market sentiment improved in the fourth quarter. Signs that the inflation pressures were starting to abate gave investors hope that interest rate hikes by global central banks would slow and potentially even be reversed in the coming year. The ONE Global Equity Fund had strong returns in the fourth quarter of positive 8.3%, which partially offset losses in the previous 3 quarters, leading to calendar year returns of negative 10.8%. The weak full year returns reflect the challenging environment for equities in 2022.

The investment manager's focus on security selection contributed to fund performance in the quarter. Several individual holdings made a significant contribution to return including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collective represent 4.7% of the fund were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the fund, was a drag on fund performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The fund does not hedge foreign currency exposure so large currency movements can affect total returns. During the quarter many major currencies strengthened vs the Canadian dollar with the pound sterling up 6%, the euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars terms collectively contributed to fund returns, increasing the total returns by about 1.9%.

QUARTERLY REVIEW

Global bond markets had their worst annual returns in modern history last year as sharply higher interest rates led to significant weakness in bond prices. For the 2022 calendar year the ONE Canadian Government Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund had weak returns of negative 3.6%, negative 8.3%, and negative 8.6% respectively. The ONE Canadian Government Bond Fund was less affected by rising interest rates during the year due to the shorter maturity profile of bonds held

The performance of global bond markets improved in the fourth quarter after a very difficult year for fixed income investors. In the fourth quarter both ONE's Canadian bond funds had returns of 0.6% while the ONE Global Bond Fund had better performance, with returns of 3.2%. The stronger performance of the ONE Global Bond Fund in the quarter was largely a result of credit spreads, the extra yield offered by corporate bonds above sovereign bond yield, which narrowed in the quarter. The ONE Global Bond Fund has a large exposure to high yield and investment grade corporate debt, which benefitted from the narrowing credit spreads.

It remains a changing macro economic backdrop where strong economic growth has caused a spike in inflation rates. Global central banks raised interest rates sharply in 2022 to fight inflation, but in the fourth quarter there were signs that the pace of central bank rate hikes would slow amid signs that elevated inflation was starting to slow. While economic growth remains robust and labour markets remain tight, the tightening efforts of central banks in 2022 may lead to a deceleration in economic growth. It is hoped that central banks can bring inflation back to target levels without causing a recession, but it is too early to tell if this can be achieved. How central banks respond to the changing economic outlook, and trajectory for inflation will provide further clarity on the interest rate outlook and outlook for bond markets this year.

Whitby Prudent Investor Portfolio
Consolidated Portfolio Holdings in CAD
As of December 31, 2022

Security	Quantity	Unit Cost	Book Value	Price	Market Value	% Weight
PI-HISA	19,976,272.190	1.00	19,976,272.19	1.00	19,976,272.19	12.20%
CAN Equity Fund	19,362.687	1,116.44	21,617,416.06	1,189.19	23,026,049.30	14.07%
GLB Equity Fund	49,689.900	1,055.60	52,452,784.44	1,061.89	52,765,466.30	32.23%
Corp Bond Fund	11,409.402	984.70	11,234,921.10	878.35	10,021,518.99	6.12%
CAN Bond Fund	11,190.782	981.04	10,978,627.60	931.22	10,421,097.93	6.37%
GLB Bond Fund	56,179.464	987.71	55,489,188.64	845.52	47,500,916.58	29.02%
					163,711,321.29	100.00%

Whitby Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Whitby - Contingency Outcome
Account Number: 570050112

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	1,542.14	1,074.78	1,657,464.24	1,189.19	1,833,908.26	18.3%	110,354.71	10,867.16
GLB Equity Fund	4,044.17	1,006.33	4,069,771.51	1,061.89	4,294,486.83	42.8%	294,077.83	37,355.89
Corp Bond Fund	664.07	928.15	616,360.68	878.35	583,291.76	5.8%	2,651.32	1,081.84
CAN Bond Fund	622.68	955.27	594,827.96	931.22	579,853.07	5.7%	3,821.02	0.00
GLB Bond Fund	3,225.70	926.44	2,988,447.65	845.52	2,727,398.78	27.2%	(26,661.42)	113,341.18
			<u>9,926,872.04</u>		<u>10,018,938.70</u>	<u>100.0%</u>	<u>384,243.46</u>	<u>162,646.07</u>

Whitby Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.7	-9.2	-9.2	1.1	-	-	-	3.8	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	12.7	-	-	-	-

Whitby Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Whitby - Target Date 3 to 5 Year Outcome
Account Number: 570050120

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	9,834,804.14	1.00	9,834,804.14	1.00	9,834,804.14	20.7%	0.00	93,793.54
CAN Equity Fund	1,329.40	1,022.16	1,358,871.54	1,189.19	1,580,926.82	3.3%	95,132.28	9,368.07
GLB Equity Fund	3,292.54	1,009.56	3,324,044.88	1,061.89	3,496,336.67	7.3%	239,421.30	30,413.13
Corp Bond Fund	5,509.90	992.02	5,465,950.99	878.35	4,839,654.83	10.2%	21,995.69	8,976.21
CAN Bond Fund	5,441.42	983.94	5,354,090.45	931.22	5,067,175.29	10.7%	33,390.78	0.00
GLB Bond Fund	26,661.71	992.73	26,467,925.33	845.52	22,543,040.77	47.6%	(220,367.81)	936,810.16
			<u>51,805,687.33</u>		<u>47,361,938.52</u>	<u>100.0%</u>	<u>169,572.24</u>	<u>1,079,361.11</u>

Whitby Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	2.7	-6.2	-6.2	-2.1	-	-	-	-0.3	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	2.0	-	-	-	-

Whitby Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Whitby - Target Date 5 to 10 Year Outcome
Account Number: 570050138

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	6,248.99	1,022.16	6,387,498.52	1,189.19	7,431,286.11	15.9%	447,176.28	44,035.44
GLB Equity Fund	15,850.38	1,009.56	16,002,034.37	1,061.89	16,831,450.94	36.1%	1,152,581.75	146,409.56
Corp Bond Fund	3,673.14	990.96	3,639,965.37	878.35	3,226,325.29	6.9%	14,663.78	5,983.93
CAN Bond Fund	3,599.91	983.83	3,541,732.61	931.22	3,352,322.33	7.1%	22,090.54	0.00
GLB Bond Fund	18,630.45	992.91	18,498,525.05	845.52	15,752,441.79	33.8%	(153,986.65)	654,616.54
			48,069,755.92		46,593,826.46	100.0%	1,482,525.70	851,045.47

Whitby Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.2	-8.9	-8.9	0.3	-	-	-	2.9	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	10.5	-	-	-	-

Whitby Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Whitby - Asset Management Reserve Outcome
Account Number: 570050146

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	4,358.02	1,207.96	5,264,336.85	1,189.19	5,182,545.50	27.0%	311,858.10	30,710.12
GLB Equity Fund	11,433.92	1,082.20	12,373,906.63	1,061.89	12,141,633.26	63.3%	831,432.69	105,614.85
Corp Bond Fund	312.56	919.79	287,492.43	878.35	274,541.65	1.4%	1,248.02	509.20
CAN Bond Fund	293.20	952.25	279,202.12	931.22	273,036.04	1.4%	1,799.21	0.00
GLB Bond Fund	1,518.25	928.74	1,410,068.14	845.52	1,283,717.33	6.7%	(12,549.26)	53,346.83
			19,615,006.17		19,155,473.78	100.0%	1,133,788.76	190,181.00

Whitby Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	7.4	-9.7	-9.7	3.7	-	-	-	6.7	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	19.2	-	-	-	-

Whitby Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Whitby - Target Date 10 Year Plus Outcome
Account Number: 570050153

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	5,884.12	1,181.01	6,949,244.91	1,189.19	6,997,382.61	22.9%	421,065.25	41,464.27
GLB Equity Fund	15,068.86	1,107.11	16,683,027.05	1,061.89	16,001,558.60	52.5%	1,094,546.46	139,190.68
Corp Bond Fund	1,249.72	980.33	1,225,151.63	878.35	1,097,705.46	3.6%	4,989.10	2,035.94
CAN Bond Fund	1,233.55	979.91	1,208,774.46	931.22	1,148,711.20	3.7%	7,569.58	0.00
GLB Bond Fund	6,143.33	996.88	6,124,222.47	845.52	5,194,317.91	17.0%	(50,776.26)	215,857.72
			32,190,420.52		30,439,675.78	100.0%	1,477,394.13	398,548.61

Whitby Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	6.5	-9.4	-9.4	2.4	-	-	-	5.2	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	15.8	-	-	-	-

Whitby Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Whitby - Cash Outcome
Account Number: 9021944312

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	10,141,468.05	1.00	10,141,468.05	1.00	10,141,468.05	100.0%	0.00	96,718.16
			10,141,468.05		10,141,468.05	100.0%	0.00	96,718.16

Whitby Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	0.9	-	-	-	-	-	-	1.4	06/13/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Whitby Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Whitby - Contingency Outcome
Account Number: 570050112

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	13.40	14,232.37
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	1.23	1,081.84
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	134.04	113,341.18
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	9.13	10,867.16
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	35.17	37,355.89

Whitby Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Whitby - Target Date 3 to 5 Year Outcome

Account Number: 570050120

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	10.91	11,587.22
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	10.21	8,976.21
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	1,107.96	936,810.16
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	7.87	9,368.07
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	28.64	30,413.13
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	28,370.49	28,370.49
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	31,476.39	31,476.39
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	33,946.66	33,946.66

Whitby Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Whitby - Target Date 5 to 10 Year Outcome
Account Number: 570050138

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	52.53	55,781.17
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	6.81	5,983.93
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	774.21	654,616.54
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	37.03	44,035.44
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	137.87	146,409.56

Whitby Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Whitby - Asset Management Reserve Outcome

Account Number: 570050146

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	37.89	40,238.63
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.58	509.20
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	63.09	53,346.83
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	25.82	30,710.12
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	99.45	105,614.85

Whitby Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Whitby - Target Date 10 Year Plus Outcome
Account Number: 570050153

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Buy	GLB Equity Fund	11/08/2022	11/08/2022	32.56	33,508.99
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	49.94	53,030.82
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	2.31	2,035.94
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	255.29	215,857.72
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	34.86	41,464.27
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	131.07	139,190.68

Whitby Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Whitby - Cash Outcome
Account Number: 9021944312

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	29,255.12	29,255.12
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	32,457.87	32,457.87
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	35,005.17	35,005.17

**Whitby Prudent Investor Portfolio
COMPLIANCE CERTIFICATE
December 31, 2022**

In accordance with the terms of section 8.02 of the ONEJIB Agreement dated as of July 2, 2020 (the "ONE JIB Agreement") ONE Investment confirms as follows:

With respect to the quarter ended December 31, 2022 to the best of the knowledge and belief of ONE Investment, all assets of the Participating Municipality under the management and control of ONE JIB pursuant to the ONE JIB Agreement have been invested and are held in accordance with the terms of the ONE JIB Agreement, and in a manner consistent with the IPS and the Investment Plan of the Participating Municipality.

A handwritten signature in black ink that reads "Keith Taylor".

Keith Taylor, Chief Investment Officer, ONE Investment
On the behalf of the ONE Joint Investment Board

ANNUAL INVESTMENT REPORT

For The Period Ended December 31, 2022

Whitby Prudent Investor Portfolio

575 Rossland Rd. E.
Whitby, ON
L1N 2M8

Wong, Fuwing
Commissioner of Financial Services/Treasurer
wongf@whitby.ca
(905) 668-5803

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Whitby Prudent Investor Portfolio
For the Period December 31, 2022
(Consolidated Holdings)

Book Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
PI-HISA	9,633,473.60	10,000,000.01	0.01	342,798.59				19,976,272.19
CAN Equity Fund	17,952,971.00	3,528,000.00		136,445.06				21,617,416.06
GLB Equity Fund	43,359,950.28	8,532,278.66	80,000.00	458,984.11	174,870.21	6,701.18		52,452,784.44
Corp Bond Fund	10,748,333.98	468,000.00		18,587.12				11,234,921.10
CAN Bond Fund	10,529,627.60	449,000.00						10,978,627.60
GLB Bond Fund	51,294,220.84	2,220,995.37		1,973,972.43				55,489,188.64
Total	143,518,577.30	25,198,274.04	80,000.01	2,930,787.31	174,870.21	6,701.18	0.00	171,749,210.03

Market Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
PI-HISA	9,633,473.60	10,000,000.01	0.01	342,798.59			19,976,272.19
CAN Equity Fund	20,891,495.47	3,528,000.00		136,445.06		(1,529,891.23)	23,026,049.30
GLB Equity Fund	49,015,365.73	8,532,278.66	80,000.00	458,984.11	174,870.21	(5,336,032.41)	52,765,466.30
Corp Bond Fund	10,423,980.96	468,000.00		18,587.12		(889,049.09)	10,021,518.99
CAN Bond Fund	10,375,230.84	449,000.00				(403,132.91)	10,421,097.93
GLB Bond Fund	49,536,058.78	2,220,995.37		1,973,972.43		(6,230,110.00)	47,500,916.58
Total	149,875,605.38	25,198,274.04	80,000.01	2,930,787.31	174,870.21	(14,388,215.64)	163,711,321.29

Whitby Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account

Book Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1WHICONT	4,743,292.42	5,080,000.00	80,000.00	162,646.07	14,232.37	6,701.18		9,926,872.04
JIB2WHITD35	50,607,202.00			1,186,898.11	11,587.22			51,805,687.33
JIB3WHITD510	47,162,929.28			851,045.47	55,781.17			48,069,755.92
JIB4WHIAMR	9,384,586.54	10,000,000.00		190,181.00	40,238.63			19,615,006.17
JIB5WHITD10P	31,620,567.06	118,274.03		398,548.61	53,030.82			32,190,420.52
JIBWHICASH		10,000,000.01	0.01	141,468.05				10,141,468.05
Total	143,518,577.30	25,198,274.04	80,000.01	2,930,787.31	174,870.21	6,701.18	0.00	171,749,210.03

Market Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1WHICONT	5,281,200.96	5,080,000.00	80,000.00	162,646.07	14,232.37	(439,140.70)	10,018,938.70
JIB2WHITD35	50,495,672.68			1,186,898.11	11,587.22	(4,332,219.49)	47,361,938.52
JIB3WHITD510	51,181,007.73			851,045.47	55,781.17	(5,494,007.91)	46,593,826.46
JIB4WHIAMR	9,442,759.36	10,000,000.00		190,181.00	40,238.63	(517,705.21)	19,155,473.78
JIB5WHITD10P	33,474,964.65	118,274.03		398,548.61	53,030.82	(3,605,142.33)	30,439,675.78
JIBWHICASH		10,000,000.01	0.01	141,468.05			10,141,468.05
Total	149,875,605.38	25,198,274.04	80,000.01	2,930,787.31	174,870.21	(14,388,215.64)	163,711,321.29

Whitby Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Bond Fund

Book Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1WHICONT	289,827.96	305,000.00						594,827.96
JIB2WHITD35	5,354,090.45							5,354,090.45
JIB3WHITD510	3,541,732.61							3,541,732.61
JIB4WHIAMR	135,202.12	144,000.00						279,202.12
JIB5WHITD10P	1,208,774.46							1,208,774.46
Total	10,529,627.60	449,000.00	0.00	0.00	0.00	0.00	0.00	10,978,627.60

Market Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1WHICONT	285,472.30	305,000.00				(10,619.23)	579,853.07
JIB2WHITD35	5,272,404.73					(205,229.44)	5,067,175.29
JIB3WHITD510	3,488,097.24					(135,774.91)	3,352,322.33
JIB4WHIAMR	134,020.56	144,000.00				(4,984.52)	273,036.04
JIB5WHITD10P	1,195,236.01					(46,524.81)	1,148,711.20
Total	10,375,230.84	449,000.00	0.00	0.00	0.00	(403,132.91)	10,421,097.93

Whitby Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Equity Fund

Book Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1WHICONT	779,597.08	867,000.00		10,867.16				1,657,464.24
JIB2WHITD35	1,349,503.47			9,368.07				1,358,871.54
JIB3WHITD510	6,343,463.08			44,035.44				6,387,498.52
JIB4WHIAMR	2,572,626.73	2,661,000.00		30,710.12				5,264,336.85
JIB5WHITD10P	6,907,780.64			41,464.27				6,949,244.91
Total	17,952,971.00	3,528,000.00	0.00	136,445.06	0.00	0.00	0.00	21,617,416.06

Market Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1WHICONT	989,631.25	867,000.00		10,867.16		(33,590.15)	1,833,908.26
JIB2WHITD35	1,713,079.28			9,368.07		(141,520.53)	1,580,926.82
JIB3WHITD510	8,052,482.02			44,035.44		(665,231.35)	7,431,286.11
JIB4WHIAMR	2,553,994.13	2,661,000.00		30,710.12		(63,158.75)	5,182,545.50
JIB5WHITD10P	7,582,308.79			41,464.27		(626,390.45)	6,997,382.61
Total	20,891,495.47	3,528,000.00	0.00	136,445.06	0.00	(1,529,891.23)	23,026,049.30

Whitby Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for Corp Bond Fund

Book Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1WHICONT	298,278.84	317,000.00		1,081.84				616,360.68
JIB2WHITD35	5,456,974.78			8,976.21				5,465,950.99
JIB3WHITD510	3,633,981.44			5,983.93				3,639,965.37
JIB4WHIAMR	135,983.23	151,000.00		509.20				287,492.43
JIB5WHITD10P	1,223,115.69			2,035.94				1,225,151.63
Total	10,748,333.98	468,000.00	0.00	18,587.12	0.00	0.00	0.00	11,234,921.10

Market Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1WHICONT	289,161.25	317,000.00		1,081.84		(23,951.33)	583,291.76
JIB2WHITD35	5,281,703.89			8,976.21		(451,025.27)	4,839,654.83
JIB3WHITD510	3,521,013.96			5,983.93		(300,672.60)	3,226,325.29
JIB4WHIAMR	134,133.29	151,000.00		509.20		(11,100.84)	274,541.65
JIB5WHITD10P	1,197,968.57			2,035.94		(102,299.05)	1,097,705.46
Total	10,423,980.96	468,000.00	0.00	18,587.12	0.00	(889,049.09)	10,021,518.99

Whitby Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Bond Fund

Book Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1WHICONT	1,384,106.47	1,491,000.00		113,341.18				2,988,447.65
JIB2WHITD35	25,531,115.17			936,810.16				26,467,925.33
JIB3WHITD510	17,843,908.51			654,616.54				18,498,525.05
JIB4WHIAMR	656,721.31	700,000.00		53,346.83				1,410,068.14
JIB5WHITD10P	5,878,369.38	29,995.37		215,857.72				6,124,222.47
Total	51,294,220.84	2,220,995.37	0.00	1,973,972.43	0.00	0.00	0.00	55,489,188.64

Market Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1WHICONT	1,337,434.63	1,491,000.00		113,341.18		(214,377.03)	2,727,398.78
JIB2WHITD35	24,673,495.49			936,810.16		(3,067,264.88)	22,543,040.77
JIB3WHITD510	17,241,143.35			654,616.54		(2,143,318.10)	15,752,441.79
JIB4WHIAMR	629,782.84	700,000.00		53,346.83		(99,412.34)	1,283,717.33
JIB5WHITD10P	5,654,202.47	29,995.37		215,857.72		(705,737.65)	5,194,317.91
Total	49,536,058.78	2,220,995.37	0.00	1,973,972.43	0.00	(6,230,110.00)	47,500,916.58

Whitby Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Equity Fund

Book Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1WHICONT	1,991,482.07	2,100,000.00	80,000.00	37,355.89	14,232.37	6,701.18		4,069,771.51
JIB2WHITD35	3,282,044.53			30,413.13	11,587.22			3,324,044.88
JIB3WHITD510	15,799,843.64			146,409.56	55,781.17			16,002,034.37
JIB4WHIAMR	5,884,053.15	6,344,000.00		105,614.85	40,238.63			12,373,906.63
JIB5WHITD10P	16,402,526.89	88,278.66		139,190.68	53,030.82			16,683,027.05
Total	43,359,950.28	8,532,278.66	80,000.00	458,984.11	174,870.21	6,701.18	0.00	52,452,784.44

Market Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1WHICONT	2,379,501.53	2,100,000.00	80,000.00	37,355.89	14,232.37	(156,602.96)	4,294,486.83
JIB2WHITD35	3,921,515.69			30,413.13	11,587.22	(467,179.37)	3,496,336.67
JIB3WHITD510	18,878,271.16			146,409.56	55,781.17	(2,249,010.95)	16,831,450.94
JIB4WHIAMR	5,990,828.54	6,344,000.00		105,614.85	40,238.63	(339,048.76)	12,141,633.26
JIB5WHITD10P	17,845,248.81	88,278.66		139,190.68	53,030.82	(2,124,190.37)	16,001,558.60
Total	49,015,365.73	8,532,278.66	80,000.00	458,984.11	174,870.21	(5,336,032.41)	52,765,466.30

Whitby Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for PI-HISA

Book Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2WHITD35	9,633,473.60			201,330.54				9,834,804.14
JIBWHICASH		10,000,000.01	0.01	141,468.05				10,141,468.05
Total	9,633,473.60	10,000,000.01	0.01	342,798.59	0.00	0.00	0.00	19,976,272.19

Market Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2WHITD35	9,633,473.60			201,330.54			9,834,804.14
JIBWHICASH		10,000,000.01	0.01	141,468.05			10,141,468.05
Total	9,633,473.60	10,000,000.01	0.01	342,798.59	0.00	0.00	19,976,272.19

APPENDIX

**The Town of Whitby
Pledged to ONE JIB
As at December 31, 2022**

Cash Account

● **Cash and Short-term Investments**

CASH	2,235.51	2,235.51
Subtotal	2,235.51	2,235.51

● **Fixed Income**

Fixed Income

BNS TSX LOW VLTY INDX DEP NTS S32 PP DSC (341) MAT DT: 01/03/2024 - SSP341 Deferred Sales Charge	10,000.000 100.000	1,000,000.00	129.140	1,291,400.00
Fixed Income Subtotal		1,000,000.00		1,291,400.00
Subtotal		1,000,000.00		1,291,400.00
Total for Cash Account		1,002,235.51		1,293,635.51
Total Canadian Dollar Investments		1,002,235.51		1,293,635.51

ONE JIB - Outcome Framework - Target Allocations

Outcome							<u>Allocation</u>			
	HISA	Canadian Equity Fund	Global Equity Fund	Canadian Government Bond Fund	Canadian Corporate Bond Fund	Global Bond Fund	Equity	Fixed Income	Cash	Total
Cash	100.0%	0.0%	0.0%	0.0%	0.0%	0.0%			100.0%	100%
Stable Return	10.0%	9.0%	21.0%	9.0%	9.0%	42.0%	30.0%	60.0%	10.0%	100%
Contingency	0.0%	18.0%	42.0%	6.0%	6.0%	28.0%	60.0%	40.0%		100%
Asset Management	0.0%	27.0%	63.0%	1.5%	1.5%	7.0%	90.0%	10.0%		100%
Target Date 3-5	20.0%	3.0%	7.0%	10.5%	10.5%	49.0%	10.0%	70.0%	20.0%	100%
Target Date 5-10	0.0%	15.0%	35.0%	7.5%	7.5%	35.0%	50.0%	50.0%		100%
Target Date 10+	0.0%	22.5%	52.5%	3.75%	3.75%	17.5%	75.0%	25.0%		100%

ONE JIB - Outcome Framework - Defined

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon	Allocation		
					Equity	Fixed Income	Cash
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years			100%
Stable Return	Stable Return	Income generation: To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)	30%	60%	10%
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk, emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)	60%	40%	
	Asset mgt reserves	Contributions to generate returns to fund asset management reserves	Higher risk, emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)	90%	10%	
Target Date	Target Date 3-5 yrs.	Preservation of capital	Low risk; high liquidity	3 - 5 years	10%	70%	20%
	Target Date 5-10 yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 - 10 years	50%	50%	
	Target Date 10+ yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long term inflation-adjusted growth	> 10 years	75%	25%	

Glossary and Definitions for Quarterly Reports

Account

ONE Investment clients have one or more custodial accounts. All Prudent Investor Funds will be administered with ONE Investment's custodian, CIBC Mellon. Unlike Legal List accounts, MNRI invested in the ONE Investment Prudent Investor Funds will be under the control of the ONE Joint Investment Board. In most cases, the Prudent Investor clients will have multiple accounts with the custodian, with the account structure based on the investment outcomes assigned to each client. This will allow reporting to the municipal client based on the investment outcome framework.

Annual and Annualized Returns: please see Returns below.

Asset Allocation

Asset allocation is the single biggest driver of fund returns and should be set taking into account municipal risk tolerance. Also known as asset mix, it is the combination of asset classes in a fund and is normally shown as the percentage weights in each. Example asset classes are money market, Canadian bonds, global bonds, Canadian stocks and global stocks. Each of the ONE JIB Outcomes has an associated asset allocation that is designed to be appropriate for the intended investment Outcome.

Asset Mix: See Asset allocation.

Benchmark

The Benchmark is the standard against which investors compare their portfolio returns to understand its performance. Benchmark can be set either at the asset class level or for the overall portfolio. At the asset class level, benchmarks are usually chosen to represent the entire market; active managers seek to outperform their benchmarks by at least the amount of fees they charge.

For example, a typical benchmark for Canadian stocks is the S&P/TSX Composite Index which is calculated by Standard and Poor's (S&P) and for Canadian money market, the typical benchmark is the FTSE 182-Day Treasury Bill Index from the Financial Times Stock Exchange Group (FTSE). For a portfolio that aims to have risk halfway between these two asset classes, the total portfolio benchmark might be 50% S&P/TSX Composite Index and 50% FTSE 182-Day Treasury Bill Index.

Benchmark returns are always time weighted. (See Returns below for more detail on time weighted returns)

Blended Benchmark

A blended benchmark is a benchmark that is constructed from two or more underlying benchmarks. The weights of each underlying benchmark used in a blended benchmark remain constant over time.

Canadian Corporate Bond Fund

The ONE Investment Canadian Corporate Bond Fund holds short and mid-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Fund is 4.5 to 7.51 years. MFS aims to outperform the benchmark, which is:

- 48% FTSE Canada Universe All Government Bond Index +
- 40% FTSE Canada Short-Term Corporate A Index +
- 10% FTSE Canada Universe Corporate AAA/AA Index +
- 2% FTSE Canada 91-Day Treasury Bill Index.

Canadian Equity Fund

The ONE Canadian Equity Fund holds Canadian stocks managed by Guardian Capital. Guardian aims for below-market risk, achieved with a ONE-imposed constraint on the weight of Material and Energy sectors because of the expected above-market volatility of these sectors.

Canadian Government Bond Fund

This ONE Government Canadian Bond Fund holds short-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Bond Fund is 1.73 to 3.73 years. MFS aims to outperform the benchmark, which is:

- 95% FTSE Canada Short-Term Government Bond Index +
- 5% FTSE Canada 91-Day Treasury Bill Index.

Book Value

Book value is the Unit Cost of each holding multiplied by the number of units. It represents the amount originally paid to invest in the holding and takes into account all contributions and withdrawals.

CAD

This is a short form for “Canadian dollars”. Although the outcomes have exposure to foreign securities, all returns in the report reflect Canadian dollar-based returns. Foreign holdings will be impacted by movements in foreign currencies which may impact investment returns. This impact can be reduced by currency hedging strategies. The global equity exposure does not hedge currency exposure, but the global bond exposure may use hedging. The degree to which global bond exposure is hedged back to the Canadian dollar may vary and will reflect the currency hedging strategy of the external manager.

Consolidated Holdings

Consolidated holdings are the aggregate value of all investments with ONE Investment. Consolidated holdings detailed in this report only reflect MNRI balances invested in ONE Investment’s Prudent Investor Funds and HISA balances under the control of the ONE JIB. In certain cases, clients may hold ONE Investment Legal List portfolios or HISA which will not be reflected in consolidated holdings in this report. Additionally, ‘in-kind’ securities pledged to the ONE JIB will not be reflected in this report.

Discounts

Certain fee discounts apply for investors in the ONE Investment Prudent Investor offering. These discounts include a 4bps discount that applies to AUM of Founding Members, and ‘tier discounts’ that apply for any investors with balances in excess of certain thresholds. These discounts would not apply to HISA balances but would apply to balances in Legal List portfolios (if applicable). Discounts will be rebated to the municipalities on a quarterly basis. These discounts are not taken into consideration in the performance details in this investment report.

Distribution: a cash payment of interest or dividends made by ONE Investment from a fund.

Duration

This statistic applies to bonds and is similar in concept to term to maturity. The difference is that duration also takes into account the size and timing of interest payments. A bond with higher coupon payments will have a shorter duration than one with the same term to maturity and lower coupon payments: the reason is that the higher-coupon bond receives more of its return earlier. The higher the duration of a bond, the higher its sensitivity to interest rate movements.

Fees

Fees include all expenses involved in managing the fund: external investment manager fees, custody costs, ONE Investment's costs and administrative costs.

Global Bond Fund

The ONE Global Bond Fund is an unconstrained global bond mandate managed by Manulife Asset Management. The unconstrained nature of the mandate means that the fund will contain a mix of global government, corporate and securitized debt, including emerging markets and high-yield securities. The mandate is not constrained by sector or currency. Manulife aims to outperform the benchmark, which is Bloomberg Barclays Multiverse Index Unhedged.

Global Equity Fund

The ONE Global Equity Fund holds Global stocks managed by Mawer Investment Management. Mawer aims to outperform the benchmark, which is MSCI All Country World Index (ACWI). This mandate invests in both emerging and developed markets. Manager will allocate capital to the best global opportunities, which may include both large and small capitalization companies. This mandate is intended to be a broadly diversified portfolio of wealth-creating companies bought at discounts to their intrinsic values that typically employ a long-term holding period.

High Interest Savings Account (HISA)

This bank account is provided by CIBC. Its very short-term nature precludes it from being considered an investment. Interest income from HISA will be reflected only in the executive summary page as will a list of HISA transitions. As the HISA product is a demand deposit, its value of his does not fluctuate daily. In this way it differs from the ONE Investment fund whose price change in response to changes in the value of underlying investments. Returns for individual accounts holding HISA will not be presented in the report beyond what is disclosed in the executive summary. HISA balances held in the Prudent Investor Offering reflect MNRI and will be under the control of the ONE JIB.

Holdings: the ONE Investment funds or HISA Balances held in client accounts.

Inception Date

The inception is the first date that an investment was made. For each account, this will be the first time funds were transferred in; for funds offered by ONE Investment, it is the date the funds started. For ONE JIB Founders, the Inception date is July 2, 2020.

Income

Income is a cash flow generated by an investment and normally includes interest on bonds and dividends on stocks. It is differentiated from capital gains, which also contribute to returns, but which are not considered income.

Investment Manager

Investment managers are external firms hired by ONE Investment to create funds to our specifications. These are MFS Investment Management Canada for Canadian fixed income, Manulife Asset Management for global fixed income, Guardian Capital Group Ltd for Canadian equity, and Mawer Investment Management Ltd for global equity.

Market Value

The value of an investment at current market prices, calculated by multiplying the Price (defined below) by the number of units held.

ONE Joint Investment Board (ONE JIB)

The joint board established by founding municipalities as a municipal services board under section 202 of the Act as required under Part II of the Regulation, and is the duly appointed Joint Investment Board for the municipality, as constituted from time to time and acting pursuant to the Terms of Reference set out in the ONE JIB Agreement.

Outcome

Outcome means, in the context of the Investment Plan, the same thing as ‘solution’. Investment Outcomes are a set of investment allocations with varying risk/return characteristics. The Outcomes assigned to each municipal investor are intended to reflect the needs and circumstances of the municipality. ONE JIB has five pre-defined basic outcomes:

Cash:

The Cash Outcome is designed for investments with a time horizon of less than 3 years. Preservation of capital and liquidity are the highest priorities. Investments allocated to this outcome are expected to be transferred back to the care and control of the municipal treasurer when the funds are reclassified as MRI.

Contingency:

The Contingency outcome is designed for investing contingency reserves. The funds in this outcome may be drawn upon to meet unexpected needs and infrequent events. The investment horizon for this outcome is typically greater than 5 years, with an emphasis placed on long-term growth and preservation of purchasing power is a key consideration.

Asset Management Reserves:

The Asset Management Reserve Outcome is specifically designed for very long investment horizons with a well-defined purpose. Allocations to this Outcome are intended to generate returns to help fund asset management objectives. The long-term nature of asset management reserves allows this Outcome to emphasize long-term growth.

Stable Return:

The Stable Return Outcome is designed to provide an annual income while preserving the value of the principal investment. The principal amount is often invested in perpetuity with no intent to withdraw for the foreseeable future. This outcome is frequently used by municipalities looking to replace the income stream of a utility that has been sold, with some or all proceeds of the sale acting as the principal.

Target Date:

The Target Date Outcomes are designed for contributions toward planned capital projects. There are three target date designs for different time horizons: 3 to 5 years; 5 to 10 years; and greater than 10 years. For capital projects in the 3-to-5-year range, preservation of capital is prioritized. For projects in the 5-to-10-year range, emphasis is placed on inflation mitigation and meeting target funding requirements. For projects in the greater-than-10-year range, emphasis is placed on longer-term inflation adjusted growth.

Price

The price of ONE funds is the unit price at a point in time, also known as the net asset value, which is calculated daily by CIBC Mellon. This price takes into account the last traded prices of all securities held by the manager, the bid/ask spread where no recent trade is available and a daily accrual for all fees including investment management and administration.

Prudent Investor Standard

The standard requiring ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment but does not restrict the securities in which a municipality can invest. The Prudent Investor standard applies to the entire portfolio of Long-Term Funds under control of ONE JIB rather than to individual securities.

Quality

This statistic refers to the creditworthiness of bonds based on ratings provided by bond rating agencies such as S&P, DBRS, Fitch and Moody's. The highest quality bonds are rated AAA and range down from there to AA, A and BBB, all of which are investment grade ratings. Ratings below BBB are considered high yield. The lower a credit rating, the higher a bond's yield to maturity and commensurate risk of default on interest payments or principal. The credit rating on an entire fund is calculated as a weighted average.

Realized and Unrealized Gains

Capital gains reflect the movement in the Price of investments as they rise over time relative to their average Unit Cost. Negative gains are losses, meaning that the Price of the units in the account is lower than the average Price paid for them (Unit Cost). Because gains / losses are calculated based on net asset values, they are diminished by the amount of fees. (Please see Fees, Price and Unit Cost.)

- **Unrealized gains** exist “on paper” until the investment is sold in return for cash, at which point they become realized.
- **Realized gains** are generated by withdrawals from accounts during the time period in question based on the unit Price compared to the Unit Cost.

Returns

Returns measure the percentage increment in value generated by investments over a period of time. Unless otherwise noted, time-weighted total returns are reported here, which include all forms of income and capital gains. There are different aspects to return calculations explained below.

- Calendar Year Return: reflects the total return generated by investments in the specified year any between January 1 to December 31.
- Annualized Returns: the total return generated by investments in each year for holding periods greater than one year. Annualized returns are the geometric average over a multi-year period, meaning they represent the compound return. For periods of one year or less, the actual return is shown without the effect of compounding.
- Returns in this report are calculated net of fees based on the Prices of the ONE Investment funds. These are calculated daily by CIBC Mellon and take into account all fees and costs associated with managing the fund.
- Return details in this report do not account for fee discounts that may apply for some Prudent Investor clients.
- Time-weighted returns: returns in this report are time-weighted in order for them to be compared to the benchmarks. Time-weighted returns are calculated in a way that excludes the effect of the timing of contributions and withdrawals (cash flows) from the fund. (To capture the effect of cash flows and measure their impact on returns, investors would instead need use dollar-weighted return calculations.)

Unit Cost

Unit Cost is the weighted average Price paid for all the Fund units held in the account and reflects the impact of units bought and sold over time.

Unrealized Gains: Please see Realized and Unrealized Gains

Value Added: The return generated by an investment manager above (or below, if negative) the benchmark.

Year to Date: The time period beginning January 1 and ending at the most recent quarter end.

QUARTERLY INVESTMENT REPORT

For The Period Ended December 31, 2022

Thunder Bay Prudent Investor Portfolio

500 Donald St. E., P.O. Box
Thunder Bay, ON, ON
P7E 5K4

Evans, Linda
City Treasurer
linda.evans@thunderbay.ca

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

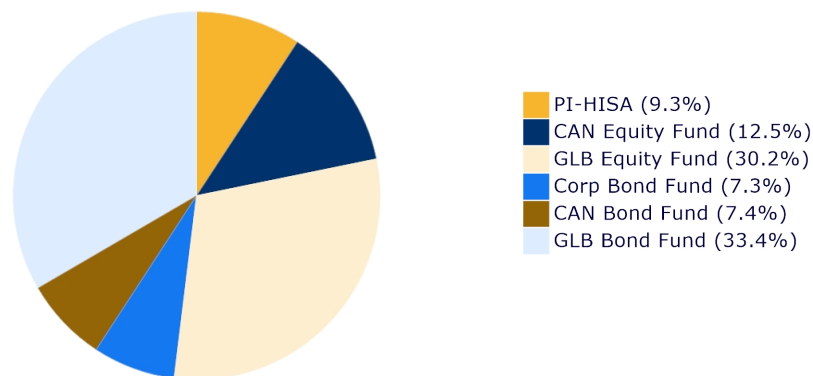
Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Thunder Bay Prudent Investor Portfolio

Executive Summary for the Quarter Ended December 31, 2022

	Time-Weighted Rate of Return in CAD for Consolidated Holdings						Since Inception	Inception Date
	Quarter	Year to date	1 Year	2 Years	3 Years	5 Years		
Consolidated Portfolio Returns	4.6%	-	-	-	-	-	-3.5%	04/01/2022

Overall Asset Allocation



Consolidated Portfolio Activity for Quarter

Portfolio	Starting Balance	Contribution	Withdrawals	Change in Market Value	Income	Ending Balance
PI-HISA	9,891,073.13	-	-	-	95,238.46	9,986,311.59
CAN Equity Fund	12,635,587.11	-	-	814,160.06	80,174.01	13,529,921.18
GLB Equity Fund	30,004,504.34	21,820.75	-	2,227,251.52	283,021.88	32,536,598.49
Corp Bond Fund	7,783,223.44	-	-	35,601.52	14,528.67	7,833,353.63
CAN Bond Fund	7,942,191.33	-	-	52,683.21	-	7,994,874.54
GLB Bond Fund	34,869,601.52	-	-	(352,053.52)	1,496,623.36	36,014,171.36
Total	103,126,180.87	21,820.75	0.00	2,777,642.79	1,969,586.38	107,895,230.79

Thunder Bay Prudent Investor Portfolio Performance History At December 31, 2022

Performance by Fund

	Quarter	Year to Date	% Annualized Returns					Since Inception	Inception Date
			1 Year	2 Years	3 Years	4 Years	5 Years		
One High Interest Savings Account	0.9	-	-	-	-	-	-	1.8	04/01/2022
ONE Canadian Equity Fund	7.0	-	-	-	-	-	-	-6.3	04/01/2022
ONE Global Equity Fund	8.3	-	-	-	-	-	-	-3.5	04/01/2022
ONE Canadian Corporate Bond Fund	0.6	-	-	-	-	-	-	-3.0	04/01/2022
ONE Canadian Government Bond Fund	0.6	-	-	-	-	-	-	-1.0	04/01/2022
ONE Global Bond Fund	3.2	-	-	-	-	-	-	-4.5	04/01/2022

Performance by Outcome

	Quarter	Year to Date	% Annualized Returns					Since Inception	Inception Date
			1 Year	2 Years	3 Years	4 Years	5 Years		
JIB1THUCONT	5.7	-	-	-	-	-	-	-4.1	04/01/2022
JIB2THUTD35	2.6	-	-	-	-	-	-	-2.6	04/01/2022
JIB3THUTD510	5.1	-	-	-	-	-	-	-4.0	04/01/2022
JIB4THUTD10P	6.5	-	-	-	-	-	-	-4.2	04/01/2022
JIBTHUCASH	0.9	-	-	-	-	-	-	1.8	04/04/2022

QUARTERLY REVIEW

Equity markets rallied strongly in 4th quarter after a very challenging year with the outlook for inflation being a key driver of returns. Inflation, which recently hit 40-year highs, showed signs of abating somewhat in the quarter, which was received positively by investors. Interest rates across the globe increased dramatically in 2022 as central banks attempted to fight inflationary pressures. The sharp rise in interest rates experienced earlier in the year had been a significant headwind for equities, but in the fourth quarter the equity markets responded positively as it appeared that inflation was starting to moderate and the pace of interest rate hikes by central banks may slow. Despite the strong fourth quarter rally, equity markets had negative returns for the full year. The ONE Canadian Equity Fund had returns of positive 7.0% in the fourth quarter, bringing full year returns to negative 7.7%.

Commodity related industries tended to perform well in the quarter, which the fund was not able to fully benefit from. The fund typically holds much less exposure to the Materials and Energy sector than the benchmark that helps to reduce the volatility of returns. The fund does hold a large position in Finning International, which rents / sells Caterpillar equipment used in the construction and resource sectors. This holding, which represents about 4% of the fund rose 39.7% in the quarter, made a significant contribution to overall fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it was a benefit from the strength in these sectors.

There remains considerable uncertainty about the outlook for equity markets. Many hope that global central banks can bring inflation figures back to more reasonable levels without triggering a recession, but it is not yet clear if this can be achieved. Economic growth remains strong and labour markets remain tight, but the affect of higher interest rates may impact the economy with a lag. The prospects for lower inflation figures or a slowing/reversal of interest rate hikes will likely remain the driver of returns for the equity markets in the coming year.

QUARTERLY REVIEW

The performance of global equities improved in the fourth quarter of 2022 after 3 successive quarters of negative performance. The Russian invasion of Ukraine, a spike in inflation rates and rapidly rising interest rates set the tone for markets in previous quarters that led to weak performance, but market sentiment improved in the fourth quarter. Signs that the inflation pressures were starting to abate gave investors hope that interest rate hikes by global central banks would slow and potentially even be reversed in the coming year. The ONE Global Equity Fund had strong returns in the fourth quarter of positive 8.3%, which partially offset losses in the previous 3 quarters, leading to calendar year returns of negative 10.8%. The weak full year returns reflect the challenging environment for equities in 2022.

The investment manager's focus on security selection contributed to fund performance in the quarter. Several individual holdings made a significant contribution to return including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collective represent 4.7% of the fund were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the fund, was a drag on fund performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The fund does not hedge foreign currency exposure so large currency movements can affect total returns. During the quarter many major currencies strengthened vs the Canadian dollar with the pound sterling up 6%, the euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars terms collectively contributed to fund returns, increasing the total returns by about 1.9%.

QUARTERLY REVIEW

Global bond markets had their worst annual returns in modern history last year as sharply higher interest rates led to significant weakness in bond prices. For the 2022 calendar year the ONE Canadian Government Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund had weak returns of negative 3.6%, negative 8.3%, and negative 8.6% respectively. The ONE Canadian Government Bond Fund was less affected by rising interest rates during the year due to the shorter maturity profile of bonds held

The performance of global bond markets improved in the fourth quarter after a very difficult year for fixed income investors. In the fourth quarter both ONE's Canadian bond funds had returns of 0.6% while the ONE Global Bond Fund had better performance, with returns of 3.2%. The stronger performance of the ONE Global Bond Fund in the quarter was largely a result of credit spreads, the extra yield offered by corporate bonds above sovereign bond yield, which narrowed in the quarter. The ONE Global Bond Fund has a large exposure to high yield and investment grade corporate debt, which benefitted from the narrowing credit spreads.

It remains a changing macro economic backdrop where strong economic growth has caused a spike in inflation rates. Global central banks raised interest rates sharply in 2022 to fight inflation, but in the fourth quarter there were signs that the pace of central bank rate hikes would slow amid signs that elevated inflation was starting to slow. While economic growth remains robust and labour markets remain tight, the tightening efforts of central banks in 2022 may lead to a deceleration in economic growth. It is hoped that central banks can bring inflation back to target levels without causing a recession, but it is too early to tell if this can be achieved. How central banks respond to the changing economic outlook, and trajectory for inflation will provide further clarity on the interest rate outlook and outlook for bond markets this year.

Thunder Bay Prudent Investor Portfolio
Consolidated Portfolio Holdings in CAD
As of December 31, 2022

Security	Quantity	Unit Cost	Book Value	Price	Market Value	% Weight
PI-HISA	9,986,311.590	1.00	9,986,311.59	1.00	9,986,311.59	9.26%
CAN Equity Fund	11,377.359	1,276.54	14,523,674.01	1,189.19	13,529,921.18	12.54%
GLB Equity Fund	30,640.122	1,113.61	34,121,208.05	1,061.89	32,536,598.49	30.16%
Corp Bond Fund	8,918.197	907.78	8,095,778.67	878.35	7,833,353.63	7.26%
CAN Bond Fund	8,585.362	941.28	8,081,250.00	931.22	7,994,874.54	7.41%
GLB Bond Fund	42,594.059	920.53	39,209,123.36	845.52	36,014,171.36	33.38%
					107,895,230.79	100.00%

Thunder Bay Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Thunder Bay - Contingency Outcome
Account Number: 570050567

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	3,445.46	1,276.54	4,398,279.51	1,189.19	4,097,336.64	17.5%	246,556.51	24,279.51
GLB Equity Fund	9,298.55	1,113.44	10,353,470.79	1,061.89	9,874,093.05	42.3%	675,370.51	85,890.50
Corp Bond Fund	1,609.00	907.78	1,460,621.23	878.35	1,413,275.13	6.0%	6,423.05	2,621.23
CAN Bond Fund	1,548.95	941.28	1,458,000.00	931.22	1,442,416.63	6.1%	9,504.98	0.00
GLB Bond Fund	7,684.71	920.53	7,074,017.24	845.52	6,497,591.29	27.8%	(63,516.84)	270,017.24
			<u>24,744,388.77</u>		<u>23,324,712.74</u>	<u>100.0%</u>	<u>874,338.21</u>	<u>382,808.48</u>

Thunder Bay Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.7	-	-	-	-	-	-	-4.1	04/01/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Thunder Bay Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Thunder Bay - Target Date 3 to 5 Year Outcome
Account Number: 570050575

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	6,394,171.78	1.00	6,394,171.78	1.00	6,394,171.78	20.9%	0.00	60,980.58
CAN Equity Fund	742.02	1,276.54	947,228.92	1,189.19	882,416.28	2.8%	53,099.16	5,228.92
GLB Equity Fund	1,996.50	1,113.68	2,223,467.74	1,061.89	2,120,073.77	6.9%	145,178.76	18,441.60
Corp Bond Fund	3,638.45	907.78	3,302,927.43	878.35	3,195,863.02	10.4%	14,524.74	5,927.43
CAN Bond Fund	3,502.66	941.28	3,297,000.00	931.22	3,261,760.10	10.6%	21,493.77	0.00
GLB Bond Fund	17,377.58	920.53	15,996,594.57	845.52	14,693,113.89	48.1%	(143,631.36)	610,594.57
			<u>32,161,390.44</u>		<u>30,547,398.84</u>	<u>100.0%</u>	<u>90,665.07</u>	<u>701,173.10</u>

Thunder Bay Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	2.6	-	-	-	-	-	-	-2.6	04/01/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Thunder Bay Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Thunder Bay - Target Date 5 to 10 Year Outcome
Account Number: 570050583

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	4,265.47	1,276.54	5,445,057.97	1,189.19	5,072,491.26	14.6%	305,236.06	30,057.97
GLB Equity Fund	11,476.69	1,113.68	12,781,399.01	1,061.89	12,187,046.27	35.1%	834,542.73	106,009.88
Corp Bond Fund	2,987.90	907.78	2,712,367.61	878.35	2,624,446.64	7.5%	11,928.21	4,867.61
CAN Bond Fund	2,876.39	941.28	2,707,500.00	931.22	2,678,561.15	7.7%	17,650.71	0.00
GLB Bond Fund	14,270.49	920.53	13,136,420.91	845.52	12,066,000.67	34.8%	(117,950.21)	501,420.91
			<u>36,782,745.50</u>		<u>34,628,545.99</u>	<u>100.0%</u>	<u>1,051,407.50</u>	<u>642,356.37</u>

Thunder Bay Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.1	-	-	-	-	-	-	-4.0	04/01/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Thunder Bay Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Thunder Bay - Target Date 10 Year Plus Outcome
Account Number: 570050591

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	2,924.39	1,276.54	3,733,107.61	1,189.19	3,477,677.00	22.0%	209,268.33	20,607.61
GLB Equity Fund	7,868.37	1,113.68	8,762,870.51	1,061.89	8,355,385.40	52.8%	572,159.52	72,679.90
Corp Bond Fund	682.83	907.78	619,862.40	878.35	599,768.84	3.8%	2,725.52	1,112.40
CAN Bond Fund	657.34	941.28	618,750.00	931.22	612,136.66	3.8%	4,033.75	0.00
GLB Bond Fund	3,261.26	920.53	3,002,090.64	845.52	2,757,465.51	17.4%	(26,955.11)	114,590.64
			<u>16,736,681.16</u>		<u>15,802,433.41</u>	<u>100.0%</u>	<u>761,232.01</u>	<u>208,990.55</u>

Thunder Bay Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	6.5	-	-	-	-	-	-	-4.2	04/01/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Thunder Bay Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Thunder Bay - Cash Outcome
Account Number: 9027504012

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	3,592,139.81	1.00	3,592,139.81	1.00	3,592,139.81	100.0%	0.00	34,257.88
			<u>3,592,139.81</u>		<u>3,592,139.81</u>	<u>100.0%</u>	<u>0.00</u>	<u>34,257.88</u>

Thunder Bay Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	0.9	-	-	-	-	-	-	1.8	04/04/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Thunder Bay Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Thunder Bay - Contingency Outcome
Account Number: 570050567

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Buy	GLB Equity Fund	11/08/2022	11/08/2022	21.20	21,820.75
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	30.81	32,723.77
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	2.98	2,621.23
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	319.35	270,017.24
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	20.41	24,279.51
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	80.88	85,890.50

Thunder Bay Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Thunder Bay - Target Date 3 to 5 Year Outcome

Account Number: 570050575

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	6.61	7,026.14
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	6.74	5,927.43
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	722.15	610,594.57
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	4.39	5,228.92
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	17.36	18,441.60
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	18,445.29	18,445.29
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	20,464.61	20,464.61
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	22,070.68	22,070.68

Thunder Bay Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Thunder Bay - Target Date 5 to 10 Year Outcome
Account Number: 570050583

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	38.03	40,389.13
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	5.54	4,867.61
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	593.03	501,420.91
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	25.27	30,057.97
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	99.83	106,009.88

Thunder Bay Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Thunder Bay - Target Date 10 Year Plus Outcome
Account Number: 570050591

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	26.07	27,690.61
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	1.26	1,112.40
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	135.52	114,590.64
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	17.32	20,607.61
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	68.44	72,679.90

Thunder Bay Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Thunder Bay - Cash Outcome
Account Number: 9027504012

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	10,362.26	10,362.26
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	11,496.68	11,496.68
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	12,398.94	12,398.94

**Thunder Bay Prudent Investor Portfolio
COMPLIANCE CERTIFICATE
December 31, 2022**

In accordance with the terms of section 8.02 of the ONEJIB Agreement dated as of July 2, 2020 (the "ONE JIB Agreement") ONE Investment confirms as follows:

With respect to the quarter ended December 31, 2022 to the best of the knowledge and belief of ONE Investment, all assets of the Participating Municipality under the management and control of ONE JIB pursuant to the ONE JIB Agreement have been invested and are held in accordance with the terms of the ONE JIB Agreement, and in a manner consistent with the IPS and the Investment Plan of the Participating Municipality.

A handwritten signature in black ink that reads "Keith Taylor".

Keith Taylor, Chief Investment Officer, ONE Investment
On the behalf of the ONE Joint Investment Board

ANNUAL INVESTMENT REPORT

For The Period Ended December 31, 2022

Thunder Bay Prudent Investor Portfolio

500 Donald St. E., P.O. Box
Thunder Bay, ON, ON
P7E 5K4

Evans, Linda
City Treasurer
linda.evans@thunderbay.ca

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Thunder Bay Prudent Investor Portfolio
For the Period December 31, 2022
(Consolidated Holdings)

Book Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
PI-HISA		9,808,000.00		178,311.59				9,986,311.59
CAN Equity Fund		14,443,500.00		80,174.01				14,523,674.01
GLB Equity Fund		33,730,356.52		283,021.88	107,829.65			34,121,208.05
Corp Bond Fund		8,081,250.00		14,528.67				8,095,778.67
CAN Bond Fund		8,081,250.00						8,081,250.00
GLB Bond Fund		37,712,500.00		1,496,623.36				39,209,123.36
Total	0.00	111,856,856.52	0.00	2,052,659.51	107,829.65	0.00	0.00	114,017,345.68

Market Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
PI-HISA		9,808,000.00		178,311.59			9,986,311.59
CAN Equity Fund		14,443,500.00		80,174.01		(993,752.83)	13,529,921.18
GLB Equity Fund		33,730,356.52		283,021.88	107,829.65	(1,584,609.56)	32,536,598.49
Corp Bond Fund		8,081,250.00		14,528.67		(262,425.04)	7,833,353.63
CAN Bond Fund		8,081,250.00				(86,375.46)	7,994,874.54
GLB Bond Fund		37,712,500.00		1,496,623.36		(3,194,952.00)	36,014,171.36
Total	0.00	111,856,856.52	0.00	2,052,659.51	107,829.65	(6,122,114.89)	107,895,230.79

Thunder Bay Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account

Book Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1THUCONT		22,870,856.52		382,808.48	32,723.77			23,286,388.77
JIB2THUTD35		28,103,000.00		754,364.30	7,026.14			28,864,390.44
JIB3THUTD510		33,392,500.00		642,356.37	40,389.13			34,075,245.50
JIB4THUTD10P		15,881,250.00		208,990.55	27,690.61			16,117,931.16
JIBTHUCASH		3,528,000.00		64,139.81				3,592,139.81
Total	0.00	103,775,606.52	0.00	2,052,659.51	107,829.65	0.00	0.00	105,936,095.68

Market Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1THUCONT		24,328,856.52		382,808.48	32,723.77	(1,419,676.03)	23,324,712.74
JIB2THUTD35		31,400,000.00		754,364.30	7,026.14	(1,613,991.60)	30,547,398.84
JIB3THUTD510		36,100,000.00		642,356.37	40,389.13	(2,154,199.51)	34,628,545.99
JIB4THUTD10P		16,500,000.00		208,990.55	27,690.61	(934,247.75)	15,802,433.41
JIBTHUCASH		3,528,000.00		64,139.81			3,592,139.81
Total	0.00	111,856,856.52	0.00	2,052,659.51	107,829.65	(6,122,114.89)	107,895,230.79

Thunder Bay Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Bond Fund

Market Value Summary by Account for CAN Bond Fund							
Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1THUCONT		1,458,000.00				(15,583.37)	1,442,416.63
JIB2THUTD35		3,297,000.00				(35,239.90)	3,261,760.10
JIB3THUTD510		2,707,500.00				(28,938.85)	2,678,561.15
JIB4THUTD10P		618,750.00				(6,613.34)	612,136.66
Total	0.00	8,081,250.00	0.00	0.00	0.00	(86,375.46)	7,994,874.54

Thunder Bay Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Equity Fund

Book Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1THUCONT		4,374,000.00		24,279.51				4,398,279.51
JIB2THUTD35		942,000.00		5,228.92				947,228.92
JIB3THUTD510		5,415,000.00		30,057.97				5,445,057.97
JIB4THUTD10P		3,712,500.00		20,607.61				3,733,107.61
Total	0.00	14,443,500.00	0.00	80,174.01	0.00	0.00	0.00	14,523,674.01

Market Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1THUCONT		4,374,000.00		24,279.51		(300,942.87)	4,097,336.64
JIB2THUTD35		942,000.00		5,228.92		(64,812.64)	882,416.28
JIB3THUTD510		5,415,000.00		30,057.97		(372,566.71)	5,072,491.26
JIB4THUTD10P		3,712,500.00		20,607.61		(255,430.61)	3,477,677.00
Total	0.00	14,443,500.00	0.00	80,174.01	0.00	(993,752.83)	13,529,921.18

Thunder Bay Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for Corp Bond Fund

Book Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1THUCONT		1,458,000.00		2,621.23				1,460,621.23
JIB2THUTD35		3,297,000.00		5,927.43				3,302,927.43
JIB3THUTD510		2,707,500.00		4,867.61				2,712,367.61
JIB4THUTD10P		618,750.00		1,112.40				619,862.40
Total	0.00	8,081,250.00	0.00	14,528.67	0.00	0.00	0.00	8,095,778.67

Market Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1THUCONT		1,458,000.00		2,621.23		(47,346.10)	1,413,275.13
JIB2THUTD35		3,297,000.00		5,927.43		(107,064.41)	3,195,863.02
JIB3THUTD510		2,707,500.00		4,867.61		(87,920.97)	2,624,446.64
JIB4THUTD10P		618,750.00		1,112.40		(20,093.56)	599,768.84
Total	0.00	8,081,250.00	0.00	14,528.67	0.00	(262,425.04)	7,833,353.63

Thunder Bay Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Bond Fund

Book Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1THUCONT		6,804,000.00		270,017.24				7,074,017.24
JIB2THUTD35		15,386,000.00		610,594.57				15,996,594.57
JIB3THUTD510		12,635,000.00		501,420.91				13,136,420.91
JIB4THUTD10P		2,887,500.00		114,590.64				3,002,090.64
Total	0.00	37,712,500.00	0.00	1,496,623.36	0.00	0.00	0.00	39,209,123.36

Market Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1THUCONT		6,804,000.00		270,017.24		(576,425.95)	6,497,591.29
JIB2THUTD35		15,386,000.00		610,594.57		(1,303,480.68)	14,693,113.89
JIB3THUTD510		12,635,000.00		501,420.91		(1,070,420.24)	12,066,000.67
JIB4THUTD10P		2,887,500.00		114,590.64		(244,625.13)	2,757,465.51
Total	0.00	37,712,500.00	0.00	1,496,623.36	0.00	(3,194,952.00)	36,014,171.36

Thunder Bay Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Equity Fund

Book Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1THUCONT		10,234,856.52		85,890.50	32,723.77			10,353,470.79
JIB2THUTD35		2,198,000.00		18,441.60	7,026.14			2,223,467.74
JIB3THUTD510		12,635,000.00		106,009.88	40,389.13			12,781,399.01
JIB4THUTD10P		8,662,500.00		72,679.90	27,690.61			8,762,870.51
Total	0.00	33,730,356.52	0.00	283,021.88	107,829.65	0.00	0.00	34,121,208.05

Market Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1THUCONT		10,234,856.52		85,890.50	32,723.77	(479,377.74)	9,874,093.05
JIB2THUTD35		2,198,000.00		18,441.60	7,026.14	(103,393.97)	2,120,073.77
JIB3THUTD510		12,635,000.00		106,009.88	40,389.13	(594,352.74)	12,187,046.27
JIB4THUTD10P		8,662,500.00		72,679.90	27,690.61	(407,485.11)	8,355,385.40
Total	0.00	33,730,356.52	0.00	283,021.88	107,829.65	(1,584,609.56)	32,536,598.49

Thunder Bay Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for PI-HISA

Book Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2THUTD35		6,280,000.00		114,171.78				6,394,171.78
JIBTHUCASH		3,528,000.00		64,139.81				3,592,139.81
Total	0.00	9,808,000.00	0.00	178,311.59	0.00	0.00	0.00	9,986,311.59

Market Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2THUTD35		6,280,000.00		114,171.78			6,394,171.78
JIBTHUCASH		3,528,000.00		64,139.81			3,592,139.81
Total	0.00	9,808,000.00	0.00	178,311.59	0.00	0.00	9,986,311.59

APPENDIX

ONE JIB - Outcome Framework - Target Allocations

Outcome							<u>Allocation</u>			
	HISA	Canadian Equity Fund	Global Equity Fund	Canadian Government Bond Fund	Canadian Corporate Bond Fund	Global Bond Fund	Equity	Fixed Income	Cash	Total
Cash	100.0%	0.0%	0.0%	0.0%	0.0%	0.0%			100.0%	100%
Stable Return	10.0%	9.0%	21.0%	9.0%	9.0%	42.0%	30.0%	60.0%	10.0%	100%
Contingency	0.0%	18.0%	42.0%	6.0%	6.0%	28.0%	60.0%	40.0%		100%
Asset Management	0.0%	27.0%	63.0%	1.5%	1.5%	7.0%	90.0%	10.0%		100%
Target Date 3-5	20.0%	3.0%	7.0%	10.5%	10.5%	49.0%	10.0%	70.0%	20.0%	100%
Target Date 5-10	0.0%	15.0%	35.0%	7.5%	7.5%	35.0%	50.0%	50.0%		100%
Target Date 10+	0.0%	22.5%	52.5%	3.75%	3.75%	17.5%	75.0%	25.0%		100%

ONE JIB - Outcome Framework - Defined

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon	Allocation		
					Equity	Fixed Income	Cash
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years			100%
Stable Return	Stable Return	Income generation: To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)	30%	60%	10%
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk, emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)	60%	40%	
	Asset mgt reserves	Contributions to generate returns to fund asset management reserves	Higher risk, emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)	90%	10%	
Target Date	Target Date 3-5 yrs.	Preservation of capital	Low risk; high liquidity	3 - 5 years	10%	70%	20%
	Target Date 5-10 yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 - 10 years	50%	50%	
	Target Date 10+ yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long term inflation-adjusted growth	> 10 years	75%	25%	

Glossary and Definitions for Quarterly Reports

Account

ONE Investment clients have one or more custodial accounts. All Prudent Investor Funds will be administered with ONE Investment's custodian, CIBC Mellon. Unlike Legal List accounts, MNRI invested in the ONE Investment Prudent Investor Funds will be under the control of the ONE Joint Investment Board. In most cases, the Prudent Investor clients will have multiple accounts with the custodian, with the account structure based on the investment outcomes assigned to each client. This will allow reporting to the municipal client based on the investment outcome framework.

Annual and Annualized Returns: please see Returns below.

Asset Allocation

Asset allocation is the single biggest driver of fund returns and should be set taking into account municipal risk tolerance. Also known as asset mix, it is the combination of asset classes in a fund and is normally shown as the percentage weights in each. Example asset classes are money market, Canadian bonds, global bonds, Canadian stocks and global stocks. Each of the ONE JIB Outcomes has an associated asset allocation that is designed to be appropriate for the intended investment Outcome.

Asset Mix: See Asset allocation.

Benchmark

The Benchmark is the standard against which investors compare their portfolio returns to understand its performance. Benchmark can be set either at the asset class level or for the overall portfolio. At the asset class level, benchmarks are usually chosen to represent the entire market; active managers seek to outperform their benchmarks by at least the amount of fees they charge.

For example, a typical benchmark for Canadian stocks is the S&P/TSX Composite Index which is calculated by Standard and Poor's (S&P) and for Canadian money market, the typical benchmark is the FTSE 182-Day Treasury Bill Index from the Financial Times Stock Exchange Group (FTSE). For a portfolio that aims to have risk halfway between these two asset classes, the total portfolio benchmark might be 50% S&P/TSX Composite Index and 50% FTSE 182-Day Treasury Bill Index.

Benchmark returns are always time weighted. (See Returns below for more detail on time weighted returns)

Blended Benchmark

A blended benchmark is a benchmark that is constructed from two or more underlying benchmarks. The weights of each underlying benchmark used in a blended benchmark remain constant over time.

Canadian Corporate Bond Fund

The ONE Investment Canadian Corporate Bond Fund holds short and mid-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Fund is 4.5 to 7.51 years. MFS aims to outperform the benchmark, which is:

- 48% FTSE Canada Universe All Government Bond Index +
- 40% FTSE Canada Short-Term Corporate A Index +
- 10% FTSE Canada Universe Corporate AAA/AA Index +
- 2% FTSE Canada 91-Day Treasury Bill Index.

Canadian Equity Fund

The ONE Canadian Equity Fund holds Canadian stocks managed by Guardian Capital. Guardian aims for below-market risk, achieved with a ONE-imposed constraint on the weight of Material and Energy sectors because of the expected above-market volatility of these sectors.

Canadian Government Bond Fund

This ONE Government Canadian Bond Fund holds short-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Bond Fund is 1.73 to 3.73 years. MFS aims to outperform the benchmark, which is:

- 95% FTSE Canada Short-Term Government Bond Index +
- 5% FTSE Canada 91-Day Treasury Bill Index.

Book Value

Book value is the Unit Cost of each holding multiplied by the number of units. It represents the amount originally paid to invest in the holding and takes into account all contributions and withdrawals.

CAD

This is a short form for “Canadian dollars”. Although the outcomes have exposure to foreign securities, all returns in the report reflect Canadian dollar-based returns. Foreign holdings will be impacted by movements in foreign currencies which may impact investment returns. This impact can be reduced by currency hedging strategies. The global equity exposure does not hedge currency exposure, but the global bond exposure may use hedging. The degree to which global bond exposure is hedged back to the Canadian dollar may vary and will reflect the currency hedging strategy of the external manager.

Consolidated Holdings

Consolidated holdings are the aggregate value of all investments with ONE Investment. Consolidated holdings detailed in this report only reflect MNRI balances invested in ONE Investment’s Prudent Investor Funds and HISA balances under the control of the ONE JIB. In certain cases, clients may hold ONE Investment Legal List portfolios or HISA which will not be reflected in consolidated holdings in this report. Additionally, ‘in-kind’ securities pledged to the ONE JIB will not be reflected in this report.

Discounts

Certain fee discounts apply for investors in the ONE Investment Prudent Investor offering. These discounts include a 4bps discount that applies to AUM of Founding Members, and ‘tier discounts’ that apply for any investors with balances in excess of certain thresholds. These discounts would not apply to HISA balances but would apply to balances in Legal List portfolios (if applicable). Discounts will be rebated to the municipalities on a quarterly basis. These discounts are not taken into consideration in the performance details in this investment report.

Distribution: a cash payment of interest or dividends made by ONE Investment from a fund.

Duration

This statistic applies to bonds and is similar in concept to term to maturity. The difference is that duration also takes into account the size and timing of interest payments. A bond with higher coupon payments will have a shorter duration than one with the same term to maturity and lower coupon payments: the reason is that the higher-coupon bond receives more of its return earlier. The higher the duration of a bond, the higher its sensitivity to interest rate movements.

Fees

Fees include all expenses involved in managing the fund: external investment manager fees, custody costs, ONE Investment's costs and administrative costs.

Global Bond Fund

The ONE Global Bond Fund is an unconstrained global bond mandate managed by Manulife Asset Management. The unconstrained nature of the mandate means that the fund will contain a mix of global government, corporate and securitized debt, including emerging markets and high-yield securities. The mandate is not constrained by sector or currency. Manulife aims to outperform the benchmark, which is Bloomberg Barclays Multiverse Index Unhedged.

Global Equity Fund

The ONE Global Equity Fund holds Global stocks managed by Mawer Investment Management. Mawer aims to outperform the benchmark, which is MSCI All Country World Index (ACWI). This mandate invests in both emerging and developed markets. Manager will allocate capital to the best global opportunities, which may include both large and small capitalization companies. This mandate is intended to be a broadly diversified portfolio of wealth-creating companies bought at discounts to their intrinsic values that typically employ a long-term holding period.

High Interest Savings Account (HISA)

This bank account is provided by CIBC. Its very short-term nature precludes it from being considered an investment. Interest income from HISA will be reflected only in the executive summary page as will a list of HISA transitions. As the HISA product is a demand deposit, its value of his does not fluctuate daily. In this way it differs from the ONE Investment fund whose price change in response to changes in the value of underlying investments. Returns for individual accounts holding HISA will not be presented in the report beyond what is disclosed in the executive summary. HISA balances held in the Prudent Investor Offering reflect MNRI and will be under the control of the ONE JIB.

Holdings: the ONE Investment funds or HISA Balances held in client accounts.

Inception Date

The inception is the first date that an investment was made. For each account, this will be the first time funds were transferred in; for funds offered by ONE Investment, it is the date the funds started. For ONE JIB Founders, the Inception date is July 2, 2020.

Income

Income is a cash flow generated by an investment and normally includes interest on bonds and dividends on stocks. It is differentiated from capital gains, which also contribute to returns, but which are not considered income.

Investment Manager

Investment managers are external firms hired by ONE Investment to create funds to our specifications. These are MFS Investment Management Canada for Canadian fixed income, Manulife Asset Management for global fixed income, Guardian Capital Group Ltd for Canadian equity, and Mawer Investment Management Ltd for global equity.

Market Value

The value of an investment at current market prices, calculated by multiplying the Price (defined below) by the number of units held.

ONE Joint Investment Board (ONE JIB)

The joint board established by founding municipalities as a municipal services board under section 202 of the Act as required under Part II of the Regulation, and is the duly appointed Joint Investment Board for the municipality, as constituted from time to time and acting pursuant to the Terms of Reference set out in the ONE JIB Agreement.

Outcome

Outcome means, in the context of the Investment Plan, the same thing as ‘solution’. Investment Outcomes are a set of investment allocations with varying risk/return characteristics. The Outcomes assigned to each municipal investor are intended to reflect the needs and circumstances of the municipality. ONE JIB has five pre-defined basic outcomes:

Cash:

The Cash Outcome is designed for investments with a time horizon of less than 3 years. Preservation of capital and liquidity are the highest priorities. Investments allocated to this outcome are expected to be transferred back to the care and control of the municipal treasurer when the funds are reclassified as MRI.

Contingency:

The Contingency outcome is designed for investing contingency reserves. The funds in this outcome may be drawn upon to meet unexpected needs and infrequent events. The investment horizon for this outcome is typically greater than 5 years, with an emphasis placed on long-term growth and preservation of purchasing power is a key consideration.

Asset Management Reserves:

The Asset Management Reserve Outcome is specifically designed for very long investment horizons with a well-defined purpose. Allocations to this Outcome are intended to generate returns to help fund asset management objectives. The long-term nature of asset management reserves allows this Outcome to emphasize long-term growth.

Stable Return:

The Stable Return Outcome is designed to provide an annual income while preserving the value of the principal investment. The principal amount is often invested in perpetuity with no intent to withdraw for the foreseeable future. This outcome is frequently used by municipalities looking to replace the income stream of a utility that has been sold, with some or all proceeds of the sale acting as the principal.

Target Date:

The Target Date Outcomes are designed for contributions toward planned capital projects. There are three target date designs for different time horizons: 3 to 5 years; 5 to 10 years; and greater than 10 years. For capital projects in the 3-to-5-year range, preservation of capital is prioritized. For projects in the 5-to-10-year range, emphasis is placed on inflation mitigation and meeting target funding requirements. For projects in the greater-than-10-year range, emphasis is placed on longer-term inflation adjusted growth.

Price

The price of ONE funds is the unit price at a point in time, also known as the net asset value, which is calculated daily by CIBC Mellon. This price takes into account the last traded prices of all securities held by the manager, the bid/ask spread where no recent trade is available and a daily accrual for all fees including investment management and administration.

Prudent Investor Standard

The standard requiring ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment but does not restrict the securities in which a municipality can invest. The Prudent Investor standard applies to the entire portfolio of Long-Term Funds under control of ONE JIB rather than to individual securities.

Quality

This statistic refers to the creditworthiness of bonds based on ratings provided by bond rating agencies such as S&P, DBRS, Fitch and Moody's. The highest quality bonds are rated AAA and range down from there to AA, A and BBB, all of which are investment grade ratings. Ratings below BBB are considered high yield. The lower a credit rating, the higher a bond's yield to maturity and commensurate risk of default on interest payments or principal. The credit rating on an entire fund is calculated as a weighted average.

Realized and Unrealized Gains

Capital gains reflect the movement in the Price of investments as they rise over time relative to their average Unit Cost. Negative gains are losses, meaning that the Price of the units in the account is lower than the average Price paid for them (Unit Cost). Because gains / losses are calculated based on net asset values, they are diminished by the amount of fees. (Please see Fees, Price and Unit Cost.)

- **Unrealized gains** exist “on paper” until the investment is sold in return for cash, at which point they become realized.
- **Realized gains** are generated by withdrawals from accounts during the time period in question based on the unit Price compared to the Unit Cost.

Returns

Returns measure the percentage increment in value generated by investments over a period of time. Unless otherwise noted, time-weighted total returns are reported here, which include all forms of income and capital gains. There are different aspects to return calculations explained below.

- Calendar Year Return: reflects the total return generated by investments in the specified year any between January 1 to December 31.
- Annualized Returns: the total return generated by investments in each year for holding periods greater than one year. Annualized returns are the geometric average over a multi-year period, meaning they represent the compound return. For periods of one year or less, the actual return is shown without the effect of compounding.
- Returns in this report are calculated net of fees based on the Prices of the ONE Investment funds. These are calculated daily by CIBC Mellon and take into account all fees and costs associated with managing the fund.
- Return details in this report do not account for fee discounts that may apply for some Prudent Investor clients.
- Time-weighted returns: returns in this report are time-weighted in order for them to be compared to the benchmarks. Time-weighted returns are calculated in a way that excludes the effect of the timing of contributions and withdrawals (cash flows) from the fund. (To capture the effect of cash flows and measure their impact on returns, investors would instead need use dollar-weighted return calculations.)

Unit Cost

Unit Cost is the weighted average Price paid for all the Fund units held in the account and reflects the impact of units bought and sold over time.

Unrealized Gains: Please see Realized and Unrealized Gains

Value Added: The return generated by an investment manager above (or below, if negative) the benchmark.

Year to Date: The time period beginning January 1 and ending at the most recent quarter end.

QUARTERLY INVESTMENT REPORT

For The Period Ended December 31, 2022

Quinte West Prudent Investor Portfolio

7 Creswell Dr., P O Box 490
Trenton, ON
K8V 5R6

DenOuden, Caleb
Director of Finance/Treasurer
calebd@quintewest.ca
6133922841x4580

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

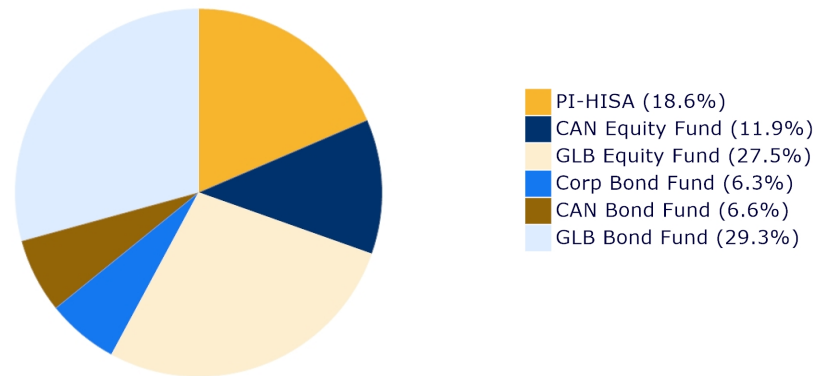
Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Quinte West Prudent Investor Portfolio
Executive Summary for the Quarter Ended December 31, 2022

	Time-Weighted Rate of Return in CAD for Consolidated Holdings						Since Inception	Inception Date
	Quarter	Year to date	1 Year	2 Years	3 Years	5 Years		
Consolidated Portfolio Returns	4.2%	-	-	-	-	-	-5.9%	01/07/2022

Overall Asset Allocation



Consolidated Portfolio Activity for Quarter

Portfolio	Starting Balance	Contribution	Withdrawals	Change in Market Value	Income	Ending Balance
PI-HISA	5,788,672.94	2,189.44	-	-	55,742.86	5,846,605.24
CAN Equity Fund	3,487,055.11	-	-	224,683.72	22,125.69	3,733,864.52
GLB Equity Fund	7,983,176.67	-	-	592,386.75	75,249.73	8,650,813.15
Corp Bond Fund	1,978,581.78	-	-	9,050.60	3,693.35	1,991,325.73
CAN Bond Fund	2,054,098.96	-	-	13,625.53	-	2,067,724.49
GLB Bond Fund	8,924,679.51	-	-	(90,106.30)	383,052.38	9,217,625.59
Total	30,216,264.97	2,189.44	0.00	749,640.30	539,864.01	31,507,958.72

Quinte West Prudent Investor Portfolio
Performance History At
December 31, 2022

Performance by Fund

	Quarter	Year to Date	% Annualized Returns					Since Inception	Inception Date
			1 Year	2 Years	3 Years	4 Years	5 Years		
One High Interest Savings Account	0.9	-	-	-	-	-	-	2.0	01/07/2022
ONE Canadian Equity Fund	7.0	-	-	-	-	-	-	-7.6	01/07/2022
ONE Global Equity Fund	8.3	-	-	-	-	-	-	-8.3	01/07/2022
ONE Canadian Corporate Bond Fund	0.6	-	-	-	-	-	-	-7.0	01/07/2022
ONE Canadian Government Bond Fund	0.6	-	-	-	-	-	-	-3.5	01/07/2022
ONE Global Bond Fund	3.2	-	-	-	-	-	-	-7.8	01/07/2022

Performance by Outcome

	Quarter	Year to Date	% Annualized Returns					Since Inception	Inception Date
			1 Year	2 Years	3 Years	4 Years	5 Years		
JIBQUICASH	0.9	-	-	-	-	-	-	2.0	01/07/2022
JIB1QUICONT	5.6	-	-	-	-	-	-	-7.7	01/07/2022
JIB2QUITD35	2.6	-	-	-	-	-	-	-5.3	01/07/2022
JIB3QUITD510	5.1	-	-	-	-	-	-	-7.5	01/07/2022
JIB4QUITD10P	6.5	-	-	-	-	-	-	-7.8	01/07/2022

QUARTERLY REVIEW

Equity markets rallied strongly in 4th quarter after a very challenging year with the outlook for inflation being a key driver of returns. Inflation, which recently hit 40-year highs, showed signs of abating somewhat in the quarter, which was received positively by investors. Interest rates across the globe increased dramatically in 2022 as central banks attempted to fight inflationary pressures. The sharp rise in interest rates experienced earlier in the year had been a significant headwind for equities, but in the fourth quarter the equity markets responded positively as it appeared that inflation was starting to moderate and the pace of interest rate hikes by central banks may slow. Despite the strong fourth quarter rally, equity markets had negative returns for the full year. The ONE Canadian Equity Fund had returns of positive 7.0% in the fourth quarter, bringing full year returns to negative 7.7%.

Commodity related industries tended to perform well in the quarter, which the fund was not able to fully benefit from. The fund typically holds much less exposure to the Materials and Energy sector than the benchmark that helps to reduce the volatility of returns. The fund does hold a large position in Finning International, which rents / sells Caterpillar equipment used in the construction and resource sectors. This holding, which represents about 4% of the fund rose 39.7% in the quarter, made a significant contribution to overall fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it was a benefit from the strength in these sectors.

There remains considerable uncertainty about the outlook for equity markets. Many hope that global central banks can bring inflation figures back to more reasonable levels without triggering a recession, but it is not yet clear if this can be achieved. Economic growth remains strong and labour markets remain tight, but the affect of higher interest rates may impact the economy with a lag. The prospects for lower inflation figures or a slowing/reversal of interest rate hikes will likely remain the driver of returns for the equity markets in the coming year.

QUARTERLY REVIEW

The performance of global equities improved in the fourth quarter of 2022 after 3 successive quarters of negative performance. The Russian invasion of Ukraine, a spike in inflation rates and rapidly rising interest rates set the tone for markets in previous quarters that led to weak performance, but market sentiment improved in the fourth quarter. Signs that the inflation pressures were starting to abate gave investors hope that interest rate hikes by global central banks would slow and potentially even be reversed in the coming year. The ONE Global Equity Fund had strong returns in the fourth quarter of positive 8.3%, which partially offset losses in the previous 3 quarters, leading to calendar year returns of negative 10.8%. The weak full year returns reflect the challenging environment for equities in 2022.

The investment manager's focus on security selection contributed to fund performance in the quarter. Several individual holdings made a significant contribution to return including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collective represent 4.7% of the fund were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the fund, was a drag on fund performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The fund does not hedge foreign currency exposure so large currency movements can affect total returns. During the quarter many major currencies strengthened vs the Canadian dollar with the pound sterling up 6%, the euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars terms collectively contributed to fund returns, increasing the total returns by about 1.9%.

QUARTERLY REVIEW

Global bond markets had their worst annual returns in modern history last year as sharply higher interest rates led to significant weakness in bond prices. For the 2022 calendar year the ONE Canadian Government Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund had weak returns of negative 3.6%, negative 8.3%, and negative 8.6% respectively. The ONE Canadian Government Bond Fund was less affected by rising interest rates during the year due to the shorter maturity profile of bonds held

The performance of global bond markets improved in the fourth quarter after a very difficult year for fixed income investors. In the fourth quarter both ONE's Canadian bond funds had returns of 0.6% while the ONE Global Bond Fund had better performance, with returns of 3.2%. The stronger performance of the ONE Global Bond Fund in the quarter was largely a result of credit spreads, the extra yield offered by corporate bonds above sovereign bond yield, which narrowed in the quarter. The ONE Global Bond Fund has a large exposure to high yield and investment grade corporate debt, which benefitted from the narrowing credit spreads.

It remains a changing macro economic backdrop where strong economic growth has caused a spike in inflation rates. Global central banks raised interest rates sharply in 2022 to fight inflation, but in the fourth quarter there were signs that the pace of central bank rate hikes would slow amid signs that elevated inflation was starting to slow. While economic growth remains robust and labour markets remain tight, the tightening efforts of central banks in 2022 may lead to a deceleration in economic growth. It is hoped that central banks can bring inflation back to target levels without causing a recession, but it is too early to tell if this can be achieved. How central banks respond to the changing economic outlook, and trajectory for inflation will provide further clarity on the interest rate outlook and outlook for bond markets this year.

Quinte West Prudent Investor Portfolio
Consolidated Portfolio Holdings in CAD
As of December 31, 2022

Security	Quantity	Unit Cost	Book Value	Price	Market Value	% Weight
PI-HISA	5,846,605.240	1.00	5,846,605.24	1.00	5,846,605.24	18.56%
CAN Equity Fund	3,139.820	1,294.73	4,065,225.69	1,189.19	3,733,864.52	11.85%
GLB Equity Fund	8,146.579	1,170.77	9,537,819.42	1,061.89	8,650,813.15	27.46%
Corp Bond Fund	2,267.105	947.04	2,147,043.35	878.35	1,991,325.73	6.32%
CAN Bond Fund	2,220.443	965.28	2,143,350.00	931.22	2,067,724.49	6.56%
GLB Bond Fund	10,901.711	952.63	10,385,352.38	845.52	9,217,625.59	29.25%
					31,507,958.72	100.00%

Quinte West Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Quinte West - Cash Outcome
Account Number: 9028194017

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	4,516,316.93	1.00	4,516,316.93	1.00	4,516,316.93	100.0%	0.00	43,056.03
			<u>4,516,316.93</u>		<u>4,516,316.93</u>	<u>100.0%</u>	<u>0.00</u>	<u>43,056.03</u>

Quinte West Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	0.9	-	-	-	-	-	-	2.0	01/07/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Quinte West Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Quinte West - Contingency Outcome
Account Number: 570050484

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	559.14	1,294.73	723,940.17	1,189.19	664,931.18	18.0%	40,011.73	3,940.17
GLB Equity Fund	1,450.75	1,170.77	1,698,506.09	1,061.89	1,540,546.59	41.7%	105,492.88	13,400.56
Corp Bond Fund	253.85	947.04	240,413.56	878.35	222,976.87	6.0%	1,013.56	413.56
CAN Bond Fund	248.63	965.28	240,000.00	931.22	231,531.49	6.2%	1,525.71	0.00
GLB Bond Fund	1,220.71	952.63	1,162,891.99	845.52	1,032,135.94	27.9%	(10,089.97)	42,891.99
			<u>4,065,751.81</u>		<u>3,692,122.07</u>	<u>100.0%</u>	<u>137,953.91</u>	<u>60,646.28</u>

Quinte West Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.6	-	-	-	-	-	-	-7.7	01/07/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Quinte West Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Quinte West - Target Date 3 to 5 Year Outcome
Account Number: 570050492

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	1,330,288.31	1.00	1,330,288.31	1.00	1,330,288.31	21.5%	0.00	12,686.83
CAN Equity Fund	151.90	1,294.73	196,670.41	1,189.19	180,639.02	2.9%	10,869.78	1,070.41
GLB Equity Fund	394.12	1,170.77	461,427.49	1,061.89	418,515.20	6.7%	28,658.57	3,640.49
Corp Bond Fund	724.12	947.04	685,779.68	878.35	636,042.32	10.3%	2,890.73	1,179.68
CAN Bond Fund	709.22	965.28	684,600.00	931.22	660,444.71	10.7%	4,352.08	0.00
GLB Bond Fund	3,482.07	952.63	3,317,149.44	845.52	2,944,170.07	47.7%	(28,780.54)	122,349.44
			<u>6,675,915.33</u>		<u>6,170,099.63</u>	<u>100.0%</u>	<u>17,990.62</u>	<u>140,926.85</u>

Quinte West Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	2.6	-	-	-	-	-	-	-5.3	01/07/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Quinte West Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Quinte West - Target Date 5 to 10 Year Outcome
Account Number: 570050500

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	1,625.00	1,294.73	2,103,951.12	1,189.19	1,932,455.83	14.9%	116,284.73	11,451.12
GLB Equity Fund	4,216.25	1,170.77	4,936,283.34	1,061.89	4,477,215.64	34.7%	306,589.59	38,945.38
Corp Bond Fund	1,106.66	947.04	1,048,052.86	878.35	972,041.67	7.5%	4,418.28	1,802.86
CAN Bond Fund	1,083.88	965.28	1,046,250.00	931.22	1,009,334.33	7.8%	6,651.13	0.00
GLB Bond Fund	5,321.53	952.63	5,069,482.32	845.52	4,499,471.29	34.9%	(43,983.82)	186,982.32
			14,204,019.64		12,890,518.76	100.0%	389,959.91	239,181.68

Quinte West Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.1	-	-	-	-	-	-	-7.5	01/07/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Quinte West Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Quinte West - Target Date 10 Year Plus Outcome
Account Number: 570050518

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	803.76	1,294.73	1,040,663.99	1,189.19	955,838.49	22.5%	57,517.48	5,663.99
GLB Equity Fund	2,085.45	1,170.77	2,441,602.50	1,061.89	2,214,535.72	52.2%	151,645.71	19,263.30
Corp Bond Fund	182.46	947.04	172,797.25	878.35	160,264.87	3.7%	728.03	297.25
CAN Bond Fund	178.70	965.27	172,500.00	931.22	166,413.96	3.9%	1,096.61	0.00
GLB Bond Fund	877.38	952.63	835,828.63	845.52	741,848.29	17.5%	(7,251.97)	30,828.63
			<u>4,663,392.37</u>		<u>4,238,901.33</u>	<u>100.0%</u>	<u>203,735.86</u>	<u>56,053.17</u>

Quinte West Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	6.5	-	-	-	-	-	-	-7.8	01/07/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Quinte West Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Quinte West - Cash Outcome

Account Number: 9028194017

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	13,021.90	13,021.90
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	14,447.49	14,447.49
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	15,586.64	15,586.64
Transfer In	PI-HISA	11/10/2022	11/10/2022	2,189.44	2,189.44

Quinte West Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Quinte West - Contingency Outcome
Account Number: 570050484

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	4.80	5,105.53
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.47	413.56
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	50.72	42,891.99
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	3.31	3,940.17
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	12.61	13,400.56

Quinte West Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Quinte West - Target Date 3 to 5 Year Outcome

Account Number: 570050492

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	1.30	1,387.00
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	1.34	1,179.68
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	144.70	122,349.44
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	0.90	1,070.41
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	3.42	3,640.49
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	3,837.49	3,837.49
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	4,257.60	4,257.60
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	4,591.74	4,591.74

Quinte West Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Quinte West - Target Date 5 to 10 Year Outcome
Account Number: 570050500

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	13.97	14,837.96
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	2.05	1,802.86
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	221.14	186,982.32
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	9.62	11,451.12
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	36.67	38,945.38

Quinte West Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Quinte West - Target Date 10 Year Plus Outcome
Account Number: 570050518

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	6.91	7,339.20
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.33	297.25
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	36.46	30,828.63
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	4.76	5,663.99
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	18.14	19,263.30

**Quinte West Prudent Investor Portfolio
COMPLIANCE CERTIFICATE
December 31, 2022**

In accordance with the terms of section 8.02 of the ONEJIB Agreement dated as of July 2, 2020 (the "ONE JIB Agreement") ONE Investment confirms as follows:

With respect to the quarter ended December 31, 2022 to the best of the knowledge and belief of ONE Investment, all assets of the Participating Municipality under the management and control of ONE JIB pursuant to the ONE JIB Agreement have been invested and are held in accordance with the terms of the ONE JIB Agreement, and in a manner consistent with the IPS and the Investment Plan of the Participating Municipality.

A handwritten signature in black ink that reads "Keith Taylor".

Keith Taylor, Chief Investment Officer, ONE Investment
On the behalf of the ONE Joint Investment Board

ANNUAL INVESTMENT REPORT

For The Period Ended December 31, 2022

Quinte West Prudent Investor Portfolio

7 Creswell Dr., P O Box 490
Trenton, ON
K8V 5R6

DenOuden, Caleb
Director of Finance/Treasurer
calebd@quintewest.ca
6133922841x4580

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Quinte West Prudent Investor Portfolio
For the Period December 31, 2022
(Consolidated Holdings)

Book Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
PI-HISA		5,731,106.44		115,498.80				5,846,605.24
CAN Equity Fund		4,043,100.00		22,125.69				4,065,225.69
GLB Equity Fund		9,433,900.00		75,249.73	28,669.69			9,537,819.42
Corp Bond Fund		2,143,350.00		3,693.35				2,147,043.35
CAN Bond Fund		2,143,350.00						2,143,350.00
GLB Bond Fund		10,002,300.00		383,052.38				10,385,352.38
Total	0.00	33,497,106.44	0.00	599,619.95	28,669.69	0.00	0.00	34,125,396.08

Market Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
PI-HISA		5,731,106.44		115,498.80			5,846,605.24
CAN Equity Fund		4,043,100.00		22,125.69		(331,361.17)	3,733,864.52
GLB Equity Fund		9,433,900.00		75,249.73	28,669.69	(887,006.27)	8,650,813.15
Corp Bond Fund		2,143,350.00		3,693.35		(155,717.62)	1,991,325.73
CAN Bond Fund		2,143,350.00				(75,625.51)	2,067,724.49
GLB Bond Fund		10,002,300.00		383,052.38		(1,167,726.79)	9,217,625.59
Total	0.00	33,497,106.44	0.00	599,619.95	28,669.69	(2,617,437.36)	31,507,958.72

Quinte West Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account

Book Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1QUICONT		3,760,000.00		60,646.28	5,105.53			3,825,751.81
JIB2QUITD35		5,835,400.00		154,528.33	1,387.00			5,991,315.33
JIB3QUITD510		12,903,750.00		239,181.68	14,837.96			13,157,769.64
JIB4QUITD10P		4,427,500.00		56,053.17	7,339.20			4,490,892.37
JIBQUICASH		4,427,106.44		89,210.49				4,516,316.93
Total	0.00	31,353,756.44	0.00	599,619.95	28,669.69	0.00	0.00	31,982,046.08

Market Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1QUICONT		4,000,000.00		60,646.28	5,105.53	(373,629.74)	3,692,122.07
JIB2QUITD35		6,520,000.00		154,528.33	1,387.00	(505,815.70)	6,170,099.63
JIB3QUITD510		13,950,000.00		239,181.68	14,837.96	(1,313,500.88)	12,890,518.76
JIB4QUITD10P		4,600,000.00		56,053.17	7,339.20	(424,491.04)	4,238,901.33
JIBQUICASH		4,427,106.44		89,210.49			4,516,316.93
Total	0.00	33,497,106.44	0.00	599,619.95	28,669.69	(2,617,437.36)	31,507,958.72

Quinte West Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Bond Fund

Market Value Summary by Account for CAN Bond Fund							
Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1QUICONT		240,000.00				(8,468.51)	231,531.49
JIB2QUITD35		684,600.00				(24,155.29)	660,444.71
JIB3QUITD510		1,046,250.00				(36,915.67)	1,009,334.33
JIB4QUITD10P		172,500.00				(6,086.04)	166,413.96
Total	0.00	2,143,350.00	0.00	0.00	0.00	(75,625.51)	2,067,724.49

Quinte West Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Equity Fund

Book Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1QUICONT		720,000.00		3,940.17				723,940.17
JIB2QUITD35		195,600.00		1,070.41				196,670.41
JIB3QUITD510		2,092,500.00		11,451.12				2,103,951.12
JIB4QUITD10P		1,035,000.00		5,663.99				1,040,663.99
Total	0.00	4,043,100.00	0.00	22,125.69	0.00	0.00	0.00	4,065,225.69

Market Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1QUICONT		720,000.00		3,940.17		(59,008.99)	664,931.18
JIB2QUITD35		195,600.00		1,070.41		(16,031.39)	180,639.02
JIB3QUITD510		2,092,500.00		11,451.12		(171,495.29)	1,932,455.83
JIB4QUITD10P		1,035,000.00		5,663.99		(84,825.50)	955,838.49
Total	0.00	4,043,100.00	0.00	22,125.69	0.00	(331,361.17)	3,733,864.52

Quinte West Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for Corp Bond Fund

Book Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1QUICONT		240,000.00		413.56				240,413.56
JIB2QUITD35		684,600.00		1,179.68				685,779.68
JIB3QUITD510		1,046,250.00		1,802.86				1,048,052.86
JIB4QUITD10P		172,500.00		297.25				172,797.25
Total	0.00	2,143,350.00	0.00	3,693.35	0.00	0.00	0.00	2,147,043.35

Market Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1QUICONT		240,000.00		413.56		(17,436.69)	222,976.87
JIB2QUITD35		684,600.00		1,179.68		(49,737.36)	636,042.32
JIB3QUITD510		1,046,250.00		1,802.86		(76,011.19)	972,041.67
JIB4QUITD10P		172,500.00		297.25		(12,532.38)	160,264.87
Total	0.00	2,143,350.00	0.00	3,693.35	0.00	(155,717.62)	1,991,325.73

Quinte West Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Bond Fund

Book Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1QUICONT		1,120,000.00		42,891.99				1,162,891.99
JIB2QUITD35		3,194,800.00		122,349.44				3,317,149.44
JIB3QUITD510		4,882,500.00		186,982.32				5,069,482.32
JIB4QUITD10P		805,000.00		30,828.63				835,828.63
Total	0.00	10,002,300.00	0.00	383,052.38	0.00	0.00	0.00	10,385,352.38

Market Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1QUICONT		1,120,000.00		42,891.99		(130,756.05)	1,032,135.94
JIB2QUITD35		3,194,800.00		122,349.44		(372,979.37)	2,944,170.07
JIB3QUITD510		4,882,500.00		186,982.32		(570,011.03)	4,499,471.29
JIB4QUITD10P		805,000.00		30,828.63		(93,980.34)	741,848.29
Total	0.00	10,002,300.00	0.00	383,052.38	0.00	(1,167,726.79)	9,217,625.59

Quinte West Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Equity Fund

Book Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1QUICONT		1,680,000.00		13,400.56	5,105.53			1,698,506.09
JIB2QUITD35		456,400.00		3,640.49	1,387.00			461,427.49
JIB3QUITD510		4,882,500.00		38,945.38	14,837.96			4,936,283.34
JIB4QUITD10P		2,415,000.00		19,263.30	7,339.20			2,441,602.50
Total	0.00	9,433,900.00	0.00	75,249.73	28,669.69	0.00	0.00	9,537,819.42

Market Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1QUICONT		1,680,000.00		13,400.56	5,105.53	(157,959.50)	1,540,546.59
JIB2QUITD35		456,400.00		3,640.49	1,387.00	(42,912.29)	418,515.20
JIB3QUITD510		4,882,500.00		38,945.38	14,837.96	(459,067.70)	4,477,215.64
JIB4QUITD10P		2,415,000.00		19,263.30	7,339.20	(227,066.78)	2,214,535.72
Total	0.00	9,433,900.00	0.00	75,249.73	28,669.69	(887,006.27)	8,650,813.15

Quinte West Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for PI-HISA

Book Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2QUITD35		1,304,000.00		26,288.31				1,330,288.31
JIBQUICASH		4,427,106.44		89,210.49				4,516,316.93
Total	0.00	5,731,106.44	0.00	115,498.80	0.00	0.00	0.00	5,846,605.24

Market Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2QUITD35		1,304,000.00		26,288.31			1,330,288.31
JIBQUICASH		4,427,106.44		89,210.49			4,516,316.93
Total	0.00	5,731,106.44	0.00	115,498.80	0.00	0.00	5,846,605.24

APPENDIX

ONE JIB - Outcome Framework - Target Allocations

Outcome							<u>Allocation</u>			
	HISA	Canadian Equity Fund	Global Equity Fund	Canadian Government Bond Fund	Canadian Corporate Bond Fund	Global Bond Fund	Equity	Fixed Income	Cash	Total
Cash	100.0%	0.0%	0.0%	0.0%	0.0%	0.0%			100.0%	100%
Stable Return	10.0%	9.0%	21.0%	9.0%	9.0%	42.0%	30.0%	60.0%	10.0%	100%
Contingency	0.0%	18.0%	42.0%	6.0%	6.0%	28.0%	60.0%	40.0%		100%
Asset Management	0.0%	27.0%	63.0%	1.5%	1.5%	7.0%	90.0%	10.0%		100%
Target Date 3-5	20.0%	3.0%	7.0%	10.5%	10.5%	49.0%	10.0%	70.0%	20.0%	100%
Target Date 5-10	0.0%	15.0%	35.0%	7.5%	7.5%	35.0%	50.0%	50.0%		100%
Target Date 10+	0.0%	22.5%	52.5%	3.75%	3.75%	17.5%	75.0%	25.0%		100%

ONE JIB - Outcome Framework - Defined

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon	Allocation		
					Equity	Fixed Income	Cash
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years			100%
Stable Return	Stable Return	Income generation: To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)	30%	60%	10%
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk, emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)	60%	40%	
	Asset mgt reserves	Contributions to generate returns to fund asset management reserves	Higher risk, emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)	90%	10%	
Target Date	Target Date 3-5 yrs.	Preservation of capital	Low risk; high liquidity	3 - 5 years	10%	70%	20%
	Target Date 5-10 yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 - 10 years	50%	50%	
	Target Date 10+ yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long term inflation-adjusted growth	> 10 years	75%	25%	

Glossary and Definitions for Quarterly Reports

Account

ONE Investment clients have one or more custodial accounts. All Prudent Investor Funds will be administered with ONE Investment's custodian, CIBC Mellon. Unlike Legal List accounts, MNRI invested in the ONE Investment Prudent Investor Funds will be under the control of the ONE Joint Investment Board. In most cases, the Prudent Investor clients will have multiple accounts with the custodian, with the account structure based on the investment outcomes assigned to each client. This will allow reporting to the municipal client based on the investment outcome framework.

Annual and Annualized Returns: please see Returns below.

Asset Allocation

Asset allocation is the single biggest driver of fund returns and should be set taking into account municipal risk tolerance. Also known as asset mix, it is the combination of asset classes in a fund and is normally shown as the percentage weights in each. Example asset classes are money market, Canadian bonds, global bonds, Canadian stocks and global stocks. Each of the ONE JIB Outcomes has an associated asset allocation that is designed to be appropriate for the intended investment Outcome.

Asset Mix: See Asset allocation.

Benchmark

The Benchmark is the standard against which investors compare their portfolio returns to understand its performance. Benchmark can be set either at the asset class level or for the overall portfolio. At the asset class level, benchmarks are usually chosen to represent the entire market; active managers seek to outperform their benchmarks by at least the amount of fees they charge.

For example, a typical benchmark for Canadian stocks is the S&P/TSX Composite Index which is calculated by Standard and Poor's (S&P) and for Canadian money market, the typical benchmark is the FTSE 182-Day Treasury Bill Index from the Financial Times Stock Exchange Group (FTSE). For a portfolio that aims to have risk halfway between these two asset classes, the total portfolio benchmark might be 50% S&P/TSX Composite Index and 50% FTSE 182-Day Treasury Bill Index.

Benchmark returns are always time weighted. (See Returns below for more detail on time weighted returns)

Blended Benchmark

A blended benchmark is a benchmark that is constructed from two or more underlying benchmarks. The weights of each underlying benchmark used in a blended benchmark remain constant over time.

Canadian Corporate Bond Fund

The ONE Investment Canadian Corporate Bond Fund holds short and mid-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Fund is 4.5 to 7.51 years. MFS aims to outperform the benchmark, which is:

- 48% FTSE Canada Universe All Government Bond Index +
- 40% FTSE Canada Short-Term Corporate A Index +
- 10% FTSE Canada Universe Corporate AAA/AA Index +
- 2% FTSE Canada 91-Day Treasury Bill Index.

Canadian Equity Fund

The ONE Canadian Equity Fund holds Canadian stocks managed by Guardian Capital. Guardian aims for below-market risk, achieved with a ONE-imposed constraint on the weight of Material and Energy sectors because of the expected above-market volatility of these sectors.

Canadian Government Bond Fund

This ONE Government Canadian Bond Fund holds short-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Bond Fund is 1.73 to 3.73 years. MFS aims to outperform the benchmark, which is:

- 95% FTSE Canada Short-Term Government Bond Index +
- 5% FTSE Canada 91-Day Treasury Bill Index.

Book Value

Book value is the Unit Cost of each holding multiplied by the number of units. It represents the amount originally paid to invest in the holding and takes into account all contributions and withdrawals.

CAD

This is a short form for “Canadian dollars”. Although the outcomes have exposure to foreign securities, all returns in the report reflect Canadian dollar-based returns. Foreign holdings will be impacted by movements in foreign currencies which may impact investment returns. This impact can be reduced by currency hedging strategies. The global equity exposure does not hedge currency exposure, but the global bond exposure may use hedging. The degree to which global bond exposure is hedged back to the Canadian dollar may vary and will reflect the currency hedging strategy of the external manager.

Consolidated Holdings

Consolidated holdings are the aggregate value of all investments with ONE Investment. Consolidated holdings detailed in this report only reflect MNRI balances invested in ONE Investment’s Prudent Investor Funds and HISA balances under the control of the ONE JIB. In certain cases, clients may hold ONE Investment Legal List portfolios or HISA which will not be reflected in consolidated holdings in this report. Additionally, ‘in-kind’ securities pledged to the ONE JIB will not be reflected in this report.

Discounts

Certain fee discounts apply for investors in the ONE Investment Prudent Investor offering. These discounts include a 4bps discount that applies to AUM of Founding Members, and ‘tier discounts’ that apply for any investors with balances in excess of certain thresholds. These discounts would not apply to HISA balances but would apply to balances in Legal List portfolios (if applicable). Discounts will be rebated to the municipalities on a quarterly basis. These discounts are not taken into consideration in the performance details in this investment report.

Distribution: a cash payment of interest or dividends made by ONE Investment from a fund.

Duration

This statistic applies to bonds and is similar in concept to term to maturity. The difference is that duration also takes into account the size and timing of interest payments. A bond with higher coupon payments will have a shorter duration than one with the same term to maturity and lower coupon payments: the reason is that the higher-coupon bond receives more of its return earlier. The higher the duration of a bond, the higher its sensitivity to interest rate movements.

Fees

Fees include all expenses involved in managing the fund: external investment manager fees, custody costs, ONE Investment's costs and administrative costs.

Global Bond Fund

The ONE Global Bond Fund is an unconstrained global bond mandate managed by Manulife Asset Management. The unconstrained nature of the mandate means that the fund will contain a mix of global government, corporate and securitized debt, including emerging markets and high-yield securities. The mandate is not constrained by sector or currency. Manulife aims to outperform the benchmark, which is Bloomberg Barclays Multiverse Index Unhedged.

Global Equity Fund

The ONE Global Equity Fund holds Global stocks managed by Mawer Investment Management. Mawer aims to outperform the benchmark, which is MSCI All Country World Index (ACWI). This mandate invests in both emerging and developed markets. Manager will allocate capital to the best global opportunities, which may include both large and small capitalization companies. This mandate is intended to be a broadly diversified portfolio of wealth-creating companies bought at discounts to their intrinsic values that typically employ a long-term holding period.

High Interest Savings Account (HISA)

This bank account is provided by CIBC. Its very short-term nature precludes it from being considered an investment. Interest income from HISA will be reflected only in the executive summary page as will a list of HISA transitions. As the HISA product is a demand deposit, its value of his does not fluctuate daily. In this way it differs from the ONE Investment fund whose price change in response to changes in the value of underlying investments. Returns for individual accounts holding HISA will not be presented in the report beyond what is disclosed in the executive summary. HISA balances held in the Prudent Investor Offering reflect MNRI and will be under the control of the ONE JIB.

Holdings: the ONE Investment funds or HISA Balances held in client accounts.

Inception Date

The inception is the first date that an investment was made. For each account, this will be the first time funds were transferred in; for funds offered by ONE Investment, it is the date the funds started. For ONE JIB Founders, the Inception date is July 2, 2020.

Income

Income is a cash flow generated by an investment and normally includes interest on bonds and dividends on stocks. It is differentiated from capital gains, which also contribute to returns, but which are not considered income.

Investment Manager

Investment managers are external firms hired by ONE Investment to create funds to our specifications. These are MFS Investment Management Canada for Canadian fixed income, Manulife Asset Management for global fixed income, Guardian Capital Group Ltd for Canadian equity, and Mawer Investment Management Ltd for global equity.

Market Value

The value of an investment at current market prices, calculated by multiplying the Price (defined below) by the number of units held.

ONE Joint Investment Board (ONE JIB)

The joint board established by founding municipalities as a municipal services board under section 202 of the Act as required under Part II of the Regulation, and is the duly appointed Joint Investment Board for the municipality, as constituted from time to time and acting pursuant to the Terms of Reference set out in the ONE JIB Agreement.

Outcome

Outcome means, in the context of the Investment Plan, the same thing as ‘solution’. Investment Outcomes are a set of investment allocations with varying risk/return characteristics. The Outcomes assigned to each municipal investor are intended to reflect the needs and circumstances of the municipality. ONE JIB has five pre-defined basic outcomes:

Cash:

The Cash Outcome is designed for investments with a time horizon of less than 3 years. Preservation of capital and liquidity are the highest priorities. Investments allocated to this outcome are expected to be transferred back to the care and control of the municipal treasurer when the funds are reclassified as MRI.

Contingency:

The Contingency outcome is designed for investing contingency reserves. The funds in this outcome may be drawn upon to meet unexpected needs and infrequent events. The investment horizon for this outcome is typically greater than 5 years, with an emphasis placed on long-term growth and preservation of purchasing power is a key consideration.

Asset Management Reserves:

The Asset Management Reserve Outcome is specifically designed for very long investment horizons with a well-defined purpose. Allocations to this Outcome are intended to generate returns to help fund asset management objectives. The long-term nature of asset management reserves allows this Outcome to emphasize long-term growth.

Stable Return:

The Stable Return Outcome is designed to provide an annual income while preserving the value of the principal investment. The principal amount is often invested in perpetuity with no intent to withdraw for the foreseeable future. This outcome is frequently used by municipalities looking to replace the income stream of a utility that has been sold, with some or all proceeds of the sale acting as the principal.

Target Date:

The Target Date Outcomes are designed for contributions toward planned capital projects. There are three target date designs for different time horizons: 3 to 5 years; 5 to 10 years; and greater than 10 years. For capital projects in the 3-to-5-year range, preservation of capital is prioritized. For projects in the 5-to-10-year range, emphasis is placed on inflation mitigation and meeting target funding requirements. For projects in the greater-than-10-year range, emphasis is placed on longer-term inflation adjusted growth.

Price

The price of ONE funds is the unit price at a point in time, also known as the net asset value, which is calculated daily by CIBC Mellon. This price takes into account the last traded prices of all securities held by the manager, the bid/ask spread where no recent trade is available and a daily accrual for all fees including investment management and administration.

Prudent Investor Standard

The standard requiring ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment but does not restrict the securities in which a municipality can invest. The Prudent Investor standard applies to the entire portfolio of Long-Term Funds under control of ONE JIB rather than to individual securities.

Quality

This statistic refers to the creditworthiness of bonds based on ratings provided by bond rating agencies such as S&P, DBRS, Fitch and Moody's. The highest quality bonds are rated AAA and range down from there to AA, A and BBB, all of which are investment grade ratings. Ratings below BBB are considered high yield. The lower a credit rating, the higher a bond's yield to maturity and commensurate risk of default on interest payments or principal. The credit rating on an entire fund is calculated as a weighted average.

Realized and Unrealized Gains

Capital gains reflect the movement in the Price of investments as they rise over time relative to their average Unit Cost. Negative gains are losses, meaning that the Price of the units in the account is lower than the average Price paid for them (Unit Cost). Because gains / losses are calculated based on net asset values, they are diminished by the amount of fees. (Please see Fees, Price and Unit Cost.)

- **Unrealized gains** exist “on paper” until the investment is sold in return for cash, at which point they become realized.
- **Realized gains** are generated by withdrawals from accounts during the time period in question based on the unit Price compared to the Unit Cost.

Returns

Returns measure the percentage increment in value generated by investments over a period of time. Unless otherwise noted, time-weighted total returns are reported here, which include all forms of income and capital gains. There are different aspects to return calculations explained below.

- Calendar Year Return: reflects the total return generated by investments in the specified year any between January 1 to December 31.
- Annualized Returns: the total return generated by investments in each year for holding periods greater than one year. Annualized returns are the geometric average over a multi-year period, meaning they represent the compound return. For periods of one year or less, the actual return is shown without the effect of compounding.
- Returns in this report are calculated net of fees based on the Prices of the ONE Investment funds. These are calculated daily by CIBC Mellon and take into account all fees and costs associated with managing the fund.
- Return details in this report do not account for fee discounts that may apply for some Prudent Investor clients.
- Time-weighted returns: returns in this report are time-weighted in order for them to be compared to the benchmarks. Time-weighted returns are calculated in a way that excludes the effect of the timing of contributions and withdrawals (cash flows) from the fund. (To capture the effect of cash flows and measure their impact on returns, investors would instead need use dollar-weighted return calculations.)

Unit Cost

Unit Cost is the weighted average Price paid for all the Fund units held in the account and reflects the impact of units bought and sold over time.

Unrealized Gains: Please see Realized and Unrealized Gains

Value Added: The return generated by an investment manager above (or below, if negative) the benchmark.

Year to Date: The time period beginning January 1 and ending at the most recent quarter end.

QUARTERLY INVESTMENT REPORT

For The Period Ended December 31, 2022

Neebing Prudent Investor Portfolio

4766 Highway 61
Neebing, ON
P7L 0B5

Kromm, Erika
Clerk/Treasurer
clerk@neebing.org
(807) 474-5331

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

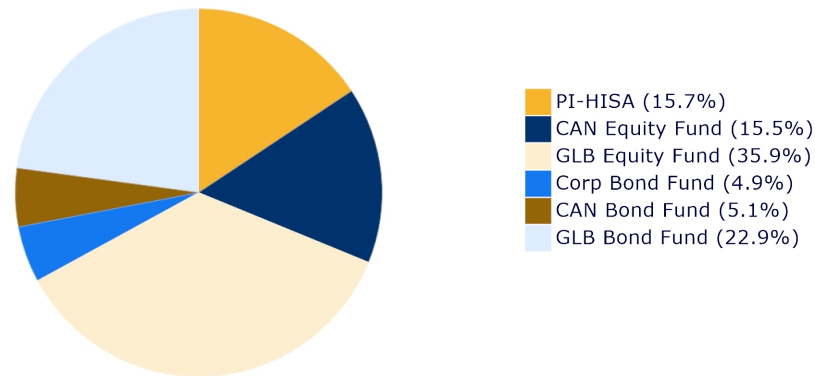
Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Neebing Prudent Investor Portfolio

Executive Summary for the Quarter Ended December 31, 2022

	Time-Weighted Rate of Return in CAD for Consolidated Holdings						Since Inception	Inception Date
	Quarter	Year to date	1 Year	2 Years	3 Years	5 Years		
Consolidated Portfolio Returns	4.9%	-	-	-	-	-	-6.3%	01/07/2022

Overall Asset Allocation



Consolidated Portfolio Activity for Quarter

Portfolio	Starting Balance	Contribution	Withdrawals	Change in Market Value	Income	Ending Balance
PI-HISA	343,546.39	154.26	-	-	3,308.29	347,008.94
CAN Equity Fund	319,804.94	-	-	20,605.83	2,029.21	342,439.98
GLB Equity Fund	732,151.01	-	-	54,329.96	6,901.28	793,382.25
Corp Bond Fund	108,560.12	-	-	496.84	202.65	109,259.61
CAN Bond Fund	112,703.12	-	-	747.62	-	113,450.74
GLB Bond Fund	489,673.47	-	-	(4,943.83)	21,017.05	505,746.69
Total	2,106,439.05	154.26	0.00	71,236.42	33,458.48	2,211,288.21

**Neebing Prudent Investor Portfolio
Performance History At
December 31, 2022**

Performance by Fund

	Quarter	Year to Date	% Annualized Returns					Since Inception	Inception Date
			1 Year	2 Years	3 Years	4 Years	5 Years		
One High Interest Savings Account	0.9	-	-	-	-	-	-	2.0	01/07/2022
ONE Canadian Equity Fund	7.0	-	-	-	-	-	-	-7.6	01/07/2022
ONE Global Equity Fund	8.3	-	-	-	-	-	-	-8.3	01/07/2022
ONE Canadian Corporate Bond Fund	0.6	-	-	-	-	-	-	-7.0	01/07/2022
ONE Canadian Government Bond Fund	0.6	-	-	-	-	-	-	-3.5	01/07/2022
ONE Global Bond Fund	3.2	-	-	-	-	-	-	-7.8	01/07/2022

Performance by Outcome

	Quarter	Year to Date	% Annualized Returns					Since Inception	Inception Date
			1 Year	2 Years	3 Years	4 Years	5 Years		
JIBNEECASH	0.9	-	-	-	-	-	-	2.0	01/07/2022
JIB1NEECONT	5.6	-	-	-	-	-	-	-7.7	01/07/2022
JIB2NEETD35	2.6	-	-	-	-	-	-	-5.3	01/07/2022
JIB3NEETD510	5.1	-	-	-	-	-	-	-7.5	01/07/2022
JIB4NEETD10P	6.5	-	-	-	-	-	-	-7.8	01/07/2022

QUARTERLY REVIEW

Equity markets rallied strongly in 4th quarter after a very challenging year with the outlook for inflation being a key driver of returns. Inflation, which recently hit 40-year highs, showed signs of abating somewhat in the quarter, which was received positively by investors. Interest rates across the globe increased dramatically in 2022 as central banks attempted to fight inflationary pressures. The sharp rise in interest rates experienced earlier in the year had been a significant headwind for equities, but in the fourth quarter the equity markets responded positively as it appeared that inflation was starting to moderate and the pace of interest rate hikes by central banks may slow. Despite the strong fourth quarter rally, equity markets had negative returns for the full year. The ONE Canadian Equity Fund had returns of positive 7.0% in the fourth quarter, bringing full year returns to negative 7.7%.

Commodity related industries tended to perform well in the quarter, which the fund was not able to fully benefit from. The fund typically holds much less exposure to the Materials and Energy sector than the benchmark that helps to reduce the volatility of returns. The fund does hold a large position in Finning International, which rents / sells Caterpillar equipment used in the construction and resource sectors. This holding, which represents about 4% of the fund rose 39.7% in the quarter, made a significant contribution to overall fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it was a benefit from the strength in these sectors.

There remains considerable uncertainty about the outlook for equity markets. Many hope that global central banks can bring inflation figures back to more reasonable levels without triggering a recession, but it is not yet clear if this can be achieved. Economic growth remains strong and labour markets remain tight, but the affect of higher interest rates may impact the economy with a lag. The prospects for lower inflation figures or a slowing/reversal of interest rate hikes will likely remain the driver of returns for the equity markets in the coming year.

QUARTERLY REVIEW

The performance of global equities improved in the fourth quarter of 2022 after 3 successive quarters of negative performance. The Russian invasion of Ukraine, a spike in inflation rates and rapidly rising interest rates set the tone for markets in previous quarters that led to weak performance, but market sentiment improved in the fourth quarter. Signs that the inflation pressures were starting to abate gave investors hope that interest rate hikes by global central banks would slow and potentially even be reversed in the coming year. The ONE Global Equity Fund had strong returns in the fourth quarter of positive 8.3%, which partially offset losses in the previous 3 quarters, leading to calendar year returns of negative 10.8%. The weak full year returns reflect the challenging environment for equities in 2022.

The investment manager's focus on security selection contributed to fund performance in the quarter. Several individual holdings made a significant contribution to return including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collective represent 4.7% of the fund were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the fund, was a drag on fund performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The fund does not hedge foreign currency exposure so large currency movements can affect total returns. During the quarter many major currencies strengthened vs the Canadian dollar with the pound sterling up 6%, the euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars terms collectively contributed to fund returns, increasing the total returns by about 1.9%.

QUARTERLY REVIEW

Global bond markets had their worst annual returns in modern history last year as sharply higher interest rates led to significant weakness in bond prices. For the 2022 calendar year the ONE Canadian Government Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund had weak returns of negative 3.6%, negative 8.3%, and negative 8.6% respectively. The ONE Canadian Government Bond Fund was less affected by rising interest rates during the year due to the shorter maturity profile of bonds held

The performance of global bond markets improved in the fourth quarter after a very difficult year for fixed income investors. In the fourth quarter both ONE's Canadian bond funds had returns of 0.6% while the ONE Global Bond Fund had better performance, with returns of 3.2%. The stronger performance of the ONE Global Bond Fund in the quarter was largely a result of credit spreads, the extra yield offered by corporate bonds above sovereign bond yield, which narrowed in the quarter. The ONE Global Bond Fund has a large exposure to high yield and investment grade corporate debt, which benefitted from the narrowing credit spreads.

It remains a changing macro economic backdrop where strong economic growth has caused a spike in inflation rates. Global central banks raised interest rates sharply in 2022 to fight inflation, but in the fourth quarter there were signs that the pace of central bank rate hikes would slow amid signs that elevated inflation was starting to slow. While economic growth remains robust and labour markets remain tight, the tightening efforts of central banks in 2022 may lead to a deceleration in economic growth. It is hoped that central banks can bring inflation back to target levels without causing a recession, but it is too early to tell if this can be achieved. How central banks respond to the changing economic outlook, and trajectory for inflation will provide further clarity on the interest rate outlook and outlook for bond markets this year.

Neebing Prudent Investor Portfolio
Consolidated Portfolio Holdings in CAD
As of December 31, 2022

Security	Quantity	Unit Cost	Book Value	Price	Market Value	% Weight
PI-HISA	347,008.940	1.00	347,008.94	1.00	347,008.94	15.69%
CAN Equity Fund	287.959	1,294.73	372,829.21	1,189.19	342,439.98	15.49%
GLB Equity Fund	747.138	1,170.77	874,730.63	1,061.89	793,382.25	35.88%
Corp Bond Fund	124.391	947.03	117,802.65	878.35	109,259.61	4.94%
CAN Bond Fund	121.830	965.27	117,600.00	931.22	113,450.74	5.13%
GLB Bond Fund	598.148	952.63	569,817.05	845.52	505,746.69	22.87%
					2,211,288.21	100.00%

Neebing Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Neebing - Cash Outcome
Account Number: 9028194211

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	306,202.56	1.00	306,202.56	1.00	306,202.56	100.0%	0.00	2,919.13
			<u>306,202.56</u>		<u>306,202.56</u>	<u>100.0%</u>	<u>0.00</u>	<u>2,919.13</u>

Neebing Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	0.9	-	-	-	-	-	-	2.0	01/07/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Neebing Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Neebing - Contingency Outcome
Account Number: 570050443

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	50.32	1,294.72	65,154.62	1,189.19	59,843.96	18.0%	3,600.87	354.62
GLB Equity Fund	130.56	1,170.77	152,865.55	1,061.89	138,649.53	41.7%	9,494.94	1,206.05
Corp Bond Fund	22.84	947.04	21,637.22	878.35	20,067.80	6.0%	90.88	37.22
CAN Bond Fund	22.37	965.27	21,600.00	931.22	20,837.95	6.2%	137.32	0.00
GLB Bond Fund	109.86	952.63	104,660.26	845.52	92,892.32	27.9%	(907.67)	3,860.26
			<u>365,917.65</u>		<u>332,291.56</u>	<u>100.0%</u>	<u>12,416.34</u>	<u>5,458.15</u>

Neebing Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.6	-	-	-	-	-	-	-7.7	01/07/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Neebing Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Neebing - Target Date 3 to 5 Year Outcome
Account Number: 570050450

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	40,806.38	1.00	40,806.38	1.00	40,806.38	21.5%	0.00	389.16
CAN Equity Fund	4.66	1,294.60	6,032.84	1,189.19	5,541.66	2.9%	333.90	32.84
GLB Equity Fund	12.08	1,170.83	14,154.21	1,061.89	12,837.25	6.7%	878.84	111.67
Corp Bond Fund	22.21	947.06	21,036.19	878.35	19,510.05	10.3%	88.50	36.19
CAN Bond Fund	21.75	965.29	21,000.00	931.22	20,258.73	10.7%	133.50	0.00
GLB Bond Fund	106.81	952.63	101,753.03	845.52	90,311.79	47.7%	(882.60)	3,753.03
			<u>204,782.65</u>		<u>189,265.86</u>	<u>100.0%</u>	<u>552.14</u>	<u>4,322.89</u>

Neebing Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	2.6	-	-	-	-	-	-	-5.3	01/07/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Neebing Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Neebing - Target Date 5 to 10 Year Outcome
Account Number: 570050468

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	58.24	1,294.73	75,410.44	1,189.19	69,263.59	14.9%	4,167.76	410.44
GLB Equity Fund	151.12	1,170.76	176,927.72	1,061.89	160,474.66	34.7%	10,989.59	1,395.89
Corp Bond Fund	39.66	947.02	37,564.62	878.35	34,840.88	7.5%	158.73	64.62
CAN Bond Fund	38.84	965.27	37,500.00	931.22	36,177.03	7.8%	238.40	0.00
GLB Bond Fund	190.73	952.63	181,701.88	845.52	161,271.29	34.9%	(1,576.78)	6,701.88
			<u>509,104.66</u>		<u>462,027.45</u>	<u>100.0%</u>	<u>13,977.70</u>	<u>8,572.83</u>

Neebing Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.1	-	-	-	-	-	-	-7.5	01/07/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Neebing Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Neebing - Target Date 10 Year Plus Outcome
Account Number: 570050476

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	174.73	1,294.73	226,231.31	1,189.19	207,790.77	22.5%	12,503.30	1,231.31
GLB Equity Fund	453.36	1,170.77	530,783.15	1,061.89	481,420.81	52.2%	32,966.59	4,187.67
Corp Bond Fund	39.66	947.02	37,564.62	878.35	34,840.88	3.7%	158.73	64.62
CAN Bond Fund	38.84	965.27	37,500.00	931.22	36,177.03	3.9%	238.40	0.00
GLB Bond Fund	190.73	952.63	181,701.88	845.52	161,271.29	17.5%	(1,576.78)	6,701.88
			<u>1,013,780.96</u>		<u>921,500.78</u>	<u>100.0%</u>	<u>44,290.24</u>	<u>12,185.48</u>

Neebing Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	6.5	-	-	-	-	-	-	-7.8	01/07/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Neebing Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Neebing - Cash Outcome
Account Number: 9028194211

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	882.86	882.86
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	979.51	979.51
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	1,056.76	1,056.76
Transfer In	PI-HISA	11/10/2022	11/10/2022	154.26	154.26

Neebing Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Neebing - Contingency Outcome
Account Number: 570050443

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	0.43	459.50
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.04	37.22
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	4.56	3,860.26
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	0.29	354.62
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	1.13	1,206.05

Neebing Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Neebing - Target Date 3 to 5 Year Outcome
Account Number: 570050450

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	0.04	42.54
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.04	36.19
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	4.43	3,753.03
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	0.02	32.84
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	0.10	111.67
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	117.71	117.71
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	130.60	130.60
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	140.85	140.85

Neebing Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Neebing - Target Date 5 to 10 Year Outcome
Account Number: 570050468

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	0.50	531.83
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.07	64.62
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	7.92	6,701.88
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	0.34	410.44
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	1.31	1,395.89

Neebing Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Neebing - Target Date 10 Year Plus Outcome
Account Number: 570050476

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	1.50	1,595.48
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.07	64.62
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	7.92	6,701.88
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	1.03	1,231.31
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	3.94	4,187.67

**Neebing Prudent Investor Portfolio
COMPLIANCE CERTIFICATE
December 31, 2022**

In accordance with the terms of section 8.02 of the ONEJIB Agreement dated as of July 2, 2020 (the "ONE JIB Agreement") ONE Investment confirms as follows:

With respect to the quarter ended December 31, 2022 to the best of the knowledge and belief of ONE Investment, all assets of the Participating Municipality under the management and control of ONE JIB pursuant to the ONE JIB Agreement have been invested and are held in accordance with the terms of the ONE JIB Agreement, and in a manner consistent with the IPS and the Investment Plan of the Participating Municipality.

A handwritten signature in black ink that reads "Keith Taylor".

Keith Taylor, Chief Investment Officer, ONE Investment
On the behalf of the ONE Joint Investment Board

ANNUAL INVESTMENT REPORT

For The Period Ended December 31, 2022

Neebing Prudent Investor Portfolio

4766 Highway 61
Neebing, ON
P7L 0B5

Kromm, Erika
Clerk/Treasurer
clerk@neebing.org
(807) 474-5331

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Neebing Prudent Investor Portfolio
For the Period December 31, 2022
(Consolidated Holdings)

Book Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
PI-HISA		340,154.26		6,854.68				347,008.94
CAN Equity Fund		370,800.00		2,029.21				372,829.21
GLB Equity Fund		865,200.00		6,901.28	2,629.35			874,730.63
Corp Bond Fund		117,600.00		202.65				117,802.65
CAN Bond Fund		117,600.00						117,600.00
GLB Bond Fund		548,800.00		21,017.05				569,817.05
Total	0.00	2,360,154.26	0.00	37,004.87	2,629.35	0.00	0.00	2,399,788.48

Market Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
PI-HISA		340,154.26		6,854.68			347,008.94
CAN Equity Fund		370,800.00		2,029.21		(30,389.23)	342,439.98
GLB Equity Fund		865,200.00		6,901.28	2,629.35	(81,348.38)	793,382.25
Corp Bond Fund		117,600.00		202.65		(8,543.04)	109,259.61
CAN Bond Fund		117,600.00				(4,149.26)	113,450.74
GLB Bond Fund		548,800.00		21,017.05		(64,070.36)	505,746.69
Total	0.00	2,360,154.26	0.00	37,004.87	2,629.35	(188,500.27)	2,211,288.21

Neebing Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account

Book Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1NEECONT		338,400.00		5,458.15	459.50			344,317.65
JIB2NEETD35		179,000.00		4,740.11	42.54			183,782.65
JIB3NEETD510		462,500.00		8,572.83	531.83			471,604.66
JIB4NEETD10P		962,500.00		12,185.48	1,595.48			976,280.96
JIBNEECASH		300,154.26		6,048.30				306,202.56
Total	0.00	2,242,554.26	0.00	37,004.87	2,629.35	0.00	0.00	2,282,188.48

Market Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1NEECONT		360,000.00		5,458.15	459.50	(33,626.09)	332,291.56
JIB2NEETD35		200,000.00		4,740.11	42.54	(15,516.79)	189,265.86
JIB3NEETD510		500,000.00		8,572.83	531.83	(47,077.21)	462,027.45
JIB4NEETD10P		1,000,000.00		12,185.48	1,595.48	(92,280.18)	921,500.78
JIBNEECASH		300,154.26		6,048.30			306,202.56
Total	0.00	2,360,154.26	0.00	37,004.87	2,629.35	(188,500.27)	2,211,288.21

**Neebing Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Bond Fund**

Market Value Summary by Account for CAN Bond Fund							
Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1NEECONT		21,600.00				(762.05)	20,837.95
JIB2NEETD35		21,000.00				(741.27)	20,258.73
JIB3NEETD510		37,500.00				(1,322.97)	36,177.03
JIB4NEETD10P		37,500.00				(1,322.97)	36,177.03
Total	0.00	117,600.00	0.00	0.00	0.00	(4,149.26)	113,450.74

Neebing Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Equity Fund

Book Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1NEECONT		64,800.00		354.62				65,154.62
JIB2NEETD35		6,000.00		32.84				6,032.84
JIB3NEETD510		75,000.00		410.44				75,410.44
JIB4NEETD10P		225,000.00		1,231.31				226,231.31
Total	0.00	370,800.00	0.00	2,029.21	0.00	0.00	0.00	372,829.21

Market Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1NEECONT		64,800.00		354.62		(5,310.66)	59,843.96
JIB2NEETD35		6,000.00		32.84		(491.18)	5,541.66
JIB3NEETD510		75,000.00		410.44		(6,146.85)	69,263.59
JIB4NEETD10P		225,000.00		1,231.31		(18,440.54)	207,790.77
Total	0.00	370,800.00	0.00	2,029.21	0.00	(30,389.23)	342,439.98

Neebing Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for Corp Bond Fund

Book Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1NEECONT		21,600.00		37.22				21,637.22
JIB2NEETD35		21,000.00		36.19				21,036.19
JIB3NEETD510		37,500.00		64.62				37,564.62
JIB4NEETD10P		37,500.00		64.62				37,564.62
Total	0.00	117,600.00	0.00	202.65	0.00	0.00	0.00	117,802.65

Market Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1NEECONT		21,600.00		37.22		(1,569.42)	20,067.80
JIB2NEETD35		21,000.00		36.19		(1,526.14)	19,510.05
JIB3NEETD510		37,500.00		64.62		(2,723.74)	34,840.88
JIB4NEETD10P		37,500.00		64.62		(2,723.74)	34,840.88
Total	0.00	117,600.00	0.00	202.65	0.00	(8,543.04)	109,259.61

Neebing Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Bond Fund

Book Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1NEECONT		100,800.00		3,860.26				104,660.26
JIB2NEETD35		98,000.00		3,753.03				101,753.03
JIB3NEETD510		175,000.00		6,701.88				181,701.88
JIB4NEETD10P		175,000.00		6,701.88				181,701.88
Total	0.00	548,800.00	0.00	21,017.05	0.00	0.00	0.00	569,817.05

Market Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1NEECONT		100,800.00		3,860.26		(11,767.94)	92,892.32
JIB2NEETD35		98,000.00		3,753.03		(11,441.24)	90,311.79
JIB3NEETD510		175,000.00		6,701.88		(20,430.59)	161,271.29
JIB4NEETD10P		175,000.00		6,701.88		(20,430.59)	161,271.29
Total	0.00	548,800.00	0.00	21,017.05	0.00	(64,070.36)	505,746.69

Neebing Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Equity Fund

Book Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1NEECONT		151,200.00		1,206.05	459.50			152,865.55
JIB2NEETD35		14,000.00		111.67	42.54			14,154.21
JIB3NEETD510		175,000.00		1,395.89	531.83			176,927.72
JIB4NEETD10P		525,000.00		4,187.67	1,595.48			530,783.15
Total	0.00	865,200.00	0.00	6,901.28	2,629.35	0.00	0.00	874,730.63

Market Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1NEECONT		151,200.00		1,206.05	459.50	(14,216.02)	138,649.53
JIB2NEETD35		14,000.00		111.67	42.54	(1,316.96)	12,837.25
JIB3NEETD510		175,000.00		1,395.89	531.83	(16,453.06)	160,474.66
JIB4NEETD10P		525,000.00		4,187.67	1,595.48	(49,362.34)	481,420.81
Total	0.00	865,200.00	0.00	6,901.28	2,629.35	(81,348.38)	793,382.25

Neebing Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for PI-HISA

Book Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2NEETD35		40,000.00		806.38				40,806.38
JIBNEECASH		300,154.26		6,048.30				306,202.56
Total	0.00	340,154.26	0.00	6,854.68	0.00	0.00	0.00	347,008.94

Market Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2NEETD35		40,000.00		806.38			40,806.38
JIBNEECASH		300,154.26		6,048.30			306,202.56
Total	0.00	340,154.26	0.00	6,854.68	0.00	0.00	347,008.94

APPENDIX

ONE JIB - Outcome Framework - Target Allocations

Outcome							<u>Allocation</u>			
	HISA	Canadian Equity Fund	Global Equity Fund	Canadian Government Bond Fund	Canadian Corporate Bond Fund	Global Bond Fund	Equity	Fixed Income	Cash	Total
Cash	100.0%	0.0%	0.0%	0.0%	0.0%	0.0%			100.0%	100%
Stable Return	10.0%	9.0%	21.0%	9.0%	9.0%	42.0%	30.0%	60.0%	10.0%	100%
Contingency	0.0%	18.0%	42.0%	6.0%	6.0%	28.0%	60.0%	40.0%		100%
Asset Management	0.0%	27.0%	63.0%	1.5%	1.5%	7.0%	90.0%	10.0%		100%
Target Date 3-5	20.0%	3.0%	7.0%	10.5%	10.5%	49.0%	10.0%	70.0%	20.0%	100%
Target Date 5-10	0.0%	15.0%	35.0%	7.5%	7.5%	35.0%	50.0%	50.0%		100%
Target Date 10+	0.0%	22.5%	52.5%	3.75%	3.75%	17.5%	75.0%	25.0%		100%

ONE JIB - Outcome Framework - Defined

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon	Allocation		
					Equity	Fixed Income	Cash
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years			100%
Stable Return	Stable Return	Income generation: To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)	30%	60%	10%
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk, emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)	60%	40%	
	Asset mgt reserves	Contributions to generate returns to fund asset management reserves	Higher risk, emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)	90%	10%	
Target Date	Target Date 3-5 yrs.	Preservation of capital	Low risk; high liquidity	3 - 5 years	10%	70%	20%
	Target Date 5-10 yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 - 10 years	50%	50%	
	Target Date 10+ yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long term inflation-adjusted growth	> 10 years	75%	25%	

Glossary and Definitions for Quarterly Reports

Account

ONE Investment clients have one or more custodial accounts. All Prudent Investor Funds will be administered with ONE Investment's custodian, CIBC Mellon. Unlike Legal List accounts, MNRI invested in the ONE Investment Prudent Investor Funds will be under the control of the ONE Joint Investment Board. In most cases, the Prudent Investor clients will have multiple accounts with the custodian, with the account structure based on the investment outcomes assigned to each client. This will allow reporting to the municipal client based on the investment outcome framework.

Annual and Annualized Returns: please see Returns below.

Asset Allocation

Asset allocation is the single biggest driver of fund returns and should be set taking into account municipal risk tolerance. Also known as asset mix, it is the combination of asset classes in a fund and is normally shown as the percentage weights in each. Example asset classes are money market, Canadian bonds, global bonds, Canadian stocks and global stocks. Each of the ONE JIB Outcomes has an associated asset allocation that is designed to be appropriate for the intended investment Outcome.

Asset Mix: See Asset allocation.

Benchmark

The Benchmark is the standard against which investors compare their portfolio returns to understand its performance. Benchmark can be set either at the asset class level or for the overall portfolio. At the asset class level, benchmarks are usually chosen to represent the entire market; active managers seek to outperform their benchmarks by at least the amount of fees they charge.

For example, a typical benchmark for Canadian stocks is the S&P/TSX Composite Index which is calculated by Standard and Poor's (S&P) and for Canadian money market, the typical benchmark is the FTSE 182-Day Treasury Bill Index from the Financial Times Stock Exchange Group (FTSE). For a portfolio that aims to have risk halfway between these two asset classes, the total portfolio benchmark might be 50% S&P/TSX Composite Index and 50% FTSE 182-Day Treasury Bill Index.

Benchmark returns are always time weighted. (See Returns below for more detail on time weighted returns)

Blended Benchmark

A blended benchmark is a benchmark that is constructed from two or more underlying benchmarks. The weights of each underlying benchmark used in a blended benchmark remain constant over time.

Canadian Corporate Bond Fund

The ONE Investment Canadian Corporate Bond Fund holds short and mid-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Fund is 4.5 to 7.51 years. MFS aims to outperform the benchmark, which is:

- 48% FTSE Canada Universe All Government Bond Index +
- 40% FTSE Canada Short-Term Corporate A Index +
- 10% FTSE Canada Universe Corporate AAA/AA Index +
- 2% FTSE Canada 91-Day Treasury Bill Index.

Canadian Equity Fund

The ONE Canadian Equity Fund holds Canadian stocks managed by Guardian Capital. Guardian aims for below-market risk, achieved with a ONE-imposed constraint on the weight of Material and Energy sectors because of the expected above-market volatility of these sectors.

Canadian Government Bond Fund

This ONE Government Canadian Bond Fund holds short-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Bond Fund is 1.73 to 3.73 years. MFS aims to outperform the benchmark, which is:

- 95% FTSE Canada Short-Term Government Bond Index +
- 5% FTSE Canada 91-Day Treasury Bill Index.

Book Value

Book value is the Unit Cost of each holding multiplied by the number of units. It represents the amount originally paid to invest in the holding and takes into account all contributions and withdrawals.

CAD

This is a short form for “Canadian dollars”. Although the outcomes have exposure to foreign securities, all returns in the report reflect Canadian dollar-based returns. Foreign holdings will be impacted by movements in foreign currencies which may impact investment returns. This impact can be reduced by currency hedging strategies. The global equity exposure does not hedge currency exposure, but the global bond exposure may use hedging. The degree to which global bond exposure is hedged back to the Canadian dollar may vary and will reflect the currency hedging strategy of the external manager.

Consolidated Holdings

Consolidated holdings are the aggregate value of all investments with ONE Investment. Consolidated holdings detailed in this report only reflect MNRI balances invested in ONE Investment’s Prudent Investor Funds and HISA balances under the control of the ONE JIB. In certain cases, clients may hold ONE Investment Legal List portfolios or HISA which will not be reflected in consolidated holdings in this report. Additionally, ‘in-kind’ securities pledged to the ONE JIB will not be reflected in this report.

Discounts

Certain fee discounts apply for investors in the ONE Investment Prudent Investor offering. These discounts include a 4bps discount that applies to AUM of Founding Members, and ‘tier discounts’ that apply for any investors with balances in excess of certain thresholds. These discounts would not apply to HISA balances but would apply to balances in Legal List portfolios (if applicable). Discounts will be rebated to the municipalities on a quarterly basis. These discounts are not taken into consideration in the performance details in this investment report.

Distribution: a cash payment of interest or dividends made by ONE Investment from a fund.

Duration

This statistic applies to bonds and is similar in concept to term to maturity. The difference is that duration also takes into account the size and timing of interest payments. A bond with higher coupon payments will have a shorter duration than one with the same term to maturity and lower coupon payments: the reason is that the higher-coupon bond receives more of its return earlier. The higher the duration of a bond, the higher its sensitivity to interest rate movements.

Fees

Fees include all expenses involved in managing the fund: external investment manager fees, custody costs, ONE Investment's costs and administrative costs.

Global Bond Fund

The ONE Global Bond Fund is an unconstrained global bond mandate managed by Manulife Asset Management. The unconstrained nature of the mandate means that the fund will contain a mix of global government, corporate and securitized debt, including emerging markets and high-yield securities. The mandate is not constrained by sector or currency. Manulife aims to outperform the benchmark, which is Bloomberg Barclays Multiverse Index Unhedged.

Global Equity Fund

The ONE Global Equity Fund holds Global stocks managed by Mawer Investment Management. Mawer aims to outperform the benchmark, which is MSCI All Country World Index (ACWI). This mandate invests in both emerging and developed markets. Manager will allocate capital to the best global opportunities, which may include both large and small capitalization companies. This mandate is intended to be a broadly diversified portfolio of wealth-creating companies bought at discounts to their intrinsic values that typically employ a long-term holding period.

High Interest Savings Account (HISA)

This bank account is provided by CIBC. Its very short-term nature precludes it from being considered an investment. Interest income from HISA will be reflected only in the executive summary page as will a list of HISA transitions. As the HISA product is a demand deposit, its value of his does not fluctuate daily. In this way it differs from the ONE Investment fund whose price change in response to changes in the value of underlying investments. Returns for individual accounts holding HISA will not be presented in the report beyond what is disclosed in the executive summary. HISA balances held in the Prudent Investor Offering reflect MNRI and will be under the control of the ONE JIB.

Holdings: the ONE Investment funds or HISA Balances held in client accounts.

Inception Date

The inception is the first date that an investment was made. For each account, this will be the first time funds were transferred in; for funds offered by ONE Investment, it is the date the funds started. For ONE JIB Founders, the Inception date is July 2, 2020.

Income

Income is a cash flow generated by an investment and normally includes interest on bonds and dividends on stocks. It is differentiated from capital gains, which also contribute to returns, but which are not considered income.

Investment Manager

Investment managers are external firms hired by ONE Investment to create funds to our specifications. These are MFS Investment Management Canada for Canadian fixed income, Manulife Asset Management for global fixed income, Guardian Capital Group Ltd for Canadian equity, and Mawer Investment Management Ltd for global equity.

Market Value

The value of an investment at current market prices, calculated by multiplying the Price (defined below) by the number of units held.

ONE Joint Investment Board (ONE JIB)

The joint board established by founding municipalities as a municipal services board under section 202 of the Act as required under Part II of the Regulation, and is the duly appointed Joint Investment Board for the municipality, as constituted from time to time and acting pursuant to the Terms of Reference set out in the ONE JIB Agreement.

Outcome

Outcome means, in the context of the Investment Plan, the same thing as ‘solution’. Investment Outcomes are a set of investment allocations with varying risk/return characteristics. The Outcomes assigned to each municipal investor are intended to reflect the needs and circumstances of the municipality. ONE JIB has five pre-defined basic outcomes:

Cash:

The Cash Outcome is designed for investments with a time horizon of less than 3 years. Preservation of capital and liquidity are the highest priorities. Investments allocated to this outcome are expected to be transferred back to the care and control of the municipal treasurer when the funds are reclassified as MRI.

Contingency:

The Contingency outcome is designed for investing contingency reserves. The funds in this outcome may be drawn upon to meet unexpected needs and infrequent events. The investment horizon for this outcome is typically greater than 5 years, with an emphasis placed on long-term growth and preservation of purchasing power is a key consideration.

Asset Management Reserves:

The Asset Management Reserve Outcome is specifically designed for very long investment horizons with a well-defined purpose. Allocations to this Outcome are intended to generate returns to help fund asset management objectives. The long-term nature of asset management reserves allows this Outcome to emphasize long-term growth.

Stable Return:

The Stable Return Outcome is designed to provide an annual income while preserving the value of the principal investment. The principal amount is often invested in perpetuity with no intent to withdraw for the foreseeable future. This outcome is frequently used by municipalities looking to replace the income stream of a utility that has been sold, with some or all proceeds of the sale acting as the principal.

Target Date:

The Target Date Outcomes are designed for contributions toward planned capital projects. There are three target date designs for different time horizons: 3 to 5 years; 5 to 10 years; and greater than 10 years. For capital projects in the 3-to-5-year range, preservation of capital is prioritized. For projects in the 5-to-10-year range, emphasis is placed on inflation mitigation and meeting target funding requirements. For projects in the greater-than-10-year range, emphasis is placed on longer-term inflation adjusted growth.

Price

The price of ONE funds is the unit price at a point in time, also known as the net asset value, which is calculated daily by CIBC Mellon. This price takes into account the last traded prices of all securities held by the manager, the bid/ask spread where no recent trade is available and a daily accrual for all fees including investment management and administration.

Prudent Investor Standard

The standard requiring ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment but does not restrict the securities in which a municipality can invest. The Prudent Investor standard applies to the entire portfolio of Long-Term Funds under control of ONE JIB rather than to individual securities.

Quality

This statistic refers to the creditworthiness of bonds based on ratings provided by bond rating agencies such as S&P, DBRS, Fitch and Moody's. The highest quality bonds are rated AAA and range down from there to AA, A and BBB, all of which are investment grade ratings. Ratings below BBB are considered high yield. The lower a credit rating, the higher a bond's yield to maturity and commensurate risk of default on interest payments or principal. The credit rating on an entire fund is calculated as a weighted average.

Realized and Unrealized Gains

Capital gains reflect the movement in the Price of investments as they rise over time relative to their average Unit Cost. Negative gains are losses, meaning that the Price of the units in the account is lower than the average Price paid for them (Unit Cost). Because gains / losses are calculated based on net asset values, they are diminished by the amount of fees. (Please see Fees, Price and Unit Cost.)

- **Unrealized gains** exist “on paper” until the investment is sold in return for cash, at which point they become realized.
- **Realized gains** are generated by withdrawals from accounts during the time period in question based on the unit Price compared to the Unit Cost.

Returns

Returns measure the percentage increment in value generated by investments over a period of time. Unless otherwise noted, time-weighted total returns are reported here, which include all forms of income and capital gains. There are different aspects to return calculations explained below.

- Calendar Year Return: reflects the total return generated by investments in the specified year any between January 1 to December 31.
- Annualized Returns: the total return generated by investments in each year for holding periods greater than one year. Annualized returns are the geometric average over a multi-year period, meaning they represent the compound return. For periods of one year or less, the actual return is shown without the effect of compounding.
- Returns in this report are calculated net of fees based on the Prices of the ONE Investment funds. These are calculated daily by CIBC Mellon and take into account all fees and costs associated with managing the fund.
- Return details in this report do not account for fee discounts that may apply for some Prudent Investor clients.
- Time-weighted returns: returns in this report are time-weighted in order for them to be compared to the benchmarks. Time-weighted returns are calculated in a way that excludes the effect of the timing of contributions and withdrawals (cash flows) from the fund. (To capture the effect of cash flows and measure their impact on returns, investors would instead need use dollar-weighted return calculations.)

Unit Cost

Unit Cost is the weighted average Price paid for all the Fund units held in the account and reflects the impact of units bought and sold over time.

Unrealized Gains: Please see Realized and Unrealized Gains

Value Added: The return generated by an investment manager above (or below, if negative) the benchmark.

Year to Date: The time period beginning January 1 and ending at the most recent quarter end.

QUARTERLY INVESTMENT REPORT

For The Period Ended December 31, 2022

Muskoka Prudent Investor Portfolio

70 Pine Street
Bracebridge, ON
P1L 1N3

Bissonette, Laurie
Director, Finance
laurie.bissonette@muskoka.on.ca
(705) 645-2100 x4208

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

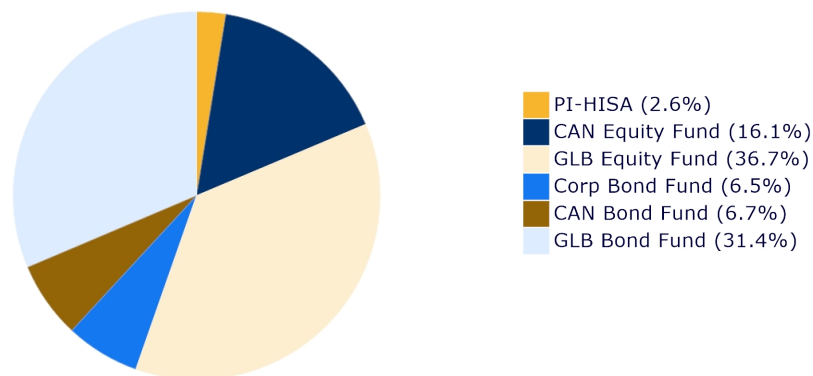
Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Muskoka Prudent Investor Portfolio

Executive Summary for the Quarter Ended December 31, 2022

	Time-Weighted Rate of Return in CAD for Consolidated Holdings						Since Inception	Inception Date
	Quarter	Year to date	1 Year	2 Years	3 Years	5 Years		
Consolidated Portfolio Returns	5.2%	-6.4%	-6.4%	0.3%	-	-	2.4%	07/02/2020

Overall Asset Allocation



Consolidated Portfolio Activity for Quarter

Portfolio	Starting Balance	Contribution	Withdrawals	Change in Market Value	Income	Ending Balance
PI-HISA	3,518,634.44	-	-	-	33,879.97	3,552,514.41
CAN Equity Fund	20,824,283.10	-	-	1,341,788.47	132,132.08	22,298,203.65
GLB Equity Fund	46,915,105.35	-	-	3,481,322.16	442,223.57	50,838,651.08
Corp Bond Fund	8,977,332.38	-	-	41,064.77	16,757.68	9,035,154.83
CAN Bond Fund	9,280,134.64	-	-	61,558.25	-	9,341,692.89
GLB Bond Fund	42,056,725.23	-	-	(424,616.71)	1,805,098.85	43,437,207.37
Total	131,572,215.14	0.00	0.00	4,501,116.94	2,430,092.15	138,503,424.23

Muskoka Prudent Investor Portfolio
Performance History At
December 31, 2022

Performance by Fund

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
One High Interest Savings Account	0.9	3.1	3.1	1.8	-	-	-	1.6	07/02/2020
ONE Canadian Equity Fund	7.0	-7.7	-7.7	5.4	-	-	-	11.1	07/02/2020
ONE Global Equity Fund	8.3	-10.8	-10.8	4.1	-	-	-	6.0	07/02/2020
ONE Canadian Corporate Bond Fund	0.6	-8.3	-8.3	-5.3	-	-	-	-3.8	07/02/2020
ONE Canadian Government Bond Fund	0.6	-3.8	-3.8	-2.6	-	-	-	-1.7	07/02/2020
ONE Global Bond Fund	3.2	-8.6	-8.6	-4.3	-	-	-	-1.6	07/02/2020

Performance by Outcome

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
JIB1MUSCONT	5.7	-9.1	-9.1	1.1	-	-	-	3.8	07/02/2020
JIB2MUSTD35	2.6	-6.1	-6.1	-2.1	-	-	-	-0.2	07/02/2020
JIB3MUSTD510	5.2	-8.9	-8.9	0.3	-	-	-	2.9	07/02/2020
JIBMUSCASH	0.9	15.2	15.2	7.6	-	-	-	6.2	07/02/2020
JIB4MUSTD10P	6.6	-	-	-	-	-	-	5.4	07/04/2022

QUARTERLY REVIEW

Equity markets rallied strongly in 4th quarter after a very challenging year with the outlook for inflation being a key driver of returns. Inflation, which recently hit 40-year highs, showed signs of abating somewhat in the quarter, which was received positively by investors. Interest rates across the globe increased dramatically in 2022 as central banks attempted to fight inflationary pressures. The sharp rise in interest rates experienced earlier in the year had been a significant headwind for equities, but in the fourth quarter the equity markets responded positively as it appeared that inflation was starting to moderate and the pace of interest rate hikes by central banks may slow. Despite the strong fourth quarter rally, equity markets had negative returns for the full year. The ONE Canadian Equity Fund had returns of positive 7.0% in the fourth quarter, bringing full year returns to negative 7.7%.

Commodity related industries tended to perform well in the quarter, which the fund was not able to fully benefit from. The fund typically holds much less exposure to the Materials and Energy sector than the benchmark that helps to reduce the volatility of returns. The fund does hold a large position in Finning International, which rents / sells Caterpillar equipment used in the construction and resource sectors. This holding, which represents about 4% of the fund rose 39.7% in the quarter, made a significant contribution to overall fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it was a benefit from the strength in these sectors.

There remains considerable uncertainty about the outlook for equity markets. Many hope that global central banks can bring inflation figures back to more reasonable levels without triggering a recession, but it is not yet clear if this can be achieved. Economic growth remains strong and labour markets remain tight, but the affect of higher interest rates may impact the economy with a lag. The prospects for lower inflation figures or a slowing/reversal of interest rate hikes will likely remain the driver of returns for the equity markets in the coming year.

QUARTERLY REVIEW

The performance of global equities improved in the fourth quarter of 2022 after 3 successive quarters of negative performance. The Russian invasion of Ukraine, a spike in inflation rates and rapidly rising interest rates set the tone for markets in previous quarters that led to weak performance, but market sentiment improved in the fourth quarter. Signs that the inflation pressures were starting to abate gave investors hope that interest rate hikes by global central banks would slow and potentially even be reversed in the coming year. The ONE Global Equity Fund had strong returns in the fourth quarter of positive 8.3%, which partially offset losses in the previous 3 quarters, leading to calendar year returns of negative 10.8%. The weak full year returns reflect the challenging environment for equities in 2022.

The investment manager's focus on security selection contributed to fund performance in the quarter. Several individual holdings made a significant contribution to return including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collective represent 4.7% of the fund were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the fund, was a drag on fund performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The fund does not hedge foreign currency exposure so large currency movements can affect total returns. During the quarter many major currencies strengthened vs the Canadian dollar with the pound sterling up 6%, the euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars terms collectively contributed to fund returns, increasing the total returns by about 1.9%.

QUARTERLY REVIEW

Global bond markets had their worst annual returns in modern history last year as sharply higher interest rates led to significant weakness in bond prices. For the 2022 calendar year the ONE Canadian Government Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund had weak returns of negative 3.6%, negative 8.3%, and negative 8.6% respectively. The ONE Canadian Government Bond Fund was less affected by rising interest rates during the year due to the shorter maturity profile of bonds held

The performance of global bond markets improved in the fourth quarter after a very difficult year for fixed income investors. In the fourth quarter both ONE's Canadian bond funds had returns of 0.6% while the ONE Global Bond Fund had better performance, with returns of 3.2%. The stronger performance of the ONE Global Bond Fund in the quarter was largely a result of credit spreads, the extra yield offered by corporate bonds above sovereign bond yield, which narrowed in the quarter. The ONE Global Bond Fund has a large exposure to high yield and investment grade corporate debt, which benefitted from the narrowing credit spreads.

It remains a changing macro economic backdrop where strong economic growth has caused a spike in inflation rates. Global central banks raised interest rates sharply in 2022 to fight inflation, but in the fourth quarter there were signs that the pace of central bank rate hikes would slow amid signs that elevated inflation was starting to slow. While economic growth remains robust and labour markets remain tight, the tightening efforts of central banks in 2022 may lead to a deceleration in economic growth. It is hoped that central banks can bring inflation back to target levels without causing a recession, but it is too early to tell if this can be achieved. How central banks respond to the changing economic outlook, and trajectory for inflation will provide further clarity on the interest rate outlook and outlook for bond markets this year.

Muskoka Prudent Investor Portfolio
Consolidated Portfolio Holdings in CAD
As of December 31, 2022

Security	Quantity	Unit Cost	Book Value	Price	Market Value	% Weight
PI-HISA	3,552,514.410	1.00	3,552,514.41	1.00	3,552,514.41	2.56%
CAN Equity Fund	18,750.639	1,080.60	20,262,073.31	1,189.19	22,298,203.65	16.10%
GLB Equity Fund	47,875.394	1,026.22	49,131,154.00	1,061.89	50,838,651.08	36.71%
Corp Bond Fund	10,286.436	977.94	10,059,548.35	878.35	9,035,154.83	6.52%
CAN Bond Fund	10,031.654	977.94	9,810,375.41	931.22	9,341,692.89	6.74%
GLB Bond Fund	51,373.304	981.03	50,399,166.08	845.52	43,437,207.37	31.36%
					138,503,424.23	100.00%

Muskoka Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Muskoka - Contingency Outcome
Account Number: 570050088

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	2,880.39	1,219.87	3,513,724.28	1,189.19	3,425,354.71	18.5%	206,119.53	20,297.57
GLB Equity Fund	7,326.91	1,129.60	8,276,536.17	1,061.89	7,780,417.99	42.2%	532,786.30	67,678.51
Corp Bond Fund	1,223.18	978.14	1,196,449.89	878.35	1,074,392.13	5.8%	4,883.35	1,992.70
CAN Bond Fund	1,207.79	979.18	1,182,653.80	931.22	1,124,726.65	6.1%	7,411.52	0.00
GLB Bond Fund	5,933.43	998.16	5,922,537.87	845.52	5,016,843.05	27.2%	(49,041.63)	208,482.50
			20,091,902.01		18,421,734.53	100.0%	702,159.07	298,451.28

Muskoka Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.7	-9.1	-9.1	1.1	-	-	-	3.8	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	12.6	-	-	-	-

Muskoka Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Muskoka - Target Date 3 to 5 Year Outcome
Account Number: 570050096

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	3,515,873.66	1.00	3,515,873.66	1.00	3,515,873.66	21.6%	0.00	33,530.53
CAN Equity Fund	419.83	1,022.16	429,134.99	1,189.19	499,260.58	3.0%	30,043.13	2,958.46
GLB Equity Fund	1,096.91	1,009.56	1,107,407.59	1,061.89	1,164,806.65	7.1%	79,763.58	10,132.15
Corp Bond Fund	1,883.25	993.39	1,870,809.60	878.35	1,654,171.34	10.1%	7,518.20	3,068.02
CAN Bond Fund	1,846.34	984.33	1,817,423.81	931.22	1,719,356.35	10.5%	11,329.92	0.00
GLB Bond Fund	9,077.38	992.68	9,011,018.44	845.52	7,675,122.18	47.2%	(75,027.24)	318,951.30
			<u>17,751,668.09</u>		<u>16,228,590.76</u>	<u>100.0%</u>	<u>53,627.59</u>	<u>368,640.46</u>

Muskoka Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	2.6	-6.1	-6.1	-2.1	-	-	-	-0.2	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	2.0	-	-	-	-

Muskoka Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Muskoka - Target Date 5 to 10 Year Outcome
Account Number: 570050104

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	10,428.68	1,022.16	10,659,826.88	1,189.19	12,401,759.73	16.0%	746,272.72	73,488.89
GLB Equity Fund	26,205.52	1,009.56	26,456,241.12	1,061.89	27,827,521.21	35.9%	1,905,568.92	242,059.65
Corp Bond Fund	6,108.74	990.96	6,053,543.69	878.35	5,365,654.92	6.9%	24,386.60	9,951.79
CAN Bond Fund	5,969.68	983.85	5,873,297.80	931.22	5,559,095.89	7.1%	36,632.35	0.00
GLB Bond Fund	31,127.51	992.92	30,907,351.65	845.52	26,318,967.61	33.9%	(257,279.14)	1,093,724.52
			<u>79,950,261.14</u>		<u>77,472,999.36</u>	<u>100.0%</u>	<u>2,455,581.45</u>	<u>1,419,224.85</u>

Muskoka Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.2	-8.9	-8.9	0.3	-	-	-	2.9	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	10.5	-	-	-	-

Muskoka Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Muskoka - Cash Outcome
Account Number: 9021979213

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	36,640.75	1.00	36,640.75	1.00	36,640.75	100.0%	0.00	349.44
			36,640.75		36,640.75	100.0%	0.00	349.44

Muskoka Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	0.9	15.2	15.2	7.6	-	-	-	6.2	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	0.5	-	-	-	-

Muskoka Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Muskoka - Target Date 10 Year Plus Outcome
Account Number: 570050625

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	5,021.73	1,126.97	5,659,387.16	1,189.19	5,971,828.63	22.6%	359,353.09	35,387.16
GLB Equity Fund	13,246.03	1,003.39	13,290,969.12	1,061.89	14,065,905.23	53.3%	963,203.36	122,353.26
Corp Bond Fund	1,071.24	876.31	938,745.17	878.35	940,936.44	3.5%	4,276.62	1,745.17
CAN Bond Fund	1,007.83	929.71	937,000.00	931.22	938,514.00	3.5%	6,184.46	0.00
GLB Bond Fund	5,234.96	870.73	4,558,258.12	845.52	4,426,274.53	16.8%	(43,268.70)	183,940.53
			25,384,359.57		26,343,458.83	100.0%	1,289,748.83	343,426.12

Muskoka Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	6.6	-	-	-	-	-	-	5.4	07/04/2022

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Muskoka Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Muskoka - Contingency Outcome
Account Number: 570050088

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	24.28	25,785.11
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	2.26	1,992.70
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	246.57	208,482.50
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	17.06	20,297.57
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	63.73	67,678.51

Muskoka Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Muskoka - Target Date 3 to 5 Year Outcome

Account Number: 570050096

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	3.63	3,860.29
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	3.49	3,068.02
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	377.22	318,951.30
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	2.48	2,958.46
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	9.54	10,132.15
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	10,142.25	10,142.25
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	11,252.59	11,252.59
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	12,135.69	12,135.69

Muskoka Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Muskoka - Target Date 5 to 10 Year Outcome

Account Number: 570050104

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	86.84	92,223.28
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	11.33	9,951.79
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	1,293.55	1,093,724.52
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	61.79	73,488.89
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	227.95	242,059.65

Muskoka Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Muskoka - Cash Outcome

Account Number: 9021979213

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	105.70	105.70
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	117.27	117.27
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	126.47	126.47

Muskoka Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Muskoka - Target Date 10 Year Plus Outcome
Account Number: 570050625

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	43.89	46,615.86
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	1.98	1,745.17
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	217.54	183,940.53
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	29.75	35,387.16
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	115.22	122,353.26

**Muskoka Prudent Investor Portfolio
COMPLIANCE CERTIFICATE
December 31, 2022**

In accordance with the terms of section 8.02 of the ONEJIB Agreement dated as of July 2, 2020 (the "ONE JIB Agreement") ONE Investment confirms as follows:

With respect to the quarter ended December 31, 2022 to the best of the knowledge and belief of ONE Investment, all assets of the Participating Municipality under the management and control of ONE JIB pursuant to the ONE JIB Agreement have been invested and are held in accordance with the terms of the ONE JIB Agreement, and in a manner consistent with the IPS and the Investment Plan of the Participating Municipality.

A handwritten signature in black ink that reads "Keith Taylor".

Keith Taylor, Chief Investment Officer, ONE Investment
On the behalf of the ONE Joint Investment Board

ANNUAL INVESTMENT REPORT

For The Period Ended December 31, 2022

Muskoka Prudent Investor Portfolio

70 Pine Street
Bracebridge, ON
P1L 1N3

Bissonette, Laurie
Director, Finance
laurie.bissonette@muskoka.on.ca
(705) 645-2100 x4208

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Muskoka Prudent Investor Portfolio
For the Period December 31, 2022
(Consolidated Holdings)

Book Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
PI-HISA	23,341,864.66		19,994,317.59	204,967.34				3,552,514.41
CAN Equity Fund	14,505,941.23	5,624,000.00		132,132.08				20,262,073.31
GLB Equity Fund	35,398,445.89	13,122,000.00		442,223.57	168,484.54			49,131,154.00
Corp Bond Fund	9,105,790.67	937,000.00		16,757.68				10,059,548.35
CAN Bond Fund	8,873,375.41	937,000.00						9,810,375.41
GLB Bond Fund	44,219,749.64	4,374,317.59		1,805,098.85				50,399,166.08
Total	135,445,167.50	24,994,317.59	19,994,317.59	2,601,179.52	168,484.54	0.00	0.00	143,214,831.56

Market Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
PI-HISA	23,341,864.66		19,994,317.59	204,967.34			3,552,514.41
CAN Equity Fund	17,691,130.46	5,624,000.00		132,132.08		(1,149,058.89)	22,298,203.65
GLB Equity Fund	41,244,564.92	13,122,000.00		442,223.57	168,484.54	(4,138,621.95)	50,838,651.08
Corp Bond Fund	8,833,535.02	937,000.00		16,757.68		(752,137.87)	9,035,154.83
CAN Bond Fund	8,743,522.31	937,000.00				(338,829.42)	9,341,692.89
GLB Bond Fund	42,697,703.21	4,374,317.59		1,805,098.85		(5,439,912.28)	43,437,207.37
Total	142,552,320.58	24,994,317.59	19,994,317.59	2,601,179.52	168,484.54	(11,818,560.41)	138,503,424.23

Muskoka Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account

Book Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1MUSCONT	19,767,665.62			298,451.28	25,785.11			20,091,902.01
JIB2MUSTD35	17,340,723.62			407,084.18	3,860.29			17,751,668.09
JIB3MUSTD510	78,438,813.01			1,419,224.85	92,223.28			79,950,261.14
JIB4MUSTD10P		24,057,317.59		343,426.12	46,615.86			24,447,359.57
JIBMUSCASH	19,897,965.25		19,994,317.59	132,993.09				36,640.75
Total	135,445,167.50	24,057,317.59	19,994,317.59	2,601,179.52	168,484.54	0.00	0.00	142,277,831.56

Market Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1MUSCONT	20,272,028.76			298,451.28	25,785.11	(2,174,530.62)	18,421,734.53
JIB2MUSTD35	17,286,071.29			407,084.18	3,860.29	(1,468,425.00)	16,228,590.76
JIB3MUSTD510	85,096,255.28			1,419,224.85	92,223.28	(9,134,704.05)	77,472,999.36
JIB4MUSTD10P		24,994,317.59		343,426.12	46,615.86	959,099.26	26,343,458.83
JIBMUSCASH	19,897,965.25		19,994,317.59	132,993.09			36,640.75
Total	142,552,320.58	24,994,317.59	19,994,317.59	2,601,179.52	168,484.54	(11,818,560.41)	138,503,424.23

Muskoka Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Bond Fund

Book Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1MUSCONT	1,182,653.80							1,182,653.80
JIB2MUSTD35	1,817,423.81							1,817,423.81
JIB3MUSTD510	5,873,297.80							5,873,297.80
Total	8,873,375.41	0.00	0.00	0.00	0.00	0.00	0.00	8,873,375.41

Market Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1MUSCONT	1,170,280.05					(45,553.40)	1,124,726.65
JIB2MUSTD35	1,788,993.28					(69,636.93)	1,719,356.35
JIB3MUSTD510	5,784,248.98					(225,153.09)	5,559,095.89
JIB4MUSTD10P		937,000.00				1,514.00	938,514.00
Total	8,743,522.31	937,000.00	0.00	0.00	0.00	(338,829.42)	9,341,692.89

Muskoka Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Equity Fund

Book Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1MUSCONT	3,493,426.71			20,297.57				3,513,724.28
JIB2MUSTD35	426,176.53			2,958.46				429,134.99
JIB3MUSTD510	10,586,337.99			73,488.89				10,659,826.88
JIB4MUSTD10P		5,624,000.00		35,387.16				5,659,387.16
Total	14,505,941.23	5,624,000.00	0.00	132,132.08	0.00	0.00	0.00	20,262,073.31

Market Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1MUSCONT	3,711,687.54			20,297.57		(306,630.40)	3,425,354.71
JIB2MUSTD35	540,994.51			2,958.46		(44,692.39)	499,260.58
JIB3MUSTD510	13,438,448.41			73,488.89		(1,110,177.57)	12,401,759.73
JIB4MUSTD10P		5,624,000.00		35,387.16		312,441.47	5,971,828.63
Total	17,691,130.46	5,624,000.00	0.00	132,132.08	0.00	(1,149,058.89)	22,298,203.65

Muskoka Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for Corp Bond Fund

Book Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1MUSCONT	1,194,457.19			1,992.70				1,196,449.89
JIB2MUSTD35	1,867,741.58			3,068.02				1,870,809.60
JIB3MUSTD510	6,043,591.90			9,951.79				6,053,543.69
JIB4MUSTD10P		937,000.00		1,745.17				938,745.17
Total	9,105,790.67	937,000.00	0.00	16,757.68	0.00	0.00	0.00	10,059,548.35

Market Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1MUSCONT	1,172,525.60			1,992.70		(100,126.17)	1,074,392.13
JIB2MUSTD35	1,805,261.45			3,068.02		(154,158.13)	1,654,171.34
JIB3MUSTD510	5,855,747.97			9,951.79		(500,044.84)	5,365,654.92
JIB4MUSTD10P		937,000.00		1,745.17		2,191.27	940,936.44
Total	8,833,535.02	937,000.00	0.00	16,757.68	0.00	(752,137.87)	9,035,154.83

Muskoka Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Bond Fund

Book Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1MUSCONT	5,714,055.37			208,482.50				5,922,537.87
JIB2MUSTD35	8,692,067.14			318,951.30				9,011,018.44
JIB3MUSTD510	29,813,627.13			1,093,724.52				30,907,351.65
JIB4MUSTD10P		4,374,317.59		183,940.53				4,558,258.12
Total	44,219,749.64	4,374,317.59	0.00	1,805,098.85	0.00	0.00	0.00	50,399,166.08

Market Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1MUSCONT	5,490,965.13			208,482.50		(682,604.58)	5,016,843.05
JIB2MUSTD35	8,400,467.62			318,951.30		(1,044,296.74)	7,675,122.18
JIB3MUSTD510	28,806,270.46			1,093,724.52		(3,581,027.37)	26,318,967.61
JIB4MUSTD10P		4,374,317.59		183,940.53		(131,983.59)	4,426,274.53
Total	42,697,703.21	4,374,317.59	0.00	1,805,098.85	0.00	(5,439,912.28)	43,437,207.37

Muskoka Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Equity Fund

Book Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1MUSCONT	8,183,072.55			67,678.51	25,785.11			8,276,536.17
JIB2MUSTD35	1,093,415.15			10,132.15	3,860.29			1,107,407.59
JIB3MUSTD510	26,121,958.19			242,059.65	92,223.28			26,456,241.12
JIB4MUSTD10P		13,122,000.00		122,353.26	46,615.86			13,290,969.12
Total	35,398,445.89	13,122,000.00	0.00	442,223.57	168,484.54	0.00	0.00	49,131,154.00

Market Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1MUSCONT	8,726,570.44			67,678.51	25,785.11	(1,039,616.07)	7,780,417.99
JIB2MUSTD35	1,306,455.02			10,132.15	3,860.29	(155,640.81)	1,164,806.65
JIB3MUSTD510	31,211,539.46			242,059.65	92,223.28	(3,718,301.18)	27,827,521.21
JIB4MUSTD10P		13,122,000.00		122,353.26	46,615.86	774,936.11	14,065,905.23
Total	41,244,564.92	13,122,000.00	0.00	442,223.57	168,484.54	(4,138,621.95)	50,838,651.08

Muskoka Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for PI-HISA

Book Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2MUSTD35	3,443,899.41			71,974.25				3,515,873.66
JIBMUSCASH	19,897,965.25		19,994,317.59	132,993.09				36,640.75
Total	23,341,864.66	0.00	19,994,317.59	204,967.34	0.00	0.00	0.00	3,552,514.41

Market Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2MUSTD35	3,443,899.41			71,974.25			3,515,873.66
JIBMUSCASH	19,897,965.25		19,994,317.59	132,993.09			36,640.75
Total	23,341,864.66	0.00	19,994,317.59	204,967.34	0.00	0.00	3,552,514.41

APPENDIX

**The District of Muskoka
Securities Pledged to ONE JIB**

As at December 31, 2022

Symbol	Status	Quantity	Average Unit Cost (\$)	Book Cost (\$)	Market Price (\$)	Market Value (\$)	% of Portfolio
Cash and Equivalents							
DISTRICT MUN OF MUSKOKA BEO 4.8% 5MAY23	SEG	89,000	109.010	97,018.50	99.973	89,631.40 ⁽⁴⁾	4.5
Total Cash and Equivalents				97,018.50		89,631.40	4.5
Fixed Income Securities and Fixed Income Funds							
DISTRICT MUN OF MUSKOKA BEO 4.9% 5MAY24	SEG	46,000	111.430	51,257.80	100.201	46,438.28 ⁽⁴⁾	2.3
DISTRICT MUN OF MUSKOKA BEO 4.95% 5MAY25	SEG	211,000	112.650	237,691.50	101.058	214,834.82 ⁽⁴⁾	10.8
DISTRICT MUN OF MUSKOKA BEO 5% 5MAY26	SEG	105,000	112.991	118,641.00	102.078	107,987.38 ⁽⁴⁾	5.4
DISTRICT MUN OF MUSKOKA BEO 5.05% 5MAY27	SEG	295,000	112.065	330,590.50	103.269	306,929.19 ⁽⁴⁾	15.4
DISTRICT MUN OF MUSKOKA BEO 5.05% 5MAY28	SEG	360,000	109.856	395,482.00	104.824	380,155.66 ⁽⁴⁾	19.1
DISTRICT MUN OF MUSKOKA BEO 5.1% 5MAY29	SEG	400,000	104.270	417,080.00	105.697	425,917.86 ⁽⁴⁾	21.4
DISTRICT MUN OF MUSKOKA BEO 5.1% 5MAY30	SEG	137,000	116.369	159,425.00	105.938	146,207.04 ⁽⁴⁾	7.4
DISTRICT MUN OF MUSKOKA ONT 2.95% 27NOV30	SEG	100,000	98.240	98,240.00	90.303	90,577.79 ⁽⁴⁾	4.6
DISTRICT MUN OF MUSKOKA ONT 3% 27NOV31	SEG	100,000	98.120	98,120.00	90.463	90,742.45 ⁽⁴⁾	4.6
DISTRICT MUN OF MUSKOKA ONT 3.05% 27NOV32	SEG	100,000	98.010	98,010.00	89.609	89,893.11 ⁽⁴⁾	4.5
Total Fixed Income Securities and Fixed Income Funds				2,004,537.80		1,899,683.58	95.5
Total Account Value - CAD Cash				2,101,556.30		1,989,314.98	100.0

ONE JIB - Outcome Framework - Target Allocations

Outcome							<u>Allocation</u>			
	HISA	Canadian Equity Fund	Global Equity Fund	Canadian Government Bond Fund	Canadian Corporate Bond Fund	Global Bond Fund	Equity	Fixed Income	Cash	Total
Cash	100.0%	0.0%	0.0%	0.0%	0.0%	0.0%			100.0%	100%
Stable Return	10.0%	9.0%	21.0%	9.0%	9.0%	42.0%	30.0%	60.0%	10.0%	100%
Contingency	0.0%	18.0%	42.0%	6.0%	6.0%	28.0%	60.0%	40.0%		100%
Asset Management	0.0%	27.0%	63.0%	1.5%	1.5%	7.0%	90.0%	10.0%		100%
Target Date 3-5	20.0%	3.0%	7.0%	10.5%	10.5%	49.0%	10.0%	70.0%	20.0%	100%
Target Date 5-10	0.0%	15.0%	35.0%	7.5%	7.5%	35.0%	50.0%	50.0%		100%
Target Date 10+	0.0%	22.5%	52.5%	3.75%	3.75%	17.5%	75.0%	25.0%		100%

ONE JIB - Outcome Framework - Defined

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon	Allocation		
					Equity	Fixed Income	Cash
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years			100%
Stable Return	Stable Return	Income generation: To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)	30%	60%	10%
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk, emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)	60%	40%	
	Asset mgt reserves	Contributions to generate returns to fund asset management reserves	Higher risk, emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)	90%	10%	
Target Date	Target Date 3-5 yrs.	Preservation of capital	Low risk; high liquidity	3 - 5 years	10%	70%	20%
	Target Date 5-10 yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 - 10 years	50%	50%	
	Target Date 10+ yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long term inflation-adjusted growth	> 10 years	75%	25%	

Glossary and Definitions for Quarterly Reports

Account

ONE Investment clients have one or more custodial accounts. All Prudent Investor Funds will be administered with ONE Investment's custodian, CIBC Mellon. Unlike Legal List accounts, MNRI invested in the ONE Investment Prudent Investor Funds will be under the control of the ONE Joint Investment Board. In most cases, the Prudent Investor clients will have multiple accounts with the custodian, with the account structure based on the investment outcomes assigned to each client. This will allow reporting to the municipal client based on the investment outcome framework.

Annual and Annualized Returns: please see Returns below.

Asset Allocation

Asset allocation is the single biggest driver of fund returns and should be set taking into account municipal risk tolerance. Also known as asset mix, it is the combination of asset classes in a fund and is normally shown as the percentage weights in each. Example asset classes are money market, Canadian bonds, global bonds, Canadian stocks and global stocks. Each of the ONE JIB Outcomes has an associated asset allocation that is designed to be appropriate for the intended investment Outcome.

Asset Mix: See Asset allocation.

Benchmark

The Benchmark is the standard against which investors compare their portfolio returns to understand its performance. Benchmark can be set either at the asset class level or for the overall portfolio. At the asset class level, benchmarks are usually chosen to represent the entire market; active managers seek to outperform their benchmarks by at least the amount of fees they charge.

For example, a typical benchmark for Canadian stocks is the S&P/TSX Composite Index which is calculated by Standard and Poor's (S&P) and for Canadian money market, the typical benchmark is the FTSE 182-Day Treasury Bill Index from the Financial Times Stock Exchange Group (FTSE). For a portfolio that aims to have risk halfway between these two asset classes, the total portfolio benchmark might be 50% S&P/TSX Composite Index and 50% FTSE 182-Day Treasury Bill Index.

Benchmark returns are always time weighted. (See Returns below for more detail on time weighted returns)

Blended Benchmark

A blended benchmark is a benchmark that is constructed from two or more underlying benchmarks. The weights of each underlying benchmark used in a blended benchmark remain constant over time.

Canadian Corporate Bond Fund

The ONE Investment Canadian Corporate Bond Fund holds short and mid-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Fund is 4.5 to 7.51 years. MFS aims to outperform the benchmark, which is:

- 48% FTSE Canada Universe All Government Bond Index +
- 40% FTSE Canada Short-Term Corporate A Index +
- 10% FTSE Canada Universe Corporate AAA/AA Index +
- 2% FTSE Canada 91-Day Treasury Bill Index.

Canadian Equity Fund

The ONE Canadian Equity Fund holds Canadian stocks managed by Guardian Capital. Guardian aims for below-market risk, achieved with a ONE-imposed constraint on the weight of Material and Energy sectors because of the expected above-market volatility of these sectors.

Canadian Government Bond Fund

This ONE Government Canadian Bond Fund holds short-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Bond Fund is 1.73 to 3.73 years. MFS aims to outperform the benchmark, which is:

- 95% FTSE Canada Short-Term Government Bond Index +
- 5% FTSE Canada 91-Day Treasury Bill Index.

Book Value

Book value is the Unit Cost of each holding multiplied by the number of units. It represents the amount originally paid to invest in the holding and takes into account all contributions and withdrawals.

CAD

This is a short form for “Canadian dollars”. Although the outcomes have exposure to foreign securities, all returns in the report reflect Canadian dollar-based returns. Foreign holdings will be impacted by movements in foreign currencies which may impact investment returns. This impact can be reduced by currency hedging strategies. The global equity exposure does not hedge currency exposure, but the global bond exposure may use hedging. The degree to which global bond exposure is hedged back to the Canadian dollar may vary and will reflect the currency hedging strategy of the external manager.

Consolidated Holdings

Consolidated holdings are the aggregate value of all investments with ONE Investment. Consolidated holdings detailed in this report only reflect MNRI balances invested in ONE Investment’s Prudent Investor Funds and HISA balances under the control of the ONE JIB. In certain cases, clients may hold ONE Investment Legal List portfolios or HISA which will not be reflected in consolidated holdings in this report. Additionally, ‘in-kind’ securities pledged to the ONE JIB will not be reflected in this report.

Discounts

Certain fee discounts apply for investors in the ONE Investment Prudent Investor offering. These discounts include a 4bps discount that applies to AUM of Founding Members, and ‘tier discounts’ that apply for any investors with balances in excess of certain thresholds. These discounts would not apply to HISA balances but would apply to balances in Legal List portfolios (if applicable). Discounts will be rebated to the municipalities on a quarterly basis. These discounts are not taken into consideration in the performance details in this investment report.

Distribution: a cash payment of interest or dividends made by ONE Investment from a fund.

Duration

This statistic applies to bonds and is similar in concept to term to maturity. The difference is that duration also takes into account the size and timing of interest payments. A bond with higher coupon payments will have a shorter duration than one with the same term to maturity and lower coupon payments: the reason is that the higher-coupon bond receives more of its return earlier. The higher the duration of a bond, the higher its sensitivity to interest rate movements.

Fees

Fees include all expenses involved in managing the fund: external investment manager fees, custody costs, ONE Investment's costs and administrative costs.

Global Bond Fund

The ONE Global Bond Fund is an unconstrained global bond mandate managed by Manulife Asset Management. The unconstrained nature of the mandate means that the fund will contain a mix of global government, corporate and securitized debt, including emerging markets and high-yield securities. The mandate is not constrained by sector or currency. Manulife aims to outperform the benchmark, which is Bloomberg Barclays Multiverse Index Unhedged.

Global Equity Fund

The ONE Global Equity Fund holds Global stocks managed by Mawer Investment Management. Mawer aims to outperform the benchmark, which is MSCI All Country World Index (ACWI). This mandate invests in both emerging and developed markets. Manager will allocate capital to the best global opportunities, which may include both large and small capitalization companies. This mandate is intended to be a broadly diversified portfolio of wealth-creating companies bought at discounts to their intrinsic values that typically employ a long-term holding period.

High Interest Savings Account (HISA)

This bank account is provided by CIBC. Its very short-term nature precludes it from being considered an investment. Interest income from HISA will be reflected only in the executive summary page as will a list of HISA transitions. As the HISA product is a demand deposit, its value of his does not fluctuate daily. In this way it differs from the ONE Investment fund whose price change in response to changes in the value of underlying investments. Returns for individual accounts holding HISA will not be presented in the report beyond what is disclosed in the executive summary. HISA balances held in the Prudent Investor Offering reflect MNRI and will be under the control of the ONE JIB.

Holdings: the ONE Investment funds or HISA Balances held in client accounts.

Inception Date

The inception is the first date that an investment was made. For each account, this will be the first time funds were transferred in; for funds offered by ONE Investment, it is the date the funds started. For ONE JIB Founders, the Inception date is July 2, 2020.

Income

Income is a cash flow generated by an investment and normally includes interest on bonds and dividends on stocks. It is differentiated from capital gains, which also contribute to returns, but which are not considered income.

Investment Manager

Investment managers are external firms hired by ONE Investment to create funds to our specifications. These are MFS Investment Management Canada for Canadian fixed income, Manulife Asset Management for global fixed income, Guardian Capital Group Ltd for Canadian equity, and Mawer Investment Management Ltd for global equity.

Market Value

The value of an investment at current market prices, calculated by multiplying the Price (defined below) by the number of units held.

ONE Joint Investment Board (ONE JIB)

The joint board established by founding municipalities as a municipal services board under section 202 of the Act as required under Part II of the Regulation, and is the duly appointed Joint Investment Board for the municipality, as constituted from time to time and acting pursuant to the Terms of Reference set out in the ONE JIB Agreement.

Outcome

Outcome means, in the context of the Investment Plan, the same thing as ‘solution’. Investment Outcomes are a set of investment allocations with varying risk/return characteristics. The Outcomes assigned to each municipal investor are intended to reflect the needs and circumstances of the municipality. ONE JIB has five pre-defined basic outcomes:

Cash:

The Cash Outcome is designed for investments with a time horizon of less than 3 years. Preservation of capital and liquidity are the highest priorities. Investments allocated to this outcome are expected to be transferred back to the care and control of the municipal treasurer when the funds are reclassified as MRI.

Contingency:

The Contingency outcome is designed for investing contingency reserves. The funds in this outcome may be drawn upon to meet unexpected needs and infrequent events. The investment horizon for this outcome is typically greater than 5 years, with an emphasis placed on long-term growth and preservation of purchasing power is a key consideration.

Asset Management Reserves:

The Asset Management Reserve Outcome is specifically designed for very long investment horizons with a well-defined purpose. Allocations to this Outcome are intended to generate returns to help fund asset management objectives. The long-term nature of asset management reserves allows this Outcome to emphasize long-term growth.

Stable Return:

The Stable Return Outcome is designed to provide an annual income while preserving the value of the principal investment. The principal amount is often invested in perpetuity with no intent to withdraw for the foreseeable future. This outcome is frequently used by municipalities looking to replace the income stream of a utility that has been sold, with some or all proceeds of the sale acting as the principal.

Target Date:

The Target Date Outcomes are designed for contributions toward planned capital projects. There are three target date designs for different time horizons: 3 to 5 years; 5 to 10 years; and greater than 10 years. For capital projects in the 3-to-5-year range, preservation of capital is prioritized. For projects in the 5-to-10-year range, emphasis is placed on inflation mitigation and meeting target funding requirements. For projects in the greater-than-10-year range, emphasis is placed on longer-term inflation adjusted growth.

Price

The price of ONE funds is the unit price at a point in time, also known as the net asset value, which is calculated daily by CIBC Mellon. This price takes into account the last traded prices of all securities held by the manager, the bid/ask spread where no recent trade is available and a daily accrual for all fees including investment management and administration.

Prudent Investor Standard

The standard requiring ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment but does not restrict the securities in which a municipality can invest. The Prudent Investor standard applies to the entire portfolio of Long-Term Funds under control of ONE JIB rather than to individual securities.

Quality

This statistic refers to the creditworthiness of bonds based on ratings provided by bond rating agencies such as S&P, DBRS, Fitch and Moody's. The highest quality bonds are rated AAA and range down from there to AA, A and BBB, all of which are investment grade ratings. Ratings below BBB are considered high yield. The lower a credit rating, the higher a bond's yield to maturity and commensurate risk of default on interest payments or principal. The credit rating on an entire fund is calculated as a weighted average.

Realized and Unrealized Gains

Capital gains reflect the movement in the Price of investments as they rise over time relative to their average Unit Cost. Negative gains are losses, meaning that the Price of the units in the account is lower than the average Price paid for them (Unit Cost). Because gains / losses are calculated based on net asset values, they are diminished by the amount of fees. (Please see Fees, Price and Unit Cost.)

- **Unrealized gains** exist “on paper” until the investment is sold in return for cash, at which point they become realized.
- **Realized gains** are generated by withdrawals from accounts during the time period in question based on the unit Price compared to the Unit Cost.

Returns

Returns measure the percentage increment in value generated by investments over a period of time. Unless otherwise noted, time-weighted total returns are reported here, which include all forms of income and capital gains. There are different aspects to return calculations explained below.

- Calendar Year Return: reflects the total return generated by investments in the specified year any between January 1 to December 31.
- Annualized Returns: the total return generated by investments in each year for holding periods greater than one year. Annualized returns are the geometric average over a multi-year period, meaning they represent the compound return. For periods of one year or less, the actual return is shown without the effect of compounding.
- Returns in this report are calculated net of fees based on the Prices of the ONE Investment funds. These are calculated daily by CIBC Mellon and take into account all fees and costs associated with managing the fund.
- Return details in this report do not account for fee discounts that may apply for some Prudent Investor clients.
- Time-weighted returns: returns in this report are time-weighted in order for them to be compared to the benchmarks. Time-weighted returns are calculated in a way that excludes the effect of the timing of contributions and withdrawals (cash flows) from the fund. (To capture the effect of cash flows and measure their impact on returns, investors would instead need use dollar-weighted return calculations.)

Unit Cost

Unit Cost is the weighted average Price paid for all the Fund units held in the account and reflects the impact of units bought and sold over time.

Unrealized Gains: Please see Realized and Unrealized Gains

Value Added: The return generated by an investment manager above (or below, if negative) the benchmark.

Year to Date: The time period beginning January 1 and ending at the most recent quarter end.

QUARTERLY INVESTMENT REPORT

For The Period Ended December 31, 2022

Kenora General Account - Prudent Investor Portfolio

1 Main Street South
Kenora, ON
P9N 3X2

Marsh, Ryan
Director of Finance/City Treasurer
rymarsh@kenora.ca
(807)-467-2013

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

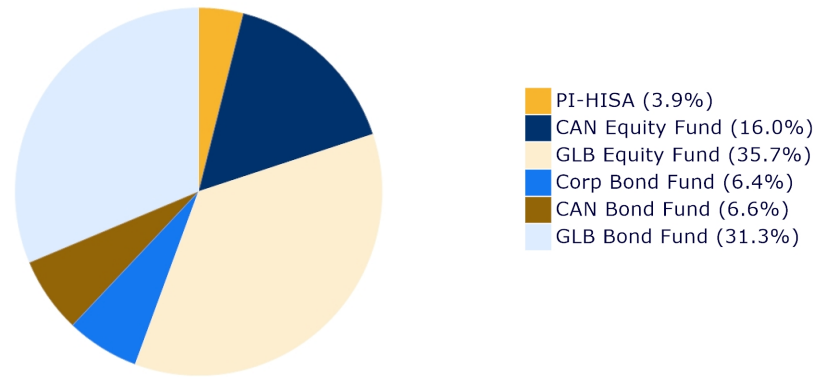
Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Kenora General Account - Prudent Investor Portfolio
Executive Summary for the Quarter Ended December 31, 2022

	Time-Weighted Rate of Return in CAD for Consolidated Holdings						Since Inception	Inception Date
	Quarter	Year to date	1 Year	2 Years	3 Years	5 Years		
Consolidated Portfolio Returns	5.2%	-8.6%	-8.6%	0.6%	-	-	3.1%	07/02/2020

Overall Asset Allocation



Consolidated Portfolio Activity for Quarter

Portfolio	Starting Balance	Contribution	Withdrawals	Change in Market Value	Income	Ending Balance
PI-HISA	663,735.88	52,000.00	-	-	6,390.94	722,126.82
CAN Equity Fund	2,738,769.65	11,000.00	-	176,108.83	17,441.18	2,943,319.66
GLB Equity Fund	6,014,892.39	37,000.00	-	445,315.26	57,012.34	6,554,219.99
Corp Bond Fund	1,117,417.37	60,000.00	-	3,703.23	2,194.72	1,183,315.32
CAN Bond Fund	1,163,685.95	50,000.00	-	7,376.51	-	1,221,062.46
GLB Bond Fund	5,292,496.66	291,676.45	-	(69,240.29)	239,118.30	5,754,051.12
Total	16,990,997.90	501,676.45	0.00	563,263.54	322,157.48	18,378,095.37

Kenora General Account - Prudent Investor Portfolio
Performance History At
December 31, 2022

Performance by Fund

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
One High Interest Savings Account	0.9	2.0	2.0	1.2	-	-	-	1.1	07/02/2020
ONE Canadian Equity Fund	7.0	-7.7	-7.7	5.4	-	-	-	11.1	07/02/2020
ONE Global Equity Fund	8.3	-10.8	-10.8	4.1	-	-	-	6.0	07/02/2020
ONE Canadian Corporate Bond Fund	0.6	-8.3	-8.3	-5.3	-	-	-	-3.8	07/02/2020
ONE Canadian Government Bond Fund	0.6	-3.8	-3.8	-2.6	-	-	-	-1.7	07/02/2020
ONE Global Bond Fund	3.2	-8.6	-8.6	-4.3	-	-	-	-1.6	07/02/2020

Performance by Outcome

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
JIB1KENCONT	5.8	-9.1	-9.1	1.1	-	-	-	3.9	07/02/2020
JIB3KENTD35	2.6	-6.1	-6.1	-2.1	-	-	-	-0.2	07/02/2020

QUARTERLY REVIEW

Equity markets rallied strongly in 4th quarter after a very challenging year with the outlook for inflation being a key driver of returns. Inflation, which recently hit 40-year highs, showed signs of abating somewhat in the quarter, which was received positively by investors. Interest rates across the globe increased dramatically in 2022 as central banks attempted to fight inflationary pressures. The sharp rise in interest rates experienced earlier in the year had been a significant headwind for equities, but in the fourth quarter the equity markets responded positively as it appeared that inflation was starting to moderate and the pace of interest rate hikes by central banks may slow. Despite the strong fourth quarter rally, equity markets had negative returns for the full year. The ONE Canadian Equity Fund had returns of positive 7.0% in the fourth quarter, bringing full year returns to negative 7.7%.

Commodity related industries tended to perform well in the quarter, which the fund was not able to fully benefit from. The fund typically holds much less exposure to the Materials and Energy sector than the benchmark that helps to reduce the volatility of returns. The fund does hold a large position in Finning International, which rents / sells Caterpillar equipment used in the construction and resource sectors. This holding, which represents about 4% of the fund rose 39.7% in the quarter, made a significant contribution to overall fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it was a benefit from the strength in these sectors.

There remains considerable uncertainty about the outlook for equity markets. Many hope that global central banks can bring inflation figures back to more reasonable levels without triggering a recession, but it is not yet clear if this can be achieved. Economic growth remains strong and labour markets remain tight, but the affect of higher interest rates may impact the economy with a lag. The prospects for lower inflation figures or a slowing/reversal of interest rate hikes will likely remain the driver of returns for the equity markets in the coming year.

QUARTERLY REVIEW

The performance of global equities improved in the fourth quarter of 2022 after 3 successive quarters of negative performance. The Russian invasion of Ukraine, a spike in inflation rates and rapidly rising interest rates set the tone for markets in previous quarters that led to weak performance, but market sentiment improved in the fourth quarter. Signs that the inflation pressures were starting to abate gave investors hope that interest rate hikes by global central banks would slow and potentially even be reversed in the coming year. The ONE Global Equity Fund had strong returns in the fourth quarter of positive 8.3%, which partially offset losses in the previous 3 quarters, leading to calendar year returns of negative 10.8%. The weak full year returns reflect the challenging environment for equities in 2022.

The investment manager's focus on security selection contributed to fund performance in the quarter. Several individual holdings made a significant contribution to return including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collective represent 4.7% of the fund were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the fund, was a drag on fund performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The fund does not hedge foreign currency exposure so large currency movements can affect total returns. During the quarter many major currencies strengthened vs the Canadian dollar with the pound sterling up 6%, the euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars terms collectively contributed to fund returns, increasing the total returns by about 1.9%.

QUARTERLY REVIEW

Global bond markets had their worst annual returns in modern history last year as sharply higher interest rates led to significant weakness in bond prices. For the 2022 calendar year the ONE Canadian Government Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund had weak returns of negative 3.6%, negative 8.3%, and negative 8.6% respectively. The ONE Canadian Government Bond Fund was less affected by rising interest rates during the year due to the shorter maturity profile of bonds held

The performance of global bond markets improved in the fourth quarter after a very difficult year for fixed income investors. In the fourth quarter both ONE's Canadian bond funds had returns of 0.6% while the ONE Global Bond Fund had better performance, with returns of 3.2%. The stronger performance of the ONE Global Bond Fund in the quarter was largely a result of credit spreads, the extra yield offered by corporate bonds above sovereign bond yield, which narrowed in the quarter. The ONE Global Bond Fund has a large exposure to high yield and investment grade corporate debt, which benefitted from the narrowing credit spreads.

It remains a changing macro economic backdrop where strong economic growth has caused a spike in inflation rates. Global central banks raised interest rates sharply in 2022 to fight inflation, but in the fourth quarter there were signs that the pace of central bank rate hikes would slow amid signs that elevated inflation was starting to slow. While economic growth remains robust and labour markets remain tight, the tightening efforts of central banks in 2022 may lead to a deceleration in economic growth. It is hoped that central banks can bring inflation back to target levels without causing a recession, but it is too early to tell if this can be achieved. How central banks respond to the changing economic outlook, and trajectory for inflation will provide further clarity on the interest rate outlook and outlook for bond markets this year.

Kenora General Account - Prudent Investor Portfolio
Consolidated Portfolio Holdings in CAD
As of December 31, 2022

Security	Quantity	Unit Cost	Book Value	Price	Market Value	% Weight
PI-HISA	722,126.820	1.00	722,126.82	1.00	722,126.82	3.93%
CAN Equity Fund	2,475.048	1,022.91	2,531,769.50	1,189.19	2,943,319.66	16.02%
GLB Equity Fund	6,172.191	1,010.04	6,234,169.18	1,061.89	6,554,219.99	35.66%
Corp Bond Fund	1,347.193	986.30	1,328,748.43	878.35	1,183,315.32	6.44%
CAN Bond Fund	1,311.248	981.87	1,287,485.91	931.22	1,221,062.46	6.64%
GLB Bond Fund	6,805.332	984.10	6,697,145.90	845.52	5,754,051.12	31.31%
					18,378,095.37	100.00%

Kenora General Account - Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Kenora - Contingency Outcome
Account Number: 570050161

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	2,388.58	1,022.16	2,441,527.17	1,189.19	2,840,499.31	19.1%	170,926.34	16,831.90
GLB Equity Fund	5,941.14	1,009.56	5,997,987.58	1,061.89	6,308,875.48	42.5%	432,018.06	54,878.20
Corp Bond Fund	923.70	990.66	915,079.44	878.35	811,342.89	5.4%	3,687.32	1,504.81
CAN Bond Fund	907.75	983.74	892,992.07	931.22	845,316.41	5.7%	5,570.32	0.00
GLB Bond Fund	4,740.27	987.57	4,681,394.56	845.52	4,008,000.37	27.0%	(39,180.11)	166,558.53
			14,928,980.82		14,814,034.46	100.0%	573,021.93	239,773.44

Kenora General Account - Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.8	-9.1	-9.1	1.1	-	-	-	3.9	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	12.7	-	-	-	-

Kenora General Account - Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Kenora - Target Date 3 to 5 Year Outcome
Account Number: 570050187

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	722,126.82	1.00	722,126.82	1.00	722,126.82	20.2%	0.00	6,390.94
CAN Equity Fund	86.46	1,043.72	90,242.33	1,189.19	102,820.35	2.8%	5,182.49	609.28
GLB Equity Fund	231.04	1,022.23	236,181.60	1,061.89	245,344.51	6.8%	13,297.20	2,134.14
Corp Bond Fund	423.48	976.81	413,668.99	878.35	371,972.43	10.4%	15.91	689.91
CAN Bond Fund	403.49	977.68	394,493.84	931.22	375,746.05	10.5%	1,806.19	0.00
GLB Bond Fund	2,065.05	976.12	2,015,751.34	845.52	1,746,050.75	48.9%	(30,060.18)	72,559.77
			<u>3,872,464.92</u>		<u>3,564,060.91</u>	<u>100.0%</u>	<u>(9,758.39)</u>	<u>82,384.04</u>

Kenora General Account - Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	2.6	-6.1	-6.1	-2.1	-	-	-	-0.2	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	1.9	-	-	-	-

Kenora General Account - Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Kenora - Contingency Outcome
Account Number: 570050161

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	19.69	20,908.27
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	1.71	1,504.81
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	196.98	166,558.53
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	14.15	16,831.90
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	51.67	54,878.20

Kenora General Account - Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Kenora - Target Date 3 to 5 Year Outcome

Account Number: 570050187

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Buy	CAN Bond Fund	12/07/2022	12/07/2022	53.32	50,000.00
Buy	Corp Bond Fund	12/07/2022	12/07/2022	66.70	60,000.00
Buy	GLB Bond Fund	11/08/2022	11/08/2022	1.96	1,676.45
Buy	GLB Bond Fund	12/07/2022	12/07/2022	324.31	290,000.00
Buy	CAN Equity Fund	12/07/2022	12/07/2022	8.94	11,000.00
Buy	GLB Equity Fund	12/07/2022	12/07/2022	33.77	37,000.00
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	0.76	813.10
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.78	689.91
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	85.81	72,559.77
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	0.51	609.28
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	2.01	2,134.14
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	1,933.12	1,933.12
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	2,144.75	2,144.75
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	2,313.07	2,313.07
Transfer In	PI-HISA	12/09/2022	12/09/2022	52,000.00	52,000.00

Kenora General Account - Prudent Investor Portfolio
COMPLIANCE CERTIFICATE
December 31, 2022

In accordance with the terms of section 8.02 of the ONEJIB Agreement dated as of July 2, 2020 (the "ONE JIB Agreement") ONE Investment confirms as follows:

With respect to the quarter ended December 31, 2022 to the best of the knowledge and belief of ONE Investment, all assets of the Participating Municipality under the management and control of ONE JIB pursuant to the ONE JIB Agreement have been invested and are held in accordance with the terms of the ONE JIB Agreement, and in a manner consistent with the IPS and the Investment Plan of the Participating Municipality.

A handwritten signature in black ink that reads "Keith Taylor".

Keith Taylor, Chief Investment Officer, ONE Investment
On the behalf of the ONE Joint Investment Board

ANNUAL INVESTMENT REPORT

For The Period Ended December 31, 2022

Kenora General Account - Prudent Investor Portfolio

1 Main Street South
Kenora, ON
P9N 3X2

Marsh, Ryan
Director of Finance/City Treasurer
rymarsh@kenora.ca
(807)-467-2013

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Kenora General Account - Prudent Investor Portfolio
For the Period December 31, 2022
(Consolidated Holdings)

Book Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
PI-HISA	656,408.47	52,000.00		13,718.35				722,126.82
CAN Equity Fund	2,503,328.32	11,000.00		17,441.18				2,531,769.50
GLB Equity Fund	6,347,495.10	37,000.00	250,000.00	57,012.34	21,721.37	20,940.37		6,234,169.18
Corp Bond Fund	1,266,553.71	60,000.00		2,194.72				1,328,748.43
CAN Bond Fund	1,237,485.91	50,000.00						1,287,485.91
GLB Bond Fund	5,910,976.83	547,050.77		239,118.30				6,697,145.90
Total	17,922,248.34	757,050.77	250,000.00	329,484.89	21,721.37	20,940.37	0.00	18,801,445.74

Market Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
PI-HISA	656,408.47	52,000.00		13,718.35			722,126.82
CAN Equity Fund	3,177,760.38	11,000.00		17,441.18		(262,881.90)	2,943,319.66
GLB Equity Fund	7,584,236.02	37,000.00	250,000.00	57,012.34	21,721.37	(895,749.74)	6,554,219.99
Corp Bond Fund	1,227,335.59	60,000.00		2,194.72		(106,214.99)	1,183,315.32
CAN Bond Fund	1,218,849.02	50,000.00				(47,786.56)	1,221,062.46
GLB Bond Fund	5,711,372.86	547,050.77		239,118.30		(743,490.81)	5,754,051.12
Total	19,575,962.34	757,050.77	250,000.00	329,484.89	21,721.37	(2,056,124.00)	18,378,095.37

Kenora General Account - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account

Book Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1KENCONT	14,647,358.74	250,000.00	250,000.00	239,773.44	20,908.27	20,940.37		14,928,980.82
JIB3KENTD35	3,274,889.60	507,050.77		89,711.45	813.10			3,872,464.92
Total	17,922,248.34	757,050.77	250,000.00	329,484.89	21,721.37	20,940.37	0.00	18,801,445.74

Market Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1KENCONT	16,313,782.42	250,000.00	250,000.00	239,773.44	20,908.27	(1,760,429.67)	14,814,034.46
JIB3KENTD35	3,262,179.92	507,050.77		89,711.45	813.10	(295,694.33)	3,564,060.91
Total	19,575,962.34	757,050.77	250,000.00	329,484.89	21,721.37	(2,056,124.00)	18,378,095.37

Kenora General Account - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Bond Fund

Book Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1KENCONT	892,992.07							892,992.07
JIB3KENTD35	344,493.84	50,000.00						394,493.84
Total	1,237,485.91	50,000.00	0.00	0.00	0.00	0.00	0.00	1,287,485.91

Market Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1KENCONT	879,553.20					(34,236.79)	845,316.41
JIB3KENTD35	339,295.82	50,000.00				(13,549.77)	375,746.05
Total	1,218,849.02	50,000.00	0.00	0.00	0.00	(47,786.56)	1,221,062.46

Kenora General Account - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Equity Fund

Book Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1KENCONT	2,424,695.27			16,831.90				2,441,527.17
JIB3KENTD35	78,633.05	11,000.00		609.28				90,242.33
Total	2,503,328.32	11,000.00	0.00	17,441.18	0.00	0.00	0.00	2,531,769.50

Market Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1KENCONT	3,077,942.48			16,831.90		(254,275.07)	2,840,499.31
JIB3KENTD35	99,817.90	11,000.00		609.28		(8,606.83)	102,820.35
Total	3,177,760.38	11,000.00	0.00	17,441.18	0.00	(262,881.90)	2,943,319.66

Kenora General Account - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for Corp Bond Fund

Book Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1KENCONT	913,574.63			1,504.81				915,079.44
JIB3KENTD35	352,979.08	60,000.00		689.91				413,668.99
Total	1,266,553.71	60,000.00	0.00	2,194.72	0.00	0.00	0.00	1,328,748.43

Market Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1KENCONT	885,450.27			1,504.81		(75,612.19)	811,342.89
JIB3KENTD35	341,885.32	60,000.00		689.91		(30,602.80)	371,972.43
Total	1,227,335.59	60,000.00	0.00	2,194.72	0.00	(106,214.99)	1,183,315.32

Kenora General Account - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Bond Fund

Book Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1KENCONT	4,264,836.03	250,000.00		166,558.53				4,681,394.56
JIB3KENTD35	1,646,140.80	297,050.77		72,559.77				2,015,751.34
Total	5,910,976.83	547,050.77	0.00	239,118.30	0.00	0.00	0.00	6,697,145.90

Market Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1KENCONT	4,121,068.61	250,000.00		166,558.53		(529,626.77)	4,008,000.37
JIB3KENTD35	1,590,304.25	297,050.77		72,559.77		(213,864.04)	1,746,050.75
Total	5,711,372.86	547,050.77	0.00	239,118.30	0.00	(743,490.81)	5,754,051.12

Kenora General Account - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Equity Fund

Book Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1KENCONT	6,151,260.74		250,000.00	54,878.20	20,908.27	20,940.37		5,997,987.58
JIB3KENTD35	196,234.36	37,000.00		2,134.14	813.10			236,181.60
Total	6,347,495.10	37,000.00	250,000.00	57,012.34	21,721.37	20,940.37	0.00	6,234,169.18

Market Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1KENCONT	7,349,767.86		250,000.00	54,878.20	20,908.27	(866,678.85)	6,308,875.48
JIB3KENTD35	234,468.16	37,000.00		2,134.14	813.10	(29,070.89)	245,344.51
Total	7,584,236.02	37,000.00	250,000.00	57,012.34	21,721.37	(895,749.74)	6,554,219.99

Kenora General Account - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for PI-HISA

Book Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB3KENTD35	656,408.47	52,000.00		13,718.35				722,126.82
Total	656,408.47	52,000.00	0.00	13,718.35	0.00	0.00	0.00	722,126.82

Market Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB3KENTD35	656,408.47	52,000.00		13,718.35			722,126.82
Total	656,408.47	52,000.00	0.00	13,718.35	0.00	0.00	722,126.82

APPENDIX

ONE JIB - Outcome Framework - Target Allocations

Outcome							<u>Allocation</u>			
	HISA	Canadian Equity Fund	Global Equity Fund	Canadian Government Bond Fund	Canadian Corporate Bond Fund	Global Bond Fund	Equity	Fixed Income	Cash	Total
Cash	100.0%	0.0%	0.0%	0.0%	0.0%	0.0%			100.0%	100%
Stable Return	10.0%	9.0%	21.0%	9.0%	9.0%	42.0%	30.0%	60.0%	10.0%	100%
Contingency	0.0%	18.0%	42.0%	6.0%	6.0%	28.0%	60.0%	40.0%		100%
Asset Management	0.0%	27.0%	63.0%	1.5%	1.5%	7.0%	90.0%	10.0%		100%
Target Date 3-5	20.0%	3.0%	7.0%	10.5%	10.5%	49.0%	10.0%	70.0%	20.0%	100%
Target Date 5-10	0.0%	15.0%	35.0%	7.5%	7.5%	35.0%	50.0%	50.0%		100%
Target Date 10+	0.0%	22.5%	52.5%	3.75%	3.75%	17.5%	75.0%	25.0%		100%

ONE JIB - Outcome Framework - Defined

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon	Allocation		
					Equity	Fixed Income	Cash
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years			100%
Stable Return	Stable Return	Income generation: To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)	30%	60%	10%
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk, emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)	60%	40%	
	Asset mgt reserves	Contributions to generate returns to fund asset management reserves	Higher risk, emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)	90%	10%	
Target Date	Target Date 3-5 yrs.	Preservation of capital	Low risk; high liquidity	3 - 5 years	10%	70%	20%
	Target Date 5-10 yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 - 10 years	50%	50%	
	Target Date 10+ yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long term inflation-adjusted growth	> 10 years	75%	25%	

Glossary and Definitions for Quarterly Reports

Account

ONE Investment clients have one or more custodial accounts. All Prudent Investor Funds will be administered with ONE Investment's custodian, CIBC Mellon. Unlike Legal List accounts, MNRI invested in the ONE Investment Prudent Investor Funds will be under the control of the ONE Joint Investment Board. In most cases, the Prudent Investor clients will have multiple accounts with the custodian, with the account structure based on the investment outcomes assigned to each client. This will allow reporting to the municipal client based on the investment outcome framework.

Annual and Annualized Returns: please see Returns below.

Asset Allocation

Asset allocation is the single biggest driver of fund returns and should be set taking into account municipal risk tolerance. Also known as asset mix, it is the combination of asset classes in a fund and is normally shown as the percentage weights in each. Example asset classes are money market, Canadian bonds, global bonds, Canadian stocks and global stocks. Each of the ONE JIB Outcomes has an associated asset allocation that is designed to be appropriate for the intended investment Outcome.

Asset Mix: See Asset allocation.

Benchmark

The Benchmark is the standard against which investors compare their portfolio returns to understand its performance. Benchmark can be set either at the asset class level or for the overall portfolio. At the asset class level, benchmarks are usually chosen to represent the entire market; active managers seek to outperform their benchmarks by at least the amount of fees they charge.

For example, a typical benchmark for Canadian stocks is the S&P/TSX Composite Index which is calculated by Standard and Poor's (S&P) and for Canadian money market, the typical benchmark is the FTSE 182-Day Treasury Bill Index from the Financial Times Stock Exchange Group (FTSE). For a portfolio that aims to have risk halfway between these two asset classes, the total portfolio benchmark might be 50% S&P/TSX Composite Index and 50% FTSE 182-Day Treasury Bill Index.

Benchmark returns are always time weighted. (See Returns below for more detail on time weighted returns)

Blended Benchmark

A blended benchmark is a benchmark that is constructed from two or more underlying benchmarks. The weights of each underlying benchmark used in a blended benchmark remain constant over time.

Canadian Corporate Bond Fund

The ONE Investment Canadian Corporate Bond Fund holds short and mid-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Fund is 4.5 to 7.51 years. MFS aims to outperform the benchmark, which is:

- 48% FTSE Canada Universe All Government Bond Index +
- 40% FTSE Canada Short-Term Corporate A Index +
- 10% FTSE Canada Universe Corporate AAA/AA Index +
- 2% FTSE Canada 91-Day Treasury Bill Index.

Canadian Equity Fund

The ONE Canadian Equity Fund holds Canadian stocks managed by Guardian Capital. Guardian aims for below-market risk, achieved with a ONE-imposed constraint on the weight of Material and Energy sectors because of the expected above-market volatility of these sectors.

Canadian Government Bond Fund

This ONE Government Canadian Bond Fund holds short-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Bond Fund is 1.73 to 3.73 years. MFS aims to outperform the benchmark, which is:

- 95% FTSE Canada Short-Term Government Bond Index +
- 5% FTSE Canada 91-Day Treasury Bill Index.

Book Value

Book value is the Unit Cost of each holding multiplied by the number of units. It represents the amount originally paid to invest in the holding and takes into account all contributions and withdrawals.

CAD

This is a short form for “Canadian dollars”. Although the outcomes have exposure to foreign securities, all returns in the report reflect Canadian dollar-based returns. Foreign holdings will be impacted by movements in foreign currencies which may impact investment returns. This impact can be reduced by currency hedging strategies. The global equity exposure does not hedge currency exposure, but the global bond exposure may use hedging. The degree to which global bond exposure is hedged back to the Canadian dollar may vary and will reflect the currency hedging strategy of the external manager.

Consolidated Holdings

Consolidated holdings are the aggregate value of all investments with ONE Investment. Consolidated holdings detailed in this report only reflect MNRI balances invested in ONE Investment’s Prudent Investor Funds and HISA balances under the control of the ONE JIB. In certain cases, clients may hold ONE Investment Legal List portfolios or HISA which will not be reflected in consolidated holdings in this report. Additionally, ‘in-kind’ securities pledged to the ONE JIB will not be reflected in this report.

Discounts

Certain fee discounts apply for investors in the ONE Investment Prudent Investor offering. These discounts include a 4bps discount that applies to AUM of Founding Members, and ‘tier discounts’ that apply for any investors with balances in excess of certain thresholds. These discounts would not apply to HISA balances but would apply to balances in Legal List portfolios (if applicable). Discounts will be rebated to the municipalities on a quarterly basis. These discounts are not taken into consideration in the performance details in this investment report.

Distribution: a cash payment of interest or dividends made by ONE Investment from a fund.

Duration

This statistic applies to bonds and is similar in concept to term to maturity. The difference is that duration also takes into account the size and timing of interest payments. A bond with higher coupon payments will have a shorter duration than one with the same term to maturity and lower coupon payments: the reason is that the higher-coupon bond receives more of its return earlier. The higher the duration of a bond, the higher its sensitivity to interest rate movements.

Fees

Fees include all expenses involved in managing the fund: external investment manager fees, custody costs, ONE Investment's costs and administrative costs.

Global Bond Fund

The ONE Global Bond Fund is an unconstrained global bond mandate managed by Manulife Asset Management. The unconstrained nature of the mandate means that the fund will contain a mix of global government, corporate and securitized debt, including emerging markets and high-yield securities. The mandate is not constrained by sector or currency. Manulife aims to outperform the benchmark, which is Bloomberg Barclays Multiverse Index Unhedged.

Global Equity Fund

The ONE Global Equity Fund holds Global stocks managed by Mawer Investment Management. Mawer aims to outperform the benchmark, which is MSCI All Country World Index (ACWI). This mandate invests in both emerging and developed markets. Manager will allocate capital to the best global opportunities, which may include both large and small capitalization companies. This mandate is intended to be a broadly diversified portfolio of wealth-creating companies bought at discounts to their intrinsic values that typically employ a long-term holding period.

High Interest Savings Account (HISA)

This bank account is provided by CIBC. Its very short-term nature precludes it from being considered an investment. Interest income from HISA will be reflected only in the executive summary page as will a list of HISA transitions. As the HISA product is a demand deposit, its value of his does not fluctuate daily. In this way it differs from the ONE Investment fund whose price change in response to changes in the value of underlying investments. Returns for individual accounts holding HISA will not be presented in the report beyond what is disclosed in the executive summary. HISA balances held in the Prudent Investor Offering reflect MNRI and will be under the control of the ONE JIB.

Holdings: the ONE Investment funds or HISA Balances held in client accounts.

Inception Date

The inception is the first date that an investment was made. For each account, this will be the first time funds were transferred in; for funds offered by ONE Investment, it is the date the funds started. For ONE JIB Founders, the Inception date is July 2, 2020.

Income

Income is a cash flow generated by an investment and normally includes interest on bonds and dividends on stocks. It is differentiated from capital gains, which also contribute to returns, but which are not considered income.

Investment Manager

Investment managers are external firms hired by ONE Investment to create funds to our specifications. These are MFS Investment Management Canada for Canadian fixed income, Manulife Asset Management for global fixed income, Guardian Capital Group Ltd for Canadian equity, and Mawer Investment Management Ltd for global equity.

Market Value

The value of an investment at current market prices, calculated by multiplying the Price (defined below) by the number of units held.

ONE Joint Investment Board (ONE JIB)

The joint board established by founding municipalities as a municipal services board under section 202 of the Act as required under Part II of the Regulation, and is the duly appointed Joint Investment Board for the municipality, as constituted from time to time and acting pursuant to the Terms of Reference set out in the ONE JIB Agreement.

Outcome

Outcome means, in the context of the Investment Plan, the same thing as ‘solution’. Investment Outcomes are a set of investment allocations with varying risk/return characteristics. The Outcomes assigned to each municipal investor are intended to reflect the needs and circumstances of the municipality. ONE JIB has five pre-defined basic outcomes:

Cash:

The Cash Outcome is designed for investments with a time horizon of less than 3 years. Preservation of capital and liquidity are the highest priorities. Investments allocated to this outcome are expected to be transferred back to the care and control of the municipal treasurer when the funds are reclassified as MRI.

Contingency:

The Contingency outcome is designed for investing contingency reserves. The funds in this outcome may be drawn upon to meet unexpected needs and infrequent events. The investment horizon for this outcome is typically greater than 5 years, with an emphasis placed on long-term growth and preservation of purchasing power is a key consideration.

Asset Management Reserves:

The Asset Management Reserve Outcome is specifically designed for very long investment horizons with a well-defined purpose. Allocations to this Outcome are intended to generate returns to help fund asset management objectives. The long-term nature of asset management reserves allows this Outcome to emphasize long-term growth.

Stable Return:

The Stable Return Outcome is designed to provide an annual income while preserving the value of the principal investment. The principal amount is often invested in perpetuity with no intent to withdraw for the foreseeable future. This outcome is frequently used by municipalities looking to replace the income stream of a utility that has been sold, with some or all proceeds of the sale acting as the principal.

Target Date:

The Target Date Outcomes are designed for contributions toward planned capital projects. There are three target date designs for different time horizons: 3 to 5 years; 5 to 10 years; and greater than 10 years. For capital projects in the 3-to-5-year range, preservation of capital is prioritized. For projects in the 5-to-10-year range, emphasis is placed on inflation mitigation and meeting target funding requirements. For projects in the greater-than-10-year range, emphasis is placed on longer-term inflation adjusted growth.

Price

The price of ONE funds is the unit price at a point in time, also known as the net asset value, which is calculated daily by CIBC Mellon. This price takes into account the last traded prices of all securities held by the manager, the bid/ask spread where no recent trade is available and a daily accrual for all fees including investment management and administration.

Prudent Investor Standard

The standard requiring ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment but does not restrict the securities in which a municipality can invest. The Prudent Investor standard applies to the entire portfolio of Long-Term Funds under control of ONE JIB rather than to individual securities.

Quality

This statistic refers to the creditworthiness of bonds based on ratings provided by bond rating agencies such as S&P, DBRS, Fitch and Moody's. The highest quality bonds are rated AAA and range down from there to AA, A and BBB, all of which are investment grade ratings. Ratings below BBB are considered high yield. The lower a credit rating, the higher a bond's yield to maturity and commensurate risk of default on interest payments or principal. The credit rating on an entire fund is calculated as a weighted average.

Realized and Unrealized Gains

Capital gains reflect the movement in the Price of investments as they rise over time relative to their average Unit Cost. Negative gains are losses, meaning that the Price of the units in the account is lower than the average Price paid for them (Unit Cost). Because gains / losses are calculated based on net asset values, they are diminished by the amount of fees. (Please see Fees, Price and Unit Cost.)

- **Unrealized gains** exist “on paper” until the investment is sold in return for cash, at which point they become realized.
- **Realized gains** are generated by withdrawals from accounts during the time period in question based on the unit Price compared to the Unit Cost.

Returns

Returns measure the percentage increment in value generated by investments over a period of time. Unless otherwise noted, time-weighted total returns are reported here, which include all forms of income and capital gains. There are different aspects to return calculations explained below.

- Calendar Year Return: reflects the total return generated by investments in the specified year any between January 1 to December 31.
- Annualized Returns: the total return generated by investments in each year for holding periods greater than one year. Annualized returns are the geometric average over a multi-year period, meaning they represent the compound return. For periods of one year or less, the actual return is shown without the effect of compounding.
- Returns in this report are calculated net of fees based on the Prices of the ONE Investment funds. These are calculated daily by CIBC Mellon and take into account all fees and costs associated with managing the fund.
- Return details in this report do not account for fee discounts that may apply for some Prudent Investor clients.
- Time-weighted returns: returns in this report are time-weighted in order for them to be compared to the benchmarks. Time-weighted returns are calculated in a way that excludes the effect of the timing of contributions and withdrawals (cash flows) from the fund. (To capture the effect of cash flows and measure their impact on returns, investors would instead need use dollar-weighted return calculations.)

Unit Cost

Unit Cost is the weighted average Price paid for all the Fund units held in the account and reflects the impact of units bought and sold over time.

Unrealized Gains: Please see Realized and Unrealized Gains

Value Added: The return generated by an investment manager above (or below, if negative) the benchmark.

Year to Date: The time period beginning January 1 and ending at the most recent quarter end.

QUARTERLY INVESTMENT REPORT

For The Period Ended December 31, 2022

Kenora CPTF - Prudent Investor Portfolio

1 Main Street South
Kenora, ON
P9N 3X2

Marsh, Ryan
Director of Finance/City Treasurer
rymarsh@kenora.ca
(807)-467-2013

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

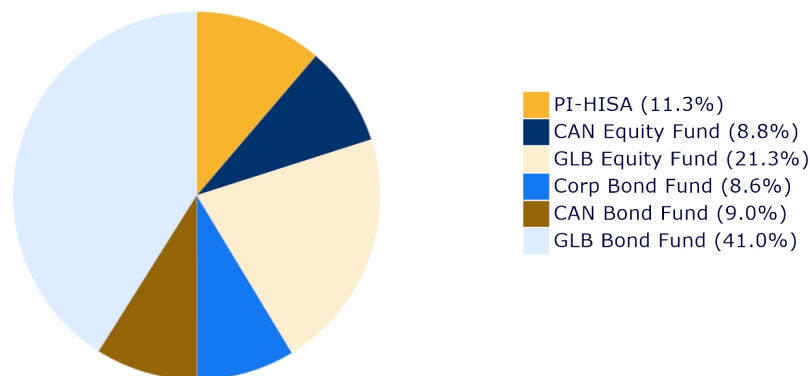
Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Kenora CPTF - Prudent Investor Portfolio
Executive Summary for the Quarter Ended December 31, 2022

	Time-Weighted Rate of Return in CAD for Consolidated Holdings						Since Inception	Inception Date
	Quarter	Year to date	1 Year	2 Years	3 Years	5 Years		
Consolidated Portfolio Returns	3.8%	-7.5%	-7.5%	-0.8%	-	-	1.3%	07/02/2020

Overall Asset Allocation



Consolidated Portfolio Activity for Quarter

Portfolio	Starting Balance	Contribution	Withdrawals	Change in Market Value	Income	Ending Balance
PI-HISA	3,931,020.41	-	-	-	37,850.72	3,968,871.13
CAN Equity Fund	2,897,649.32	-	-	186,707.04	18,385.86	3,102,742.22
GLB Equity Fund	6,905,944.81	-	-	512,452.47	65,095.70	7,483,492.98
Corp Bond Fund	3,024,835.25	-	-	13,835.98	5,646.36	3,044,317.59
CAN Bond Fund	3,142,033.38	-	-	20,842.16	-	3,162,875.54
GLB Bond Fund	13,990,117.19	3,100.44	-	(141,279.32)	600,596.96	14,452,535.27
Total	33,891,600.36	3,100.44	0.00	592,558.33	727,575.60	35,214,834.73

Kenora CPTF - Prudent Investor Portfolio
Performance History At
December 31, 2022

Performance by Fund

	% Annualized Returns							Since Inception	Inception Date
	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years		
One High Interest Savings Account	0.9	2.0	2.0	1.2	-	-	-	1.1	07/02/2020
ONE Canadian Equity Fund	7.0	-7.7	-7.7	5.4	-	-	-	11.1	07/02/2020
ONE Global Equity Fund	8.3	-10.8	-10.8	4.1	-	-	-	6.0	07/02/2020
ONE Canadian Corporate Bond Fund	0.6	-8.3	-8.3	-5.3	-	-	-	-3.8	07/02/2020
ONE Canadian Government Bond Fund	0.6	-3.8	-3.8	-2.6	-	-	-	-1.7	07/02/2020
ONE Global Bond Fund	3.2	-8.6	-8.6	-4.3	-	-	-	-1.6	07/02/2020

Performance by Outcome

	% Annualized Returns							Since Inception	Inception Date
	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years		
JIB2KENCSTAB	3.8	-7.5	-7.5	-0.8	-	-	-	1.3	07/02/2020

QUARTERLY REVIEW

Equity markets rallied strongly in 4th quarter after a very challenging year with the outlook for inflation being a key driver of returns. Inflation, which recently hit 40-year highs, showed signs of abating somewhat in the quarter, which was received positively by investors. Interest rates across the globe increased dramatically in 2022 as central banks attempted to fight inflationary pressures. The sharp rise in interest rates experienced earlier in the year had been a significant headwind for equities, but in the fourth quarter the equity markets responded positively as it appeared that inflation was starting to moderate and the pace of interest rate hikes by central banks may slow. Despite the strong fourth quarter rally, equity markets had negative returns for the full year. The ONE Canadian Equity Fund had returns of positive 7.0% in the fourth quarter, bringing full year returns to negative 7.7%.

Commodity related industries tended to perform well in the quarter, which the fund was not able to fully benefit from. The fund typically holds much less exposure to the Materials and Energy sector than the benchmark that helps to reduce the volatility of returns. The fund does hold a large position in Finning International, which rents / sells Caterpillar equipment used in the construction and resource sectors. This holding, which represents about 4% of the fund rose 39.7% in the quarter, made a significant contribution to overall fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it was a benefit from the strength in these sectors.

There remains considerable uncertainty about the outlook for equity markets. Many hope that global central banks can bring inflation figures back to more reasonable levels without triggering a recession, but it is not yet clear if this can be achieved. Economic growth remains strong and labour markets remain tight, but the affect of higher interest rates may impact the economy with a lag. The prospects for lower inflation figures or a slowing/reversal of interest rate hikes will likely remain the driver of returns for the equity markets in the coming year.

QUARTERLY REVIEW

The performance of global equities improved in the fourth quarter of 2022 after 3 successive quarters of negative performance. The Russian invasion of Ukraine, a spike in inflation rates and rapidly rising interest rates set the tone for markets in previous quarters that led to weak performance, but market sentiment improved in the fourth quarter. Signs that the inflation pressures were starting to abate gave investors hope that interest rate hikes by global central banks would slow and potentially even be reversed in the coming year. The ONE Global Equity Fund had strong returns in the fourth quarter of positive 8.3%, which partially offset losses in the previous 3 quarters, leading to calendar year returns of negative 10.8%. The weak full year returns reflect the challenging environment for equities in 2022.

The investment manager's focus on security selection contributed to fund performance in the quarter. Several individual holdings made a significant contribution to return including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collective represent 4.7% of the fund were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the fund, was a drag on fund performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The fund does not hedge foreign currency exposure so large currency movements can affect total returns. During the quarter many major currencies strengthened vs the Canadian dollar with the pound sterling up 6%, the euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars terms collectively contributed to fund returns, increasing the total returns by about 1.9%.

QUARTERLY REVIEW

Global bond markets had their worst annual returns in modern history last year as sharply higher interest rates led to significant weakness in bond prices. For the 2022 calendar year the ONE Canadian Government Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund had weak returns of negative 3.6%, negative 8.3%, and negative 8.6% respectively. The ONE Canadian Government Bond Fund was less affected by rising interest rates during the year due to the shorter maturity profile of bonds held

The performance of global bond markets improved in the fourth quarter after a very difficult year for fixed income investors. In the fourth quarter both ONE's Canadian bond funds had returns of 0.6% while the ONE Global Bond Fund had better performance, with returns of 3.2%. The stronger performance of the ONE Global Bond Fund in the quarter was largely a result of credit spreads, the extra yield offered by corporate bonds above sovereign bond yield, which narrowed in the quarter. The ONE Global Bond Fund has a large exposure to high yield and investment grade corporate debt, which benefitted from the narrowing credit spreads.

It remains a changing macro economic backdrop where strong economic growth has caused a spike in inflation rates. Global central banks raised interest rates sharply in 2022 to fight inflation, but in the fourth quarter there were signs that the pace of central bank rate hikes would slow amid signs that elevated inflation was starting to slow. While economic growth remains robust and labour markets remain tight, the tightening efforts of central banks in 2022 may lead to a deceleration in economic growth. It is hoped that central banks can bring inflation back to target levels without causing a recession, but it is too early to tell if this can be achieved. How central banks respond to the changing economic outlook, and trajectory for inflation will provide further clarity on the interest rate outlook and outlook for bond markets this year.

Kenora CPTF - Prudent Investor Portfolio
Consolidated Portfolio Holdings in CAD
As of December 31, 2022

Security	Quantity	Unit Cost	Book Value	Price	Market Value	% Weight
PI-HISA	3,968,871.130	1.00	3,968,871.13	1.00	3,968,871.13	11.27%
CAN Equity Fund	2,609.107	1,075.57	2,806,299.94	1,189.19	3,102,742.22	8.81%
GLB Equity Fund	7,047.299	1,060.57	7,474,192.33	1,061.89	7,483,492.98	21.25%
Corp Bond Fund	3,465.926	983.60	3,409,115.04	878.35	3,044,317.59	8.64%
CAN Bond Fund	3,396.480	981.27	3,332,877.96	931.22	3,162,875.54	8.98%
GLB Bond Fund	17,093.053	994.67	17,002,109.73	845.52	14,452,535.27	41.04%
					35,214,834.73	100.00%

Kenora CPTF - Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Kenora - Stable Return Outcome
Account Number: 570050179

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	3,968,871.13	1.00	3,968,871.13	1.00	3,968,871.13	11.2%	0.00	37,850.72
CAN Equity Fund	2,609.10	1,075.57	2,806,299.94	1,189.19	3,102,742.22	8.8%	186,707.04	18,385.86
GLB Equity Fund	7,047.29	1,060.57	7,474,192.33	1,061.89	7,483,492.98	21.2%	512,452.47	65,095.70
Corp Bond Fund	3,465.92	983.60	3,409,115.04	878.35	3,044,317.59	8.6%	13,835.98	5,646.36
CAN Bond Fund	3,396.48	981.27	3,332,877.96	931.22	3,162,875.54	8.9%	20,842.16	0.00
GLB Bond Fund	17,093.05	994.67	17,002,109.73	845.52	14,452,535.27	41.0%	(141,279.32)	600,596.96
			<u>37,993,466.13</u>		<u>35,214,834.73</u>	<u>100.0%</u>	<u>592,558.33</u>	<u>727,575.60</u>

Kenora CPTF - Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	3.8	-7.5	-7.5	-0.8	-	-	-	1.3	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	6.2	-	-	-	-

Kenora CPTF - Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Kenora - Stable Return Outcome

Account Number: 570050179

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Buy	GLB Bond Fund	11/08/2022	11/08/2022	3.63	3,100.44
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	23.35	24,801.07
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	6.42	5,646.36
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	710.32	600,596.96
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	15.46	18,385.86
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	61.30	65,095.70
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	11,449.01	11,449.01
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	12,702.41	12,702.41
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	13,699.30	13,699.30

Kenora CPTF - Prudent Investor Portfolio
COMPLIANCE CERTIFICATE
December 31, 2022

In accordance with the terms of section 8.02 of the ONEJIB Agreement dated as of July 2, 2020 (the "ONE JIB Agreement") ONE Investment confirms as follows:

With respect to the quarter ended December 31, 2022 to the best of the knowledge and belief of ONE Investment, all assets of the Participating Municipality under the management and control of ONE JIB pursuant to the ONE JIB Agreement have been invested and are held in accordance with the terms of the ONE JIB Agreement, and in a manner consistent with the IPS and the Investment Plan of the Participating Municipality.

A handwritten signature in black ink that reads "Keith Taylor".

Keith Taylor, Chief Investment Officer, ONE Investment
On the behalf of the ONE Joint Investment Board

ANNUAL INVESTMENT REPORT

For The Period Ended December 31, 2022

Kenora CPTF - Prudent Investor Portfolio

1 Main Street South
Kenora, ON
P9N 3X2

Marsh, Ryan
Director of Finance/City Treasurer
rymarsh@kenora.ca
(807)-467-2013

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Kenora CPTF - Prudent Investor Portfolio
For the Period December 31, 2022
(Consolidated Holdings)

Book Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
PI-HISA	3,629,738.43	260,000.00		79,132.70				3,968,871.13
CAN Equity Fund	2,787,914.08			18,385.86				2,806,299.94
GLB Equity Fund	6,861,068.67	523,226.89		65,095.70	24,801.07			7,474,192.33
Corp Bond Fund	3,403,468.68			5,646.36				3,409,115.04
CAN Bond Fund	3,332,877.96							3,332,877.96
GLB Bond Fund	15,947,045.96	454,466.81		600,596.96				17,002,109.73
Total	35,962,113.78	1,237,693.70	0.00	768,857.58	24,801.07	0.00	0.00	37,993,466.13

Market Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
PI-HISA	3,629,738.43	260,000.00		79,132.70			3,968,871.13
CAN Equity Fund	3,362,106.48			18,385.86		(277,750.12)	3,102,742.22
GLB Equity Fund	7,813,240.80	523,226.89		65,095.70	24,801.07	(942,871.48)	7,483,492.98
Corp Bond Fund	3,322,382.53			5,646.36		(283,711.30)	3,044,317.59
CAN Bond Fund	3,290,977.52					(128,101.98)	3,162,875.54
GLB Bond Fund	15,338,967.45	454,466.81		600,596.96		(1,941,495.95)	14,452,535.27
Total	36,757,413.21	1,237,693.70	0.00	768,857.58	24,801.07	(3,573,930.83)	35,214,834.73

Kenora CPTF - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account

Book Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2KENCSTAB	35,962,113.78	1,237,693.70		768,857.58	24,801.07			37,993,466.13
Total	35,962,113.78	1,237,693.70	0.00	768,857.58	24,801.07	0.00	0.00	37,993,466.13

Market Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2KENCSTAB	36,757,413.21	1,237,693.70		768,857.58	24,801.07	(3,573,930.83)	35,214,834.73
Total	36,757,413.21	1,237,693.70	0.00	768,857.58	24,801.07	(3,573,930.83)	35,214,834.73

Kenora CPTF - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Bond Fund

Book Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2KENCSTAB	3,332,877.96							3,332,877.96
Total	3,332,877.96	0.00	0.00	0.00	0.00	0.00	0.00	3,332,877.96

Market Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2KENCSTAB	3,290,977.52					(128,101.98)	3,162,875.54
Total	3,290,977.52	0.00	0.00	0.00	0.00	(128,101.98)	3,162,875.54

Kenora CPTF - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Equity Fund

Book Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2KENCSTAB	2,787,914.08			18,385.86				2,806,299.94
Total	2,787,914.08	0.00	0.00	18,385.86	0.00	0.00	0.00	2,806,299.94

Market Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2KENCSTAB	3,362,106.48			18,385.86		(277,750.12)	3,102,742.22
Total	3,362,106.48	0.00	0.00	18,385.86	0.00	(277,750.12)	3,102,742.22

Kenora CPTF - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for Corp Bond Fund

Book Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2KENCSTAB	3,403,468.68			5,646.36				3,409,115.04
Total	3,403,468.68	0.00	0.00	5,646.36	0.00	0.00	0.00	3,409,115.04

Market Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2KENCSTAB	3,322,382.53			5,646.36		(283,711.30)	3,044,317.59
Total	3,322,382.53	0.00	0.00	5,646.36	0.00	(283,711.30)	3,044,317.59

Kenora CPTF - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Bond Fund

Book Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2KENCSTAB	15,947,045.96	454,466.81		600,596.96				17,002,109.73
Total	15,947,045.96	454,466.81	0.00	600,596.96	0.00	0.00	0.00	17,002,109.73

Market Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2KENCSTAB	15,338,967.45	454,466.81		600,596.96		(1,941,495.95)	14,452,535.27
Total	15,338,967.45	454,466.81	0.00	600,596.96	0.00	(1,941,495.95)	14,452,535.27

Kenora CPTF - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Equity Fund

Book Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2KENCSTAB	6,861,068.67	523,226.89		65,095.70	24,801.07			7,474,192.33
Total	6,861,068.67	523,226.89	0.00	65,095.70	24,801.07	0.00	0.00	7,474,192.33

Market Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2KENCSTAB	7,813,240.80	523,226.89		65,095.70	24,801.07	(942,871.48)	7,483,492.98
Total	7,813,240.80	523,226.89	0.00	65,095.70	24,801.07	(942,871.48)	7,483,492.98

Kenora CPTF - Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for PI-HISA

Book Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2KENCSTAB	3,629,738.43	260,000.00		79,132.70				3,968,871.13
Total	3,629,738.43	260,000.00	0.00	79,132.70	0.00	0.00	0.00	3,968,871.13

Market Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2KENCSTAB	3,629,738.43	260,000.00		79,132.70			3,968,871.13
Total	3,629,738.43	260,000.00	0.00	79,132.70	0.00	0.00	3,968,871.13

APPENDIX

City Of Kenora - CPTF Securities

Pledged to ONE JIB

As At December 31, 2022

Identifier	Description	Maturity	Price	Quantity	Market Value
CA06368BJ907	BANK MONTREAL QUE 2.89 20JUN23	2023-06-20	99.083	150,000.00	148,624.50
CA064151WY58	BANK N S HALIFAX 2.29 28JUN24	2024-06-28	96.192	387,000.00	372,263.04
CA13509PHJ53	CANADA HSG TR NO 1 1.8 15DEC24 144A	2024-12-15	95.651	80,000.00	76,520.80
CA13509PHN65	CANADA HSG TR NO 0.95 15JUN25 144A	2025-06-15	92.906	89,000.00	82,686.34
CA13596Z4B88	C I B C CDS- 2.97 11JUL23	2023-07-11	98.972	295,000.00	291,967.40
CA614852NP21	MONTREAL QUE 3.5 01SEP24	2024-09-01	98.598	66,000.00	65,074.68
CA626209JP62	MUNICIPAL FIN AUTH BRI 2.95 14OCT24	2024-10-14	97.692	93,000.00	90,853.56
CA62620DAJ06	MUNICIPAL FIN AUTH BRI 2.15 03JUN24	2024-06-03	96.918	110,000.00	106,609.80
CA62957ZGE93	NHA MTG-BACKED 97514581 1.9 01JUL24	2024-07-01	96.703	48,000.00	28,118.96
CA68333ZAB37	ONTARIO PROV MED TERM P 2.6 08SEP23	2023-09-08	98.650	276,000.00	272,274.00
CA68333ZAF41	ONTARIO PROV MED TERM P 2.3 08SEP24	2024-09-08	96.831	106,000.00	102,640.86
CA68333ZAK36	ONTARIO PROV MED TERM 1.75 08SEP25	2025-09-08	94.205	140,000.00	131,887.00
CA69363TAH55	PSP CAP INC 3.29 04APR24	2024-04-04	98.513	529,000.00	521,133.77
CA748148RY18	QUEBEC PROV CDA 2.25 22FEB24	2024-02-22	97.609	212,000.00	206,931.08
CA780086QC12	ROYAL BK CDA MONTREAL 2.949 01MAY23	2023-05-01	99.391	225,000.00	223,629.75
CA803854JW90	SASKATCHEWAN PROV CDA 3.2 03JUN24	2024-06-03	98.392	82,000.00	80,681.44
CA891145T792	TORONTO DOMINION BK O 3.226 24JUL24	2024-07-24	97.385	88,000.00	85,698.80
CA891288DJ86	TORONTO ONT CDA 3.4 21MAY24	2024-05-21	98.644	52,000.00	51,294.88
				Total Bonds=	2,938,890.66
				Cash =	104,763.27

ONE JIB - Outcome Framework - Target Allocations

Outcome							<u>Allocation</u>			
	HISA	Canadian Equity Fund	Global Equity Fund	Canadian Government Bond Fund	Canadian Corporate Bond Fund	Global Bond Fund	Equity	Fixed Income	Cash	Total
Cash	100.0%	0.0%	0.0%	0.0%	0.0%	0.0%			100.0%	100%
Stable Return	10.0%	9.0%	21.0%	9.0%	9.0%	42.0%	30.0%	60.0%	10.0%	100%
Contingency	0.0%	18.0%	42.0%	6.0%	6.0%	28.0%	60.0%	40.0%		100%
Asset Management	0.0%	27.0%	63.0%	1.5%	1.5%	7.0%	90.0%	10.0%		100%
Target Date 3-5	20.0%	3.0%	7.0%	10.5%	10.5%	49.0%	10.0%	70.0%	20.0%	100%
Target Date 5-10	0.0%	15.0%	35.0%	7.5%	7.5%	35.0%	50.0%	50.0%		100%
Target Date 10+	0.0%	22.5%	52.5%	3.75%	3.75%	17.5%	75.0%	25.0%		100%

ONE JIB - Outcome Framework - Defined

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon	Allocation		
					Equity	Fixed Income	Cash
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years			100%
Stable Return	Stable Return	Income generation: To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)	30%	60%	10%
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk, emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)	60%	40%	
	Asset mgt reserves	Contributions to generate returns to fund asset management reserves	Higher risk, emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)	90%	10%	
Target Date	Target Date 3-5 yrs.	Preservation of capital	Low risk; high liquidity	3 - 5 years	10%	70%	20%
	Target Date 5-10 yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 - 10 years	50%	50%	
	Target Date 10+ yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long term inflation-adjusted growth	> 10 years	75%	25%	

Glossary and Definitions for Quarterly Reports

Account

ONE Investment clients have one or more custodial accounts. All Prudent Investor Funds will be administered with ONE Investment's custodian, CIBC Mellon. Unlike Legal List accounts, MNRI invested in the ONE Investment Prudent Investor Funds will be under the control of the ONE Joint Investment Board. In most cases, the Prudent Investor clients will have multiple accounts with the custodian, with the account structure based on the investment outcomes assigned to each client. This will allow reporting to the municipal client based on the investment outcome framework.

Annual and Annualized Returns: please see Returns below.

Asset Allocation

Asset allocation is the single biggest driver of fund returns and should be set taking into account municipal risk tolerance. Also known as asset mix, it is the combination of asset classes in a fund and is normally shown as the percentage weights in each. Example asset classes are money market, Canadian bonds, global bonds, Canadian stocks and global stocks. Each of the ONE JIB Outcomes has an associated asset allocation that is designed to be appropriate for the intended investment Outcome.

Asset Mix: See Asset allocation.

Benchmark

The Benchmark is the standard against which investors compare their portfolio returns to understand its performance. Benchmark can be set either at the asset class level or for the overall portfolio. At the asset class level, benchmarks are usually chosen to represent the entire market; active managers seek to outperform their benchmarks by at least the amount of fees they charge.

For example, a typical benchmark for Canadian stocks is the S&P/TSX Composite Index which is calculated by Standard and Poor's (S&P) and for Canadian money market, the typical benchmark is the FTSE 182-Day Treasury Bill Index from the Financial Times Stock Exchange Group (FTSE). For a portfolio that aims to have risk halfway between these two asset classes, the total portfolio benchmark might be 50% S&P/TSX Composite Index and 50% FTSE 182-Day Treasury Bill Index.

Benchmark returns are always time weighted. (See Returns below for more detail on time weighted returns)

Blended Benchmark

A blended benchmark is a benchmark that is constructed from two or more underlying benchmarks. The weights of each underlying benchmark used in a blended benchmark remain constant over time.

Canadian Corporate Bond Fund

The ONE Investment Canadian Corporate Bond Fund holds short and mid-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Fund is 4.5 to 7.51 years. MFS aims to outperform the benchmark, which is:

- 48% FTSE Canada Universe All Government Bond Index +
- 40% FTSE Canada Short-Term Corporate A Index +
- 10% FTSE Canada Universe Corporate AAA/AA Index +
- 2% FTSE Canada 91-Day Treasury Bill Index.

Canadian Equity Fund

The ONE Canadian Equity Fund holds Canadian stocks managed by Guardian Capital. Guardian aims for below-market risk, achieved with a ONE-imposed constraint on the weight of Material and Energy sectors because of the expected above-market volatility of these sectors.

Canadian Government Bond Fund

This ONE Government Canadian Bond Fund holds short-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Bond Fund is 1.73 to 3.73 years. MFS aims to outperform the benchmark, which is:

- 95% FTSE Canada Short-Term Government Bond Index +
- 5% FTSE Canada 91-Day Treasury Bill Index.

Book Value

Book value is the Unit Cost of each holding multiplied by the number of units. It represents the amount originally paid to invest in the holding and takes into account all contributions and withdrawals.

CAD

This is a short form for “Canadian dollars”. Although the outcomes have exposure to foreign securities, all returns in the report reflect Canadian dollar-based returns. Foreign holdings will be impacted by movements in foreign currencies which may impact investment returns. This impact can be reduced by currency hedging strategies. The global equity exposure does not hedge currency exposure, but the global bond exposure may use hedging. The degree to which global bond exposure is hedged back to the Canadian dollar may vary and will reflect the currency hedging strategy of the external manager.

Consolidated Holdings

Consolidated holdings are the aggregate value of all investments with ONE Investment. Consolidated holdings detailed in this report only reflect MNRI balances invested in ONE Investment’s Prudent Investor Funds and HISA balances under the control of the ONE JIB. In certain cases, clients may hold ONE Investment Legal List portfolios or HISA which will not be reflected in consolidated holdings in this report. Additionally, ‘in-kind’ securities pledged to the ONE JIB will not be reflected in this report.

Discounts

Certain fee discounts apply for investors in the ONE Investment Prudent Investor offering. These discounts include a 4bps discount that applies to AUM of Founding Members, and ‘tier discounts’ that apply for any investors with balances in excess of certain thresholds. These discounts would not apply to HISA balances but would apply to balances in Legal List portfolios (if applicable). Discounts will be rebated to the municipalities on a quarterly basis. These discounts are not taken into consideration in the performance details in this investment report.

Distribution: a cash payment of interest or dividends made by ONE Investment from a fund.

Duration

This statistic applies to bonds and is similar in concept to term to maturity. The difference is that duration also takes into account the size and timing of interest payments. A bond with higher coupon payments will have a shorter duration than one with the same term to maturity and lower coupon payments: the reason is that the higher-coupon bond receives more of its return earlier. The higher the duration of a bond, the higher its sensitivity to interest rate movements.

Fees

Fees include all expenses involved in managing the fund: external investment manager fees, custody costs, ONE Investment's costs and administrative costs.

Global Bond Fund

The ONE Global Bond Fund is an unconstrained global bond mandate managed by Manulife Asset Management. The unconstrained nature of the mandate means that the fund will contain a mix of global government, corporate and securitized debt, including emerging markets and high-yield securities. The mandate is not constrained by sector or currency. Manulife aims to outperform the benchmark, which is Bloomberg Barclays Multiverse Index Unhedged.

Global Equity Fund

The ONE Global Equity Fund holds Global stocks managed by Mawer Investment Management. Mawer aims to outperform the benchmark, which is MSCI All Country World Index (ACWI). This mandate invests in both emerging and developed markets. Manager will allocate capital to the best global opportunities, which may include both large and small capitalization companies. This mandate is intended to be a broadly diversified portfolio of wealth-creating companies bought at discounts to their intrinsic values that typically employ a long-term holding period.

High Interest Savings Account (HISA)

This bank account is provided by CIBC. Its very short-term nature precludes it from being considered an investment. Interest income from HISA will be reflected only in the executive summary page as will a list of HISA transitions. As the HISA product is a demand deposit, its value of his does not fluctuate daily. In this way it differs from the ONE Investment fund whose price change in response to changes in the value of underlying investments. Returns for individual accounts holding HISA will not be presented in the report beyond what is disclosed in the executive summary. HISA balances held in the Prudent Investor Offering reflect MNRI and will be under the control of the ONE JIB.

Holdings: the ONE Investment funds or HISA Balances held in client accounts.

Inception Date

The inception is the first date that an investment was made. For each account, this will be the first time funds were transferred in; for funds offered by ONE Investment, it is the date the funds started. For ONE JIB Founders, the Inception date is July 2, 2020.

Income

Income is a cash flow generated by an investment and normally includes interest on bonds and dividends on stocks. It is differentiated from capital gains, which also contribute to returns, but which are not considered income.

Investment Manager

Investment managers are external firms hired by ONE Investment to create funds to our specifications. These are MFS Investment Management Canada for Canadian fixed income, Manulife Asset Management for global fixed income, Guardian Capital Group Ltd for Canadian equity, and Mawer Investment Management Ltd for global equity.

Market Value

The value of an investment at current market prices, calculated by multiplying the Price (defined below) by the number of units held.

ONE Joint Investment Board (ONE JIB)

The joint board established by founding municipalities as a municipal services board under section 202 of the Act as required under Part II of the Regulation, and is the duly appointed Joint Investment Board for the municipality, as constituted from time to time and acting pursuant to the Terms of Reference set out in the ONE JIB Agreement.

Outcome

Outcome means, in the context of the Investment Plan, the same thing as ‘solution’. Investment Outcomes are a set of investment allocations with varying risk/return characteristics. The Outcomes assigned to each municipal investor are intended to reflect the needs and circumstances of the municipality. ONE JIB has five pre-defined basic outcomes:

Cash:

The Cash Outcome is designed for investments with a time horizon of less than 3 years. Preservation of capital and liquidity are the highest priorities. Investments allocated to this outcome are expected to be transferred back to the care and control of the municipal treasurer when the funds are reclassified as MRI.

Contingency:

The Contingency outcome is designed for investing contingency reserves. The funds in this outcome may be drawn upon to meet unexpected needs and infrequent events. The investment horizon for this outcome is typically greater than 5 years, with an emphasis placed on long-term growth and preservation of purchasing power is a key consideration.

Asset Management Reserves:

The Asset Management Reserve Outcome is specifically designed for very long investment horizons with a well-defined purpose. Allocations to this Outcome are intended to generate returns to help fund asset management objectives. The long-term nature of asset management reserves allows this Outcome to emphasize long-term growth.

Stable Return:

The Stable Return Outcome is designed to provide an annual income while preserving the value of the principal investment. The principal amount is often invested in perpetuity with no intent to withdraw for the foreseeable future. This outcome is frequently used by municipalities looking to replace the income stream of a utility that has been sold, with some or all proceeds of the sale acting as the principal.

Target Date:

The Target Date Outcomes are designed for contributions toward planned capital projects. There are three target date designs for different time horizons: 3 to 5 years; 5 to 10 years; and greater than 10 years. For capital projects in the 3-to-5-year range, preservation of capital is prioritized. For projects in the 5-to-10-year range, emphasis is placed on inflation mitigation and meeting target funding requirements. For projects in the greater-than-10-year range, emphasis is placed on longer-term inflation adjusted growth.

Price

The price of ONE funds is the unit price at a point in time, also known as the net asset value, which is calculated daily by CIBC Mellon. This price takes into account the last traded prices of all securities held by the manager, the bid/ask spread where no recent trade is available and a daily accrual for all fees including investment management and administration.

Prudent Investor Standard

The standard requiring ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment but does not restrict the securities in which a municipality can invest. The Prudent Investor standard applies to the entire portfolio of Long-Term Funds under control of ONE JIB rather than to individual securities.

Quality

This statistic refers to the creditworthiness of bonds based on ratings provided by bond rating agencies such as S&P, DBRS, Fitch and Moody's. The highest quality bonds are rated AAA and range down from there to AA, A and BBB, all of which are investment grade ratings. Ratings below BBB are considered high yield. The lower a credit rating, the higher a bond's yield to maturity and commensurate risk of default on interest payments or principal. The credit rating on an entire fund is calculated as a weighted average.

Realized and Unrealized Gains

Capital gains reflect the movement in the Price of investments as they rise over time relative to their average Unit Cost. Negative gains are losses, meaning that the Price of the units in the account is lower than the average Price paid for them (Unit Cost). Because gains / losses are calculated based on net asset values, they are diminished by the amount of fees. (Please see Fees, Price and Unit Cost.)

- **Unrealized gains** exist “on paper” until the investment is sold in return for cash, at which point they become realized.
- **Realized gains** are generated by withdrawals from accounts during the time period in question based on the unit Price compared to the Unit Cost.

Returns

Returns measure the percentage increment in value generated by investments over a period of time. Unless otherwise noted, time-weighted total returns are reported here, which include all forms of income and capital gains. There are different aspects to return calculations explained below.

- Calendar Year Return: reflects the total return generated by investments in the specified year any between January 1 to December 31.
- Annualized Returns: the total return generated by investments in each year for holding periods greater than one year. Annualized returns are the geometric average over a multi-year period, meaning they represent the compound return. For periods of one year or less, the actual return is shown without the effect of compounding.
- Returns in this report are calculated net of fees based on the Prices of the ONE Investment funds. These are calculated daily by CIBC Mellon and take into account all fees and costs associated with managing the fund.
- Return details in this report do not account for fee discounts that may apply for some Prudent Investor clients.
- Time-weighted returns: returns in this report are time-weighted in order for them to be compared to the benchmarks. Time-weighted returns are calculated in a way that excludes the effect of the timing of contributions and withdrawals (cash flows) from the fund. (To capture the effect of cash flows and measure their impact on returns, investors would instead need use dollar-weighted return calculations.)

Unit Cost

Unit Cost is the weighted average Price paid for all the Fund units held in the account and reflects the impact of units bought and sold over time.

Unrealized Gains: Please see Realized and Unrealized Gains

Value Added: The return generated by an investment manager above (or below, if negative) the benchmark.

Year to Date: The time period beginning January 1 and ending at the most recent quarter end.

QUARTERLY INVESTMENT REPORT

For The Period Ended December 31, 2022

Innisfil Prudent Investor Portfolio

2101 Innisfil Beach Rd.
Innisfil, ON
L9S 1A1

Webb, Audrey
Treasurer
awebb@innisfil.ca
(705) 436-3740 x2302

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

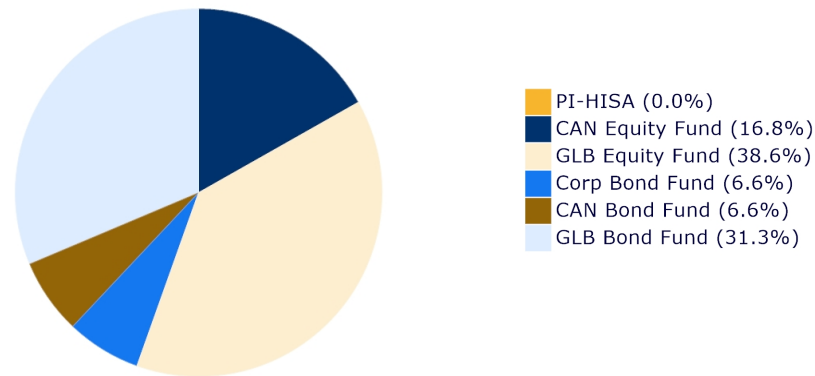
Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Innisfil Prudent Investor Portfolio
Executive Summary for the Quarter Ended December 31, 2022

	Time-Weighted Rate of Return in CAD for Consolidated Holdings						Since Inception	Inception Date
	Quarter	Year to date	1 Year	2 Years	3 Years	5 Years		
Consolidated Portfolio Returns	5.4%	-9.2%	-9.2%	1.0%	-	-	3.7%	07/02/2020

Overall Asset Allocation



Consolidated Portfolio Activity for Quarter

Portfolio	Starting Balance	Contribution	Withdrawals	Change in Market Value	Income	Ending Balance
PI-HISA	247.84	-	-	-	2.38	250.22
CAN Equity Fund	6,511,411.77	-	-	419,554.93	41,315.53	6,972,282.23
GLB Equity Fund	14,780,098.56	-	-	1,096,752.88	139,317.77	16,016,169.21
Corp Bond Fund	2,706,599.15	-	-	12,380.56	5,052.32	2,724,032.03
CAN Bond Fund	2,729,857.96	-	-	18,108.07	-	2,747,966.03
GLB Bond Fund	12,569,732.63	5,825.73	-	(126,966.26)	539,750.22	12,988,342.32
Total	39,297,947.91	5,825.73	0.00	1,419,830.18	725,438.22	41,449,042.04

Innisfil Prudent Investor Portfolio
Performance History At
December 31, 2022

Performance by Fund

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
One High Interest Savings Account	0.9	2.0	2.0	1.2	-	-	-	1.1	07/02/2020
ONE Canadian Equity Fund	7.0	-7.7	-7.7	5.4	-	-	-	11.1	07/02/2020
ONE Global Equity Fund	8.3	-10.8	-10.8	4.1	-	-	-	6.0	07/02/2020
ONE Canadian Corporate Bond Fund	0.6	-8.3	-8.3	-5.3	-	-	-	-3.8	07/02/2020
ONE Canadian Government Bond Fund	0.6	-3.8	-3.8	-2.6	-	-	-	-1.7	07/02/2020
ONE Global Bond Fund	3.2	-8.6	-8.6	-4.3	-	-	-	-1.6	07/02/2020

Performance by Outcome

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
JIB1INNCONT	5.8	-9.1	-9.1	1.1	-	-	-	3.8	07/02/2020
JIBINNCASH	0.9	2.0	2.0	1.2	-	-	-	1.1	08/06/2020
JIB2INNTD510	5.2	-8.8	-8.8	-	-	-	-	-4.7	08/04/2021

QUARTERLY REVIEW

Equity markets rallied strongly in 4th quarter after a very challenging year with the outlook for inflation being a key driver of returns. Inflation, which recently hit 40-year highs, showed signs of abating somewhat in the quarter, which was received positively by investors. Interest rates across the globe increased dramatically in 2022 as central banks attempted to fight inflationary pressures. The sharp rise in interest rates experienced earlier in the year had been a significant headwind for equities, but in the fourth quarter the equity markets responded positively as it appeared that inflation was starting to moderate and the pace of interest rate hikes by central banks may slow. Despite the strong fourth quarter rally, equity markets had negative returns for the full year. The ONE Canadian Equity Fund had returns of positive 7.0% in the fourth quarter, bringing full year returns to negative 7.7%.

Commodity related industries tended to perform well in the quarter, which the fund was not able to fully benefit from. The fund typically holds much less exposure to the Materials and Energy sector than the benchmark that helps to reduce the volatility of returns. The fund does hold a large position in Finning International, which rents / sells Caterpillar equipment used in the construction and resource sectors. This holding, which represents about 4% of the fund rose 39.7% in the quarter, made a significant contribution to overall fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it was a benefit from the strength in these sectors.

There remains considerable uncertainty about the outlook for equity markets. Many hope that global central banks can bring inflation figures back to more reasonable levels without triggering a recession, but it is not yet clear if this can be achieved. Economic growth remains strong and labour markets remain tight, but the affect of higher interest rates may impact the economy with a lag. The prospects for lower inflation figures or a slowing/reversal of interest rate hikes will likely remain the driver of returns for the equity markets in the coming year.

QUARTERLY REVIEW

The performance of global equities improved in the fourth quarter of 2022 after 3 successive quarters of negative performance. The Russian invasion of Ukraine, a spike in inflation rates and rapidly rising interest rates set the tone for markets in previous quarters that led to weak performance, but market sentiment improved in the fourth quarter. Signs that the inflation pressures were starting to abate gave investors hope that interest rate hikes by global central banks would slow and potentially even be reversed in the coming year. The ONE Global Equity Fund had strong returns in the fourth quarter of positive 8.3%, which partially offset losses in the previous 3 quarters, leading to calendar year returns of negative 10.8%. The weak full year returns reflect the challenging environment for equities in 2022.

The investment manager's focus on security selection contributed to fund performance in the quarter. Several individual holdings made a significant contribution to return including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collective represent 4.7% of the fund were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the fund, was a drag on fund performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The fund does not hedge foreign currency exposure so large currency movements can affect total returns. During the quarter many major currencies strengthened vs the Canadian dollar with the pound sterling up 6%, the euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars terms collectively contributed to fund returns, increasing the total returns by about 1.9%.

QUARTERLY REVIEW

Global bond markets had their worst annual returns in modern history last year as sharply higher interest rates led to significant weakness in bond prices. For the 2022 calendar year the ONE Canadian Government Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund had weak returns of negative 3.6%, negative 8.3%, and negative 8.6% respectively. The ONE Canadian Government Bond Fund was less affected by rising interest rates during the year due to the shorter maturity profile of bonds held

The performance of global bond markets improved in the fourth quarter after a very difficult year for fixed income investors. In the fourth quarter both ONE's Canadian bond funds had returns of 0.6% while the ONE Global Bond Fund had better performance, with returns of 3.2%. The stronger performance of the ONE Global Bond Fund in the quarter was largely a result of credit spreads, the extra yield offered by corporate bonds above sovereign bond yield, which narrowed in the quarter. The ONE Global Bond Fund has a large exposure to high yield and investment grade corporate debt, which benefitted from the narrowing credit spreads.

It remains a changing macro economic backdrop where strong economic growth has caused a spike in inflation rates. Global central banks raised interest rates sharply in 2022 to fight inflation, but in the fourth quarter there were signs that the pace of central bank rate hikes would slow amid signs that elevated inflation was starting to slow. While economic growth remains robust and labour markets remain tight, the tightening efforts of central banks in 2022 may lead to a deceleration in economic growth. It is hoped that central banks can bring inflation back to target levels without causing a recession, but it is too early to tell if this can be achieved. How central banks respond to the changing economic outlook, and trajectory for inflation will provide further clarity on the interest rate outlook and outlook for bond markets this year.

Innisfil Prudent Investor Portfolio
Consolidated Portfolio Holdings in CAD
As of December 31, 2022

Security	Quantity	Unit Cost	Book Value	Price	Market Value	% Weight
PI-HISA	250.220	1.00	250.22	1.00	250.22	0.00%
CAN Equity Fund	5,863.017	1,118.67	6,558,794.74	1,189.19	6,972,282.23	16.82%
GLB Equity Fund	15,082.627	1,044.12	15,748,117.24	1,061.89	16,016,169.21	38.64%
Corp Bond Fund	3,101.284	938.46	2,910,435.58	878.35	2,724,032.03	6.57%
CAN Bond Fund	2,950.926	960.56	2,834,564.41	931.22	2,747,966.03	6.63%
GLB Bond Fund	15,361.348	942.95	14,484,984.37	845.52	12,988,342.32	31.34%
					41,449,042.04	100.00%

Innisfil Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Innisfil - Contingency Outcome
Account Number: 570050070

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	2,650.67	1,022.16	2,709,426.06	1,189.19	3,152,175.95	19.0%	189,681.34	18,678.79
GLB Equity Fund	6,647.04	1,009.56	6,710,634.07	1,061.89	7,058,459.87	42.7%	483,348.31	61,398.51
Corp Bond Fund	1,030.70	990.43	1,020,849.86	878.35	905,328.76	5.4%	4,114.95	1,679.13
CAN Bond Fund	1,007.91	983.76	991,554.66	931.22	938,593.15	5.6%	6,184.98	0.00
GLB Bond Fund	5,292.79	987.87	5,228,602.02	845.52	4,475,171.01	27.0%	(43,746.49)	185,972.51
			16,661,066.67		16,529,728.74	100.0%	639,583.09	267,728.94

Innisfil Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.8	-9.1	-9.1	1.1	-	-	-	3.8	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	12.7	-	-	-	-

Innisfil Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Innisfil - Cash Outcome
Account Number: 9021979418

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	250.22	1.00	250.22	1.00	250.22	100.0%	0.00	2.38
			<u>250.22</u>		<u>250.22</u>	<u>100.0%</u>	<u>0.00</u>	<u>2.38</u>

Innisfil Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	0.9	2.0	2.0	1.2	-	-	-	1.1	08/06/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	0.5	-	-	-	-

Innisfil Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Innisfil - Target Date 5 to 10 Year Outcome
Account Number: 570050385

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	3,212.34	1,198.30	3,849,368.68	1,189.19	3,820,106.28	15.3%	229,873.59	22,636.74
GLB Equity Fund	8,435.58	1,071.35	9,037,483.17	1,061.89	8,957,709.34	35.9%	613,404.57	77,919.26
Corp Bond Fund	2,070.57	912.58	1,889,585.72	878.35	1,818,703.27	7.3%	8,265.61	3,373.19
CAN Bond Fund	1,943.01	948.53	1,843,009.75	931.22	1,809,372.88	7.2%	11,923.09	0.00
GLB Bond Fund	10,068.55	919.33	9,256,382.35	845.52	8,513,171.31	34.1%	(83,219.77)	353,777.71
			<u>25,875,829.67</u>		<u>24,919,063.08</u>	<u>100.0%</u>	<u>780,247.09</u>	<u>457,706.90</u>

Innisfil Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.2	-8.8	-8.8	-	-	-	-	-4.7	08/04/2021

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Innisfil Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Innisfil - Contingency Outcome
Account Number: 570050070

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Buy	GLB Bond Fund	11/08/2022	11/08/2022	6.82	5,825.73
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	22.02	23,392.47
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	1.91	1,679.13
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	219.95	185,972.51
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	15.70	18,678.79
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	57.82	61,398.51

Innisfil Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Innisfil - Cash Outcome
Account Number: 9021979418

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	0.72	0.72
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	0.80	0.80
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	0.86	0.86

Innisfil Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Innisfil - Target Date 5 to 10 Year Outcome
Account Number: 570050385

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	27.95	29,686.78
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	3.84	3,373.19
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	418.41	353,777.71
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	19.03	22,636.74
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	73.37	77,919.26

**Innisfil Prudent Investor Portfolio
COMPLIANCE CERTIFICATE
December 31, 2022**

In accordance with the terms of section 8.02 of the ONEJIB Agreement dated as of July 2, 2020 (the "ONE JIB Agreement") ONE Investment confirms as follows:

With respect to the quarter ended December 31, 2022 to the best of the knowledge and belief of ONE Investment, all assets of the Participating Municipality under the management and control of ONE JIB pursuant to the ONE JIB Agreement have been invested and are held in accordance with the terms of the ONE JIB Agreement, and in a manner consistent with the IPS and the Investment Plan of the Participating Municipality.

A handwritten signature in black ink that reads "Keith Taylor".

Keith Taylor, Chief Investment Officer, ONE Investment
On the behalf of the ONE Joint Investment Board

ANNUAL INVESTMENT REPORT

For The Period Ended December 31, 2022

Innisfil Prudent Investor Portfolio

2101 Innisfil Beach Rd.
Innisfil, ON
L9S 1A1

Webb, Audrey
Treasurer
awebb@innisfil.ca
(705) 436-3740 x2302

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Innisfil Prudent Investor Portfolio
For the Period December 31, 2022
(Consolidated Holdings)

Book Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
PI-HISA	245.11			5.11				250.22
CAN Equity Fund	4,287,479.21	2,230,000.00		41,315.53				6,558,794.74
GLB Equity Fund	10,496,779.86	5,288,000.00	250,000.00	139,317.77	53,079.25	20,940.36		15,748,117.24
Corp Bond Fund	1,771,666.73	1,133,716.53		5,052.32				2,910,435.58
CAN Bond Fund	1,742,564.41	1,092,000.00						2,834,564.41
GLB Bond Fund	8,425,054.67	5,520,179.48		539,750.22				14,484,984.37
Total	26,723,789.99	15,263,896.01	250,000.00	725,440.95	53,079.25	20,940.36	0.00	42,537,146.56

Market Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
PI-HISA	245.11			5.11			250.22
CAN Equity Fund	4,989,252.38	2,230,000.00		41,315.53		(288,285.68)	6,972,282.23
GLB Equity Fund	11,879,839.67	5,288,000.00	250,000.00	139,317.77	53,079.25	(1,094,067.48)	16,016,169.21
Corp Bond Fund	1,730,406.72	1,133,716.53		5,052.32		(145,143.54)	2,724,032.03
CAN Bond Fund	1,721,199.61	1,092,000.00				(65,233.58)	2,747,966.03
GLB Bond Fund	8,113,507.22	5,520,179.48		539,750.22		(1,185,094.60)	12,988,342.32
Total	28,434,450.71	15,263,896.01	250,000.00	725,440.95	53,079.25	(2,777,824.88)	41,449,042.04

Innisfil Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account

Book Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1INNCONT	16,335,108.89	263,896.01	250,000.00	267,728.94	23,392.47	20,940.36		16,661,066.67
JIB2INNTD510	10,388,435.99	15,000,000.00		457,706.90	29,686.78			25,875,829.67
JIBINNCASH	245.11			5.11				250.22
Total	26,723,789.99	15,263,896.01	250,000.00	725,440.95	53,079.25	20,940.36	0.00	42,537,146.56

Market Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1INNCONT	18,188,026.77	263,896.01	250,000.00	267,728.94	23,392.47	(1,963,315.45)	16,529,728.74
JIB2INNTD510	10,246,178.83	15,000,000.00		457,706.90	29,686.78	(814,509.43)	24,919,063.08
JIBINNCASH	245.11			5.11			250.22
Total	28,434,450.71	15,263,896.01	250,000.00	725,440.95	53,079.25	(2,777,824.88)	41,449,042.04

Innisfil Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Bond Fund

Book Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1INNCONT	991,554.66							991,554.66
JIB2INNNTD510	751,009.75	1,092,000.00						1,843,009.75
Total	1,742,564.41	1,092,000.00	0.00	0.00	0.00	0.00	0.00	2,834,564.41

Market Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1INNCONT	976,607.81					(38,014.66)	938,593.15
JIB2INNNTD510	744,591.80	1,092,000.00				(27,218.92)	1,809,372.88
Total	1,721,199.61	1,092,000.00	0.00	0.00	0.00	(65,233.58)	2,747,966.03

Innisfil Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Equity Fund

Book Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1INNCONT	2,690,747.27			18,678.79				2,709,426.06
JIB2INNTD510	1,596,731.94	2,230,000.00		22,636.74				3,849,368.68
Total	4,287,479.21	2,230,000.00	0.00	41,315.53	0.00	0.00	0.00	6,558,794.74

Market Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1INNCONT	3,415,672.90			18,678.79		(282,175.74)	3,152,175.95
JIB2INNTD510	1,573,579.48	2,230,000.00		22,636.74		(6,109.94)	3,820,106.28
Total	4,989,252.38	2,230,000.00	0.00	41,315.53	0.00	(288,285.68)	6,972,282.23

Innisfil Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for Corp Bond Fund

Book Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1INNCONT	1,016,454.20	2,716.53		1,679.13				1,020,849.86
JIB2INNNTD510	755,212.53	1,131,000.00		3,373.19				1,889,585.72
Total	1,771,666.73	1,133,716.53	0.00	5,052.32	0.00	0.00	0.00	2,910,435.58

Market Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1INNCONT	985,074.74	2,716.53		1,679.13		(84,141.64)	905,328.76
JIB2INNNTD510	745,331.98	1,131,000.00		3,373.19		(61,001.90)	1,818,703.27
Total	1,730,406.72	1,133,716.53	0.00	5,052.32	0.00	(145,143.54)	2,724,032.03

Innisfil Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Bond Fund

Book Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1INNCONT	4,781,450.03	261,179.48		185,972.51				5,228,602.02
JIB2INNTD510	3,643,604.64	5,259,000.00		353,777.71				9,256,382.35
Total	8,425,054.67	5,520,179.48	0.00	539,750.22	0.00	0.00	0.00	14,484,984.37

Market Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1INNCONT	4,620,164.83	261,179.48		185,972.51		(592,145.81)	4,475,171.01
JIB2INNTD510	3,493,342.39	5,259,000.00		353,777.71		(592,948.79)	8,513,171.31
Total	8,113,507.22	5,520,179.48	0.00	539,750.22	0.00	(1,185,094.60)	12,988,342.32

Innisfil Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Equity Fund

Book Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1INNCONT	6,854,902.73		250,000.00	61,398.51	23,392.47	20,940.36		6,710,634.07
JIB2INNTD510	3,641,877.13	5,288,000.00		77,919.26	29,686.78			9,037,483.17
Total	10,496,779.86	5,288,000.00	250,000.00	139,317.77	53,079.25	20,940.36	0.00	15,748,117.24

Market Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1INNCONT	8,190,506.49		250,000.00	61,398.51	23,392.47	(966,837.60)	7,058,459.87
JIB2INNTD510	3,689,333.18	5,288,000.00		77,919.26	29,686.78	(127,229.88)	8,957,709.34
Total	11,879,839.67	5,288,000.00	250,000.00	139,317.77	53,079.25	(1,094,067.48)	16,016,169.21

Innisfil Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for PI-HISA

Book Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIBINNCASH	245.11			5.11				250.22
Total	245.11	0.00	0.00	5.11	0.00	0.00	0.00	250.22

Market Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIBINNCASH	245.11			5.11			250.22
Total	245.11	0.00	0.00	5.11	0.00	0.00	250.22

APPENDIX

ONE JIB - Outcome Framework - Target Allocations

Outcome							<u>Allocation</u>			
	HISA	Canadian Equity Fund	Global Equity Fund	Canadian Government Bond Fund	Canadian Corporate Bond Fund	Global Bond Fund	Equity	Fixed Income	Cash	Total
Cash	100.0%	0.0%	0.0%	0.0%	0.0%	0.0%			100.0%	100%
Stable Return	10.0%	9.0%	21.0%	9.0%	9.0%	42.0%	30.0%	60.0%	10.0%	100%
Contingency	0.0%	18.0%	42.0%	6.0%	6.0%	28.0%	60.0%	40.0%		100%
Asset Management	0.0%	27.0%	63.0%	1.5%	1.5%	7.0%	90.0%	10.0%		100%
Target Date 3-5	20.0%	3.0%	7.0%	10.5%	10.5%	49.0%	10.0%	70.0%	20.0%	100%
Target Date 5-10	0.0%	15.0%	35.0%	7.5%	7.5%	35.0%	50.0%	50.0%		100%
Target Date 10+	0.0%	22.5%	52.5%	3.75%	3.75%	17.5%	75.0%	25.0%		100%

ONE JIB - Outcome Framework - Defined

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon	Allocation		
					Equity	Fixed Income	Cash
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years			100%
Stable Return	Stable Return	Income generation: To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)	30%	60%	10%
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk, emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)	60%	40%	
	Asset mgt reserves	Contributions to generate returns to fund asset management reserves	Higher risk, emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)	90%	10%	
Target Date	Target Date 3-5 yrs.	Preservation of capital	Low risk; high liquidity	3 - 5 years	10%	70%	20%
	Target Date 5-10 yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 - 10 years	50%	50%	
	Target Date 10+ yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long term inflation-adjusted growth	> 10 years	75%	25%	

Glossary and Definitions for Quarterly Reports

Account

ONE Investment clients have one or more custodial accounts. All Prudent Investor Funds will be administered with ONE Investment's custodian, CIBC Mellon. Unlike Legal List accounts, MNRI invested in the ONE Investment Prudent Investor Funds will be under the control of the ONE Joint Investment Board. In most cases, the Prudent Investor clients will have multiple accounts with the custodian, with the account structure based on the investment outcomes assigned to each client. This will allow reporting to the municipal client based on the investment outcome framework.

Annual and Annualized Returns: please see Returns below.

Asset Allocation

Asset allocation is the single biggest driver of fund returns and should be set taking into account municipal risk tolerance. Also known as asset mix, it is the combination of asset classes in a fund and is normally shown as the percentage weights in each. Example asset classes are money market, Canadian bonds, global bonds, Canadian stocks and global stocks. Each of the ONE JIB Outcomes has an associated asset allocation that is designed to be appropriate for the intended investment Outcome.

Asset Mix: See Asset allocation.

Benchmark

The Benchmark is the standard against which investors compare their portfolio returns to understand its performance. Benchmark can be set either at the asset class level or for the overall portfolio. At the asset class level, benchmarks are usually chosen to represent the entire market; active managers seek to outperform their benchmarks by at least the amount of fees they charge.

For example, a typical benchmark for Canadian stocks is the S&P/TSX Composite Index which is calculated by Standard and Poor's (S&P) and for Canadian money market, the typical benchmark is the FTSE 182-Day Treasury Bill Index from the Financial Times Stock Exchange Group (FTSE). For a portfolio that aims to have risk halfway between these two asset classes, the total portfolio benchmark might be 50% S&P/TSX Composite Index and 50% FTSE 182-Day Treasury Bill Index.

Benchmark returns are always time weighted. (See Returns below for more detail on time weighted returns)

Blended Benchmark

A blended benchmark is a benchmark that is constructed from two or more underlying benchmarks. The weights of each underlying benchmark used in a blended benchmark remain constant over time.

Canadian Corporate Bond Fund

The ONE Investment Canadian Corporate Bond Fund holds short and mid-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Fund is 4.5 to 7.51 years. MFS aims to outperform the benchmark, which is:

- 48% FTSE Canada Universe All Government Bond Index +
- 40% FTSE Canada Short-Term Corporate A Index +
- 10% FTSE Canada Universe Corporate AAA/AA Index +
- 2% FTSE Canada 91-Day Treasury Bill Index.

Canadian Equity Fund

The ONE Canadian Equity Fund holds Canadian stocks managed by Guardian Capital. Guardian aims for below-market risk, achieved with a ONE-imposed constraint on the weight of Material and Energy sectors because of the expected above-market volatility of these sectors.

Canadian Government Bond Fund

This ONE Government Canadian Bond Fund holds short-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Bond Fund is 1.73 to 3.73 years. MFS aims to outperform the benchmark, which is:

- 95% FTSE Canada Short-Term Government Bond Index +
- 5% FTSE Canada 91-Day Treasury Bill Index.

Book Value

Book value is the Unit Cost of each holding multiplied by the number of units. It represents the amount originally paid to invest in the holding and takes into account all contributions and withdrawals.

CAD

This is a short form for “Canadian dollars”. Although the outcomes have exposure to foreign securities, all returns in the report reflect Canadian dollar-based returns. Foreign holdings will be impacted by movements in foreign currencies which may impact investment returns. This impact can be reduced by currency hedging strategies. The global equity exposure does not hedge currency exposure, but the global bond exposure may use hedging. The degree to which global bond exposure is hedged back to the Canadian dollar may vary and will reflect the currency hedging strategy of the external manager.

Consolidated Holdings

Consolidated holdings are the aggregate value of all investments with ONE Investment. Consolidated holdings detailed in this report only reflect MNRI balances invested in ONE Investment’s Prudent Investor Funds and HISA balances under the control of the ONE JIB. In certain cases, clients may hold ONE Investment Legal List portfolios or HISA which will not be reflected in consolidated holdings in this report. Additionally, ‘in-kind’ securities pledged to the ONE JIB will not be reflected in this report.

Discounts

Certain fee discounts apply for investors in the ONE Investment Prudent Investor offering. These discounts include a 4bps discount that applies to AUM of Founding Members, and ‘tier discounts’ that apply for any investors with balances in excess of certain thresholds. These discounts would not apply to HISA balances but would apply to balances in Legal List portfolios (if applicable). Discounts will be rebated to the municipalities on a quarterly basis. These discounts are not taken into consideration in the performance details in this investment report.

Distribution: a cash payment of interest or dividends made by ONE Investment from a fund.

Duration

This statistic applies to bonds and is similar in concept to term to maturity. The difference is that duration also takes into account the size and timing of interest payments. A bond with higher coupon payments will have a shorter duration than one with the same term to maturity and lower coupon payments: the reason is that the higher-coupon bond receives more of its return earlier. The higher the duration of a bond, the higher its sensitivity to interest rate movements.

Fees

Fees include all expenses involved in managing the fund: external investment manager fees, custody costs, ONE Investment's costs and administrative costs.

Global Bond Fund

The ONE Global Bond Fund is an unconstrained global bond mandate managed by Manulife Asset Management. The unconstrained nature of the mandate means that the fund will contain a mix of global government, corporate and securitized debt, including emerging markets and high-yield securities. The mandate is not constrained by sector or currency. Manulife aims to outperform the benchmark, which is Bloomberg Barclays Multiverse Index Unhedged.

Global Equity Fund

The ONE Global Equity Fund holds Global stocks managed by Mawer Investment Management. Mawer aims to outperform the benchmark, which is MSCI All Country World Index (ACWI). This mandate invests in both emerging and developed markets. Manager will allocate capital to the best global opportunities, which may include both large and small capitalization companies. This mandate is intended to be a broadly diversified portfolio of wealth-creating companies bought at discounts to their intrinsic values that typically employ a long-term holding period.

High Interest Savings Account (HISA)

This bank account is provided by CIBC. Its very short-term nature precludes it from being considered an investment. Interest income from HISA will be reflected only in the executive summary page as will a list of HISA transitions. As the HISA product is a demand deposit, its value of his does not fluctuate daily. In this way it differs from the ONE Investment fund whose price change in response to changes in the value of underlying investments. Returns for individual accounts holding HISA will not be presented in the report beyond what is disclosed in the executive summary. HISA balances held in the Prudent Investor Offering reflect MNRI and will be under the control of the ONE JIB.

Holdings: the ONE Investment funds or HISA Balances held in client accounts.

Inception Date

The inception is the first date that an investment was made. For each account, this will be the first time funds were transferred in; for funds offered by ONE Investment, it is the date the funds started. For ONE JIB Founders, the Inception date is July 2, 2020.

Income

Income is a cash flow generated by an investment and normally includes interest on bonds and dividends on stocks. It is differentiated from capital gains, which also contribute to returns, but which are not considered income.

Investment Manager

Investment managers are external firms hired by ONE Investment to create funds to our specifications. These are MFS Investment Management Canada for Canadian fixed income, Manulife Asset Management for global fixed income, Guardian Capital Group Ltd for Canadian equity, and Mawer Investment Management Ltd for global equity.

Market Value

The value of an investment at current market prices, calculated by multiplying the Price (defined below) by the number of units held.

ONE Joint Investment Board (ONE JIB)

The joint board established by founding municipalities as a municipal services board under section 202 of the Act as required under Part II of the Regulation, and is the duly appointed Joint Investment Board for the municipality, as constituted from time to time and acting pursuant to the Terms of Reference set out in the ONE JIB Agreement.

Outcome

Outcome means, in the context of the Investment Plan, the same thing as ‘solution’. Investment Outcomes are a set of investment allocations with varying risk/return characteristics. The Outcomes assigned to each municipal investor are intended to reflect the needs and circumstances of the municipality. ONE JIB has five pre-defined basic outcomes:

Cash:

The Cash Outcome is designed for investments with a time horizon of less than 3 years. Preservation of capital and liquidity are the highest priorities. Investments allocated to this outcome are expected to be transferred back to the care and control of the municipal treasurer when the funds are reclassified as MRI.

Contingency:

The Contingency outcome is designed for investing contingency reserves. The funds in this outcome may be drawn upon to meet unexpected needs and infrequent events. The investment horizon for this outcome is typically greater than 5 years, with an emphasis placed on long-term growth and preservation of purchasing power is a key consideration.

Asset Management Reserves:

The Asset Management Reserve Outcome is specifically designed for very long investment horizons with a well-defined purpose. Allocations to this Outcome are intended to generate returns to help fund asset management objectives. The long-term nature of asset management reserves allows this Outcome to emphasize long-term growth.

Stable Return:

The Stable Return Outcome is designed to provide an annual income while preserving the value of the principal investment. The principal amount is often invested in perpetuity with no intent to withdraw for the foreseeable future. This outcome is frequently used by municipalities looking to replace the income stream of a utility that has been sold, with some or all proceeds of the sale acting as the principal.

Target Date:

The Target Date Outcomes are designed for contributions toward planned capital projects. There are three target date designs for different time horizons: 3 to 5 years; 5 to 10 years; and greater than 10 years. For capital projects in the 3-to-5-year range, preservation of capital is prioritized. For projects in the 5-to-10-year range, emphasis is placed on inflation mitigation and meeting target funding requirements. For projects in the greater-than-10-year range, emphasis is placed on longer-term inflation adjusted growth.

Price

The price of ONE funds is the unit price at a point in time, also known as the net asset value, which is calculated daily by CIBC Mellon. This price takes into account the last traded prices of all securities held by the manager, the bid/ask spread where no recent trade is available and a daily accrual for all fees including investment management and administration.

Prudent Investor Standard

The standard requiring ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment but does not restrict the securities in which a municipality can invest. The Prudent Investor standard applies to the entire portfolio of Long-Term Funds under control of ONE JIB rather than to individual securities.

Quality

This statistic refers to the creditworthiness of bonds based on ratings provided by bond rating agencies such as S&P, DBRS, Fitch and Moody's. The highest quality bonds are rated AAA and range down from there to AA, A and BBB, all of which are investment grade ratings. Ratings below BBB are considered high yield. The lower a credit rating, the higher a bond's yield to maturity and commensurate risk of default on interest payments or principal. The credit rating on an entire fund is calculated as a weighted average.

Realized and Unrealized Gains

Capital gains reflect the movement in the Price of investments as they rise over time relative to their average Unit Cost. Negative gains are losses, meaning that the Price of the units in the account is lower than the average Price paid for them (Unit Cost). Because gains / losses are calculated based on net asset values, they are diminished by the amount of fees. (Please see Fees, Price and Unit Cost.)

- **Unrealized gains** exist “on paper” until the investment is sold in return for cash, at which point they become realized.
- **Realized gains** are generated by withdrawals from accounts during the time period in question based on the unit Price compared to the Unit Cost.

Returns

Returns measure the percentage increment in value generated by investments over a period of time. Unless otherwise noted, time-weighted total returns are reported here, which include all forms of income and capital gains. There are different aspects to return calculations explained below.

- Calendar Year Return: reflects the total return generated by investments in the specified year any between January 1 to December 31.
- Annualized Returns: the total return generated by investments in each year for holding periods greater than one year. Annualized returns are the geometric average over a multi-year period, meaning they represent the compound return. For periods of one year or less, the actual return is shown without the effect of compounding.
- Returns in this report are calculated net of fees based on the Prices of the ONE Investment funds. These are calculated daily by CIBC Mellon and take into account all fees and costs associated with managing the fund.
- Return details in this report do not account for fee discounts that may apply for some Prudent Investor clients.
- Time-weighted returns: returns in this report are time-weighted in order for them to be compared to the benchmarks. Time-weighted returns are calculated in a way that excludes the effect of the timing of contributions and withdrawals (cash flows) from the fund. (To capture the effect of cash flows and measure their impact on returns, investors would instead need use dollar-weighted return calculations.)

Unit Cost

Unit Cost is the weighted average Price paid for all the Fund units held in the account and reflects the impact of units bought and sold over time.

Unrealized Gains: Please see Realized and Unrealized Gains

Value Added: The return generated by an investment manager above (or below, if negative) the benchmark.

Year to Date: The time period beginning January 1 and ending at the most recent quarter end.

QUARTERLY INVESTMENT REPORT

For The Period Ended December 31, 2022

Huntsville Prudent Investor Portfolio

37 Main St. East
Huntsville, ON
P1H 1A1

McKenzie, Julia
Director of Finance/Treasurer
julia.mckenzie@huntsville.ca
(705) 789-1751 x2251

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

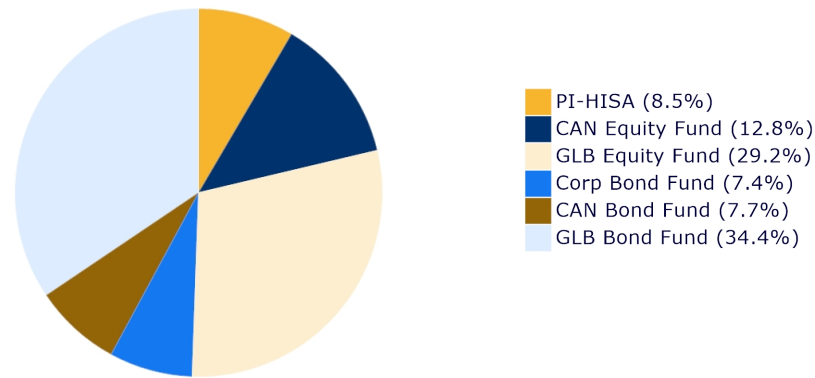
Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Huntsville Prudent Investor Portfolio

Executive Summary for the Quarter Ended December 31, 2022

	Time-Weighted Rate of Return in CAD for Consolidated Holdings						Since Inception	Inception Date
	Quarter	Year to date	1 Year	2 Years	3 Years	5 Years		
Consolidated Portfolio Returns	4.5%	-8.0%	-8.0%	-0.4%	-	-	1.5%	07/02/2020

Overall Asset Allocation



Consolidated Portfolio Activity for Quarter

Portfolio	Starting Balance	Contribution	Withdrawals	Change in Market Value	Income	Ending Balance
PI-HISA	775,381.24	-	-	-	7,465.93	782,847.17
CAN Equity Fund	1,110,663.94	-	-	71,564.28	7,047.27	1,189,275.49
GLB Equity Fund	2,498,287.91	-	-	185,383.18	23,548.95	2,707,220.04
Corp Bond Fund	676,202.99	-	-	3,093.05	1,262.25	680,558.29
CAN Bond Fund	706,316.43	-	-	4,685.24	-	711,001.67
GLB Bond Fund	3,083,995.35	828.33	-	(31,145.71)	132,402.42	3,186,080.39
Total	8,850,847.86	828.33	0.00	233,580.04	171,726.82	9,256,983.05

Huntsville Prudent Investor Portfolio Performance History At December 31, 2022

Performance by Fund

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
One High Interest Savings Account	0.9	2.0	2.0	1.3	-	-	-	1.2	07/02/2020
ONE Canadian Equity Fund	7.0	-7.7	-7.7	5.4	-	-	-	11.1	07/02/2020
ONE Global Equity Fund	8.3	-10.8	-10.8	4.1	-	-	-	6.0	07/02/2020
ONE Canadian Corporate Bond Fund	0.6	-8.3	-8.3	-5.3	-	-	-	-3.8	07/02/2020
ONE Canadian Government Bond Fund	0.6	-3.8	-3.8	-2.6	-	-	-	-1.7	07/02/2020
ONE Global Bond Fund	3.2	-8.6	-8.6	-4.3	-	-	-	-1.6	07/02/2020

Performance by Outcome

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
JIB1HNTCONT	5.7	-9.1	-9.1	1.1	-	-	-	3.8	07/02/2020
JIB2HNTTD35	2.6	-6.1	-6.1	-2.1	-	-	-	-0.3	07/02/2020
JIB3HNTTD10P	6.6	-9.4	-9.4	2.4	-	-	-	5.3	07/02/2020
JIBHNTCASH	1.1	15.4	15.4	16.0	-	-	-	12.8	07/02/2020
JIB4HNTTD510	5.1	-8.9	-8.9	-	-	-	-	-4.8	08/04/2021

QUARTERLY REVIEW

Equity markets rallied strongly in 4th quarter after a very challenging year with the outlook for inflation being a key driver of returns. Inflation, which recently hit 40-year highs, showed signs of abating somewhat in the quarter, which was received positively by investors. Interest rates across the globe increased dramatically in 2022 as central banks attempted to fight inflationary pressures. The sharp rise in interest rates experienced earlier in the year had been a significant headwind for equities, but in the fourth quarter the equity markets responded positively as it appeared that inflation was starting to moderate and the pace of interest rate hikes by central banks may slow. Despite the strong fourth quarter rally, equity markets had negative returns for the full year. The ONE Canadian Equity Fund had returns of positive 7.0% in the fourth quarter, bringing full year returns to negative 7.7%.

Commodity related industries tended to perform well in the quarter, which the fund was not able to fully benefit from. The fund typically holds much less exposure to the Materials and Energy sector than the benchmark that helps to reduce the volatility of returns. The fund does hold a large position in Finning International, which rents / sells Caterpillar equipment used in the construction and resource sectors. This holding, which represents about 4% of the fund rose 39.7% in the quarter, made a significant contribution to overall fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it was a benefit from the strength in these sectors.

There remains considerable uncertainty about the outlook for equity markets. Many hope that global central banks can bring inflation figures back to more reasonable levels without triggering a recession, but it is not yet clear if this can be achieved. Economic growth remains strong and labour markets remain tight, but the affect of higher interest rates may impact the economy with a lag. The prospects for lower inflation figures or a slowing/reversal of interest rate hikes will likely remain the driver of returns for the equity markets in the coming year.

QUARTERLY REVIEW

The performance of global equities improved in the fourth quarter of 2022 after 3 successive quarters of negative performance. The Russian invasion of Ukraine, a spike in inflation rates and rapidly rising interest rates set the tone for markets in previous quarters that led to weak performance, but market sentiment improved in the fourth quarter. Signs that the inflation pressures were starting to abate gave investors hope that interest rate hikes by global central banks would slow and potentially even be reversed in the coming year. The ONE Global Equity Fund had strong returns in the fourth quarter of positive 8.3%, which partially offset losses in the previous 3 quarters, leading to calendar year returns of negative 10.8%. The weak full year returns reflect the challenging environment for equities in 2022.

The investment manager's focus on security selection contributed to fund performance in the quarter. Several individual holdings made a significant contribution to return including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collective represent 4.7% of the fund were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the fund, was a drag on fund performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The fund does not hedge foreign currency exposure so large currency movements can affect total returns. During the quarter many major currencies strengthened vs the Canadian dollar with the pound sterling up 6%, the euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars terms collectively contributed to fund returns, increasing the total returns by about 1.9%.

QUARTERLY REVIEW

Global bond markets had their worst annual returns in modern history last year as sharply higher interest rates led to significant weakness in bond prices. For the 2022 calendar year the ONE Canadian Government Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund had weak returns of negative 3.6%, negative 8.3%, and negative 8.6% respectively. The ONE Canadian Government Bond Fund was less affected by rising interest rates during the year due to the shorter maturity profile of bonds held

The performance of global bond markets improved in the fourth quarter after a very difficult year for fixed income investors. In the fourth quarter both ONE's Canadian bond funds had returns of 0.6% while the ONE Global Bond Fund had better performance, with returns of 3.2%. The stronger performance of the ONE Global Bond Fund in the quarter was largely a result of credit spreads, the extra yield offered by corporate bonds above sovereign bond yield, which narrowed in the quarter. The ONE Global Bond Fund has a large exposure to high yield and investment grade corporate debt, which benefitted from the narrowing credit spreads.

It remains a changing macro economic backdrop where strong economic growth has caused a spike in inflation rates. Global central banks raised interest rates sharply in 2022 to fight inflation, but in the fourth quarter there were signs that the pace of central bank rate hikes would slow amid signs that elevated inflation was starting to slow. While economic growth remains robust and labour markets remain tight, the tightening efforts of central banks in 2022 may lead to a deceleration in economic growth. It is hoped that central banks can bring inflation back to target levels without causing a recession, but it is too early to tell if this can be achieved. How central banks respond to the changing economic outlook, and trajectory for inflation will provide further clarity on the interest rate outlook and outlook for bond markets this year.

Huntsville Prudent Investor Portfolio
Consolidated Portfolio Holdings in CAD
As of December 31, 2022

Security	Quantity	Unit Cost	Book Value	Price	Market Value	% Weight
PI-HISA	782,847.170	1.00	782,847.17	1.00	782,847.17	8.46%
CAN Equity Fund	1,000.066	1,074.19	1,074,270.42	1,189.19	1,189,275.49	12.85%
GLB Equity Fund	2,549.423	1,041.04	2,654,066.60	1,061.89	2,707,220.04	29.25%
Corp Bond Fund	774.809	984.37	762,704.31	878.35	680,558.29	7.35%
CAN Bond Fund	763.515	981.34	749,273.82	931.22	711,001.67	7.68%
GLB Bond Fund	3,768.186	995.57	3,751,509.43	845.52	3,186,080.39	34.42%
					9,256,983.05	100.00%

Huntsville Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Huntsville - Contingency Outcome
Account Number: 570050047

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	557.98	1,037.31	578,806.50	1,189.19	663,556.47	18.5%	39,928.84	3,932.03
GLB Equity Fund	1,427.96	1,016.22	1,451,124.51	1,061.89	1,516,345.99	42.3%	103,835.44	13,190.05
Corp Bond Fund	236.93	988.40	234,191.09	878.35	208,116.84	5.8%	945.48	386.00
CAN Bond Fund	233.79	982.87	229,785.69	931.22	217,710.30	6.0%	1,434.63	0.00
GLB Bond Fund	1,151.16	993.86	1,144,097.25	845.52	973,331.65	27.2%	(9,514.98)	40,448.28
			<u>3,638,005.04</u>		<u>3,579,061.25</u>	100.0%	136,629.41	57,956.36

Huntsville Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.7	-9.1	-9.1	1.1	-	-	-	3.8	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	12.6	-	-	-	-

Huntsville Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Huntsville - Target Date 3 to 5 Year Outcome
Account Number: 570050054

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	782,844.54	1.00	782,844.54	1.00	782,844.54	21.7%	0.00	7,465.90
CAN Equity Fund	92.64	1,107.16	102,577.64	1,189.19	110,177.91	3.0%	6,629.92	652.88
GLB Equity Fund	238.25	1,073.76	255,830.27	1,061.89	253,002.90	7.0%	17,325.00	2,200.76
Corp Bond Fund	416.59	983.57	409,753.92	878.35	365,919.68	10.1%	1,663.37	678.68
CAN Bond Fund	410.63	980.99	402,835.33	931.22	382,395.91	10.6%	2,519.85	0.00
GLB Bond Fund	2,017.86	996.13	2,010,069.06	845.52	1,706,147.23	47.3%	(16,678.71)	70,901.55
			<u>3,963,910.76</u>		<u>3,600,488.17</u>	<u>100.0%</u>	<u>11,459.43</u>	<u>81,899.77</u>

Huntsville Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	2.6	-6.1	-6.1	-2.1	-	-	-	-0.3	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	1.9	-	-	-	-

Huntsville Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Huntsville - Target Date 10 Year Plus Outcome
Account Number: 570050062

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	227.31	1,022.16	232,352.58	1,189.19	270,322.32	23.6%	16,266.59	1,601.84
GLB Equity Fund	573.44	1,009.63	578,972.75	1,061.89	608,938.49	53.2%	41,698.18	5,296.90
Corp Bond Fund	43.52	990.56	43,111.37	878.35	38,227.82	3.3%	173.99	70.90
CAN Bond Fund	42.24	983.70	41,551.83	931.22	39,334.80	3.4%	259.20	0.00
GLB Bond Fund	221.67	991.18	219,719.00	845.52	187,430.02	16.3%	(1,832.02)	7,788.94
			<u>1,115,707.53</u>		<u>1,144,253.45</u>	<u>100.0%</u>	<u>56,565.94</u>	<u>14,758.58</u>

Huntsville Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	6.6	-9.4	-9.4	2.4	-	-	-	5.3	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	15.9	-	-	-	-

Huntsville Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Huntsville - Cash Outcome
Account Number: 9021979515

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	2.63	1.00	2.63	1.00	2.63	100.0%	0.00	0.03
			2.63		2.63	100.0%	0.00	0.03

Huntsville Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	1.1	15.4	15.4	16.0	-	-	-	12.8	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	16.6	-	-	-	-

Huntsville Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Huntsville - Target Date 5 to 10 Year Outcome
Account Number: 570050377

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	122.11	1,314.61	160,533.70	1,189.19	145,218.79	15.5%	8,738.93	860.52
GLB Equity Fund	309.76	1,188.46	368,139.07	1,061.89	328,932.66	35.2%	22,524.56	2,861.24
Corp Bond Fund	77.75	972.93	75,647.93	878.35	68,293.95	7.3%	310.21	126.67
CAN Bond Fund	76.84	977.29	75,100.97	931.22	71,560.66	7.6%	471.56	0.00
GLB Bond Fund	377.48	1,000.36	377,624.12	845.52	319,171.49	34.2%	(3,120.00)	13,263.65
			<u>1,057,045.79</u>		<u>933,177.55</u>	<u>100.0%</u>	<u>28,925.26</u>	<u>17,112.08</u>

Huntsville Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.1	-8.9	-8.9	-	-	-	-	-4.8	08/04/2021

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	-	-	-	-	-

Huntsville Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Huntsville - Contingency Outcome
Account Number: 570050047

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	4.73	5,025.33
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.43	386.00
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	47.83	40,448.28
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	3.30	3,932.03
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	12.42	13,190.05

Huntsville Prudent Investor Portfolio

Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Huntsville - Target Date 3 to 5 Year Outcome

Account Number: 570050054

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	0.79	838.48
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.77	678.68
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	83.85	70,901.55
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	0.54	652.88
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	2.07	2,200.76
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	2,258.27	2,258.27
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	2,505.50	2,505.50
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	2,702.13	2,702.13

Huntsville Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Huntsville - Target Date 10 Year Plus Outcome

Account Number: 570050062

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Buy	GLB Bond Fund	11/08/2022	11/08/2022	0.97	828.33
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	1.90	2,018.09
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.08	70.90
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	9.21	7,788.94
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	1.34	1,601.84
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	4.98	5,296.90

Huntsville Prudent Investor Portfolio

Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Huntsville - Cash Outcome

Account Number: 9021979515

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	0.01	0.01
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	0.01	0.01
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	0.01	0.01

Huntsville Prudent Investor Portfolio

Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Huntsville - Target Date 5 to 10 Year Outcome

Account Number: 570050377

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	1.02	1,090.12
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.14	126.67
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	15.68	13,263.65
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	0.72	860.52
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	2.69	2,861.24

**Huntsville Prudent Investor Portfolio
COMPLIANCE CERTIFICATE
December 31, 2022**

In accordance with the terms of section 8.02 of the ONEJIB Agreement dated as of July 2, 2020 (the "ONE JIB Agreement") ONE Investment confirms as follows:

With respect to the quarter ended December 31, 2022 to the best of the knowledge and belief of ONE Investment, all assets of the Participating Municipality under the management and control of ONE JIB pursuant to the ONE JIB Agreement have been invested and are held in accordance with the terms of the ONE JIB Agreement, and in a manner consistent with the IPS and the Investment Plan of the Participating Municipality.

A handwritten signature in black ink that reads "Keith Taylor".

Keith Taylor, Chief Investment Officer, ONE Investment
On the behalf of the ONE Joint Investment Board

ANNUAL INVESTMENT REPORT

For The Period Ended December 31, 2022

Huntsville Prudent Investor Portfolio

37 Main St. East
Huntsville, ON
P1H 1A1

McKenzie, Julia
Director of Finance/Treasurer
julia.mckenzie@huntsville.ca
(705) 789-1751 x2251

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Huntsville Prudent Investor Portfolio
For the Period December 31, 2022
(Consolidated Holdings)

Book Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
PI-HISA	766,821.34	1,430.04	1,430.04	16,025.83				782,847.17
CAN Equity Fund	1,067,223.15			7,047.27				1,074,270.42
GLB Equity Fund	2,621,545.63			23,548.95	8,972.02			2,654,066.60
Corp Bond Fund	761,442.06			1,262.25				762,704.31
CAN Bond Fund	749,273.82							749,273.82
GLB Bond Fund	3,615,630.87	3,476.14		132,402.42				3,751,509.43
Total	9,581,936.87	4,906.18	1,430.04	180,286.72	8,972.02	0.00	0.00	9,774,671.75

Market Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
PI-HISA	766,821.34	1,430.04	1,430.04	16,025.83			782,847.17
CAN Equity Fund	1,288,689.56			7,047.27		(106,461.34)	1,189,275.49
GLB Equity Fund	3,036,438.40			23,548.95	8,972.02	(361,739.33)	2,707,220.04
Corp Bond Fund	742,719.79			1,262.25		(63,423.75)	680,558.29
CAN Bond Fund	739,798.47					(28,796.80)	711,001.67
GLB Bond Fund	3,483,428.09	3,476.14		132,402.42		(433,226.26)	3,186,080.39
Total	10,057,895.65	4,906.18	1,430.04	180,286.72	8,972.02	(993,647.48)	9,256,983.05

Huntsville Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account

Book Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1HNTCONT	3,575,023.35			57,956.36	5,025.33			3,638,005.04
JIB2HNTTD35	3,871,192.05	1,430.04		90,450.19	838.48			3,963,910.76
JIB3HNTTD10P	1,095,454.72	3,476.14		14,758.58	2,018.09			1,115,707.53
JIB4HNTTD510	1,038,843.59			17,112.08	1,090.12			1,057,045.79
JIBHNTCASH	1,423.16		1,430.04	9.51				2.63
Total	9,581,936.87	4,906.18	1,430.04	180,286.72	8,972.02	0.00	0.00	9,774,671.75

Market Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1HNTCONT	3,938,742.09			57,956.36	5,025.33	(422,662.53)	3,579,061.25
JIB2HNTTD35	3,833,170.65	1,430.04		90,450.19	838.48	(325,401.19)	3,600,488.17
JIB3HNTTD10P	1,259,942.97	3,476.14		14,758.58	2,018.09	(135,942.33)	1,144,253.45
JIB4HNTTD510	1,024,616.78			17,112.08	1,090.12	(109,641.43)	933,177.55
JIBHNTCASH	1,423.16		1,430.04	9.51			2.63
Total	10,057,895.65	4,906.18	1,430.04	180,286.72	8,972.02	(993,647.48)	9,256,983.05

Huntsville Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Bond Fund

Book Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1HNTCONT	229,785.69							229,785.69
JIB2HNTTD35	402,835.33							402,835.33
JIB3HNTTD10P	41,551.83							41,551.83
JIB4HNTTD510	75,100.97							75,100.97
Total	749,273.82	0.00	0.00	0.00	0.00	0.00	0.00	749,273.82

Market Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1HNTCONT	226,527.94					(8,817.64)	217,710.30
JIB2HNTTD35	397,883.61					(15,487.70)	382,395.91
JIB3HNTTD10P	40,927.93					(1,593.13)	39,334.80
JIB4HNTTD510	74,458.99					(2,898.33)	71,560.66
Total	739,798.47	0.00	0.00	0.00	0.00	(28,796.80)	711,001.67

Huntsville Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Equity Fund

Book Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1HNTCONT	574,874.47			3,932.03				578,806.50
JIB2HNTTD35	101,924.76			652.88				102,577.64
JIB3HNTTD10P	230,750.74			1,601.84				232,352.58
JIB4HNTTD510	159,673.18			860.52				160,533.70
Total	1,067,223.15	0.00	0.00	7,047.27	0.00	0.00	0.00	1,074,270.42

Market Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1HNTCONT	719,025.10			3,932.03		(59,400.66)	663,556.47
JIB2HNTTD35	119,387.92			652.88		(9,862.89)	110,177.91
JIB3HNTTD10P	292,919.11			1,601.84		(24,198.63)	270,322.32
JIB4HNTTD510	157,357.43			860.52		(12,999.16)	145,218.79
Total	1,288,689.56	0.00	0.00	7,047.27	0.00	(106,461.34)	1,189,275.49

Huntsville Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for Corp Bond Fund

Book Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1HNTCONT	233,805.09			386.00				234,191.09
JIB2HNTTD35	409,075.24			678.68				409,753.92
JIB3HNTTD10P	43,040.47			70.90				43,111.37
JIB4HNTTD510	75,521.26			126.67				75,647.93
Total	761,442.06	0.00	0.00	1,262.25	0.00	0.00	0.00	762,704.31

Market Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1HNTCONT	227,126.44			386.00		(19,395.60)	208,116.84
JIB2HNTTD35	399,342.06			678.68		(34,101.06)	365,919.68
JIB3HNTTD10P	41,719.24			70.90		(3,562.32)	38,227.82
JIB4HNTTD510	74,532.05			126.67		(6,364.77)	68,293.95
Total	742,719.79	0.00	0.00	1,262.25	0.00	(63,423.75)	680,558.29

Huntsville Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Bond Fund

Book Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1HNTCONT	1,103,648.97			40,448.28				1,144,097.25
JIB2HNTTD35	1,939,167.51			70,901.55				2,010,069.06
JIB3HNTTD10P	208,453.92	3,476.14		7,788.94				219,719.00
JIB4HNTTD510	364,360.47			13,263.65				377,624.12
Total	3,615,630.87	3,476.14	0.00	132,402.42	0.00	0.00	0.00	3,751,509.43

Market Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1HNTCONT	1,065,317.69			40,448.28		(132,434.32)	973,331.65
JIB2HNTTD35	1,867,388.96			70,901.55		(232,143.28)	1,706,147.23
JIB3HNTTD10P	201,386.33	3,476.14		7,788.94		(25,221.39)	187,430.02
JIB4HNTTD510	349,335.11			13,263.65		(43,427.27)	319,171.49
Total	3,483,428.09	3,476.14	0.00	132,402.42	0.00	(433,226.26)	3,186,080.39

Huntsville Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Equity Fund

Book Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1HNTCONT	1,432,909.13			13,190.05	5,025.33			1,451,124.51
JIB2HNTTD35	252,791.03			2,200.76	838.48			255,830.27
JIB3HNTTD10P	571,657.76			5,296.90	2,018.09			578,972.75
JIB4HNTTD510	364,187.71			2,861.24	1,090.12			368,139.07
Total	2,621,545.63	0.00	0.00	23,548.95	8,972.02	0.00	0.00	2,654,066.60

Market Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1HNTCONT	1,700,744.92			13,190.05	5,025.33	(202,614.31)	1,516,345.99
JIB2HNTTD35	283,769.92			2,200.76	838.48	(33,806.26)	253,002.90
JIB3HNTTD10P	682,990.36			5,296.90	2,018.09	(81,366.86)	608,938.49
JIB4HNTTD510	368,933.20			2,861.24	1,090.12	(43,951.90)	328,932.66
Total	3,036,438.40	0.00	0.00	23,548.95	8,972.02	(361,739.33)	2,707,220.04

Huntsville Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for PI-HISA

Book Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB2HNTTD35	765,398.18	1,430.04		16,016.32				782,844.54
JIBHNTCASH	1,423.16		1,430.04	9.51				2.63
Total	766,821.34	1,430.04	1,430.04	16,025.83	0.00	0.00	0.00	782,847.17

Market Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB2HNTTD35	765,398.18	1,430.04		16,016.32			782,844.54
JIBHNTCASH	1,423.16		1,430.04	9.51			2.63
Total	766,821.34	1,430.04	1,430.04	16,025.83	0.00	0.00	782,847.17

APPENDIX

ONE JIB - Outcome Framework - Target Allocations

Outcome							<u>Allocation</u>			
	HISA	Canadian Equity Fund	Global Equity Fund	Canadian Government Bond Fund	Canadian Corporate Bond Fund	Global Bond Fund	Equity	Fixed Income	Cash	Total
Cash	100.0%	0.0%	0.0%	0.0%	0.0%	0.0%			100.0%	100%
Stable Return	10.0%	9.0%	21.0%	9.0%	9.0%	42.0%	30.0%	60.0%	10.0%	100%
Contingency	0.0%	18.0%	42.0%	6.0%	6.0%	28.0%	60.0%	40.0%		100%
Asset Management	0.0%	27.0%	63.0%	1.5%	1.5%	7.0%	90.0%	10.0%		100%
Target Date 3-5	20.0%	3.0%	7.0%	10.5%	10.5%	49.0%	10.0%	70.0%	20.0%	100%
Target Date 5-10	0.0%	15.0%	35.0%	7.5%	7.5%	35.0%	50.0%	50.0%		100%
Target Date 10+	0.0%	22.5%	52.5%	3.75%	3.75%	17.5%	75.0%	25.0%		100%

ONE JIB - Outcome Framework - Defined

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon	Allocation		
					Equity	Fixed Income	Cash
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years			100%
Stable Return	Stable Return	Income generation: To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)	30%	60%	10%
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk, emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)	60%	40%	
	Asset mgt reserves	Contributions to generate returns to fund asset management reserves	Higher risk, emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)	90%	10%	
Target Date	Target Date 3-5 yrs.	Preservation of capital	Low risk; high liquidity	3 - 5 years	10%	70%	20%
	Target Date 5-10 yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 - 10 years	50%	50%	
	Target Date 10+ yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long term inflation-adjusted growth	> 10 years	75%	25%	

Glossary and Definitions for Quarterly Reports

Account

ONE Investment clients have one or more custodial accounts. All Prudent Investor Funds will be administered with ONE Investment's custodian, CIBC Mellon. Unlike Legal List accounts, MNRI invested in the ONE Investment Prudent Investor Funds will be under the control of the ONE Joint Investment Board. In most cases, the Prudent Investor clients will have multiple accounts with the custodian, with the account structure based on the investment outcomes assigned to each client. This will allow reporting to the municipal client based on the investment outcome framework.

Annual and Annualized Returns: please see Returns below.

Asset Allocation

Asset allocation is the single biggest driver of fund returns and should be set taking into account municipal risk tolerance. Also known as asset mix, it is the combination of asset classes in a fund and is normally shown as the percentage weights in each. Example asset classes are money market, Canadian bonds, global bonds, Canadian stocks and global stocks. Each of the ONE JIB Outcomes has an associated asset allocation that is designed to be appropriate for the intended investment Outcome.

Asset Mix: See Asset allocation.

Benchmark

The Benchmark is the standard against which investors compare their portfolio returns to understand its performance. Benchmark can be set either at the asset class level or for the overall portfolio. At the asset class level, benchmarks are usually chosen to represent the entire market; active managers seek to outperform their benchmarks by at least the amount of fees they charge.

For example, a typical benchmark for Canadian stocks is the S&P/TSX Composite Index which is calculated by Standard and Poor's (S&P) and for Canadian money market, the typical benchmark is the FTSE 182-Day Treasury Bill Index from the Financial Times Stock Exchange Group (FTSE). For a portfolio that aims to have risk halfway between these two asset classes, the total portfolio benchmark might be 50% S&P/TSX Composite Index and 50% FTSE 182-Day Treasury Bill Index.

Benchmark returns are always time weighted. (See Returns below for more detail on time weighted returns)

Blended Benchmark

A blended benchmark is a benchmark that is constructed from two or more underlying benchmarks. The weights of each underlying benchmark used in a blended benchmark remain constant over time.

Canadian Corporate Bond Fund

The ONE Investment Canadian Corporate Bond Fund holds short and mid-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Fund is 4.5 to 7.51 years. MFS aims to outperform the benchmark, which is:

- 48% FTSE Canada Universe All Government Bond Index +
- 40% FTSE Canada Short-Term Corporate A Index +
- 10% FTSE Canada Universe Corporate AAA/AA Index +
- 2% FTSE Canada 91-Day Treasury Bill Index.

Canadian Equity Fund

The ONE Canadian Equity Fund holds Canadian stocks managed by Guardian Capital. Guardian aims for below-market risk, achieved with a ONE-imposed constraint on the weight of Material and Energy sectors because of the expected above-market volatility of these sectors.

Canadian Government Bond Fund

This ONE Government Canadian Bond Fund holds short-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Bond Fund is 1.73 to 3.73 years. MFS aims to outperform the benchmark, which is:

- 95% FTSE Canada Short-Term Government Bond Index +
- 5% FTSE Canada 91-Day Treasury Bill Index.

Book Value

Book value is the Unit Cost of each holding multiplied by the number of units. It represents the amount originally paid to invest in the holding and takes into account all contributions and withdrawals.

CAD

This is a short form for “Canadian dollars”. Although the outcomes have exposure to foreign securities, all returns in the report reflect Canadian dollar-based returns. Foreign holdings will be impacted by movements in foreign currencies which may impact investment returns. This impact can be reduced by currency hedging strategies. The global equity exposure does not hedge currency exposure, but the global bond exposure may use hedging. The degree to which global bond exposure is hedged back to the Canadian dollar may vary and will reflect the currency hedging strategy of the external manager.

Consolidated Holdings

Consolidated holdings are the aggregate value of all investments with ONE Investment. Consolidated holdings detailed in this report only reflect MNRI balances invested in ONE Investment’s Prudent Investor Funds and HISA balances under the control of the ONE JIB. In certain cases, clients may hold ONE Investment Legal List portfolios or HISA which will not be reflected in consolidated holdings in this report. Additionally, ‘in-kind’ securities pledged to the ONE JIB will not be reflected in this report.

Discounts

Certain fee discounts apply for investors in the ONE Investment Prudent Investor offering. These discounts include a 4bps discount that applies to AUM of Founding Members, and ‘tier discounts’ that apply for any investors with balances in excess of certain thresholds. These discounts would not apply to HISA balances but would apply to balances in Legal List portfolios (if applicable). Discounts will be rebated to the municipalities on a quarterly basis. These discounts are not taken into consideration in the performance details in this investment report.

Distribution: a cash payment of interest or dividends made by ONE Investment from a fund.

Duration

This statistic applies to bonds and is similar in concept to term to maturity. The difference is that duration also takes into account the size and timing of interest payments. A bond with higher coupon payments will have a shorter duration than one with the same term to maturity and lower coupon payments: the reason is that the higher-coupon bond receives more of its return earlier. The higher the duration of a bond, the higher its sensitivity to interest rate movements.

Fees

Fees include all expenses involved in managing the fund: external investment manager fees, custody costs, ONE Investment's costs and administrative costs.

Global Bond Fund

The ONE Global Bond Fund is an unconstrained global bond mandate managed by Manulife Asset Management. The unconstrained nature of the mandate means that the fund will contain a mix of global government, corporate and securitized debt, including emerging markets and high-yield securities. The mandate is not constrained by sector or currency. Manulife aims to outperform the benchmark, which is Bloomberg Barclays Multiverse Index Unhedged.

Global Equity Fund

The ONE Global Equity Fund holds Global stocks managed by Mawer Investment Management. Mawer aims to outperform the benchmark, which is MSCI All Country World Index (ACWI). This mandate invests in both emerging and developed markets. Manager will allocate capital to the best global opportunities, which may include both large and small capitalization companies. This mandate is intended to be a broadly diversified portfolio of wealth-creating companies bought at discounts to their intrinsic values that typically employ a long-term holding period.

High Interest Savings Account (HISA)

This bank account is provided by CIBC. Its very short-term nature precludes it from being considered an investment. Interest income from HISA will be reflected only in the executive summary page as will a list of HISA transitions. As the HISA product is a demand deposit, its value of his does not fluctuate daily. In this way it differs from the ONE Investment fund whose price change in response to changes in the value of underlying investments. Returns for individual accounts holding HISA will not be presented in the report beyond what is disclosed in the executive summary. HISA balances held in the Prudent Investor Offering reflect MNRI and will be under the control of the ONE JIB.

Holdings: the ONE Investment funds or HISA Balances held in client accounts.

Inception Date

The inception is the first date that an investment was made. For each account, this will be the first time funds were transferred in; for funds offered by ONE Investment, it is the date the funds started. For ONE JIB Founders, the Inception date is July 2, 2020.

Income

Income is a cash flow generated by an investment and normally includes interest on bonds and dividends on stocks. It is differentiated from capital gains, which also contribute to returns, but which are not considered income.

Investment Manager

Investment managers are external firms hired by ONE Investment to create funds to our specifications. These are MFS Investment Management Canada for Canadian fixed income, Manulife Asset Management for global fixed income, Guardian Capital Group Ltd for Canadian equity, and Mawer Investment Management Ltd for global equity.

Market Value

The value of an investment at current market prices, calculated by multiplying the Price (defined below) by the number of units held.

ONE Joint Investment Board (ONE JIB)

The joint board established by founding municipalities as a municipal services board under section 202 of the Act as required under Part II of the Regulation, and is the duly appointed Joint Investment Board for the municipality, as constituted from time to time and acting pursuant to the Terms of Reference set out in the ONE JIB Agreement.

Outcome

Outcome means, in the context of the Investment Plan, the same thing as ‘solution’. Investment Outcomes are a set of investment allocations with varying risk/return characteristics. The Outcomes assigned to each municipal investor are intended to reflect the needs and circumstances of the municipality. ONE JIB has five pre-defined basic outcomes:

Cash:

The Cash Outcome is designed for investments with a time horizon of less than 3 years. Preservation of capital and liquidity are the highest priorities. Investments allocated to this outcome are expected to be transferred back to the care and control of the municipal treasurer when the funds are reclassified as MRI.

Contingency:

The Contingency outcome is designed for investing contingency reserves. The funds in this outcome may be drawn upon to meet unexpected needs and infrequent events. The investment horizon for this outcome is typically greater than 5 years, with an emphasis placed on long-term growth and preservation of purchasing power is a key consideration.

Asset Management Reserves:

The Asset Management Reserve Outcome is specifically designed for very long investment horizons with a well-defined purpose. Allocations to this Outcome are intended to generate returns to help fund asset management objectives. The long-term nature of asset management reserves allows this Outcome to emphasize long-term growth.

Stable Return:

The Stable Return Outcome is designed to provide an annual income while preserving the value of the principal investment. The principal amount is often invested in perpetuity with no intent to withdraw for the foreseeable future. This outcome is frequently used by municipalities looking to replace the income stream of a utility that has been sold, with some or all proceeds of the sale acting as the principal.

Target Date:

The Target Date Outcomes are designed for contributions toward planned capital projects. There are three target date designs for different time horizons: 3 to 5 years; 5 to 10 years; and greater than 10 years. For capital projects in the 3-to-5-year range, preservation of capital is prioritized. For projects in the 5-to-10-year range, emphasis is placed on inflation mitigation and meeting target funding requirements. For projects in the greater-than-10-year range, emphasis is placed on longer-term inflation adjusted growth.

Price

The price of ONE funds is the unit price at a point in time, also known as the net asset value, which is calculated daily by CIBC Mellon. This price takes into account the last traded prices of all securities held by the manager, the bid/ask spread where no recent trade is available and a daily accrual for all fees including investment management and administration.

Prudent Investor Standard

The standard requiring ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment but does not restrict the securities in which a municipality can invest. The Prudent Investor standard applies to the entire portfolio of Long-Term Funds under control of ONE JIB rather than to individual securities.

Quality

This statistic refers to the creditworthiness of bonds based on ratings provided by bond rating agencies such as S&P, DBRS, Fitch and Moody's. The highest quality bonds are rated AAA and range down from there to AA, A and BBB, all of which are investment grade ratings. Ratings below BBB are considered high yield. The lower a credit rating, the higher a bond's yield to maturity and commensurate risk of default on interest payments or principal. The credit rating on an entire fund is calculated as a weighted average.

Realized and Unrealized Gains

Capital gains reflect the movement in the Price of investments as they rise over time relative to their average Unit Cost. Negative gains are losses, meaning that the Price of the units in the account is lower than the average Price paid for them (Unit Cost). Because gains / losses are calculated based on net asset values, they are diminished by the amount of fees. (Please see Fees, Price and Unit Cost.)

- **Unrealized gains** exist “on paper” until the investment is sold in return for cash, at which point they become realized.
- **Realized gains** are generated by withdrawals from accounts during the time period in question based on the unit Price compared to the Unit Cost.

Returns

Returns measure the percentage increment in value generated by investments over a period of time. Unless otherwise noted, time-weighted total returns are reported here, which include all forms of income and capital gains. There are different aspects to return calculations explained below.

- Calendar Year Return: reflects the total return generated by investments in the specified year any between January 1 to December 31.
- Annualized Returns: the total return generated by investments in each year for holding periods greater than one year. Annualized returns are the geometric average over a multi-year period, meaning they represent the compound return. For periods of one year or less, the actual return is shown without the effect of compounding.
- Returns in this report are calculated net of fees based on the Prices of the ONE Investment funds. These are calculated daily by CIBC Mellon and take into account all fees and costs associated with managing the fund.
- Return details in this report do not account for fee discounts that may apply for some Prudent Investor clients.
- Time-weighted returns: returns in this report are time-weighted in order for them to be compared to the benchmarks. Time-weighted returns are calculated in a way that excludes the effect of the timing of contributions and withdrawals (cash flows) from the fund. (To capture the effect of cash flows and measure their impact on returns, investors would instead need use dollar-weighted return calculations.)

Unit Cost

Unit Cost is the weighted average Price paid for all the Fund units held in the account and reflects the impact of units bought and sold over time.

Unrealized Gains: Please see Realized and Unrealized Gains

Value Added: The return generated by an investment manager above (or below, if negative) the benchmark.

Year to Date: The time period beginning January 1 and ending at the most recent quarter end.

QUARTERLY INVESTMENT REPORT

For The Period Ended December 31, 2022

Bracebridge Prudent Investor Portfolio

1000 Taylor Court
Bracebridge, ON
P1L 1R6

Judson, Paul
Director of Finance/Treasurer
pjudson@bracebridge.ca
(705) 645-5264

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

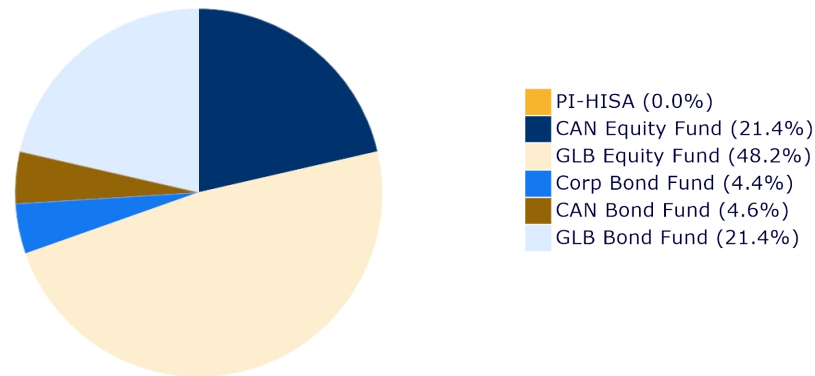
Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Bracebridge Prudent Investor Portfolio
Executive Summary for the Quarter Ended December 31, 2022

	Time-Weighted Rate of Return in CAD for Consolidated Holdings						Since Inception	Inception Date
	Quarter	Year to date	1 Year	2 Years	3 Years	5 Years		
Consolidated Portfolio Returns	6.2%	-9.3%	-9.3%	1.8%	-	-	4.6%	07/02/2020

Overall Asset Allocation



Consolidated Portfolio Activity for Quarter

Portfolio	Starting Balance	Contribution	Withdrawals	Change in Market Value	Income	Ending Balance
PI-HISA	55.90	-	-	-	0.53	56.43
CAN Equity Fund	1,256,939.23	-	-	80,989.99	7,975.40	1,345,904.62
GLB Equity Fund	2,795,042.55	-	-	207,406.11	26,346.17	3,028,794.83
Corp Bond Fund	275,079.61	-	-	1,257.76	513.48	276,850.85
CAN Bond Fund	284,840.21	-	-	1,889.44	-	286,729.65
GLB Bond Fund	1,302,829.47	608.24	-	(13,159.53)	55,944.29	1,346,222.47
Total	5,914,786.97	608.24	0.00	278,383.77	90,779.87	6,284,558.85

Bracebridge Prudent Investor Portfolio
Performance History At
December 31, 2022

Performance by Fund

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
One High Interest Savings Account	0.9	2.0	2.0	1.2	-	-	-	1.1	07/02/2020
ONE Canadian Equity Fund	7.0	-7.7	-7.7	5.4	-	-	-	11.1	07/02/2020
ONE Global Equity Fund	8.3	-10.8	-10.8	4.1	-	-	-	6.0	07/02/2020
ONE Canadian Corporate Bond Fund	0.6	-8.3	-8.3	-5.3	-	-	-	-3.8	07/02/2020
ONE Canadian Government Bond Fund	0.6	-3.8	-3.8	-2.6	-	-	-	-1.7	07/02/2020
ONE Global Bond Fund	3.2	-8.6	-8.6	-4.3	-	-	-	-1.6	07/02/2020

Performance by Outcome

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
JIB1BRBCONT	5.8	-9.1	-9.1	1.1	-	-	-	3.9	07/02/2020
JIB2BRBTD10P	6.6	-9.4	-9.4	2.4	-	-	-	5.3	07/02/2020
JIBBRBCASH	0.9	2.0	2.0	1.2	-	-	-	1.1	08/06/2020

QUARTERLY REVIEW

Equity markets rallied strongly in 4th quarter after a very challenging year with the outlook for inflation being a key driver of returns. Inflation, which recently hit 40-year highs, showed signs of abating somewhat in the quarter, which was received positively by investors. Interest rates across the globe increased dramatically in 2022 as central banks attempted to fight inflationary pressures. The sharp rise in interest rates experienced earlier in the year had been a significant headwind for equities, but in the fourth quarter the equity markets responded positively as it appeared that inflation was starting to moderate and the pace of interest rate hikes by central banks may slow. Despite the strong fourth quarter rally, equity markets had negative returns for the full year. The ONE Canadian Equity Fund had returns of positive 7.0% in the fourth quarter, bringing full year returns to negative 7.7%.

Commodity related industries tended to perform well in the quarter, which the fund was not able to fully benefit from. The fund typically holds much less exposure to the Materials and Energy sector than the benchmark that helps to reduce the volatility of returns. The fund does hold a large position in Finning International, which rents / sells Caterpillar equipment used in the construction and resource sectors. This holding, which represents about 4% of the fund rose 39.7% in the quarter, made a significant contribution to overall fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it was a benefit from the strength in these sectors.

There remains considerable uncertainty about the outlook for equity markets. Many hope that global central banks can bring inflation figures back to more reasonable levels without triggering a recession, but it is not yet clear if this can be achieved. Economic growth remains strong and labour markets remain tight, but the affect of higher interest rates may impact the economy with a lag. The prospects for lower inflation figures or a slowing/reversal of interest rate hikes will likely remain the driver of returns for the equity markets in the coming year.

QUARTERLY REVIEW

The performance of global equities improved in the fourth quarter of 2022 after 3 successive quarters of negative performance. The Russian invasion of Ukraine, a spike in inflation rates and rapidly rising interest rates set the tone for markets in previous quarters that led to weak performance, but market sentiment improved in the fourth quarter. Signs that the inflation pressures were starting to abate gave investors hope that interest rate hikes by global central banks would slow and potentially even be reversed in the coming year. The ONE Global Equity Fund had strong returns in the fourth quarter of positive 8.3%, which partially offset losses in the previous 3 quarters, leading to calendar year returns of negative 10.8%. The weak full year returns reflect the challenging environment for equities in 2022.

The investment manager's focus on security selection contributed to fund performance in the quarter. Several individual holdings made a significant contribution to return including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collective represent 4.7% of the fund were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the fund, was a drag on fund performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The fund does not hedge foreign currency exposure so large currency movements can affect total returns. During the quarter many major currencies strengthened vs the Canadian dollar with the pound sterling up 6%, the euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars terms collectively contributed to fund returns, increasing the total returns by about 1.9%.

QUARTERLY REVIEW

Global bond markets had their worst annual returns in modern history last year as sharply higher interest rates led to significant weakness in bond prices. For the 2022 calendar year the ONE Canadian Government Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund had weak returns of negative 3.6%, negative 8.3%, and negative 8.6% respectively. The ONE Canadian Government Bond Fund was less affected by rising interest rates during the year due to the shorter maturity profile of bonds held

The performance of global bond markets improved in the fourth quarter after a very difficult year for fixed income investors. In the fourth quarter both ONE's Canadian bond funds had returns of 0.6% while the ONE Global Bond Fund had better performance, with returns of 3.2%. The stronger performance of the ONE Global Bond Fund in the quarter was largely a result of credit spreads, the extra yield offered by corporate bonds above sovereign bond yield, which narrowed in the quarter. The ONE Global Bond Fund has a large exposure to high yield and investment grade corporate debt, which benefitted from the narrowing credit spreads.

It remains a changing macro economic backdrop where strong economic growth has caused a spike in inflation rates. Global central banks raised interest rates sharply in 2022 to fight inflation, but in the fourth quarter there were signs that the pace of central bank rate hikes would slow amid signs that elevated inflation was starting to slow. While economic growth remains robust and labour markets remain tight, the tightening efforts of central banks in 2022 may lead to a deceleration in economic growth. It is hoped that central banks can bring inflation back to target levels without causing a recession, but it is too early to tell if this can be achieved. How central banks respond to the changing economic outlook, and trajectory for inflation will provide further clarity on the interest rate outlook and outlook for bond markets this year.

Bracebridge Prudent Investor Portfolio
Consolidated Portfolio Holdings in CAD
As of December 31, 2022

Security	Quantity	Unit Cost	Book Value	Price	Market Value	% Weight
PI-HISA	56.430	1.00	56.43	1.00	56.43	0.00%
CAN Equity Fund	1,131.776	1,022.16	1,156,860.78	1,189.19	1,345,904.62	21.42%
GLB Equity Fund	2,852.254	1,009.58	2,879,584.20	1,061.89	3,028,794.83	48.19%
Corp Bond Fund	315.192	990.42	312,173.35	878.35	276,850.85	4.41%
CAN Bond Fund	307.907	983.70	302,890.23	931.22	286,729.65	4.56%
GLB Bond Fund	1,592.181	989.59	1,575,611.24	845.52	1,346,222.47	21.42%
					6,284,558.85	100.00%

Bracebridge Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Bracebridge - Contingency Outcome
Account Number: 570050021

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	487.63	1,022.16	498,440.29	1,189.19	579,891.70	19.1%	34,895.34	3,436.25
GLB Equity Fund	1,219.01	1,009.56	1,230,672.51	1,061.89	1,294,460.87	42.6%	88,642.31	11,259.95
Corp Bond Fund	189.95	990.58	188,163.32	878.35	166,845.52	5.4%	758.04	309.45
CAN Bond Fund	185.69	983.75	182,677.70	931.22	172,922.26	5.6%	1,139.49	0.00
GLB Bond Fund	972.67	987.72	960,727.15	845.52	822,412.91	27.0%	(8,039.23)	34,176.60
			<u>3,060,680.97</u>		<u>3,036,533.26</u>	<u>100.0%</u>	<u>117,395.95</u>	<u>49,182.25</u>

Bracebridge Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	5.8	-9.1	-9.1	1.1	-	-	-	3.9	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	12.7	-	-	-	-

Bracebridge Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Bracebridge - Target Date 10 Year Plus Outcome
Account Number: 570050039

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
CAN Equity Fund	644.14	1,022.16	658,420.49	1,189.19	766,012.92	23.5%	46,094.65	4,539.15
GLB Equity Fund	1,633.24	1,009.59	1,648,911.69	1,061.89	1,734,333.96	53.4%	118,763.80	15,086.22
Corp Bond Fund	125.24	990.17	124,010.03	878.35	110,005.33	3.3%	499.72	204.03
CAN Bond Fund	122.21	983.63	120,212.53	931.22	113,807.39	3.5%	749.95	0.00
GLB Bond Fund	619.51	992.53	614,884.09	845.52	523,809.56	16.1%	(5,120.30)	21,767.69
			<u>3,166,438.83</u>		<u>3,247,969.16</u>	<u>100.0%</u>	<u>160,987.82</u>	<u>41,597.09</u>

Bracebridge Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	6.6	-9.4	-9.4	2.4	-	-	-	5.3	07/02/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	15.9	-	-	-	-

Bracebridge Prudent Investor Portfolio
Holdings by Account
At December 31, 2022

Account Name: Bracebridge - Cash Outcome
Account Number: 9021979612

For the Quarter Ending
December 31, 2022

Holdings	Quantity	Unit Cost	Book Value	Price	Market Value	Weight	Market Value Gain (Loss)	Income Received
PI-HISA	56.43	1.00	56.43	1.00	56.43	100.0%	0.00	0.53
			<u>56.43</u>		<u>56.43</u>	<u>100.0%</u>	<u>0.00</u>	<u>0.53</u>

Bracebridge Prudent Investor Portfolio
Performance History
At December 31, 2022

% Annualized Returns

	Quarter	Year to Date	1 Year	2 Years	3 Years	4 Years	5 Years	Since Inception	Inception Date
Return Net of Fees	0.9	2.0	2.0	1.2	-	-	-	1.1	08/06/2020

% Calendar Year Returns

	2021	2020	2019	2018	2017
Return Net of Fees	0.4	-	-	-	-

Bracebridge Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Bracebridge - Contingency Outcome
Account Number: 570050021

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	4.04	4,289.98
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.35	309.45
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	40.42	34,176.60
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	2.89	3,436.25
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	10.60	11,259.95

Bracebridge Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Bracebridge - Target Date 10 Year Plus Outcome
Account Number: 570050039

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Buy	GLB Bond Fund	11/08/2022	11/08/2022	0.71	608.24
Reinvested Capital Gains	GLB Equity Fund	12/30/2022	12/30/2022	5.41	5,747.76
Reinvested Distributions	Corp Bond Fund	12/30/2022	12/30/2022	0.23	204.03
Reinvested Distributions	GLB Bond Fund	12/30/2022	12/30/2022	25.74	21,767.69
Reinvested Distributions	CAN Equity Fund	12/30/2022	12/30/2022	3.81	4,539.15
Reinvested Distributions	GLB Equity Fund	12/30/2022	12/30/2022	14.20	15,086.22

Bracebridge Prudent Investor Portfolio
Transaction Summary for the Quarter Ended December 31, 2022

TRANSACTION SUMMARY

Account Name: Bracebridge - Cash Outcome
Account Number: 9021979612

TRANSACTION TYPE	SECURITY	TRADE DATE	SETTLEMENT DATE	QUANTITY	TRADE AMOUNT (CAD)
Reinvested Interest	PI-HISA	10/05/2022	10/05/2022	0.16	0.16
Reinvested Interest	PI-HISA	11/03/2022	11/03/2022	0.18	0.18
Reinvested Interest	PI-HISA	12/05/2022	12/05/2022	0.19	0.19

Bracebridge Prudent Investor Portfolio
COMPLIANCE CERTIFICATE
December 31, 2022

In accordance with the terms of section 8.02 of the ONEJIB Agreement dated as of July 2, 2020 (the "ONE JIB Agreement") ONE Investment confirms as follows:

With respect to the quarter ended December 31, 2022 to the best of the knowledge and belief of ONE Investment, all assets of the Participating Municipality under the management and control of ONE JIB pursuant to the ONE JIB Agreement have been invested and are held in accordance with the terms of the ONE JIB Agreement, and in a manner consistent with the IPS and the Investment Plan of the Participating Municipality.

A handwritten signature in black ink that reads "Keith Taylor".

Keith Taylor, Chief Investment Officer, ONE Investment
On the behalf of the ONE Joint Investment Board

ANNUAL INVESTMENT REPORT

For The Period Ended December 31, 2022

Bracebridge Prudent Investor Portfolio

1000 Taylor Court
Bracebridge, ON
P1L 1R6

Judson, Paul
Director of Finance/Treasurer
pjudson@bracebridge.ca
(705) 645-5264

ONE Investment

200 University Ave, Suite 801
Toronto, Ontario
M5H 3C6

Relationship Manager

Wardah Mir, Client Service Representative
416-971-9856 x 351
wmir@oneinvestment.ca

Bracebridge Prudent Investor Portfolio
For the Period December 31, 2022
(Consolidated Holdings)

Book Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
PI-HISA	55.29			1.14				56.43
CAN Equity Fund	1,148,885.38			7,975.40				1,156,860.78
GLB Equity Fund	2,889,011.83		50,000.00	26,346.17	10,037.74	4,188.46		2,879,584.20
Corp Bond Fund	311,659.87			513.48				312,173.35
CAN Bond Fund	302,890.23							302,890.23
GLB Bond Fund	1,467,099.67	52,567.28		55,944.29				1,575,611.24
Total	6,119,602.27	52,567.28	50,000.00	90,780.48	10,037.74	4,188.46	0.00	6,227,176.23

Market Value Summary by Security

Security	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
PI-HISA	55.29			1.14			56.43
CAN Equity Fund	1,458,410.97			7,975.40		(120,481.75)	1,345,904.62
GLB Equity Fund	3,451,853.65		50,000.00	26,346.17	10,037.74	(409,442.73)	3,028,794.83
Corp Bond Fund	302,138.67			513.48		(25,801.30)	276,850.85
CAN Bond Fund	298,342.70					(11,613.05)	286,729.65
GLB Bond Fund	1,417,532.07	52,567.28		55,944.29		(179,821.17)	1,346,222.47
Total	6,928,333.35	52,567.28	50,000.00	90,780.48	10,037.74	(747,160.00)	6,284,558.85

Bracebridge Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account

Book Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1BRBCONT	3,003,020.28	50,000.00	50,000.00	49,182.25	4,289.98	4,188.46		3,060,680.97
JIB2BRBTD10P	3,116,526.70	2,567.28		41,597.09	5,747.76			3,166,438.83
JIBBRBCASH	55.29			1.14				56.43
Total	6,119,602.27	52,567.28	50,000.00	90,780.48	10,037.74	4,188.46	0.00	6,227,176.23

Market Value Summary by Account

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1BRBCONT	3,343,983.45	50,000.00	50,000.00	49,182.25	4,289.98	(360,922.42)	3,036,533.26
JIB2BRBTD10P	3,584,294.61	2,567.28		41,597.09	5,747.76	(386,237.58)	3,247,969.16
JIBBRBCASH	55.29			1.14			56.43
Total	6,928,333.35	52,567.28	50,000.00	90,780.48	10,037.74	(747,160.00)	6,284,558.85

Bracebridge Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Bond Fund

Book Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1BRBCONT	182,677.70							182,677.70
JIB2BRBTD10P	120,212.53							120,212.53
Total	302,890.23	0.00	0.00	0.00	0.00	0.00	0.00	302,890.23

Market Value Summary by Account for CAN Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1BRBCONT	179,925.92					(7,003.66)	172,922.26
JIB2BRBTD10P	118,416.78					(4,609.39)	113,807.39
Total	298,342.70	0.00	0.00	0.00	0.00	(11,613.05)	286,729.65

Bracebridge Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for CAN Equity Fund

Book Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1BRBCONT	495,004.04			3,436.25				498,440.29
JIB2BRBTD10P	653,881.34			4,539.15				658,420.49
Total	1,148,885.38	0.00	0.00	7,975.40	0.00	0.00	0.00	1,156,860.78

Market Value Summary by Account for CAN Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1BRBCONT	628,365.47			3,436.25		(51,910.02)	579,891.70
JIB2BRBTD10P	830,045.50			4,539.15		(68,571.73)	766,012.92
Total	1,458,410.97	0.00	0.00	7,975.40	0.00	(120,481.75)	1,345,904.62

Bracebridge Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for Corp Bond Fund

Book Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1BRBCONT	187,853.87			309.45				188,163.32
JIB2BRBTD10P	123,806.00			204.03				124,010.03
Total	311,659.87	0.00	0.00	513.48	0.00	0.00	0.00	312,173.35

Market Value Summary by Account for Corp Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1BRBCONT	182,085.30			309.45		(15,549.23)	166,845.52
JIB2BRBTD10P	120,053.37			204.03		(10,252.07)	110,005.33
Total	302,138.67	0.00	0.00	513.48	0.00	(25,801.30)	276,850.85

Bracebridge Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Bond Fund

Book Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1BRBCONT	876,550.55	50,000.00		34,176.60				960,727.15
JIB2BRBTD10P	590,549.12	2,567.28		21,767.69				614,884.09
Total	1,467,099.67	52,567.28	0.00	55,944.29	0.00	0.00	0.00	1,575,611.24

Market Value Summary by Account for GLB Bond Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1BRBCONT	846,993.62	50,000.00		34,176.60		(108,757.31)	822,412.91
JIB2BRBTD10P	570,538.45	2,567.28		21,767.69		(71,063.86)	523,809.56
Total	1,417,532.07	52,567.28	0.00	55,944.29	0.00	(179,821.17)	1,346,222.47

Bracebridge Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for GLB Equity Fund

Book Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIB1BRBCONT	1,260,934.12		50,000.00	11,259.95	4,289.98	4,188.46		1,230,672.51
JIB2BRBTD10P	1,628,077.71			15,086.22	5,747.76			1,648,911.69
Total	2,889,011.83	0.00	50,000.00	26,346.17	10,037.74	4,188.46	0.00	2,879,584.20

Market Value Summary by Account for GLB Equity Fund

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIB1BRBCONT	1,506,613.14		50,000.00	11,259.95	4,289.98	(177,702.20)	1,294,460.87
JIB2BRBTD10P	1,945,240.51			15,086.22	5,747.76	(231,740.53)	1,734,333.96
Total	3,451,853.65	0.00	50,000.00	26,346.17	10,037.74	(409,442.73)	3,028,794.83

Bracebridge Prudent Investor Portfolio
For the Period December 31, 2022
Summary By Account for PI-HISA

Book Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Realized Gains/(Loss)	Cost Basis Adjustment	Closing Balance
JIBBRBCASH	55.29			1.14				56.43
Total	55.29	0.00	0.00	1.14	0.00	0.00	0.00	56.43

Market Value Summary by Account for PI-HISA

Account	Opening Balance	Contribution	Withdrawals	Reinvested Income	Reinvested Capital Gains	Change in Market Value	Closing Balance
JIBBRBCASH	55.29			1.14			56.43
Total	55.29	0.00	0.00	1.14	0.00	0.00	56.43

APPENDIX

ONE JIB - Outcome Framework - Target Allocations

Outcome							<u>Allocation</u>			
	HISA	Canadian Equity Fund	Global Equity Fund	Canadian Government Bond Fund	Canadian Corporate Bond Fund	Global Bond Fund	Equity	Fixed Income	Cash	Total
Cash	100.0%	0.0%	0.0%	0.0%	0.0%	0.0%			100.0%	100%
Stable Return	10.0%	9.0%	21.0%	9.0%	9.0%	42.0%	30.0%	60.0%	10.0%	100%
Contingency	0.0%	18.0%	42.0%	6.0%	6.0%	28.0%	60.0%	40.0%		100%
Asset Management	0.0%	27.0%	63.0%	1.5%	1.5%	7.0%	90.0%	10.0%		100%
Target Date 3-5	20.0%	3.0%	7.0%	10.5%	10.5%	49.0%	10.0%	70.0%	20.0%	100%
Target Date 5-10	0.0%	15.0%	35.0%	7.5%	7.5%	35.0%	50.0%	50.0%		100%
Target Date 10+	0.0%	22.5%	52.5%	3.75%	3.75%	17.5%	75.0%	25.0%		100%

ONE JIB - Outcome Framework - Defined

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon	Allocation		
					Equity	Fixed Income	Cash
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years			100%
Stable Return	Stable Return	Income generation: To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)	30%	60%	10%
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk, emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)	60%	40%	
	Asset mgt reserves	Contributions to generate returns to fund asset management reserves	Higher risk, emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)	90%	10%	
Target Date	Target Date 3-5 yrs.	Preservation of capital	Low risk; high liquidity	3 - 5 years	10%	70%	20%
	Target Date 5-10 yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 - 10 years	50%	50%	
	Target Date 10+ yrs.	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long term inflation-adjusted growth	> 10 years	75%	25%	

Glossary and Definitions for Quarterly Reports

Account

ONE Investment clients have one or more custodial accounts. All Prudent Investor Funds will be administered with ONE Investment's custodian, CIBC Mellon. Unlike Legal List accounts, MNRI invested in the ONE Investment Prudent Investor Funds will be under the control of the ONE Joint Investment Board. In most cases, the Prudent Investor clients will have multiple accounts with the custodian, with the account structure based on the investment outcomes assigned to each client. This will allow reporting to the municipal client based on the investment outcome framework.

Annual and Annualized Returns: please see Returns below.

Asset Allocation

Asset allocation is the single biggest driver of fund returns and should be set taking into account municipal risk tolerance. Also known as asset mix, it is the combination of asset classes in a fund and is normally shown as the percentage weights in each. Example asset classes are money market, Canadian bonds, global bonds, Canadian stocks and global stocks. Each of the ONE JIB Outcomes has an associated asset allocation that is designed to be appropriate for the intended investment Outcome.

Asset Mix: See Asset allocation.

Benchmark

The Benchmark is the standard against which investors compare their portfolio returns to understand its performance. Benchmark can be set either at the asset class level or for the overall portfolio. At the asset class level, benchmarks are usually chosen to represent the entire market; active managers seek to outperform their benchmarks by at least the amount of fees they charge.

For example, a typical benchmark for Canadian stocks is the S&P/TSX Composite Index which is calculated by Standard and Poor's (S&P) and for Canadian money market, the typical benchmark is the FTSE 182-Day Treasury Bill Index from the Financial Times Stock Exchange Group (FTSE). For a portfolio that aims to have risk halfway between these two asset classes, the total portfolio benchmark might be 50% S&P/TSX Composite Index and 50% FTSE 182-Day Treasury Bill Index.

Benchmark returns are always time weighted. (See Returns below for more detail on time weighted returns)

Blended Benchmark

A blended benchmark is a benchmark that is constructed from two or more underlying benchmarks. The weights of each underlying benchmark used in a blended benchmark remain constant over time.

Canadian Corporate Bond Fund

The ONE Investment Canadian Corporate Bond Fund holds short and mid-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Fund is 4.5 to 7.51 years. MFS aims to outperform the benchmark, which is:

- 48% FTSE Canada Universe All Government Bond Index +
- 40% FTSE Canada Short-Term Corporate A Index +
- 10% FTSE Canada Universe Corporate AAA/AA Index +
- 2% FTSE Canada 91-Day Treasury Bill Index.

Canadian Equity Fund

The ONE Canadian Equity Fund holds Canadian stocks managed by Guardian Capital. Guardian aims for below-market risk, achieved with a ONE-imposed constraint on the weight of Material and Energy sectors because of the expected above-market volatility of these sectors.

Canadian Government Bond Fund

This ONE Government Canadian Bond Fund holds short-term Canadian bonds managed by MFS. Based on the benchmark duration at June 30, 2020, the permitted duration range for the Bond Fund is 1.73 to 3.73 years. MFS aims to outperform the benchmark, which is:

- 95% FTSE Canada Short-Term Government Bond Index +
- 5% FTSE Canada 91-Day Treasury Bill Index.

Book Value

Book value is the Unit Cost of each holding multiplied by the number of units. It represents the amount originally paid to invest in the holding and takes into account all contributions and withdrawals.

CAD

This is a short form for “Canadian dollars”. Although the outcomes have exposure to foreign securities, all returns in the report reflect Canadian dollar-based returns. Foreign holdings will be impacted by movements in foreign currencies which may impact investment returns. This impact can be reduced by currency hedging strategies. The global equity exposure does not hedge currency exposure, but the global bond exposure may use hedging. The degree to which global bond exposure is hedged back to the Canadian dollar may vary and will reflect the currency hedging strategy of the external manager.

Consolidated Holdings

Consolidated holdings are the aggregate value of all investments with ONE Investment. Consolidated holdings detailed in this report only reflect MNRI balances invested in ONE Investment’s Prudent Investor Funds and HISA balances under the control of the ONE JIB. In certain cases, clients may hold ONE Investment Legal List portfolios or HISA which will not be reflected in consolidated holdings in this report. Additionally, ‘in-kind’ securities pledged to the ONE JIB will not be reflected in this report.

Discounts

Certain fee discounts apply for investors in the ONE Investment Prudent Investor offering. These discounts include a 4bps discount that applies to AUM of Founding Members, and ‘tier discounts’ that apply for any investors with balances in excess of certain thresholds. These discounts would not apply to HISA balances but would apply to balances in Legal List portfolios (if applicable). Discounts will be rebated to the municipalities on a quarterly basis. These discounts are not taken into consideration in the performance details in this investment report.

Distribution: a cash payment of interest or dividends made by ONE Investment from a fund.

Duration

This statistic applies to bonds and is similar in concept to term to maturity. The difference is that duration also takes into account the size and timing of interest payments. A bond with higher coupon payments will have a shorter duration than one with the same term to maturity and lower coupon payments: the reason is that the higher-coupon bond receives more of its return earlier. The higher the duration of a bond, the higher its sensitivity to interest rate movements.

Fees

Fees include all expenses involved in managing the fund: external investment manager fees, custody costs, ONE Investment's costs and administrative costs.

Global Bond Fund

The ONE Global Bond Fund is an unconstrained global bond mandate managed by Manulife Asset Management. The unconstrained nature of the mandate means that the fund will contain a mix of global government, corporate and securitized debt, including emerging markets and high-yield securities. The mandate is not constrained by sector or currency. Manulife aims to outperform the benchmark, which is Bloomberg Barclays Multiverse Index Unhedged.

Global Equity Fund

The ONE Global Equity Fund holds Global stocks managed by Mawer Investment Management. Mawer aims to outperform the benchmark, which is MSCI All Country World Index (ACWI). This mandate invests in both emerging and developed markets. Manager will allocate capital to the best global opportunities, which may include both large and small capitalization companies. This mandate is intended to be a broadly diversified portfolio of wealth-creating companies bought at discounts to their intrinsic values that typically employ a long-term holding period.

High Interest Savings Account (HISA)

This bank account is provided by CIBC. Its very short-term nature precludes it from being considered an investment. Interest income from HISA will be reflected only in the executive summary page as will a list of HISA transitions. As the HISA product is a demand deposit, its value of his does not fluctuate daily. In this way it differs from the ONE Investment fund whose price change in response to changes in the value of underlying investments. Returns for individual accounts holding HISA will not be presented in the report beyond what is disclosed in the executive summary. HISA balances held in the Prudent Investor Offering reflect MNRI and will be under the control of the ONE JIB.

Holdings: the ONE Investment funds or HISA Balances held in client accounts.

Inception Date

The inception is the first date that an investment was made. For each account, this will be the first time funds were transferred in; for funds offered by ONE Investment, it is the date the funds started. For ONE JIB Founders, the Inception date is July 2, 2020.

Income

Income is a cash flow generated by an investment and normally includes interest on bonds and dividends on stocks. It is differentiated from capital gains, which also contribute to returns, but which are not considered income.

Investment Manager

Investment managers are external firms hired by ONE Investment to create funds to our specifications. These are MFS Investment Management Canada for Canadian fixed income, Manulife Asset Management for global fixed income, Guardian Capital Group Ltd for Canadian equity, and Mawer Investment Management Ltd for global equity.

Market Value

The value of an investment at current market prices, calculated by multiplying the Price (defined below) by the number of units held.

ONE Joint Investment Board (ONE JIB)

The joint board established by founding municipalities as a municipal services board under section 202 of the Act as required under Part II of the Regulation, and is the duly appointed Joint Investment Board for the municipality, as constituted from time to time and acting pursuant to the Terms of Reference set out in the ONE JIB Agreement.

Outcome

Outcome means, in the context of the Investment Plan, the same thing as ‘solution’. Investment Outcomes are a set of investment allocations with varying risk/return characteristics. The Outcomes assigned to each municipal investor are intended to reflect the needs and circumstances of the municipality. ONE JIB has five pre-defined basic outcomes:

Cash:

The Cash Outcome is designed for investments with a time horizon of less than 3 years. Preservation of capital and liquidity are the highest priorities. Investments allocated to this outcome are expected to be transferred back to the care and control of the municipal treasurer when the funds are reclassified as MRI.

Contingency:

The Contingency outcome is designed for investing contingency reserves. The funds in this outcome may be drawn upon to meet unexpected needs and infrequent events. The investment horizon for this outcome is typically greater than 5 years, with an emphasis placed on long-term growth and preservation of purchasing power is a key consideration.

Asset Management Reserves:

The Asset Management Reserve Outcome is specifically designed for very long investment horizons with a well-defined purpose. Allocations to this Outcome are intended to generate returns to help fund asset management objectives. The long-term nature of asset management reserves allows this Outcome to emphasize long-term growth.

Stable Return:

The Stable Return Outcome is designed to provide an annual income while preserving the value of the principal investment. The principal amount is often invested in perpetuity with no intent to withdraw for the foreseeable future. This outcome is frequently used by municipalities looking to replace the income stream of a utility that has been sold, with some or all proceeds of the sale acting as the principal.

Target Date:

The Target Date Outcomes are designed for contributions toward planned capital projects. There are three target date designs for different time horizons: 3 to 5 years; 5 to 10 years; and greater than 10 years. For capital projects in the 3-to-5-year range, preservation of capital is prioritized. For projects in the 5-to-10-year range, emphasis is placed on inflation mitigation and meeting target funding requirements. For projects in the greater-than-10-year range, emphasis is placed on longer-term inflation adjusted growth.

Price

The price of ONE funds is the unit price at a point in time, also known as the net asset value, which is calculated daily by CIBC Mellon. This price takes into account the last traded prices of all securities held by the manager, the bid/ask spread where no recent trade is available and a daily accrual for all fees including investment management and administration.

Prudent Investor Standard

The standard requiring ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment but does not restrict the securities in which a municipality can invest. The Prudent Investor standard applies to the entire portfolio of Long-Term Funds under control of ONE JIB rather than to individual securities.

Quality

This statistic refers to the creditworthiness of bonds based on ratings provided by bond rating agencies such as S&P, DBRS, Fitch and Moody's. The highest quality bonds are rated AAA and range down from there to AA, A and BBB, all of which are investment grade ratings. Ratings below BBB are considered high yield. The lower a credit rating, the higher a bond's yield to maturity and commensurate risk of default on interest payments or principal. The credit rating on an entire fund is calculated as a weighted average.

Realized and Unrealized Gains

Capital gains reflect the movement in the Price of investments as they rise over time relative to their average Unit Cost. Negative gains are losses, meaning that the Price of the units in the account is lower than the average Price paid for them (Unit Cost). Because gains / losses are calculated based on net asset values, they are diminished by the amount of fees. (Please see Fees, Price and Unit Cost.)

- **Unrealized gains** exist “on paper” until the investment is sold in return for cash, at which point they become realized.
- **Realized gains** are generated by withdrawals from accounts during the time period in question based on the unit Price compared to the Unit Cost.

Returns

Returns measure the percentage increment in value generated by investments over a period of time. Unless otherwise noted, time-weighted total returns are reported here, which include all forms of income and capital gains. There are different aspects to return calculations explained below.

- Calendar Year Return: reflects the total return generated by investments in the specified year any between January 1 to December 31.
- Annualized Returns: the total return generated by investments in each year for holding periods greater than one year. Annualized returns are the geometric average over a multi-year period, meaning they represent the compound return. For periods of one year or less, the actual return is shown without the effect of compounding.
- Returns in this report are calculated net of fees based on the Prices of the ONE Investment funds. These are calculated daily by CIBC Mellon and take into account all fees and costs associated with managing the fund.
- Return details in this report do not account for fee discounts that may apply for some Prudent Investor clients.
- Time-weighted returns: returns in this report are time-weighted in order for them to be compared to the benchmarks. Time-weighted returns are calculated in a way that excludes the effect of the timing of contributions and withdrawals (cash flows) from the fund. (To capture the effect of cash flows and measure their impact on returns, investors would instead need use dollar-weighted return calculations.)

Unit Cost

Unit Cost is the weighted average Price paid for all the Fund units held in the account and reflects the impact of units bought and sold over time.

Unrealized Gains: Please see Realized and Unrealized Gains

Value Added: The return generated by an investment manager above (or below, if negative) the benchmark.

Year to Date: The time period beginning January 1 and ending at the most recent quarter end.

To: ONE Joint Investment Board
From: Evelyn Foo, Chief Compliance Officer, ONE Investment
Date: March 1, 2023
Re: Compliance Reports: Asset Class and Target Weight Allocations Q4 2022
Report: ONE JIB 2023-006

1. RECOMMENDATIONS

It is recommended that the Board:

1. Receive the report.

2. SUMMARY

ONE Investment is providing two internal compliance reports to assist ONE JIB in monitoring the weights of investment holdings and asset classes relative to their targets for each Participating Municipality.

3. BACKGROUND

The portfolio management system generates reports to monitor allocation weights

The compliance reports generated by ONE Investment's portfolio management system show the positioning of all investment Outcome accounts of Participating Municipalities relative to their Target Weights as of December 31, 2022. These two compliance reports can be found in Appendices 1 and 2 of this report.

These compliance reports are provided to ONE JIB on a quarterly basis

These reports are provided to ONE JIB on a quarterly basis to allow it to monitor the allocations and understand the positioning of the Outcome accounts relative to the target asset class and holding weights. These reports also allow ONE JIB members to understand the quarter end positioning of the Outcome accounts and provide a basis for discussion with the Chief Investment Officer and Chief Compliance Officer on the positioning of the Outcome accounts. The Portfolio Asset Mix and the Allocation Drift Monitoring Reports highlight deviations from asset class (Equity Funds, Fixed Income Funds, Cash & Equivalents) target weights and Fund target weights by Outcome.

Portfolio Asset Mix Report

The two columns on the far right of the Portfolio Asset Mix report (Appendix 1) show the target and actual allocation weights for equity and fixed income asset classes.

Allocation Drift Monitoring Report

The Allocation Drift Monitoring report (Appendix 2) shows the degree to which the weights of individual holdings (Funds or HISA allocation) differ from the target weights assigned in the Investment Plan. The Chief Investment Officer and Chief Compliance Officer monitor this report on a regular basis as part of their portfolio oversight responsibilities.

The two columns on the far right of the Allocation Drift Monitoring Report highlight when allocation weights have moved notably from their target weights. The “2% Drift from target” column shows values when the absolute weight of a holding is above or below target by two percentage points. The “10% above Target” shows values when weight of a holding as a proportion of the target weight is 10% above or below the target weight.

4. ANALYSIS

Allocation weights for all Outcomes remain close to their intended targets

All allocation weights for each Participating Municipality remain close to their intended target weights and are within the expected tolerance bands. As a result, no rebalancing is required as of the date of this report.

5. CONCLUSION

ONE Investment uses its portfolio management system to monitor municipal account allocations in relation to ONE JIB’s Outcomes. The attached report provides ONE JIB with the tools to monitor the positioning of asset classes and individual holdings within the Outcomes relative to their intended targets.

Drafted by: Evelyn Foo, Chief Compliance Officer

Approved by: Judy Dezell and Donna Herridge - Co-Presidents/CEO

account	as of	security	Current Weight	Target Weight	10% from Target	2% drift from target
Bracebridge - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	19.1053	18	na	na
Bracebridge - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	42.77946	42	na	na
Bracebridge - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	5.48157	6	na	na
Bracebridge - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	5.67441	6	na	na
Bracebridge - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	26.95925	28	na	na
Bracebridge - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	23.57015	22.5	na	na
Bracebridge - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	53.53008	52.5	na	na
Bracebridge - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	3.37539	3.75	na	na
Bracebridge - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	3.48786	3.75	na	na
Bracebridge - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	16.03652	17.5	na	na
Huntsville - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	18.54859	18	na	na
Huntsville - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	42.51773	42	na	na
Huntsville - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	5.80127	6	na	na
Huntsville - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	6.06142	6	na	na
Huntsville - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	27.07099	28	na	na
Huntsville - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	One High Interest Savings Account	21.71893	20	na	na
Huntsville - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	3.0723	3	na	na
Huntsville - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	7.07674	7	na	na
Huntsville - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	10.17505	10.5	na	na
Huntsville - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	10.62049	10.5	na	na
Huntsville - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	47.33649	49	na	na
Huntsville - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	23.61043	22.5	na	na
Huntsville - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	53.35005	52.5	na	na
Huntsville - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	3.32952	3.75	0.42	na
Huntsville - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	3.42185	3.75	na	na
Huntsville - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	16.28815	17.5	na	na
Huntsville - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	15.57951	15	na	na
Huntsville - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	35.39797	35	na	na
Huntsville - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	7.30631	7.5	na	na
Huntsville - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	7.64662	7.5	na	na
Huntsville - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	34.06959	35	na	na
Innisfil - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	19.0778	18	na	na
Innisfil - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	42.85159	42	na	na
Innisfil - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	5.46395	6	na	na
Innisfil - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	5.65794	6	na	na
Innisfil - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	26.94872	28	na	na
Innisfil - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	15.34697	15	na	na
Innisfil - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	36.098	35	na	na
Innisfil - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	7.28604	7.5	na	na
Innisfil - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	7.23999	7.5	na	na
Innisfil - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	34.029	35	na	na
Kenora - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	19.18256	18	na	na
Kenora - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	42.73689	42	na	na
Kenora - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	5.46385	6	na	na
Kenora - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	5.68583	6	na	na
Kenora - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	26.93087	28	na	na
Kenora - Stable Return Outcome vs. Stable Return Outcome Asset Mix	12/31/2022	One High Interest Savings Account	11.24235	10	1.24	na
Kenora - Stable Return Outcome vs. Stable Return Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	8.83368	9	na	na
Kenora - Stable Return Outcome vs. Stable Return Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	21.37171	21	na	na
Kenora - Stable Return Outcome vs. Stable Return Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	8.64308	9	na	na
Kenora - Stable Return Outcome vs. Stable Return Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	8.96893	9	na	na
Kenora - Stable Return Outcome vs. Stable Return Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	40.94026	42	na	na
Kenora - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	One High Interest Savings Account	20.23946	20	na	na
Kenora - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	2.89649	3	na	na
Kenora - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	6.93275	7	na	na
Kenora - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	10.44925	10.5	na	na
Kenora - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	10.54262	10.5	na	na
Kenora - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	48.93942	49	na	na

account	as_of	security	Current Weight	Target Weight	10% from Target	2% drift from target
Muskoka - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	18.60288	18	na	na
Muskoka - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	42.38543	42	na	na
Muskoka - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	5.81862	6	na	na
Muskoka - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	6.08393	6	na	na
Muskoka - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	27.10914	28	na	na
Muskoka - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	One High Interest Savings Account	21.64068	20	na	na
Muskoka - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	3.08866	3	na	na
Muskoka - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	7.2283	7	na	na
Muskoka - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	10.20485	10.5	na	na
Muskoka - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	10.5943	10.5	na	na
Muskoka - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	47.24321	49	na	na
Muskoka - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	16.02515	15	na	na
Muskoka - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	36.06885	35	na	na
Muskoka - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	6.91391	7.5	na	na
Muskoka - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	7.1546	7.5	na	na
Muskoka - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	33.83749	35	na	na
Muskoka - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	22.65639	22.5	na	na
Muskoka - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	53.52911	52.5	na	na
Muskoka - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	3.5598	3.75	na	na
Muskoka - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	3.54639	3.75	na	na
Muskoka - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	16.7083	17.5	na	na
Neebing - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	18.01923	18	na	na
Neebing - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	41.87646	42	na	na
Neebing - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	6.02565	6	na	na
Neebing - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	6.24931	6	na	na
Neebing - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	27.82935	28	na	na
Neebing - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	One High Interest Savings Account	21.53726	20	na	na
Neebing - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	2.93949	3	na	na
Neebing - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	6.83105	7	na	na
Neebing - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	10.32079	10.5	na	na
Neebing - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	10.70393	10.5	na	na
Neebing - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	47.66749	49	na	na
Neebing - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	15.00939	15	na	na
Neebing - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	34.88195	35	na	na
Neebing - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	7.52877	7.5	na	na
Neebing - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	7.80823	7.5	na	na
Neebing - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	34.77167	35	na	na
Neebing - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	22.5386	22.5	na	na
Neebing - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	52.37978	52.5	na	na
Neebing - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	3.76848	3.75	na	na
Neebing - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	3.90837	3.75	na	na
Neebing - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	17.40477	17.5	na	na
Quinte West - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	18.01913	18	na	na
Quinte West - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	41.87656	42	na	na
Quinte West - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	6.02558	6	na	na
Quinte West - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	6.24928	6	na	na
Quinte West - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	27.82945	28	na	na
Quinte West - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	One High Interest Savings Account	21.53711	20	na	na
Quinte West - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	2.93941	3	na	na
Quinte West - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	6.83122	7	na	na
Quinte West - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	10.32087	10.5	na	na
Quinte West - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	10.70402	10.5	na	na
Quinte West - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	47.66737	49	na	na
Quinte West - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	15.00941	15	na	na
Quinte West - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	34.88196	35	na	na
Quinte West - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	7.52872	7.5	na	na
Quinte West - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	7.80821	7.5	na	na
Quinte West - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	34.7717	35	na	na
Quinte West - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	22.53859	22.5	na	na
Quinte West - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	52.37984	52.5	na	na
Quinte West - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	3.76846	3.75	na	na
Quinte West - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	3.90836	3.75	na	na
Quinte West - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	17.40476	17.5	na	na

account	as_of	security	Current Weight	Target Weight	10% from Target	2% drift from target
Thunder Bay - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	17.57547	18	na	na
Thunder Bay - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	42.48558	42	na	na
Thunder Bay - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	6.04525	6	na	na
Thunder Bay - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	6.16253	6	na	na
Thunder Bay - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	27.73118	28	na	na
Thunder Bay - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	One High Interest Savings Account	20.90922	20	na	na
Thunder Bay - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	2.90023	3	na	na
Thunder Bay - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	6.98955	7	na	na
Thunder Bay - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	10.47442	10.5	na	na
Thunder Bay - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	10.67761	10.5	na	na
Thunder Bay - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	48.04896	49	na	na
Thunder Bay - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	14.66569	15	na	na
Thunder Bay - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	35.34425	35	na	na
Thunder Bay - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	7.56661	7.5	na	na
Thunder Bay - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	7.71339	7.5	na	na
Thunder Bay - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	34.71005	35	na	na
Thunder Bay - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	21.99635	22.5	na	na
Thunder Bay - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	53.01111	52.5	na	na
Thunder Bay - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	3.78293	3.75	na	na
Thunder Bay - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	3.85631	3.75	na	na
Thunder Bay - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	17.3533	17.5	na	na
Whitby - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	18.31	18	na	na
Whitby - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	43.01	42	na	na
Whitby - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	5.81	6	na	na
Whitby - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	5.77	6	na	na
Whitby - Contingency Outcome vs. Contingency Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	27.10	28	na	na
Whitby - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	One High Interest Savings Account	20.74	20	na	na
Whitby - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	3.35	3	(0.35)	na
Whitby - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	7.43	7	na	na
Whitby - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	10.23	10.5	na	na
Whitby - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	10.70	10.5	na	na
Whitby - Target Date 3 to 5 Year Outcome vs. Target Date 3-5 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	47.54	49	na	na
Whitby - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	15.97	15	na	na
Whitby - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	36.27	35	na	na
Whitby - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	6.91	7.5	na	na
Whitby - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	7.17	7.5	na	na
Whitby - Target Date 5 to 10 Year Outcome vs. Target Date 5-10 Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	33.67	35	na	na
Whitby - Asset Management Reserve Outcome vs. Asset Management Reserves Asset Mix	12/31/2022	ONE Canadian Equity Fund	27.01	27	na	na
Whitby - Asset Management Reserve Outcome vs. Asset Management Reserves Asset Mix	12/31/2022	ONE Global Equity Fund	63.48	63	na	na
Whitby - Asset Management Reserve Outcome vs. Asset Management Reserves Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	1.43	1.5	na	na
Whitby - Asset Management Reserve Outcome vs. Asset Management Reserves Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	1.42	1.5	na	na
Whitby - Asset Management Reserve Outcome vs. Asset Management Reserves Asset Mix	12/31/2022	ONE Global Bond Fund	6.66	7	na	na
Whitby - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Equity Fund	22.98	22.5	na	na
Whitby - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Equity Fund	52.70	52.5	na	na
Whitby - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Corporate Bond Fund	3.59	3.75	na	na
Whitby - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Canadian Government Bond Fund	3.76	3.75	na	na
Whitby - Target Date 10 Year Plus Outcome vs. Target Date 10+ Year Outcome Asset Mix	12/31/2022	ONE Global Bond Fund	16.97	17.5	na	na
Muskoka - Cash Outcome vs. Cash Outcome Asset Mix	12/31/2022	One High Interest Savings Account	100.00	100	na	na
Innisfil - Cash Outcome vs. Cash Outcome Asset Mix	12/31/2022	One High Interest Savings Account	100.00	100	na	na
Huntsville - Cash Outcome vs. Cash Outcome Asset Mix	12/31/2022	One High Interest Savings Account	100.00	100	na	na
Bracebridge - Cash Outcome vs. Cash Outcome Asset Mix	12/31/2022	One High Interest Savings Account	100.00	100	na	na
Neebing - Cash Outcome vs. Cash Outcome Asset Mix	12/31/2022	One High Interest Savings Account	100.00	100	na	na
Quinte West - Cash Outcome vs. Cash Outcome Asset Mix	12/31/2022	One High Interest Savings Account	100.00	100	na	na
Thunder Bay - Cash Outcome vs. Cash Outcome Asset Mix	12/31/2022	One High Interest Savings Account	100.00	100	na	na
Whitby - Cash Outcome vs. Cash Outcome Asset Mix	12/31/2022	One High Interest Savings Account	100.00	100	na	na

Account	Asset Class	Asset Mix Limits			Portfolio
		Min	Max	Target	
570050021	Bracebridge - Contingency Outcome				
	Contingency Outcome				
	Equity Funds	55.00	65.00	60.00	61.89
	Fixed Income Funds	35.00	45.00	40.00	38.11
570050039	Bracebridge - Target Date 10 Year Plus				
	Target Date 10+ Year Outcome				
	Equity Funds	71.00	79.00	75.00	77.10
	Fixed Income Funds	21.00	29.00	25.00	22.91
570050047	Huntsville - Contingency Outcome				
	Contingency Outcome				
	Equity Funds	55.00	65.00	60.00	61.07
	Fixed Income Funds	35.00	45.00	40.00	38.93
570050054	Huntsville - Target Date 3 to 5 Year				
	Target Date 3-5 Year Outcome				
	Cash & Equivalents	17.00	23.00	20.00	21.72
	Equity Funds	8.00	12.00	10.00	10.15
	Fixed Income Funds	66.00	74.00	70.00	68.14
570050062	Huntsville - Target Date 10 Year Plus				
	Target Date 10+ Year Outcome				
	Equity Funds	71.00	79.00	75.00	76.96
	Fixed Income Funds	21.00	29.00	25.00	23.04
570050070	Innisfil - Contingency Outcome				
	Contingency Outcome				
	Equity Funds	55.00	65.00	60.00	61.93
	Fixed Income Funds	35.00	45.00	40.00	38.07
570050088	Muskoka - Contingency Outcome				
	Contingency Outcome				
	Equity Funds	55.00	65.00	60.00	60.99
	Fixed Income Funds	35.00	45.00	40.00	39.01
570050096	Muskoka - Target Date 3 to 5 Year				
	Target Date 3-5 Year Outcome				
	Cash & Equivalents	17.00	23.00	20.00	21.64
	Equity Funds	8.00	12.00	10.00	10.32
	Fixed Income Funds	66.00	74.00	70.00	68.03
570050104	Muskoka - Target Date 5 to 10 Year				
	Target Date 5-10 Year Outcome				
	Equity Funds	45.00	55.00	50.00	52.10
	Fixed Income Funds	45.00	55.00	50.00	47.90
570050112	Whitby - Contingency Outcome				
	Contingency Outcome				
	Equity Funds	55.00	65.00	60.00	61.32

ONE Investment
Portfolio Asset Mix
As of December 31/2022

Account	Asset Class	Asset Mix Limits			Portfolio
		Min	Max	Target	
	Fixed Income Funds	35.00	45.00	40.00	38.68
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570050120	Whitby - Target Date 3 to 5 Year				
	Target Date 3-5 Year Outcome				
	Cash & Equivalents	17.00	23.00	20.00	20.74
	Equity Funds	8.00	12.00	10.00	10.78
	Fixed Income Funds	66.00	74.00	70.00	68.47
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570050138	Whitby - Target Date 5 to 10 Year				
	Target Date 5-10 Year Outcome				
	Equity Funds	45.00	55.00	50.00	52.24
	Fixed Income Funds	45.00	55.00	50.00	47.75
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570050146	Whitby - Asset Management Reserve				
	Asset Management Reserves				
	Equity Funds	88.00	92.00	90.00	90.49
	Fixed Income Funds	8.00	12.00	10.00	9.51
<hr/>					
570050153	Whitby - Target Date 10 Year Plus				
	Target Date 10+ Year Outcome				
	Equity Funds	71.00	79.00	75.00	75.68
	Fixed Income Funds	21.00	29.00	25.00	24.32
<hr/>					
570050161	Kenora - Contingency Outcome				
	Contingency Outcome				
	Equity Funds	55.00	65.00	60.00	61.92
	Fixed Income Funds	35.00	45.00	40.00	38.08
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570050179	Kenora - Stable Return Outcome				
	Stable Return Outcome				
	Cash & Equivalents	8.00	12.00	10.00	11.24
	Equity Funds	26.00	34.00	30.00	30.20
	Fixed Income Funds	55.00	65.00	60.00	58.55
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570050187	Kenora - Target Date 3 to 5 Year				
	Target Date 3-5 Year Outcome				
	Cash & Equivalents	17.00	23.00	20.00	20.24
	Equity Funds	8.00	12.00	10.00	9.83
	Fixed Income Funds	66.00	74.00	70.00	69.93
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570050377	Huntsville - Target Date 5 to 10 Year				
	Target Date 5-10 Year Outcome				
	Equity Funds	45.00	55.00	50.00	50.98
	Fixed Income Funds	45.00	55.00	50.00	49.03
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570050385	Innisfil - Target Date 5 to 10 Year				
	Target Date 5-10 Year Outcome				
	Equity Funds	45.00	55.00	50.00	51.45
	Fixed Income Funds	45.00	55.00	50.00	48.56

ONE Investment
Portfolio Asset Mix
As of December 31/2022

Account	Asset Class	Asset Mix Limits			Portfolio
		Min	Max	Target	
570050443	Neebing - Contingency Outcome				
	Contingency Outcome				
	Equity Funds	55.00	65.00	60.00	59.90
	Fixed Income Funds	35.00	45.00	40.00	40.11
570050450	Neebing - Target Date 3 to 5 Year				
	Target Date 3-5 Year Outcome				
	Cash & Equivalents	17.00	23.00	20.00	21.54
	Equity Funds	8.00	12.00	10.00	9.77
	Fixed Income Funds	66.00	74.00	70.00	68.69
570050468	Neebing - Target Date 5 to 10 Year				
	Target Date 5-10 Year Outcome				
	Equity Funds	45.00	55.00	50.00	49.89
	Fixed Income Funds	45.00	55.00	50.00	50.11
570050476	Neebing - Target Date 10 Year Plus				
	Target Date 10+ Year Outcome				
	Equity Funds	71.00	79.00	75.00	74.92
	Fixed Income Funds	21.00	29.00	25.00	25.08
570050484	Quinte West - Contingency Outcome				
	Contingency Outcome				
	Equity Funds	55.00	65.00	60.00	59.90
	Fixed Income Funds	35.00	45.00	40.00	40.11
570050492	Quinte West - Target Date 3 to 5 Year				
	Target Date 3-5 Year Outcome				
	Cash & Equivalents	17.00	23.00	20.00	21.54
	Equity Funds	8.00	12.00	10.00	9.77
	Fixed Income Funds	66.00	74.00	70.00	68.69
570050500	Quinte West - Target Date 5 to 10 Year				
	Target Date 5-10 Year Outcome				
	Equity Funds	45.00	55.00	50.00	49.89
	Fixed Income Funds	45.00	55.00	50.00	50.11
570050518	Quinte West - Target Date 10 Year Plus				
	Target Date 10+ Year Outcome				
	Equity Funds	71.00	79.00	75.00	74.92
	Fixed Income Funds	21.00	29.00	25.00	25.08
570050567	Thunder Bay - Contingency Outcome				
	Contingency Outcome				
	Equity Funds	55.00	65.00	60.00	60.07
	Fixed Income Funds	35.00	45.00	40.00	39.94
570050575	Thunder Bay - Target Date 3 to 5 Year				
	Target Date 3-5 Year Outcome				
	Cash & Equivalents	17.00	23.00	20.00	20.91

Account	Asset Class	Asset Mix Limits			Portfolio
		Min	Max	Target	
	Equity Funds	8.00	12.00	10.00	9.89
	Fixed Income Funds	66.00	74.00	70.00	69.20
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570050583	Thunder Bay - Target Date 5 to 10 Year				
	Target Date 5-10 Year Outcome				
	Equity Funds	45.00	55.00	50.00	50.01
	Fixed Income Funds	45.00	55.00	50.00	49.99
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570050591	Thunder Bay - Target Date 10 Year Plus				
	Target Date 10+ Year Outcome				
	Equity Funds	71.00	79.00	75.00	75.01
	Fixed Income Funds	21.00	29.00	25.00	24.99
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570050625	Muskoka - Target Date 10 Year Plus				
	Target Date 10+ Year Outcome				
	Equity Funds	71.00	79.00	75.00	76.19
	Fixed Income Funds	21.00	29.00	25.00	23.82
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9021944312	Whitby - Cash Outcome				
	Cash Outcome				
	Cash & Equivalents	100.00	100.00	100.00	100.00
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9021979213	Muskoka - Cash Outcome				
	Cash Outcome				
	Cash & Equivalents	100.00	100.00	100.00	100.00
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9021979418	Innisfil - Cash Outcome				
	Cash Outcome				
	Cash & Equivalents	100.00	100.00	100.00	100.00
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9021979515	Huntsville - Cash Outcome				
	Cash Outcome				
	Cash & Equivalents	100.00	100.00	100.00	100.00
<hr/>					
9021979612	Bracebridge - Cash Outcome				
	Cash Outcome				
	Cash & Equivalents	100.00	100.00	100.00	100.00
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9027504012	Thunder Bay - Cash Outcome				
	Cash Outcome				
	Cash & Equivalents	100.00	100.00	100.00	100.00
<hr/>					
9028194017	Quinte West - Cash Outcome				
	Cash Outcome				
	Cash & Equivalents	100.00	100.00	100.00	100.00
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9028194211	Neebing - Cash Outcome				
	Cash Outcome				
	Cash & Equivalents	100.00	100.00	100.00	100.00

To: ONE Joint Investment Board
From: Keith Taylor, Chief Investment Officer, ONE Investment
Date: March 1, 2023
Re: Canadian Fixed Income Manager – Presentation by MFS
Report: ONE JIB 2023-001

1. RECOMMENDATIONS

It is recommended that the Board:

1. Receive the report.

2. SUMMARY

MFS Investment Management is the external investment manager of the ONE Canadian Government Bond Fund and the ONE Canadian Corporate Bond Fund. These funds give exposure to high credit quality Canadian bonds, a key exposure in the investment allocations of ONE JIB. MFS will make a presentation to ONE JIB describing the basic features of the funds and will provide detail on their positioning, performance, and outlook.

3. BACKGROUND

The two funds that MFS manages under ONE JIB mirror similar Legal List Portfolios, but the mandates may diverge from the Legal List Portfolios in the future

ONE Investment has been working with MFS Investment Management to provide fixed income portfolios for municipalities for almost 25 years. They have helped to design and run mandates that were tailored to meet the investment restrictions of the Legal List.

The two Canadian fixed income funds managed by MFS for ONE JIB were initially designed to mirror mandates that ONE Investment has historically offered to municipalities under the Legal List. These funds offer exposure to very high credit quality bonds.

At its last meeting ONE JIB approved changes changing the mandate of the Canadian Government Bond Fund to focus primarily on short-term Canadian government bonds. ONE JIB's New Products Committee is currently evaluating potential changes to the Canadian Corporate Bond Fund for future ONE JIB consideration.


MFS's presentation will summarize the key aspects of the mandates and characterize recent performance

MFS will make a presentation to ONE JIB to explain the investment mandates and to discuss recent performance. Typically, ONE Investment's external managers present to ONE JIB on an annual basis to provide an opportunity for ONE JIB members to ask about holdings, strategy, and the performance of the mandates.

4. CONCLUSION

ONE Investment has had a very long relationship with MFS Investment Management in offering investment portfolios to municipalities, initially under the Legal List and now under the Prudent Investment Program as well. The manager's presentation to ONE JIB is an opportunity to learn more about the Fund's mandate, performance, and positioning.

Drafted by: Keith Taylor, Chief Investment Officer, and Colin Macdonald, Manager - Investment Services
Approved by: Judy Dezell and Donna Herridge - Co-Presidents/CEO



ONE Investment Program Canadian Fixed Income Strategies — Prudent Investor

01 March 2023

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Presenters



Darren Patrick, CFA

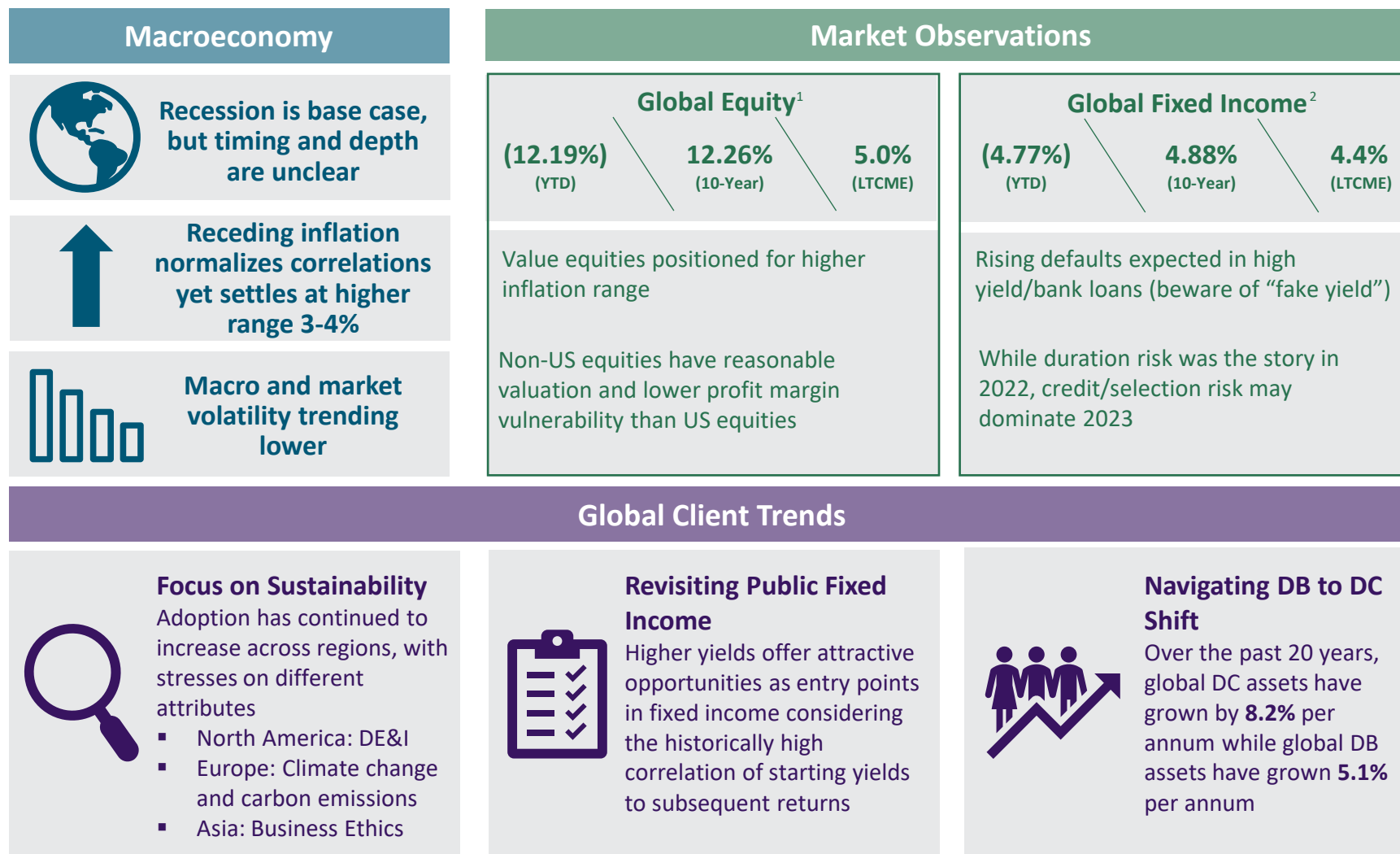
- Managing Director — Institutional Relationship Management
- As a Relationship Manager, responsible for the overall client experience including communicating portfolio positioning, strategy, and performance attribution and ensuring that our clients' ongoing service needs are met.
- Joined MFS in 2015; previous positions include Director, Relationship Management
- Previous experience includes 1 year as Principal, Private Capital & Advisory at Promerita Group; 8 years as Commercial Market Leader, Pacific Region and Senior Consultant, Investments at Aon Hewitt; 1 year as Consultant at Towers Watson; 2 years as Manager, Investor Relations & Treasury at TELUS; 3 years as Investment Banking Analyst at BMO Nesbitt Burns
- Affiliations include CFA Institute, CFA Society Vancouver
- University of Manitoba, BSc
- University of Manitoba, BComm, honours

Soami Kohly, CFA, FCIA, FSA

- Fixed Income Portfolio Manager
- Serves on MFS Fixed Income Strategy Group
- As a Fixed Income Portfolio Manager, collaborates with the full MFS global investment organization to develop and implement portfolio strategies that seek to achieve long-term performance objectives. Responsibilities encompass all aspects of portfolio construction, including risk budgeting, asset allocation, security selection, and risk management.
- Joined MFS in 2009
- Previous experience includes 3 years as Associate Analyst in equity research and Vice President of structured products at RBC Capital Markets; 12 years as Actuarial Consultant at Hewitt Associates
- Also responsible for Liability Driven Investing and Dynamic De-risking solutions for defined benefit pension plans.
- Affiliations include Canadian Institute of Actuaries, Fellow, Society of Actuaries
- University of Western Ontario, BSc, honours

Markets in Focus

Macro, market, and asset allocation insights



Sources: Index Performance, Correlations and Attribution information sourced from FactSet Research Systems Inc and yields from Bloomberg as of December 2022. Long Term Capital Markets Expectations (LTCME) sourced from the MFS Long Term Market Expectations (CAD Edition) as of January 2023. Focus on Sustainability from the ESG Adoption Among Institutional Investors Coalition Greenwich 2022 preliminary data. Navigating DB to DC sourced from [Mastering DC plans globally - WTW \(wtwco.com\)](#), [Global Pension Assets Study - 2022 - Thinking Ahead Institute](#) 2022-09-22 [The DC Future Book: in association with Columbia Threadneedle Investments 2022 | Pensions Policy Institute](#)
Please see next page for methodologies and important considerations

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¹Global equities is represented by the MSCI World NR. Value and Growth are represented by the Russell 1000 Value and Russell 1000 Growth Indices respectively.

²Global Fixed Income is represented by the Bloomberg Global Aggregate(USD Hedged) Indices. Investment Grade Bonds are represented by the Bloomberg Global Aggregate Credit Index YTD returns vs. the last 20 calendar years. Yields are based on the U.S. 10-Year Treasury. Correlations based on the MSCI World NR and Barclays Global Aggregate (USD Hedged) Indices monthly rolling 3-year correlations of returns, over the last 10 years.

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Responsible Active Management



We create long-term value by allocating capital responsibly for investors



COLLECTIVE EXPERTISE

- Engagement
- Diversity and collaboration
- Integrated research



LONG-TERM DISCIPLINE

- Conviction and longer time horizons
- Continuity/Succession planning



RISK MANAGEMENT

- Risk-aware culture
- Understanding material risks
- Capacity management

Uncovering market opportunities while striving to protect our clients' reputations

Profile

- CAD 118 billion fixed income¹ platform established in 1970
- CAD 742 billion total firm-wide AUM
- 127 fixed income professionals integrated into 314 member global investment organization
- Long-term-focused organizational ownership

Approach

Collective Expertise

Differentiated investment insights through global collaboration and research connectivity

Long-Term Discipline

Deep fundamental conviction and long-term focus aimed to exploit opportunities within short-term oriented markets

Risk Management

Intentional calibration of investment risk aligning fundamentals with valuation in a manner consistent with expectations



Potential Benefits

Opportunity for long term active investment returns

Portfolio risk profiles aligned with expectations

Consultative client engagement supporting flexibly tailored solutions²

As of 31-Dec-22.

¹ Includes CAD 29.0 billion of dedicated fixed income assets managed as part of multi-asset portfolios and short-term cash management assets.

² This benefit is in regards to our separately managed account offerings. Please refer to the fund's regulatory documents for the fund's investment strategy.

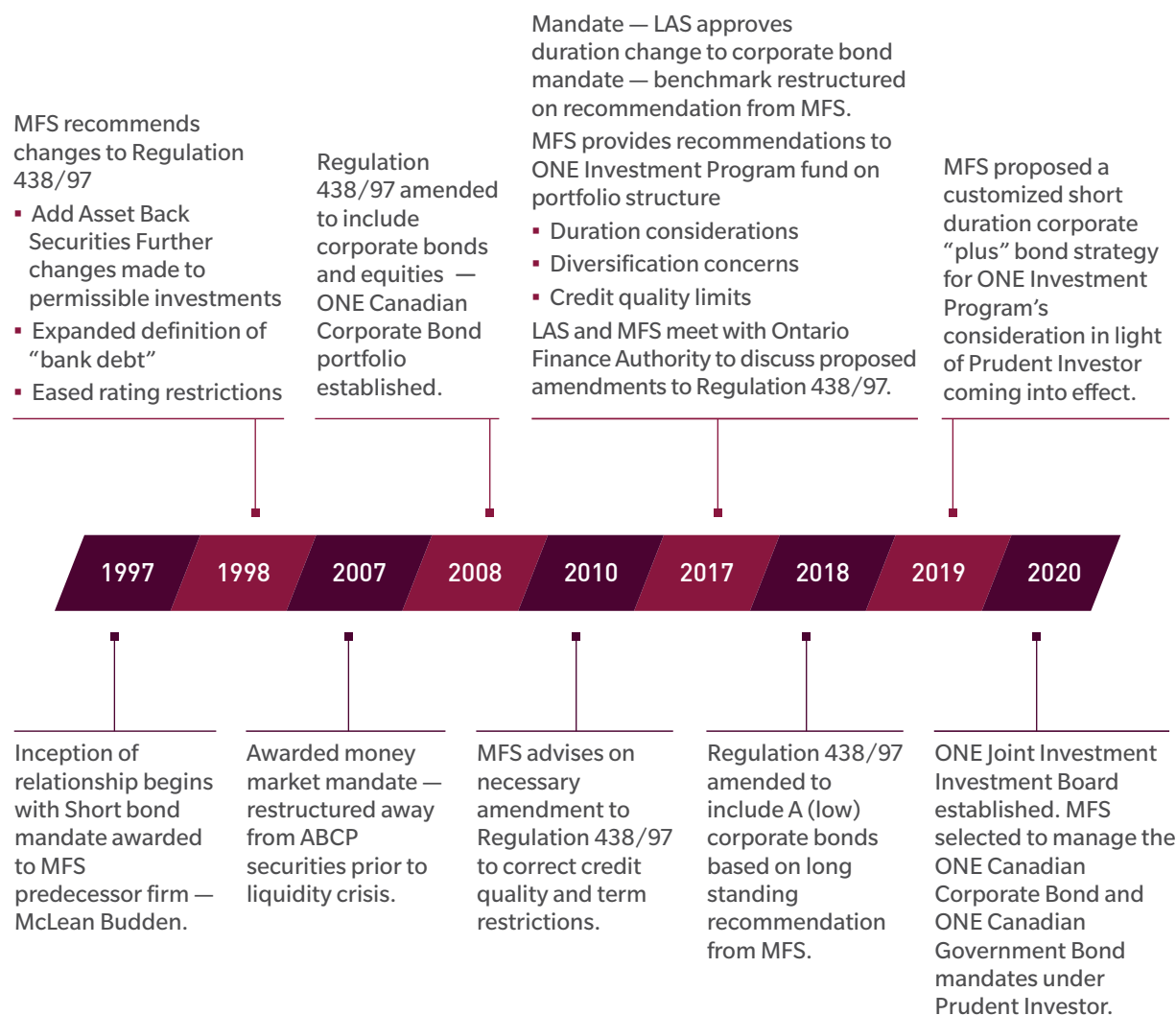
A leading global fixed income manager

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Timeline of ONE Investment Program and MFS

History of enhancements



Long history of partnership to improve outcomes for municipalities

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Prudent Investor Portfolio Strategy Spectrum



Strategy	Objective	Benchmark	Duration	Assets (CAD Millions)	Inception
ONE Canadian Corporate Bond Fund	Provide competitive rates of return through a diversified, conservatively managed portfolio consisting primarily of Canadian bonds, debentures, promissory notes or other evidences of indebtedness of corporations, governments or agencies thereof or supranational organizations or agencies thereof.	48% FTSE Canada All Government Bond Index 40% FTSE Canada Short Term Corporate A Index 10% FTSE Canada Universe Corporate AAA/AA Index 2% FTSE Canada 91 Day T-Bill Index	Benchmark +/- 1.5 years	36.9	03-Jul-20
ONE Canadian Government Bond Fund	Provide investors with competitive rates of return through a diversified, conservatively managed portfolio consisting primarily of short-term Canadian bonds where preservation of capital in real terms is of prime concern.	95% FTSE Canada All Government Short Term Index 5% FTSE Canada 91 Day T-Bill Index	Benchmark +/- 1 year	38.1	03-Jul-20

As of 31-Dec-22.



Customized portfolios to meet the needs of Ontario municipalities under Prudent

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MFS® Canadian Fixed Income Team



Soami Kohly, CFA, FSA, FCIA
Portfolio Manager
29 years industry experience



Josh Marston
Portfolio Manager
30 years industry experience

Sector Level Expertise				
IG Corporate	High Yield	EMD	Securitized	Municipals
4 Portfolio Managers	2 Portfolio Managers	3 Portfolio Managers	2 Portfolio Managers	4 Portfolio Managers
14 Fundamental Research Analysts	10 Fundamental Research Analysts	12 Fundamental Research Analysts	2 Fundamental Research Analysts	10 Fundamental Research Analysts
3 Research Associates	1 Research Associate	2 Research Associates	2 Research Associates	2 Research Associates
2 Traders	2 Traders	4 Traders	2 Traders	2 Traders
Additional Resources				
26 Fixed Income Portfolio Managers 51 Equity Portfolio Managers 63 Fundamental Fixed Income Research Analysts and Associates 80 Fundamental Equity Research Analysts and Associates			4 ESG Analysts and Associates 12 Fixed Income Quantitative Analysts and Associates 21 Fixed Income Traders 3 Legal & Proxy 1 Fixed Income Research Analyst — Solutions 7 Investment Product Specialists	

¹ As of 31-Dec-22.

Years of industry experience as of 31-Dec-22.

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Highly experienced portfolio management team supported by the full resources of the global fixed income platform

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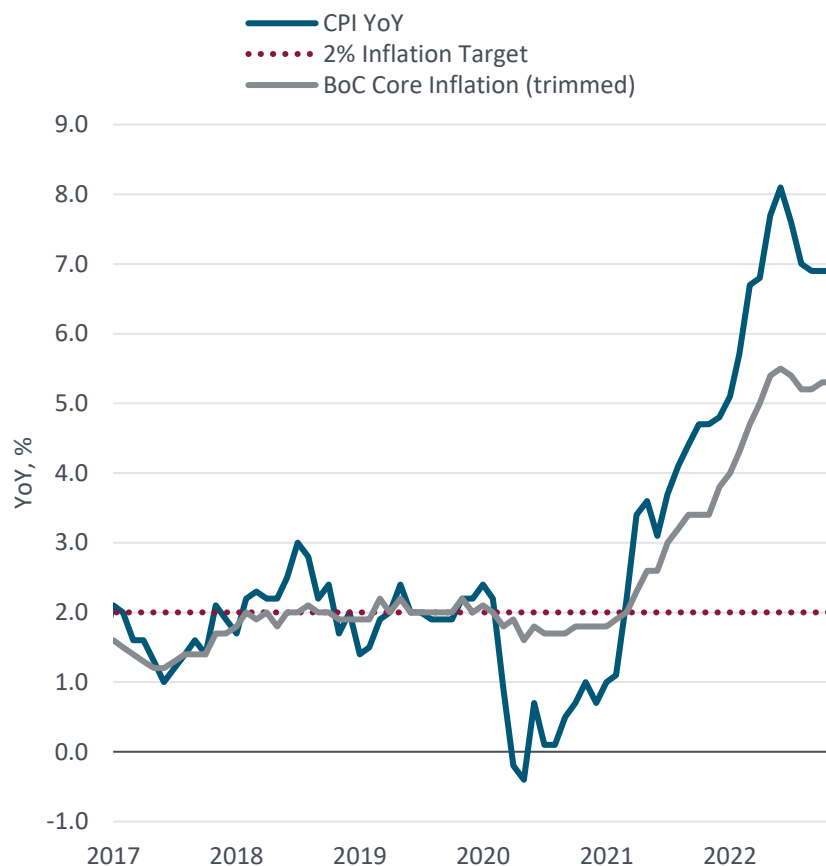
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Inflation Remains a Key Macro Risk

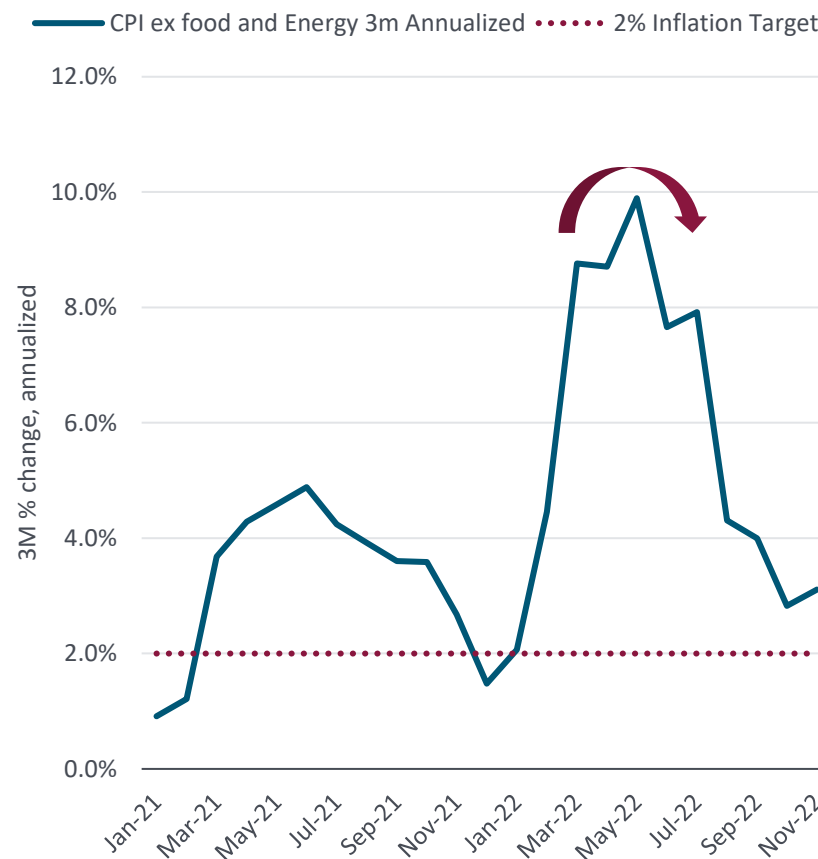
Core inflation remains elevated, but momentum has eased



Canadian Inflation Still on the Rise



Core CPI 3m Annualized Rate



Source: Bloomberg. LHS: STCA – Statistics Canada. Monthly data from 31 January 2017 to 30 November 2022. RHS: Statistics Canada (Statcan), Bloomberg. Monthly data from 31 January 2021 through 30 November 2022. Core CPI is Canada CPI excluding Food and Energy, not seasonally adjusted.

Inflation appears to have improved but remains above the BOCs target

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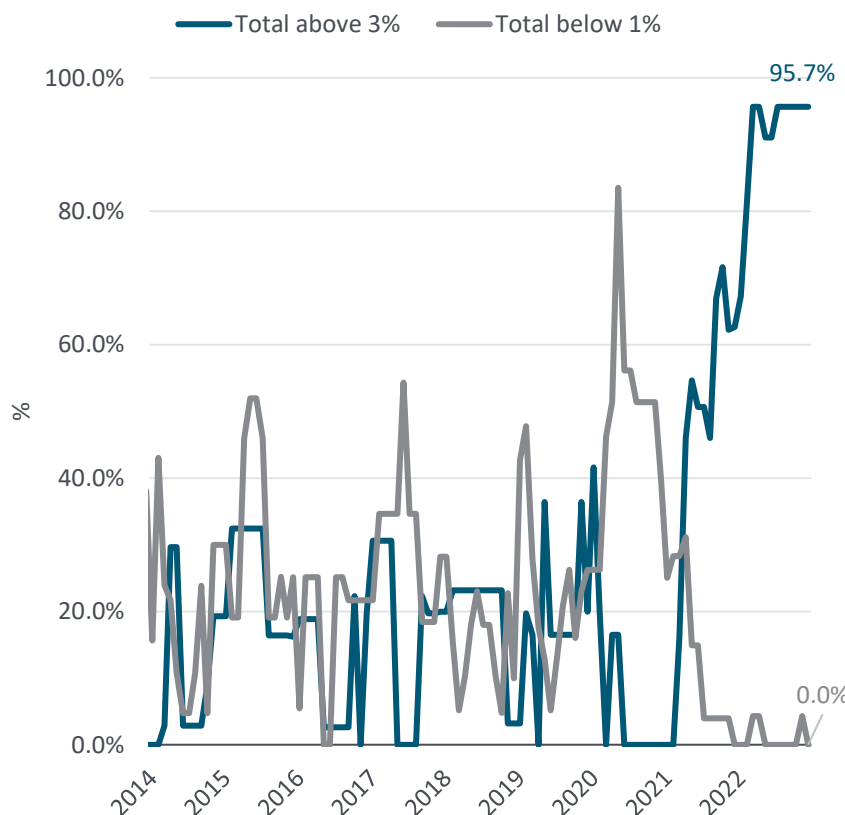
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Inflation is Broad-based but Easing in Many Categories

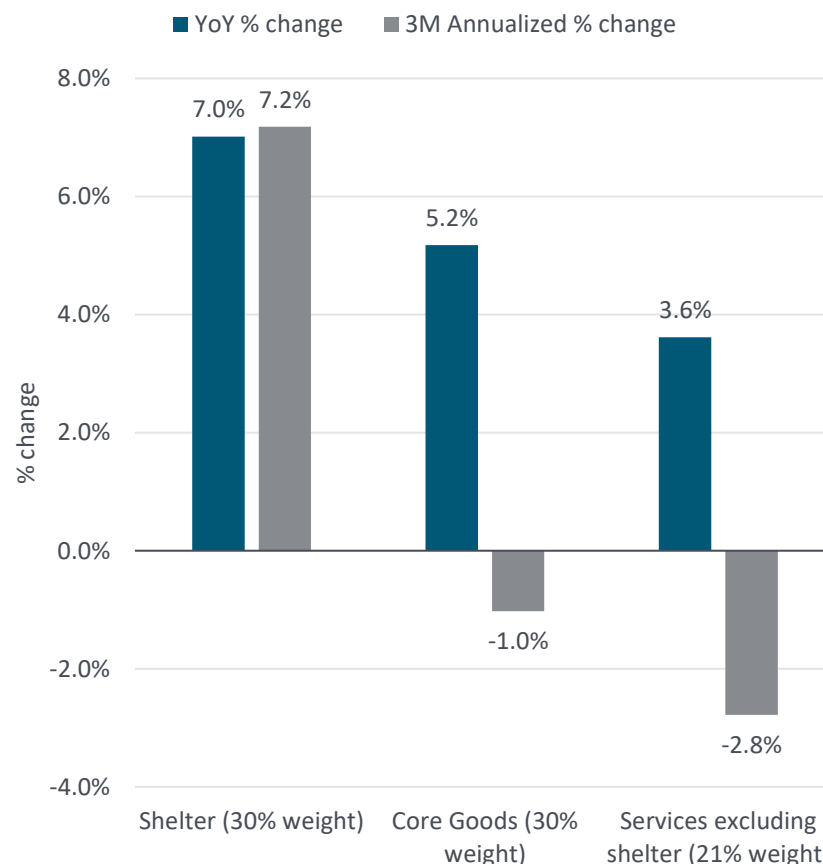
Some categories of CPI eased, while others have picked up



Weighted Share of CPI Components by Inflation Rate



Dispersion in Growth Rates of CPI Baskets



Source: Bloomberg. LHS: STCA Statistics Canada. Monthly data from 31 January 2014 to 30 December 2022. Aggregated weighted shares calculated by summing the weights of the 8 headline sub-components of Canada CPI that are above 3% or below 1% on a year over year basis. Indices used to calculate year over year changes are not seasonally adjusted. RHS: Statistics Canada (Statcan), Bloomberg. Monthly data from 30 December 2021 through 30 December 2022.

BoC focused on services (ex shelter) inflation

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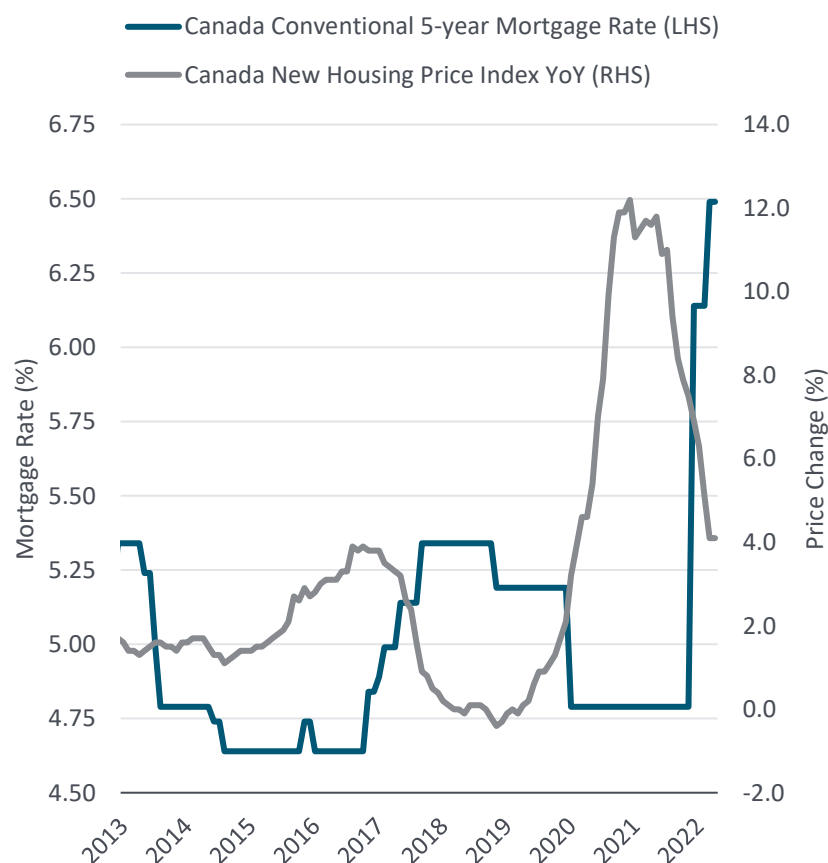
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Financial Tightening Impacts Rate Sensitive Sectors First

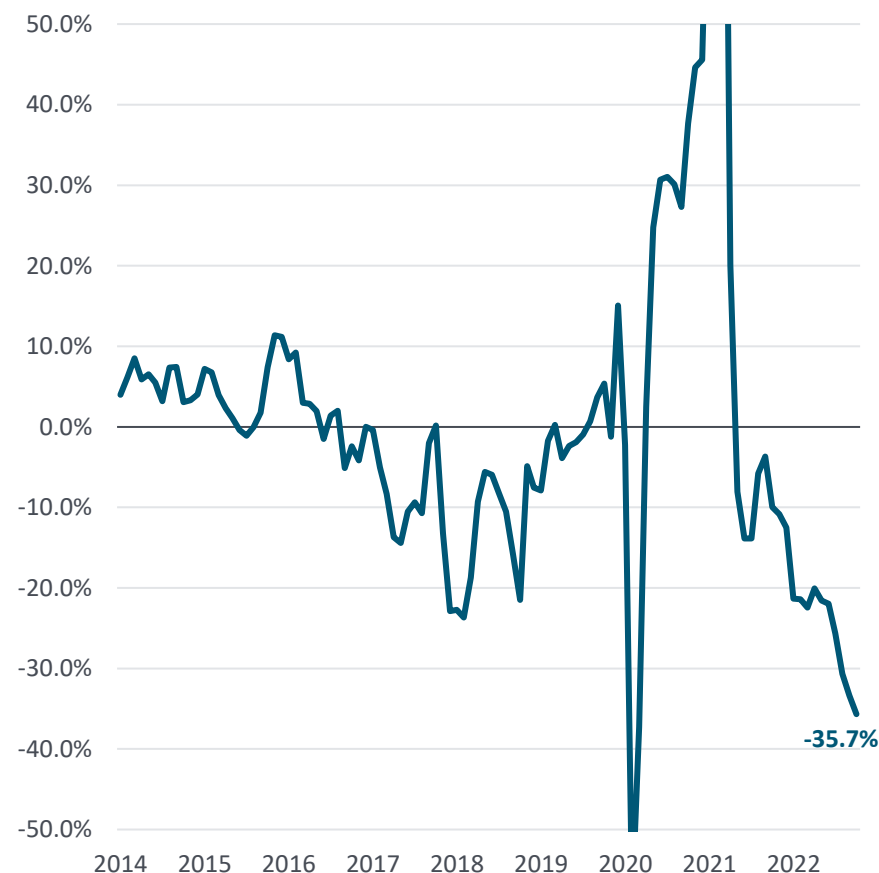
Home prices have slowed in result of a dramatic rise in the mortgage rate



Canada Home Prices and Mortgage Rates



Canada Existing Home Sales YoY



Source: LHS: Bloomberg, Statcan. Monthly data from 31 March 2013 through 30 December 2022. RHS: Bloomberg. Monthly data from 31 March 2014 through 30 December 2022.

Interest rate sensitive sectors of the economy are feeling the impact of higher rates

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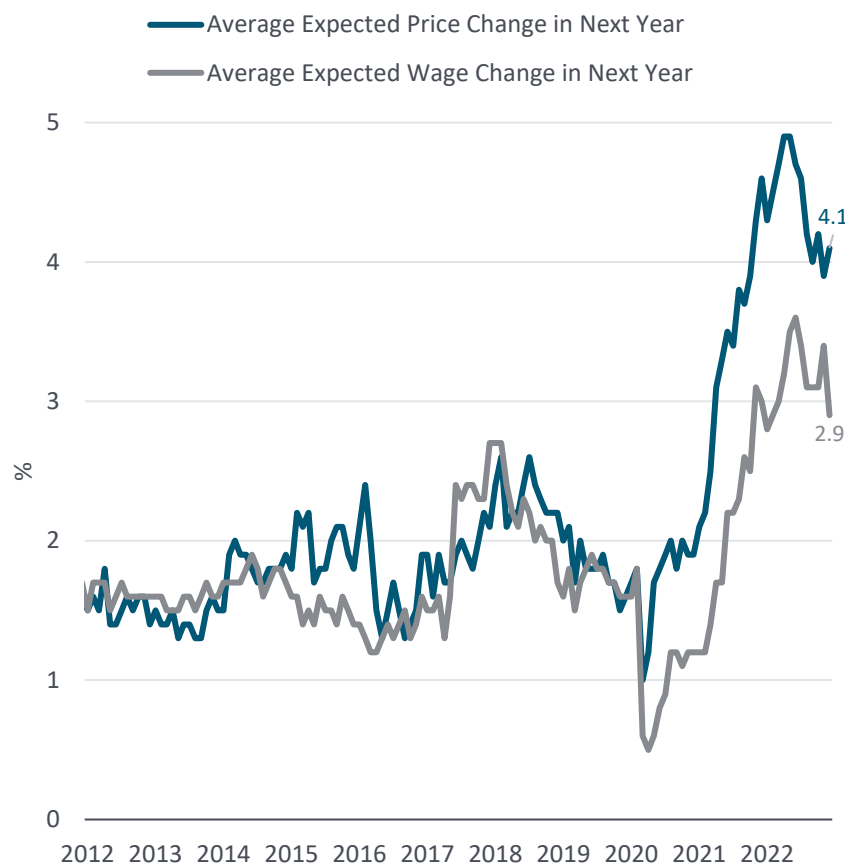
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Canadian Consumer and Business Expectations

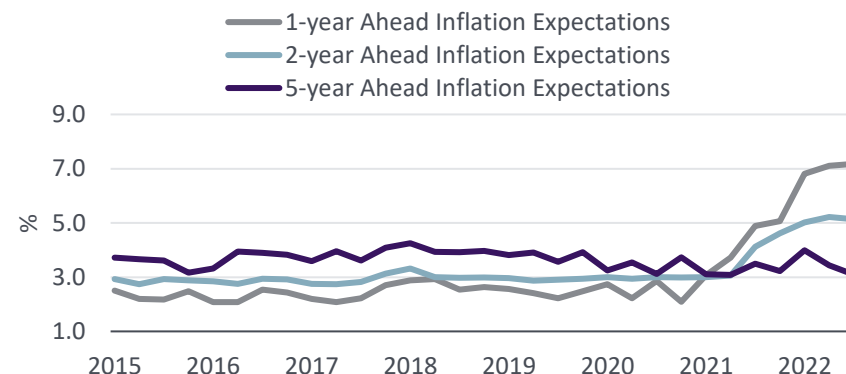
Short term inflation expectations still elevated, but long-term expectations contained



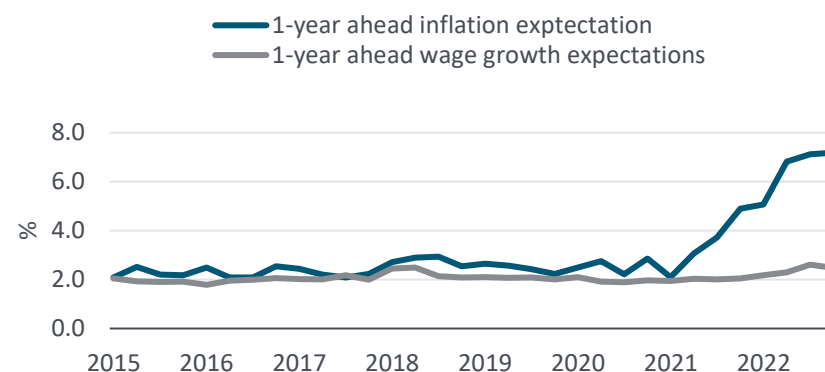
CFIB Business Expectations



Canadian Consumer Inflation Expectations



Canadian Consumer Wage Expectations



Source: LHS: Canadian Federation of Independent Business, Haver Analytics. Monthly data from 31 January 2012 to 31 December 2022.

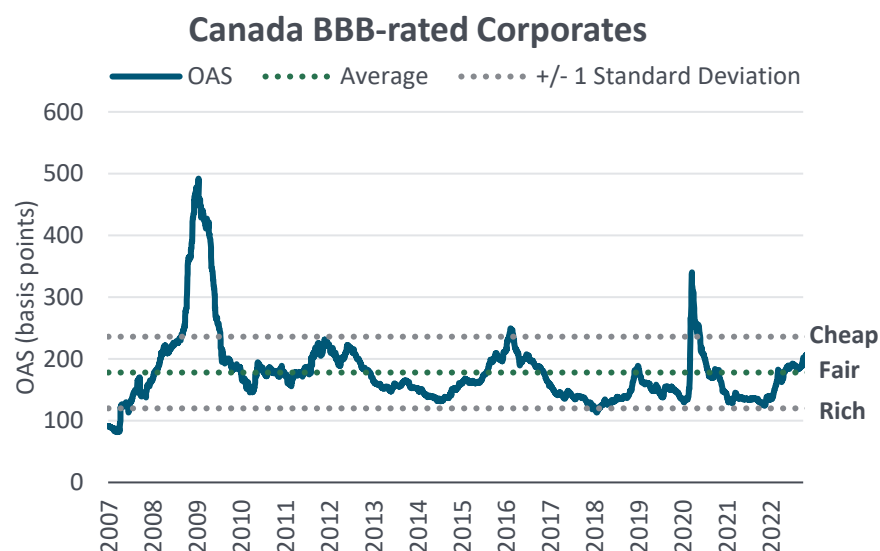
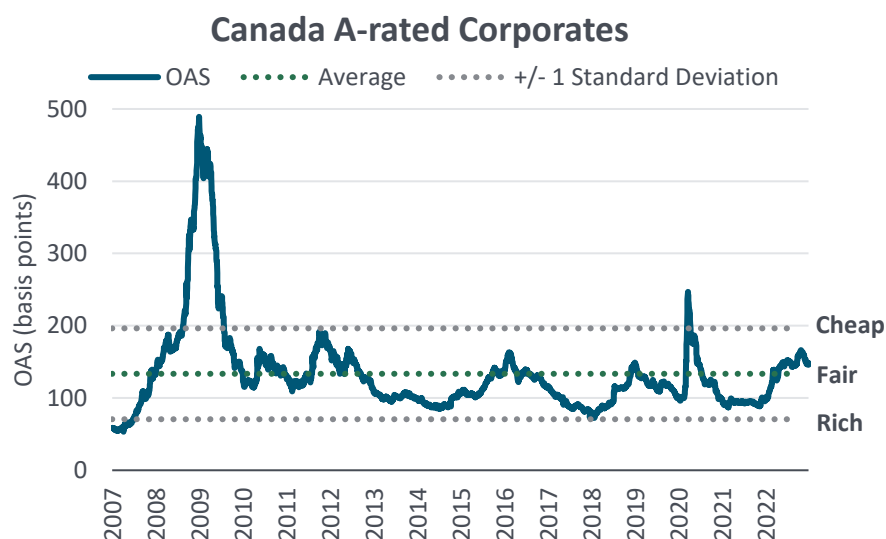
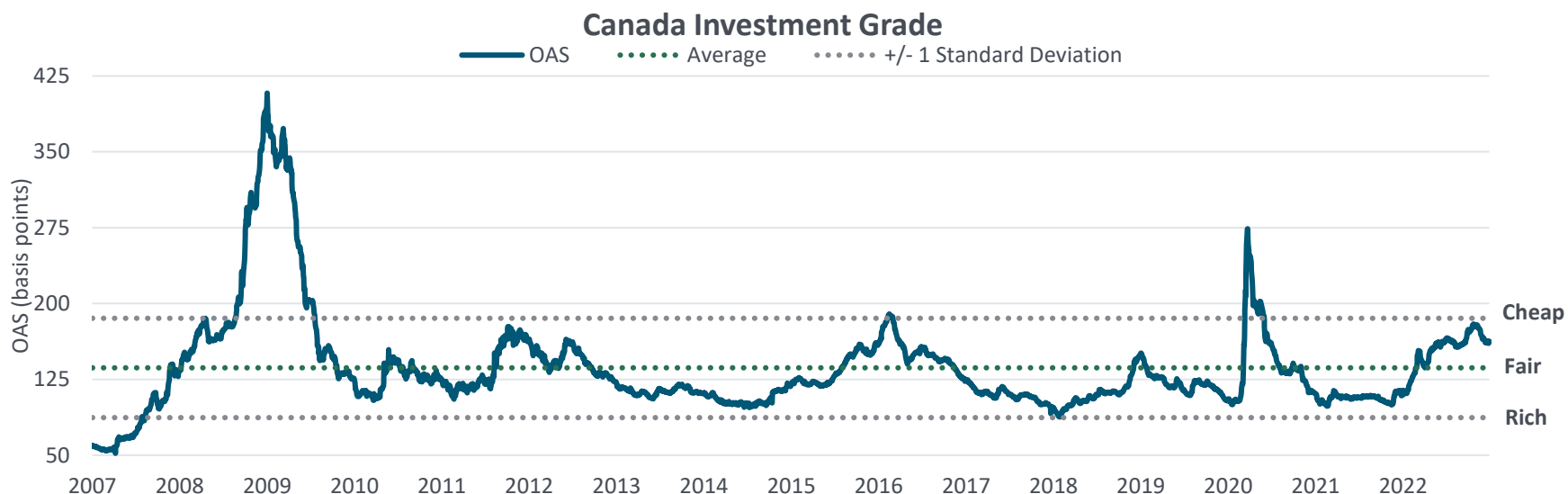
RHS: Bank of Canada, Haver Analytics. Quarterly data from 31 March 2015 through 30 December 2022

The longer inflation remains well above target, the greater likelihood expectations become de-anchored

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Canada Investment Grade Spreads



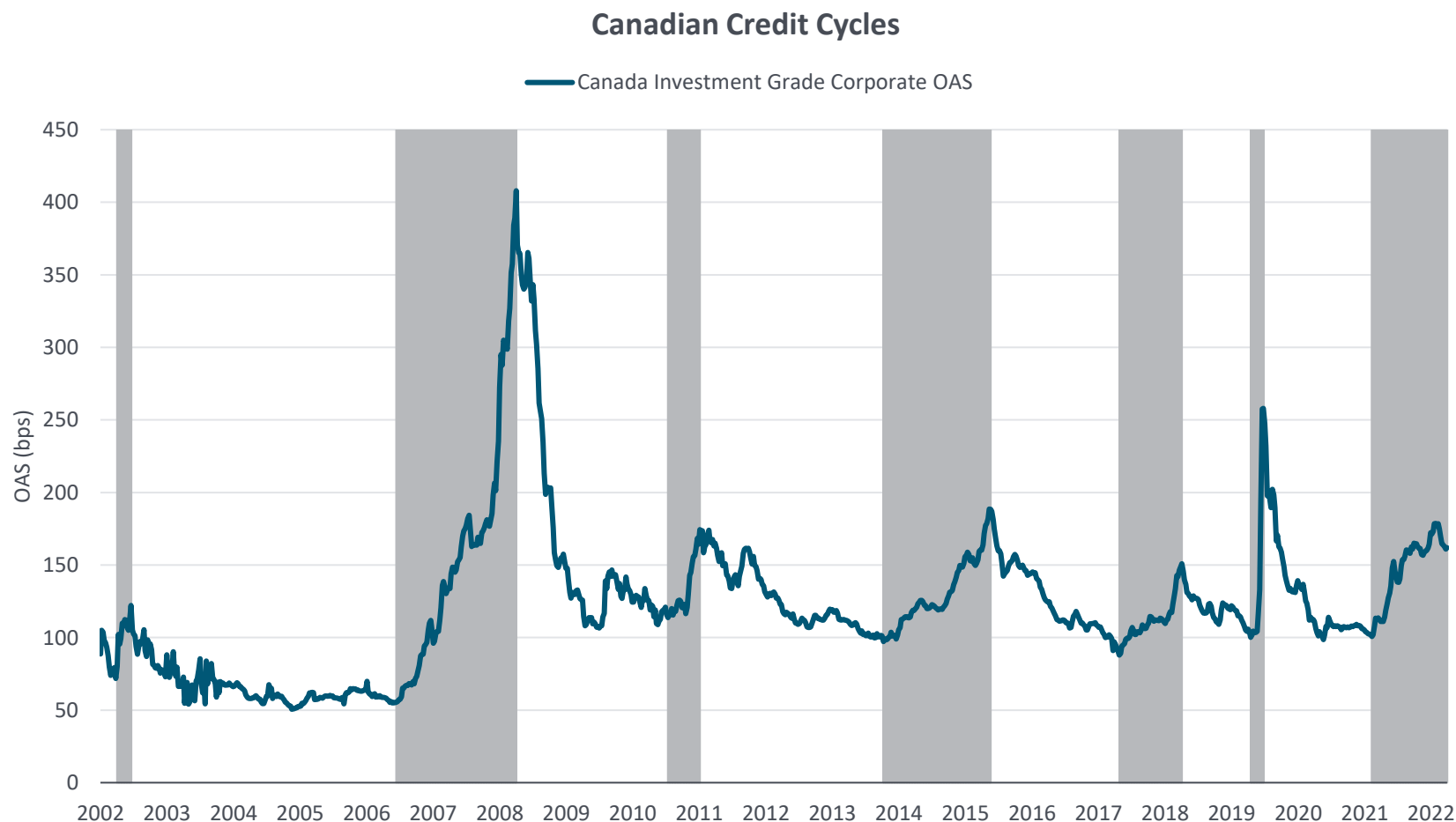
Source: All - Bloomberg. Daily data from 2 January 2007 through 30 December 2022. OAS = option-adjusted spread. Canada Investment Grade = Bloomberg Canada Aggregate Corporate Index. Canada A rated = Bloomberg Canada Aggregate – Corporate A Index. Canada BBB rated = Bloomberg Canada Aggregate – Corporate BBB Index.

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Mini Cycles in Canada Credit

Credit spread volatility intracycle has risen since the GFC



Source: Bloomberg. Weekly data from 4 October 2002 through 30 December 2022. Shaded regions reflect periods of spread widening greater than 50 bps. OAS = Option adjusted spread. Canada Investment Grade Corporate = Bloomberg Canada Aggregate Corporate Index.

Periods of rapid spread widening followed by compression seem to occur on a higher frequency post-GFC

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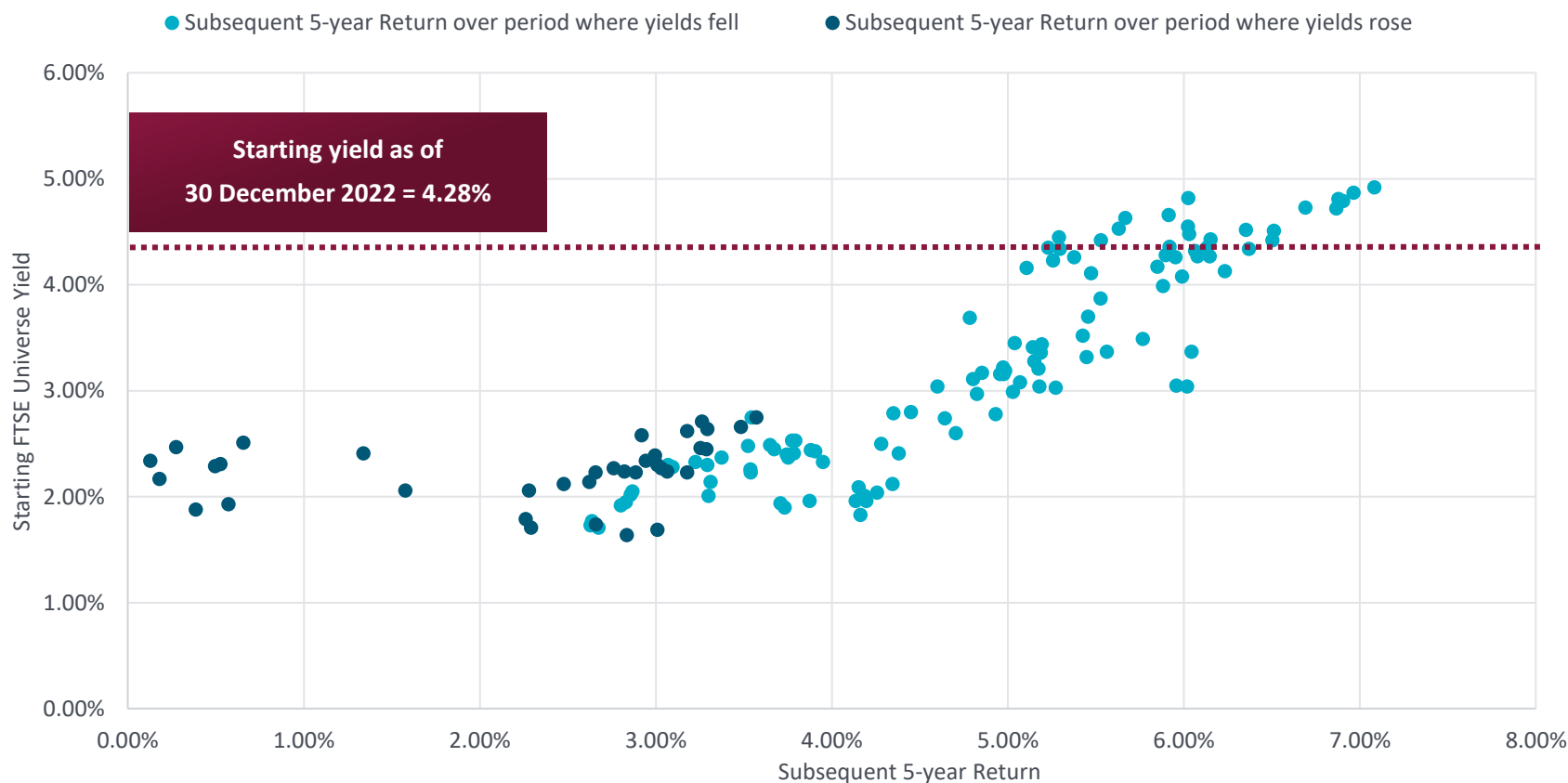
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Starting Yield and Subsequent Return

Current yields suggest improved returns going forward



FTSE Canada Universe: Starting Yield vs. Subsequent 5-year Total Return



Source: FactSet, Bloomberg, FTSE Russell. Data based on month-end yields and monthly total returns in CAD from 30 December 2005 through 30 December 2022. Dashed line represents yield as of 30 December 2022 was 4.28%.

We believe Canadian fixed income has become more attractive

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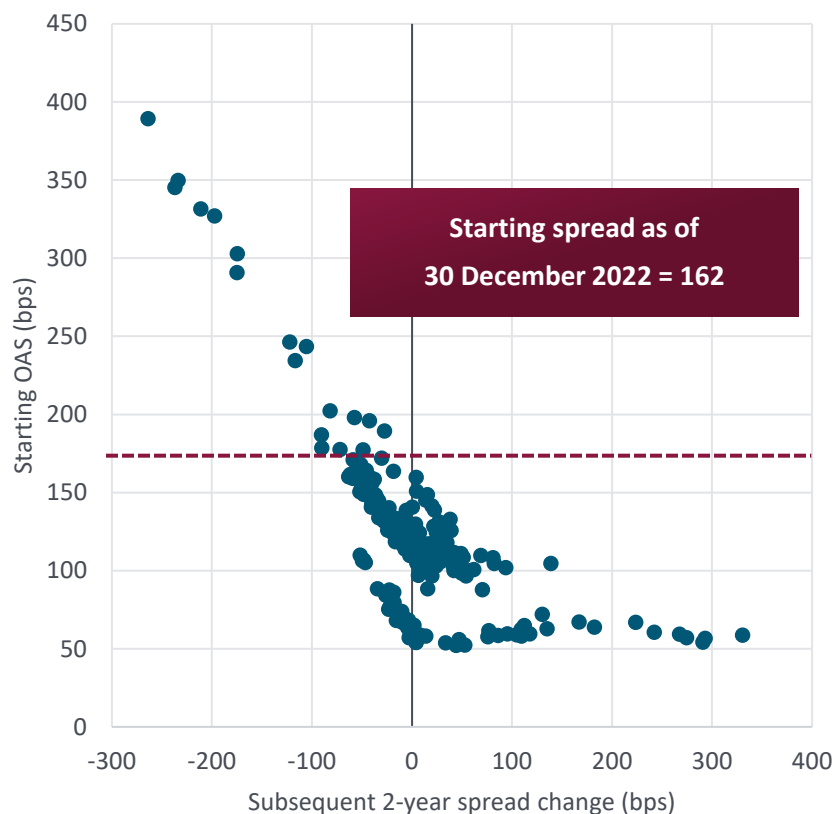
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Starting Spread and Subsequent Spread Change

Elevated spread levels may increase opportunity for long-term spread compression



Canada Corporate Starting Spread vs. 2-year Spread Change



Starting Spread	Avg 2-year Fwd Spread Change	Min/Best Spread Decline	Max/Worst Spread Increase
50-100	60	-35	331
100-125	16	-52	139
125-150	-13	-48	39
150-175	-43	-63	5
175-200	-61	-90	-27
200-250	-106	-122	-82
250+	-213	-264	-174

Source: Barclays POINT, Bloomberg. Monthly data from 31 October 2002 through 30 December 2022. OAS = option adjusted spread. Canada Corporate = Bloomberg Canada Aggerate – Corporate Index.

As spreads have increased, Canada IG appears more attractive from a long-term perspective

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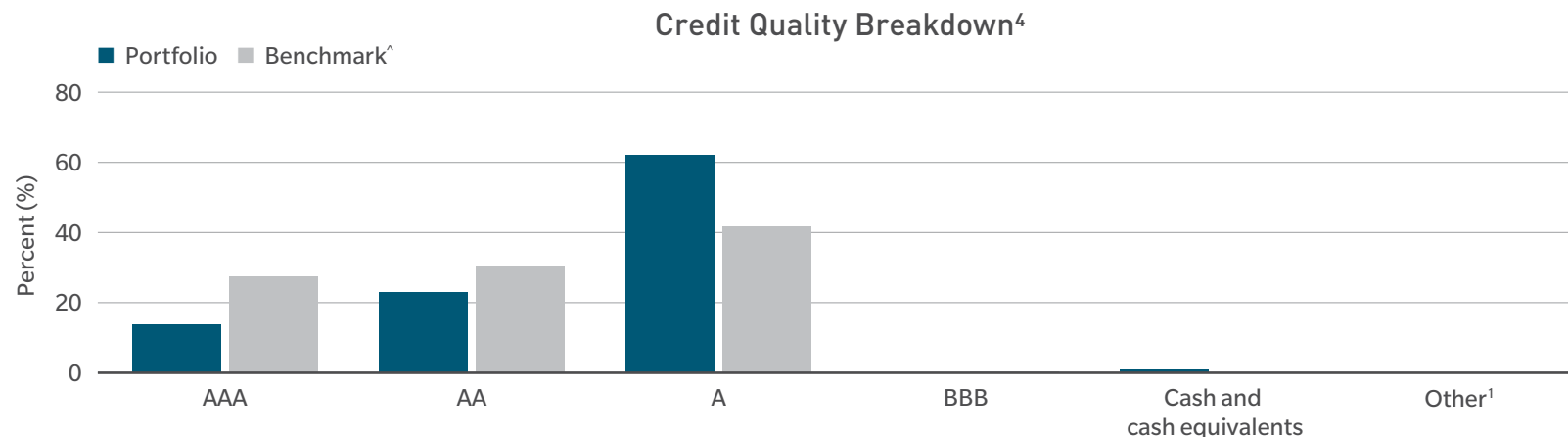
ONE Canadian Corporate Bond Fund

ONE Canadian Corporate Bond Fund

Overview



As of 31-Dec-22	Portfolio	Benchmark [^]
Option-adjusted duration	5.12 yrs	5.18 yrs
Yield to worst ²	4.75%	4.50%
Average quality ³	A+	AA-
Corporate exposure	70.0%	47.5%
Option-adjusted spread	108 bps	85 bps



[^] Benchmark: 48% FTSE Canada Universe All Government Bond Index, 40% FTSE Canada Short Term Corporate A Index, 10% FTSE Canada Universe Corporate AAA/AA Index, 2% FTSE Canada 91 Day T-Bill Index.

¹ Other consists of: (i) currency derivatives and/or (ii) any derivative offsets.

² The weighted average yield-to-worst of all portfolio holdings. The yield-to-worst is computed by using the lower of either the yield-to-maturity or the yield-to-call on every possible call date. Essentially the yield-to-worst is a bond's yield-to-maturity under the least desirable bond repayment pattern under the assumption that bond market yields are unchanged.

³ The Average Credit Quality (ACQR) is a market weighted average (using a linear scale) of securities included in the rating categories.

For all securities other than those specifically described below, ratings are assigned to underlying securities utilizing ratings from Dominion Bond Rating Service (DBRS), Standard and Poor's, Moody's Investors Service, and Fitch rating agencies. In cases where the agencies do not agree on the credit rating, the rating is classified according to the following rules: If two agencies rate a security, and the ratings are not equal, use the lower of the two ratings; if three agencies rate a security, use the most common rating; In the rare event that all three agencies disagree, use the middle rating. If four agencies rate a security, use the most common rating; If four agencies rate a security with a two way split, use the lower rating. In the highly unlikely event that all four agencies disagree, consider the three lower ratings applying the three rating methodology rule. If none of the 4 rating agencies listed above rate the security, but the security is rated by the Kroll Bond Rating Agency (KBRA), then the KBRA rating is assigned. Ratings are shown in the S&P and DBRS scale (e.g., AAA). All ratings are subject to change. U.S. Government includes securities issued by the U.S. Department of the Treasury. Federal Agencies includes rated and unrated U.S. Agency fixed-income securities, U.S. Agency MBS, and CMOs of U.S. Agency MBS. Other Not Rated includes fixed income securities which have not been rated by any rating agency.

Source: Bloomberg PORT. Based on market value. MFS has not independently verified benchmark data provided by the vendor or the underlying methodology, which may be different than MFS.

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ONE Canadian Corporate Bond Fund Positioning

As of 31 December 2022



Characteristics	Portfolio	Benchmark [^]	Difference
Effective duration (yrs) ¹	5.12	5.18	-0.06
Yield-to-worst (%) ²	4.75	4.50	0.25
Average quality ^{3,4}	A+	AA-	—
Option-adjusted spread (bps)	108	85	23
Unhedged currency exposure (%)	0.0	0.0	0.0

Sector	Portfolio	Benchmark [^]	Difference
Government	26.9	48.0	-21.1
Federals	10.5	24.3	-13.9
Provincials	15.3	22.3	-7.0
Municipals	1.1	1.3	-0.2
Corporates	70.0	47.5	22.6
Securitized	2.2	2.6	-0.4
Other ⁵	0.0	2.0	-2.0
Cash and cash equivalents	0.9	0.0	0.9
Total	100.0	100.0	0.0

Key Rate Duration	Portfolio	Benchmark [^]	Difference
6 months	0.09	0.08	0.01
2 years	0.73	0.86	-0.13
5 years	1.42	1.32	0.10
10 years	0.87	0.86	0.01
20 years	0.78	0.76	0.02
30 years	1.23	1.31	-0.08

Credit Quality ⁴	Portfolio	Benchmark [^]	Difference
AAA	13.8	27.4	-13.6
AA	23.1	30.5	-7.4
A	62.2	41.7	20.6
BBB	0.0	0.5	-0.4
Cash and cash equivalents	0.9	0.0	0.9
Not Classified	0.0	0.0	0.0
Total	100.0	100.0	0.0

[^] Benchmark: 48% FTSE Canada Universe All Government Bond Index, 40% FTSE Canada Short Term Corporate A Index, 10% FTSE Canada Universe Corporate AAA/AA Index, 2% FTSE Canada 91 Day T-Bill Index

¹ Average effective duration is a measure of how much a bond's price is likely to fluctuate with general changes in interest rates, e.g., if rates rise 1.00%, a bond with a 5-year duration is likely to lose about 5.00% of its value.

² The weighted average yield-to-worst of all portfolio holdings. The yield-to-worst is computed by using the lower of either the yield-to-maturity or the yield-to-call on every possible call date. Essentially the yield-to-worst is a bond's yield-to-maturity under the least desirable bond repayment pattern under the assumption that bond market yields are unchanged.

³ The Average Quality is a market average (using a linear scale) of securities included in the rating categories. MFS has not independently verified the benchmark data.

⁴ For all securities other than those specifically described below, ratings are assigned to underlying securities utilizing ratings from Dominion Bond Rating Service (DBRS), Standard and Poor's, Moody's Investors Service, and Fitch rating agencies. In cases where the agencies do not agree on the credit rating, the rating is classified according to the following rules: If two agencies rate a security, and the ratings are not equal, use the lower of the two ratings; if three agencies rate a security, use the most common rating; In the rare event that all three agencies disagree, use the middle rating. If four agencies rate a security, use the most common rating; If four agencies rate a security with a two way split, use the lower rating. In the highly unlikely event that all four agencies disagree, consider the three lower ratings applying the three rating methodology rule. If none of the 4 rating agencies listed above rate the security, but the security is rated by the Kroll Bond Rating Agency (KBRA), then the KBRA rating is assigned. Ratings are shown in the S&P and DBRS scale (e.g., AAA). All ratings are subject to change. U.S. Government includes securities issued by the U.S. Department of the Treasury. Federal Agencies includes rated and unrated U.S. Agency fixed-income securities, U.S. Agency MBS, and CMOs of U.S. Agency MBS. Other Not Rated includes fixed income securities which have not been rated by any rating agency.

⁵ Other consists of: (i) currency derivatives and/or (ii) any derivative offsets.

Source: Bloomberg PORT. Based on market value.

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799-MX-CB-OIB OIU-01Mar23.18

Sector and Quality Positioning



Source: Bloomberg PORT. Based on market value.

[^] 48% FTSE Canada Universe All Government Bond Index, 40% FTSE Canada Short Term Corporate A Index, 10% FTSE Canada Universe Corporate AAA/AA Index, 2% FTSE Canada 91 Day T-Bill Index.

¹ For all securities other than those specifically described below, ratings are assigned to underlying securities utilizing ratings from Dominion Bond Rating Service (DBRS), Standard and Poor's, Moody's Investors Service, and Fitch rating agencies. In cases where the agencies do not agree on the credit rating, the rating is classified according to the following rules: If two agencies rate a security, and the ratings are not equal, use the lower of the two ratings; if three agencies rate a security, use the most common rating; In the rare event that all three agencies disagree, use the middle rating. If four agencies rate a security, use the most common rating; If four agencies rate a security with a two way split, use the lower rating. In the highly unlikely event that all four agencies disagree, consider the three lower ratings applying the three rating methodology rule. If none of the 4 rating agencies listed above rate the security, but the security is rated by the Kroll Bond Rating Agency (KBRA), then the KBRA rating is assigned. Ratings are shown in the S&P and DBRS scale (e.g., AAA). All ratings are subject to change. U.S. Government includes securities issued by the U.S. Department of the Treasury. Federal Agencies includes rated and unrated U.S. Agency fixed-income securities, U.S. Agency MBS, and CMOs of U.S. Agency MBS. Other Not Rated includes fixed income securities which have not been rated by any rating agency.

² Other consists of: (i) currency derivatives and/or (ii) any derivative offsets.

Sector	As of 31-Dec-22(%)			Prior Period Positioning (%)			
	Portfolio	Benchmark [^]	Difference	30-Sep-22	30-Jun-22	31-Mar-22	31-Dec-21
Corp	70.0	47.5	22.6	65.3	66.5	66.9	58.0
Infrastructure	8.8	2.3	6.5	6.1	6.5	6.7	6.4
Financial	53.5	40.2	13.3	52.1	52.3	49.8	44.1
Industrial	0.0	0.8	-0.8	0.0	0.0	0.0	0.0
Energy	4.7	1.6	3.1	4.7	5.1	6.0	3.1
Real Estate	3.1	2.6	0.5	2.4	2.6	4.3	4.3
Securitized	2.2	2.6	-0.4	2.9	3.1	3.2	3.4
Government	26.9	48.0	-21.1	29.8	29.0	29.7	36.4
Federal	10.5	24.3	-13.9	13.0	12.2	12.6	17.4
Provincial	15.3	22.3	-7.0	15.7	15.5	15.4	17.1
Municipal	1.1	1.3	-0.2	1.2	1.2	1.7	1.9
Other	0.0	2.0	-2.0	0.0	0.0	0.0	0.0
Cash and equivalents	0.9	0.0	0.9	2.0	1.4	0.2	2.3
Total	100.0	100.0	0.0	0.0	0.0	0.0	0.0
Credit Quality¹							
AAA	13.8	27.4	-13.6	17.0	16.0	15.8	20.7
AA	23.1	30.5	-7.4	24.0	23.5	27.5	30.3
A	62.2	41.7	20.6	56.9	59.1	56.4	46.5
BBB	0.0	0.5	-0.4	0.0	0.0	0.1	0.1
Cash and Equivalents	0.9	0.0	0.9	2.0	1.4	0.2	2.3
Not Rated and Other ²	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Total	100.0	100.0	0.0	0.0	0.0	0.0	0.0

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Performance Results – Gross of Fees (CAD)

Relative to 48% FTSE Canada Universe All Government Bond Index, 40% FTSE Canada Short Term Corporate A Index, 10% FTSE Canada Universe Corporate AAA/AA Index, 2% FTSE Canada 91 Day T-Bill Index



As of 31-Dec-22	Period	Portfolio Gross (%)	Benchmark (%)	Excess Return Gross vs. Benchmark (%)
Quarterly returns	4Q22	0.77	0.46	0.31
	3Q22	0.22	0.19	0.03
	2Q22	-3.82	-3.91	0.09
	1Q22	-5.22	-5.30	0.08
Annual returns	2022	-7.93	-8.41	0.48
	2021	-1.88	-1.85	-0.03
Annualized returns	Since inception (03-Jul-20)	-3.34	-3.63	0.29
	2 years	-4.95	-5.18	0.23
	1 year	-7.93	-8.41	0.48

Source: Benchmark performance from SPAR, FactSet Research Systems Inc. It is not possible to invest directly in an index.

Past performance is no guarantee of future results. For periods of less than one-year returns are not annualized.

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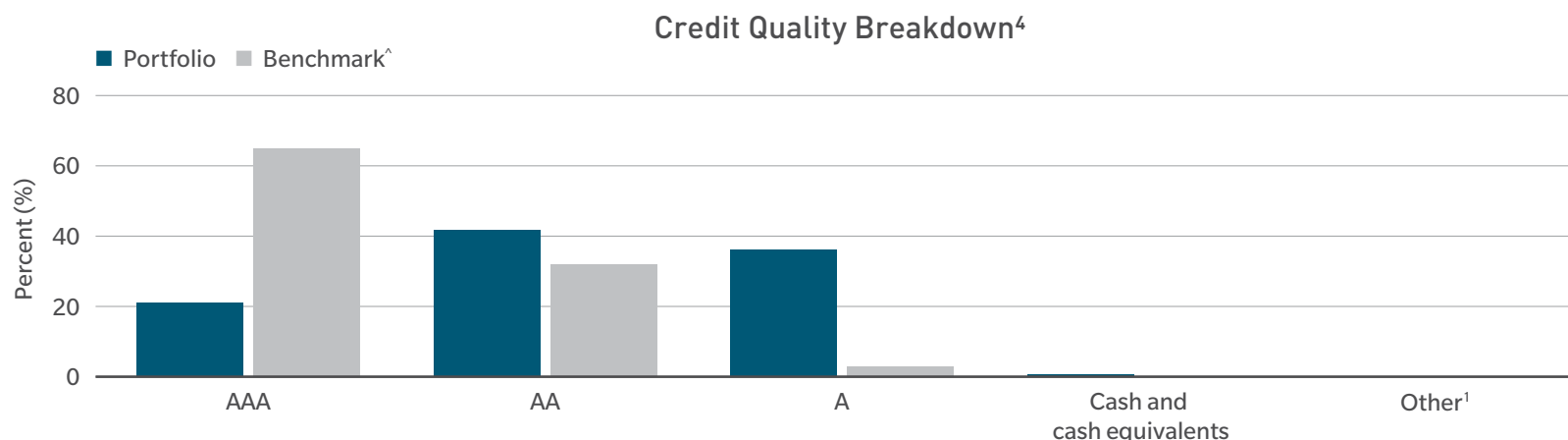
ONE Canadian Government Bond Fund

ONE Canadian Government Bond Fund

Overview



As of 31-Dec-22	Portfolio	Benchmark [^]
Option-adjusted duration	2.52 yrs	2.51 yrs
Yield to worst ²	4.44%	3.99%
Average quality ³	AA-	AA+
Corporate exposure	37.3%	0.0%
Option-adjusted spread	60 bps	18 bps



[^] Benchmark: 95% FTSE Canada Short Term Govt Bond 5% FTSE Canada 91 Day T-Bill.

¹ Other consists of: (i) currency derivatives and/or (ii) any derivative offsets.

² The weighted average yield-to-worst of all portfolio holdings. The yield-to-worst is computed by using the lower of either the yield-to-maturity or the yield-to-call on every possible call date. Essentially the yield-to-worst is a bond's yield-to-maturity under the least desirable bond repayment pattern under the assumption that bond market yields are unchanged.

³ The Average Credit Quality (ACQR) is a market weighted average (using a linear scale) of securities included in the rating categories.

For all securities other than those specifically described below, ratings are assigned to underlying securities utilizing ratings from Dominion Bond Rating Service (DBRS), Standard and Poor's, Moody's Investors Service, and Fitch rating agencies. In cases where the agencies do not agree on the credit rating, the rating is classified according to the following rules: If two agencies rate a security, and the ratings are not equal, use the lower of the two ratings; if three agencies rate a security, use the most common rating; in the rare event that all three agencies disagree, use the middle rating. If four agencies rate a security, use the most common rating; if four agencies rate a security with a two way split, use the lower rating. In the highly unlikely event that all four agencies disagree, consider the three lower ratings applying the three rating methodology rule. If none of the 4 rating agencies listed above rate the security, but the security is rated by the Kroll Bond Rating Agency (KBRA), then the KBRA rating is assigned. Ratings are shown in the S&P and DBRS scale (e.g., AAA). All ratings are subject to change. U.S. Government includes securities issued by the U.S. Department of the Treasury. Federal Agencies includes rated and unrated U.S. Agency fixed-income securities, U.S. Agency MBS, and CMOs of U.S. Agency MBS. Other Not Rated includes fixed income securities which have not been rated by any rating agency.

Source: Bloomberg PORT. Based on market value. MFS has not independently verified benchmark data provided by the vendor or the underlying methodology, which may be different than MFS.

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799-MX-CB-OIB OIU-01Mar23.22

ONE Canadian Government Bond Fund Positioning

As of 31 December 2022



Characteristics	Portfolio	Benchmark [^]	Difference
Effective duration (yrs) ¹	2.52	2.51	0.01
Yield-to-worst (%) ²	4.44	3.99	0.45
Average quality ^{3,4}	AA-	AA+	—
Option-adjusted spread (bps)	60	18	42
Unhedged currency exposure (%)	0.0	0.0	0.0

Sector	Portfolio	Benchmark [^]	Difference
Government	59.6	95.0	-35.4
Federal	31.2	66.3	-35.1
Provincial	28.4	26.8	1.6
Municipal	0.0	2.0	-2.0
Corporates	37.3	0.0	37.3
Securitized	2.2	0.0	2.2
Other ⁵	0.0	5.0	-5.0
Cash and cash equivalents	0.8	0.0	0.8
Total	100.0	100.0	0.0

Key Rate Duration	Portfolio	Benchmark [^]	Difference
6 months	0.12	0.12	0.00
2 years	1.24	1.22	0.02
5 years	1.16	1.17	-0.01
10 years	0.00	0.00	0.00
20 years	0.00	0.00	0.00
30 years	0.00	0.00	0.00

Credit Quality ⁴	Portfolio	Benchmark [^]	Difference
AAA	21.1	65.1	-44.0
AA	41.9	31.9	9.9
A	36.3	3.0	33.2
Cash and cash equivalents	0.8	0.0	0.8
Not Classified	0.0	0.0	0.0
Total	100.0	100.0	0.0

[^] Benchmark: 95% FTSE Canada Short Term Govt Bond 5% FTSE Canada 91 Day T-Bill.

¹ Average effective duration is a measure of how much a bond's price is likely to fluctuate with general changes in interest rates, e.g., if rates rise 1.00%, a bond with a 5-year duration is likely to lose about 5.00% of its value.

² The weighted average yield-to-worst of all portfolio holdings. The yield-to-worst is computed by using the lower of either the yield-to-maturity or the yield-to-call on every possible call date. Essentially the yield-to-worst is a bond's yield-to-maturity under the least desirable bond repayment pattern under the assumption that bond market yields are unchanged.

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⁵ Other consists of: (i) currency derivatives and/or (ii) any derivative offsets.

Source: Bloomberg PORT. Based on market value.

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799-MX-CB-OIB OIU-01Mar23.23

Sector and Quality Positioning



Sector	As of 31-Dec-22 (%)			Prior Period Positioning (%)			
	Portfolio	Benchmark ¹	Difference	30-Sep-22	30-Jun-22	31-Mar-22	31-Dec-21
Corporates	37.3	0.0	37.3	35.5	34.0	36.3	32.3
Financial	37.3	0.0	37.3	35.5	34.0	36.3	32.3
Securitized	2.2	0.0	2.2	2.3	2.4	1.8	1.9
Government	59.6	95.0	-35.4	61.3	62.0	57.9	59.7
Federal	31.2	66.3	-35.1	32.5	34.4	28.8	30.1
Provincial	28.4	26.8	1.6	28.7	27.6	29.0	29.6
Municipal	0.0	2.0	-2.0	0.0	0.0	0.0	0.0
Other	2.2	0.0	2.2	2.3	2.4	1.8	1.9
Cash and equivalents	0.8	0.0	0.8	1.0	1.6	4.0	6.1
Total	100.0	100.0	0.0	0.0	0.0	0.0	0.0
Credit Quality¹							
AAA	21.1	65.1	-44.0	35.4	37.4	30.6	32.0
AA	41.9	31.9	9.9	32.2	30.4	32.5	34.5
A	36.3	3.0	33.2	31.4	30.7	32.8	27.4
Cash and Equivalents	0.8	0.0	0.8	1.0	1.6	4.0	6.1
Not Rated and Other ²	0.0	0.0	0.0	0.0	0.0	0.0	0.0
Total	100.0	100.0	0.0	0.0	0.0	0.0	0.0

Source: Bloomberg PORT. Based on market value.

¹ 95% FTSE Canada Short Term Govt Bond 5% FTSE Canada 91 Day T-Bill¹
For all securities other than those specifically described below, ratings are assigned to underlying securities utilizing ratings from Dominion Bond Rating Service (DBRS), Standard and Poor's, Moody's Investors Service, and Fitch rating agencies. In cases where the agencies do not agree on the credit rating, the rating is classified according to the following rules: If two agencies rate a security, and the ratings are not equal, use the lower of the two ratings; if three agencies rate a security, use the most common rating; In the rare event that all three agencies disagree, use the middle rating. If four agencies rate a security, use the most common rating; If four agencies rate a security with a two way split, use the lower rating. In the highly unlikely event that all four agencies disagree, consider the three lower ratings applying the three rating methodology rule. If none of the 4 rating agencies listed above rate the security, but the security is rated by the Kroll Bond Rating Agency (KBRA), then the KBRA rating is assigned. Ratings are shown in the S&P and DBRS scale (e.g., AAA). All ratings are subject to change. U.S. Government includes securities issued by the U.S. Department of the Treasury. Federal Agencies includes rated and unrated U.S. Agency fixed-income securities, U.S. Agency MBS, and CMOs of U.S. Agency MBS. Other Not Rated includes fixed income securities which have not been rated by any rating agency.

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799-MX-CB-OIB OIU-01Mar23.24

Performance Results – Gross of Fees (CAD)

Relative to 95% FTSE Canada Short Term Govt Bond 5% FTSE Canada 91 Day T-Bill



As of 31-Dec-22	Period	Portfolio Gross (%)	Benchmark (%)	Excess Return Gross vs. Benchmark (%)
Quarterly returns	4Q22	0.77	0.48	0.29
	3Q22	-0.24	-0.28	0.04
	2Q22	-1.41	-1.18	-0.23
	1Q22	-2.63	-2.64	0.01
Annual returns	2022	-3.49	-3.60	0.11
	2021	-0.99	-1.06	0.07
Annualized returns	Since inception (03-Jul-20)	-1.32	-1.66	0.34
	2 years	-2.25	-2.34	0.09
	1 year	-3.49	-3.60	0.11

Source: Benchmark performance from SPAR, FactSet Research Systems Inc. It is not possible to invest directly in an index.

Past performance is no guarantee of future results. For periods of less than one-year returns are not annualized.

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To: ONE Joint Investment Board
 From: Keith Taylor, Chief Investment Officer, ONE Investment
 Date: March 1, 2023
 Re: Municipality of Neebing's Investment Plan
 Report: ONE JIB 2023-005

1. RECOMMENDATIONS

It is recommended that the Board:

1. Receive the Municipality of Neebing's Investment Policy Statement (Attachment 1).
2. Receive the Municipality of Neebing's Municipal Client Questionnaire (Attachment 2).
3. Approve the Municipality of Neebing's proposed Investment Plan (Attachment 3).

2. SUMMARY

The Municipality of Neebing has completed its first annual review process and provided an updated Municipal Client Questionnaire (MCQ), which provides information on its MNRI and the investment horizons associated with its reserve balances. The MCQ indicated that the investment horizon associated with the Municipality's MNRI is largely unchanged from the previous year and continues to be very long. The Municipality will be contributing \$140,000 of additional MNRI this year. It is recommended that this new contribution be allocated to the Target Date 3-5 Year Outcome. It is also recommended that \$107,400 of MNRI currently in the Cash Outcome be reallocated to the Target Date 3-5 Year Outcome. Equity allocations in the updated Investment Plan will be 49.9%.

The proposed investment allocations, which reflect consolidated holdings across ONE Investment Outcomes are shown below. Neebing's MCQ identifies \$2.4 million of investable MNRI, allocated according to the proposed Investment Plan as shown in the table below:

ONE Investment Funds & HISA	Total Invested (\$)	Portfolio Weight (%)
ONE HISA	\$ 288,156	11.9
ONE Canadian Equity Fund	362,662	15.0
ONE Global Equity Fund	846,210	34.9
ONE Canadian Government Bond Fund	138,765	5.7
ONE Canadian Corporate Bond Fund	138,765	5.7
ONE Global Bond Fund	647,568	26.7
Total	\$ 2,422,125	100.0

3. BACKGROUND

Neebing's annual Investment Policy Statement (IPS) review resulted in minor housekeeping changes in the Investment Plan

The Municipality completed its annual IPS review in January 2023 with Council approving some minor modifications to the IPS. The modifications were housekeeping items to reflect changes made in the IPS template. The modifications clarify language and give ONE JIB more flexibility to modify the product offerings used in the Prudent Investment Program.

Neebing will be contributing \$140,000 to MNRI this year, deploying proceeds from a recent sale of vacant land

The updated MCQ identified a \$140,000 contribution of MNRI that represents proceeds from the sale of vacant land held by the Municipality. The allocation of this cash contribution to the investment outcomes was determined by reviewing the Municipality's reserve balances and forecasts. Table 1 below details the projected contributions and withdrawals for MNRI which influenced how the arriving MNRI contribution will be deployed.

Table 1: Forecast contributions and withdrawals - adapted from MCQ 4.2

Type	Next year	2 years	3 to 5 years	5 to 10 years	Greater than 10 years
Anticipated MNRI Drawdowns		(200,000)	(440,000)		
Anticipated MNRI Contributions					
Net change in MNRI		(200,000)	(440,000)		

The proposed changes in the Investment Plan involve increasing the allocation to the Target Date 3 – 5 Year Outcome by \$240,000 and reducing the allocation to the Cash Outcome by \$100,000

The update to the MCQ shows a new contribution of \$140,000 from capital reserves with a time-horizon in the 3-to-5-year range. Additionally, adjustments to forecasts indicate that approximately \$100,000 previously allocated to the less than 3-year range now has an expected horizon of 3 to 5 years.

Table 2: MNRI by Type, Category and Time Horizon, adapted from MCQ section 4.2

Reserve Type	Brief Description	MNRI Amount	Investment Horizon of MNRI			
			Less than 3 years	3 to 5 years	5 to 10 years	10+ years
Capital Reserves and Special Projects	Target Date	2,140,000	200,000	440,000	500,000	1,000,000
Stabilization Reserves	Contingency Reserves	24,200			24,200	-
Contingency Reserves	Contingency Reserves	335,800			335,800	
Total		2,500,000	200,000	440,000	860,000	1,000,000

4. ANALYSIS

The mapping to Outcomes and resulting asset allocation is consistent with Neebing's cashflow forecasts, risk tolerances and objectives

A significant portion of Neebing's MNRI consists of capital reserves with a long time-horizon. The largest of these include capital reserves to fund spending on their fire department, their landfill site and roads. The changes in Neebing's MCQ did not result in a significant change in the time horizon of MNRI. As a result, more than half of Neebing's MNRI will remain allocated to the Target Date 5 - 10 Year and the Target Date 10+ Year Outcomes. Reserves with a 5-to-10-year horizon can be invested at moderate risk levels, while those with a longer investment horizon, representing almost a million dollars, will be invested in the Target Date 10+ Year Outcome with a higher risk profile.

The overall risk profile remains similar, with an allocation to equities of 49.9%, down modestly from the 52.4% in the previous year's Investment Plan. The equity allocation was diluted slightly as the new MNRI contribution is to be deployed to the Target Date 3 - 5 Year Outcome, which has a 10% allocation to equity investments. This level of allocation to equities is appropriate considering the long investment horizon of the Municipality's overall MNRI.

Mapping the MNRI to Outcomes was based on the information provided in the MCQ and discussions with the Treasurer. Asset allocations (Table 3 below) and fund allocations (Tables 4 and 5 below) were determined using the ONE JIB's Outcomes Framework.

Table 3: Proposed Outcome Mapping and Asset Allocation

Outcome	Total Invested (\$)	Portfolio Weight (%)	HISA (%)	Fixed Income (%)	Equities (%)	Total (%)
Cash	200,000	8.3	100	-	-	100
Contingency	344,589	14.2	-	40	60	100
Target Date 3-5 Years	440,778	18.2	20	70	10	100
Target Date 5-10 Years	478,112	19.7	-	50	50	100
Target Date 10+ Years	958,646	39.6	-	25	75	100
Total	2,422,125	100.0				

Table 4 Proposed Pooled Fund-Level Allocation

ONE Investment Funds & HISA	Total Invested (\$)	Portfolio Weight (%)
ONE HISA	\$ 288,156	11.9
ONE Canadian Equity Fund	362,662	15.0
ONE Global Equity Fund	846,210	34.9
ONE Canadian Government Bond Fund	138,765	5.7
ONE Canadian Corporate Bond Fund	138,765	5.7
ONE Global Bond Fund	647,568	26.7
Total	\$ 2,422,125	100.0

Table 5: Proposed Pooled Fund Allocations by Outcome (values in \$ thousands)

Outcome	ONE HISA	ONE Canadian Equity Fund	ONE Global Equity Fund	ONE Canadian Govt Bond Fund	ONE Canadian Corporate Bond Fund	ONE Global Bond Fund	Total
Cash	\$ 200.0	-	-	-	-	-	\$ 200.0
Contingency	-	62.0	144.7	20.7	20.7	96.5	344.6
Target Date 3-5 Years	88.16	13.2	30.9	46.3	46.3	216.0	440.8
Target Date 5-10 Years	-	71.7	167.3	35.9	35.9	167.3	478.1
Target Date 10+ Years	-	215.7	503.3	36.0	36.0	167.8	958.6
Total \$	\$ 288.2	\$ 362.7	\$ 846.2	\$ 138.8	\$ 138.8	\$ 647.6	\$ 2,422.1

The average annual expected return on Neebing's investments is approximately 5.2%

The average return expectation (i.e., Annual 10-yr Compound Return Assumption) in the proposed Investment Plan is 5.2%. The standard deviation of the portfolio is approximately 5.6%. Risk and return attributes of the consolidated MNRI are detailed in Table 6 below. This aligns with the risk and return objectives established in the Municipality's IPS and MCQ

Table 6: Risk and return expectations

Outcome	Expected Return	Standard Deviation	Allocation Weight (%)
Cash	4.2%	1.3%	8.3%
Contingency	5.4%	6.6%	14.2%
Target Date 3-5 Years	4.5%	2.8%	18.2%
Target Date 5-10 Years	5.2%	5.8%	19.7%
Target Date 10+ Years	5.6%	7.9%	39.6%
Overall	5.2%	5.6%	100.0%

5. CONCLUSION

The proposed Investment Plan is consistent with the Municipality's IPS. The proposed asset mix and fund allocations reflect the investment objectives and risk preferences expressed in its IPS and MCO. As a result, the Investment Plan is appropriate for the Municipality's objectives, risk tolerance, time horizons and available MNRI.

Drafted by: Colin Macdonald, Manager of Investment Services and Keith Taylor Chief Investment Officer
 Approved by: Judy Dezell and Donna Herridge, Co-Presidents/CEO



The Municipality of Neebing

Investment Plan

Date: March 1, 2023

200 University Ave., Suite 801
Toronto Ontario M5H 3C6 Canada



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1. Definitions

Act	Act means the <i>Municipal Act, 2001</i> , S.O. 2001, c. 25, as amended from time to time.
Agent	Agent means any administrator, Custodian, payment servicer, External Portfolio Manager, investment counsel, consultant, banker, broker, dealer or other service provider engaged or appointed by ONE JIB and authorized by ONE JIB to exercise any of the functions of ONE JIB, in the manner and to the extent provided in the Regulation, pursuant to a written agreement with ONE Investment and, without limiting the generality of the foregoing, Agent includes ONE Investment.
Asset Allocation	Asset Allocation means the proportions of each Asset Allocation (or Asset Class) in an investment portfolio. The primary Asset Allocations (or Asset Classes) are cash and cash-equivalent instruments, fixed income, equities and equity-equivalent securities. These primary Asset Allocations (or Asset Classes) can be further subdivided into government and corporate bonds, large and smaller cap equities and other widely recognized asset categories. ONE Investment generally uses the term "Asset Allocation" to refer to the percentage, at the applicable time, of an investment portfolio comprised of cash, fixed income and equities.
Asset Class	Asset Class means the type of asset category in an investment portfolio. The primary Asset Classes (or Asset Allocations) are cash, cash-equivalent instruments, fixed income equities and equity-equivalent securities. These primary Asset Classes (or Asset Allocations) can be further subdivided into government and corporate bonds, large and small cap equities and other widely recognized asset categories. This term can be used interchangeably with Asset Allocation (defined above).
Asset Weight	Asset Weight means the actual percentage of HISA and/or of a particular Fund in comparison to the entire amount invested in a particular Outcome and also means the actual percentage of HISA and/or of a particular Asset Allocation in comparison to the entire amount invested in a particular Outcome. This term also includes the actual percentage of HISA and/or of a particular Asset Allocation in comparison to the entire amount invested in the investment portfolio.
Authorizing By-law	Authorizing By-law means, with respect to a Participating Municipality, the by-law under which it (is) adopts and undertakes to maintain its IPS, (ii) authorizes the entering into of the ONE JIB Agreement with ONE JIB and the other Participating Municipalities, (iii) approves its completed MCQ, (iv) authorizes the establishment of a Code of Conduct for ONE JIB, and (v)

delegates to ONE JIB the authority to appoint its Integrity Commissioner and its Closed Meeting Investigator.

Note: an Authorizing By-law of a Participating Municipality can, at the option of council, also be constituted as the Prudent Investor Enabling By-law by specifying a specific future date, agreed to by ONE JIB, as the date on which the PI Standard will apply to the Participating Municipality under Section 418.1 of the Act.

Benchmark	Benchmark means an independently verifiable index that is representative of a specific securities market. For the most part the Benchmark is a relevant market index e.g., the S&P/TSX Composite Index, the FTSE/TMX 91 Day T-bill Index, etc. against which investment performance can be compared. ONE Investment generally selects recognized and widely used performance benchmarks which measure total returns expressed in Canadian dollars. ONE Investment may use a single index or a blended index made up of one or more indices.
CFA Institute	CFA Institute means the not-for-profit professional association that administers the Chartered Financial Analyst (CFA) and the Certificate in Investment Performance Measurement (CIPM) curricula and examination programs worldwide, publishes research, conducts professional development programs, and sets voluntary, ethics-based professional and performance reporting standards for the investment industry.
Chief Compliance Officer (CCO)	Chief Compliance Officer means a duly qualified individual who is the most senior officer responsible for the design and implementation of the compliance program for ONE Investment and for the ONE Prudent Investment Program.
Chief Investment Officer (CIO)	Chief Investment Officer means a duly qualified individual who is the most senior person responsible to oversee investments and who advises ONE JIB as to the recommended Outcomes for Participating Municipalities to comply with their IPSs.
Credit Risk	Credit Risk means the possibility that a borrower will not repay a loan or meet other contractual obligations in full on time. One example of credit risk is the risk that a lender may not receive the borrowed principal and interest when due. Another example of credit risk, sometimes referred to as counterparty credit risk, is the risk that a party to a derivatives contract will default and fail to fulfill its obligations.
Custodian	Custodian means a specialized financial institution appointed to have custody and safekeeping of financial assets. Global Custodians may hold assets for their clients in jurisdictions around the world, using their own local branches or other local custodian banks ("sub-custodians" or "agent banks").

Derivative	A derivative means a contract between two or more parties the value of which is based on an agreed-upon underlying financial asset (like a security) or set of assets (like an index). Common underlying instruments include bonds, commodities, currencies, interest rates, market indexes, and stocks.
Drift	Drift means the deviation from Target Weight. Drift is cause for concern or a trigger for Rebalancing when it reaches or exceeds a certain magnitude for a specified period of time.
ESG (Environmental, Social and Governance Factors)	ESG factors mean “indicators used to analyse a (investee) company’s prospects” which are based on measures of its performance on environmental, social, and corporate governance criteria. According to the United Nations Principles of Responsible Investment, environmental issues relate to “the quality and functioning of the natural environment and natural systems”, social issues relate to “the rights, well-being and interest of people and communities”, and governance issues relate to “the governance of companies and other investee entities.”
External Portfolio Managers	External Portfolio Managers means external third-party investment management firms whose investment offerings are accessed by ONE JIB directly or through services provided to a ONE Investment Fund. External Portfolio Managers are agents authorized by ONE JIB in accordance with Part II of the Regulation.
Funds	Funds mean the pooled investment Funds offered as part of the ONE Prudent Investment Program and includes the ONE Canadian Equity Fund, the ONE Global Equity Fund, the ONE Canadian Bond Fund, the ONE Canadian Corporate Bond Fund and the ONE Global Bond Fund, each of which is a Fund. Each Fund constitutes an Investment Fund and a Pooled Fund (defined below).
In-Kind	In-Kind means assets/securities instead of cash. In certain cases Participating Municipalities may transfer securities to ONE JIB as part of their MNRI instead of remitting only cash to ONE JIB. As these securities mature ONE JIB would invest the proceeds into the Outcomes specified in the relevant Investment Plan.
Internal Controls	Internal Controls mean a system of controls that may include authorities, policies, procedures, separation and segregation of duties, compliance checks, performance measurement and attribution, reporting protocols, measures for safekeeping of property and data, and the audit process.
Investment Fund	Investment Fund means a pool of money belonging to many investors that is used to collectively purchase stocks, bonds or other securities. This term includes a Fund (defined above) and a Pooled Fund (defined below).
Investment Plan	Investment Plan means the investment plan for a Participating Municipality applicable to its Long-Term Funds and investments that the Participating Municipality does not require immediately, as adopted and maintained by ONE

JIB under the Regulation, as the Investment Plan may be amended from time to time.

Investment Policy Statement (IPS)	Investment Policy Statement means the investment policy applicable to a Participating Municipality's investments adopted and maintained by the council of the Participating Municipality for Long-Term Funds under the Regulation, and for Short-Term Funds, as the IPS may be amended from time to time. The IPS may also apply to the money and investments held by the Participating Municipality for the benefit of persons other than the Participating Municipality itself and may make reference to any source of money in which the Participating Municipality may have an indirect interest but which the Participating Municipality has no authority to invest.
Legal List Securities	Legal List Securities mean the securities that are prescribed from time to time in Part I of the Regulation.
Leverage	Leverage means using borrowed money—specifically, the use of various financial instruments or borrowed capital—to increase the potential return of an investment. Typically leverage tends to increase investment risks.
Local Distribution Corporation	Local Distribution Corporation or LDC means a corporation incorporated under section 142 of the Ontario <i>Electricity Act, 1998</i> , as amended from time to time.
Long-Term Funds	Long-Term Funds mean money that the Participating Municipality has defined as long-term and characterized as money that is not required immediately.
Money Not Required Immediately (MNRI)	Money Not Required Immediately means money that is not required immediately by a Participating Municipality, the control and management of which has been given to ONE JIB. There is no universal definition of MNRI and it is at the discretion of each Participating Municipality to determine its MNRI in a way that is appropriate for its circumstances.
Municipal Client Questionnaire (MCQ)	Municipal Client Questionnaire means a document which is completed by the Treasurer of each Participating Municipality, and which includes information on municipal investments and risk preferences that must be reviewed annually.
Municipality	Municipality means the Municipality of Neebing.
ONE High Interest Savings Account (HISA)	ONE High Interest Savings Account means an account created by ONE Investment, into which money may be deposited, that offers competitive interest rates on daily balances. It functions in a similar way as a bank account in that it pays interest and money can be withdrawn on demand without triggering investment gains or losses.
ONE Investment	ONE Investment means the not-for-profit organization founded by CHUMS Financing Corporation and Local Authority Services that serves as an agent of ONE JIB to supply management, administrative and other services required by ONE JIB in the discharge of ONE JIB's duties and responsibilities.

ONE JIB	ONE JIB means ONE Joint Investment Board, established by certain Participating Municipalities (sometimes referred to as the Founding Municipalities) under section 202 of the Act as a Joint Investment Board for purposes of Part II of the Regulation. ONE JIB, as constituted from time to time, is the duly appointed Joint Investment Board for a Participating Municipality and acts in accordance with the Act, the Regulation, the ONE JIB Agreement, including the Terms of Reference, and each Participating Municipality's IPS and Investment Plan.
ONE JIB Agreement	ONE JIB Agreement means the agreement effective as of July 2, 2020, entered into between ONE JIB, the six original Participating Municipalities (sometimes referred to as the Founding Municipalities) and One Investment in accordance with the requirements of the Regulation, pursuant to which ONE JIB has control and management of the Participating Municipality's money and investments that are not required immediately under Section 418.1 of the Act and in accordance with the Regulation.
ONE Prudent Investment Program	ONE Prudent Investment Program means the program for municipal investment in respect of which a Participating Municipality has appointed ONE JIB as its Joint Investment Board and has entered into the ONE JIB Agreement. The ONE Prudent Investment Program includes the Prudent Investment Offering (defined below).
Outcome	Outcome means the categories and strategies in accordance with which a Participating Municipality's MNRI may be invested. "Outcome" is used interchangeably with "solution". There are four different Outcome categories. They include the "cash", "stable return", "contingency" and "target date" categories. Each Outcome category shares certain objectives or goals for the MNRI invested in accordance with that Outcome category. The Outcome categories are used by ONE JIB to determine the appropriate Outcome strategies for each Participating Municipality. An Outcome category may have one or more Outcome strategies associated with it. Each Outcome strategy formulated by ONE JIB includes objectives, risk tolerance, liquidity needs, time horizons and Asset Allocations. The Outcome strategies are designed to enable ONE JIB to respond to a Participating Municipality's specific needs and circumstances. A Participating Municipality's Outcomes portfolio consists of its Outcome categories and strategies and the associated investments in the Funds associated with each Outcome strategy. A Participating Municipality's Outcomes portfolio considers a Participating Municipality's MNRI in its entirety and is determined individually by ONE JIB to meet the investment objectives for each Participating Municipality. A Participating Municipality's MNRI may be invested in accordance with several different Outcome categories and strategies.
Outcome Framework	Outcome Framework means the entire set of Outcome categories and strategies authorized by ONE JIB.

Participating Municipality	Participating Municipality means from time to time each of the municipalities for whom ONE JIB acts as the Joint Investment Board under the terms of the ONE JIB Agreement and includes the Participating Municipalities that established ONE JIB (sometimes referred to as the Founding Municipalities).
Pooled Fund	Pooled Fund means a unit trust established under a trust instrument, generally not available to the public, in which institutional, sophisticated or high net worth investors contribute money that is invested and managed by an External Portfolio Manager. Money belonging to various investors is pooled and used collectively to purchase stocks, bonds and other securities. This term includes a Fund (defined above).
Portfolio	Portfolio means any collection of Funds that are grouped together and required for specific purposes.
Proxy Voting	Proxy Voting means the exercise of voting rights attached to the securities under the control and management of ONE JIB under the ONE Prudent Investment Program. ONE JIB may direct the voting of proxies in accordance with ONE JIB's proxy voting policies. In the normal course, ONE JIB and ONE Investment delegate voting of proxies to the applicable External Portfolio Manager pursuant to the investment management agreement with such External Portfolio Manager.
Prudent Effective Date	Prudent Effective Date means the effective date set out in a Prudent Investor Enabling By-law as the date on which the Prudent Investor Standard applies to the Participating Municipality.
Prudent Investment Offering	Prudent Investment Offering refers to the suite of investment products and services used to invest MNRI of the Participating Municipalities. It is inclusive of the Pooled Funds that have been formed for this purpose, HISA accounts associated with ONE JIB activities, and the Outcomes of ONE JIB. The Prudent Investment Offering is included in the ONE Prudent Investment Program (defined above).
Prudent Investor (PI)	Prudent Investor means an investor who makes an investment using the care, skill, diligence and judgment that an investor acting in accordance with section 418.1 of the Act would exercise in making the investment.
Prudent Investor Enabling By-law	Prudent Investor Enabling By-law means, with respect to a Participating Municipality, the by-law under which it makes the Prudent Investor Standard apply to it as at the specific date set out in such by-law under Section 418.1 of the Act.
Prudent Investor Standard	The "Prudent Investor Standard" means the standard of care which requires ONE JIB, when investing money under section 418.1 of the Act, to exercise the care, skill, diligence and judgement that a prudent investor would exercise in making such an investment. The Prudent Investor Standard applies to the Participating Municipalities' Long-Term Funds under the control and management of ONE JIB.

Rebalancing	Rebalancing means changing the percentage weight of HISA or of one or more Funds in an Outcome to align each such percentage weight to its Target Weight.
Regulation	Regulation means Ontario Regulation 438/97, as amended from time to time.
Risk	Risk means the uncertainty of future investment returns or potential for capital loss.
Risk Tolerance	Risk Tolerance means the financial ability and willingness to absorb a loss in return for greater potential for gains.
Securities Lending	Securities Lending means the practice of lending securities to another market participant for a fee. Generally, the borrower is required to deliver to the lender, as security for the loan, acceptable collateral with value greater than the value of the securities loaned. A Securities Lending program is managed by a Custodian on behalf of investors. A Securities Lending program is widely used by institutional investors to generate additional marginal returns on the total portfolio.
Short-Term Money	Short-Term Money means money that is required immediately by the Participating Municipality as described in its IPS and which remains under the control and management of the Participating Municipality. The money can be invested in securities that are prescribed in Part I of the Regulation.
Sinking Fund	Sinking Fund means a fund established in respect of sinking fund debentures into which annual contributions must be made in an amount sufficient, with interest compounded annually, to pay the principal of the particular Sinking Fund debentures at maturity.
Sinking Fund Excess Earnings	Sinking Fund Excess Earnings mean the investment earnings of the Sinking Fund in excess of the earnings required to pay the principal of the particular Sinking Fund debentures at maturity.
Sinking Fund Required Contributions (Annual Sinking Fund Requirement)	Sinking Fund Required Contributions (Annual Sinking Fund Requirement) mean the amount of money to be set aside each year for deposit into a Sinking Fund for each Sinking Fund debenture issue in accordance with the Participating Municipality's debenture by-laws.
Sinking Fund Required Earnings	Sinking Fund Required Earnings mean the investment earnings of the Sinking Fund needed for the Sinking Fund contributions to continue to grow to a value sufficient to repay the principal at maturity for each issue of Sinking Fund debentures.
Target Weight	Target Weight means the original percentage weight of HISA and/or of one or more Funds for a particular Outcome as set out in the Investment Plan for a Participating Municipality. This term can also mean the original percentage weight of one or more Asset Allocations for a particular Outcome.

2. Purpose of Investment Plan

As required under the Act's Prudent Investor regime, this Investment Plan (Plan) establishes how ONE JIB will invest the Municipality of Neebing's money that it does not require immediately (Long-Term Funds or MNRI).

This Plan applies to all investments that are controlled and managed by ONE JIB on behalf of the Municipality.

3. Responsibility for Plan

This Plan is the responsibility of ONE JIB, which has authorized its agent ONE Investment to exercise its administrative investment functions in accordance with the Regulation. ONE JIB oversees ONE Investment staff using procedures, reports and regular reviews to monitor compliance with the Act, the Regulation and the Municipality's IPS.

4. Investment Context

4.1 Investment Goals and Objectives

Returns on investments have an impact on Neebing's revenues, and therefore a longer-term impact on future years' budgets, and are intended to keep pace with inflation over the long term.

Investments may consist of liquid and non-liquid assets, depending on future obligations. Expected investment risks and returns are balanced to create allocations that provide a high probability that Neebing's investment objectives can be achieved.

MNRI will be invested to generate any or all of the following Outcomes:

- a. Funding contingencies, where returns are reinvested with a view to growing principal over the long-term for large withdrawals in unpredictable situations;
- b. Creating stable returns, where principal is maintained and a reliable stream of returns may be available to spend as/if needed; and,
- c. Funding target date projects, where Neebing has an obligation for a specific project at a specific time.

Neebing has identified the goals and objectives for their MNRI according to the Outcome Framework used by ONE JIB. Table 1 details the investment objectives for its MNRI according to the classification scheme.

Table 1 - Objectives* Disclosed in Neebing's IPS

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years
Stable Return	Stable Return	Income Generation; To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk; emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)
	Asset Mgt Reserves	Contributions to generate returns to fund asset management reserves	Higher risk; emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)
Target Date	Target Date 3-5 yrs	Preservation of capital	Low risk; high liquidity	3 – 5 years
	Target Date 5-10 yrs	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 – 10 years
	Target Date 10+ yrs	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long-term inflation-adjusted growth	> 10 years

* The objectives disclosed by Neebing are aligned with the Outcome Frameworks adopted by ONE JIB.

Neebing's investment needs described in its IPS provide Council's guidance to ONE JIB in determining investment allocations. Additional context from the MCQ and dialogue with the Treasurer were used to interpret the details in Table 1. This informs ONE JIB about Neebing's current goals, objectives, circumstances and risk tolerance, and helps direct how investment allocations will be determined. The allocation of the Municipality's MNRI in this Plan is consistent with the details as disclosed in the Municipality's IPS and MCQ.

While individually Neebing's reserve and reserve funds require liquidity, collectively they provide the Municipality with considerable flexibility that should allow some exposure to less liquid investments as/if needed. This is more relevant for reserve and reserve funds with longer investment horizons. However, at present all ONE Investment funds are designed to be highly liquid. Less liquid investments may become available through ONE Investment at a later date.

ONE JIB uses an Outcome Framework that helps to translate the objectives as disclosed by the Participating Municipalities into investment allocations. The Outcome categories used by ONE JIB are aligned with the "Outcome Strategies" identified by the Municipality in Table 1 above. The MNRI of the Municipality will be assigned to associated Outcomes within the ONE JIB's Outcome Framework within this Investment Plan.

From time to time ONE JIB may review their Outcome Framework and associated investment allocations. This may result in changes to the investment allocations assigned to the Municipality assigned in this Investment Plan.

4.2 Comments by Chief Investment Officer

The Chief Investment Officer noted that the overall structure of reserve balances is largely similar vs those used to update the 2022 Investment Plan. The bulk of MNRI is allocated to Target Date Outcomes and the overall investment horizon being relatively long. The Municipality will be contributing an additional \$140,000 to MNRI, which reflects the proceeds from the recent sale of vacant land. The Treasure noted that they have ample amounts available for shorter term spending needs and is comfortable reducing the balances in the Cash Outcome by \$100,000. These monies and the incremental \$140,000 contribution to MNRI will be allocated to the Target Date 3 – 5 Year Outcome. This should provide ample amounts to fund some of the larger expenses including the purchase of a firetruck and spending related for roadwork in coming years.

The Chief Investment Officer has exercised discretion when choosing ONE Investment Outcomes to use in the portfolio and the overall risk profile of the portfolio was considered the most important consideration. The recommended allocation has provided sufficient near-term liquidity within an overall allocation that offers potential for long term growth. It also offers flexibility to invest monies for the long-term, but as all investments are fully liquid, access to the funds will be retained for any unforeseen circumstances. At the time of writing, the recommended overall exposure to equity within the portfolios was 49.9%, which is appropriate considering the long investment horizon associated with the Municipality's reserves. This level of diversified equity exposure is appropriate for the Municipality considering its circumstances and needs.

5. Investment Portfolio

5.1 Asset Allocations

Asset allocations for each Outcome are typically expected to be relatively stable until the next annual review. Any contributions or withdrawals of MNRI must be communicated to ONE JIB formally as outlined in Appendix A.

The goals, objectives, constraints and circumstances of Neebing are taken into consideration when assigning asset allocations for Neebing using ONE Investment's Outcome-based approach. These decisions are informed by the requirement to comply with the Prudent Investor Standard as defined in the Act. The Prudent Investor Standard identifies several key considerations that need to be incorporated in the decision-making process, including:

- General economic conditions;
- The possible effect of inflation or deflation;
- The role that each investment or course of action plays within Neebing's portfolio of investments;
- The expected total return on investment and the appreciation of capital; and
- Needs for liquidity, regularity of income and preservation or appreciation of capital.

In drafting this Plan, these current economic conditions and the possible effect on inflation/deflation have been considered as follows:

- On March 11, 2020 the World Health Organization declared the outbreak of the coronavirus (COVID-19) pandemic. The global pandemic remains an ongoing issue that continues to disrupt economic activity. The financial impact of these events continues to create uncertainty for municipal financial planning.
- As a result of the pandemic, supply chains issues continue to disrupt production and distribution of certain goods while inflation has moved well above long-term averages. The outlook for longer term inflation expectations has implications for the trajectory for interest rates, which have moved notably higher in 2022 as a result.
- The invasion of Ukraine by Russia in February 2022 introduced additional disruptions and uncertainty in the financial markets, which has contributed to elevated inflation levels.
- Diversified investment allocations, such as those used in the Outcome Framework, may help to dampen the volatility of returns to mitigate risks associated macroeconomic or geopolitical events. A diversified approach should help to reduce volatility while still offering the potential for investment returns to outpace inflation.
- The portions of MNRI that will be needed in the shorter term will be invested in investment strategies with very low risk and high liquidity (such as cash and short-term fixed income) given the economic uncertainty in the near-term.
- The portions of MNRI that are not expected to be needed over the short-term will be invested to take advantage of a longer-term investment horizon to achieve higher returns by investing in equities and bonds.

Return assumptions have been provided in section 5.6. As the portfolios will be broadly diversified, these potential returns are expected to be achieved while still maintaining an appropriate risk profile.

5.2 Account Structure

The amounts of MNRI, as disclosed in Neebing's MCQ dated February 7, 2023 have been allocated into investment Outcome categories as shown in Table 2 below.

*Table 2 – Investment Allocations based on MCQ updated on February 7, 2023**

Outcome	Allocation (\$)	Allocation Weight (%)
Cash	200,000	8.3%
Contingency	344,589	14.2%
Target Date 3-5 Years	440,778	18.2%
Target Date 5-10 Years	478,112	19.7%
Target Date 10+ Years	958,646	39.6%
Total	\$2,422,125	100.0%

* The amounts in this table are representative of the information contained in the MCQ. The values are based on the market value of MNRI on February 7, 2023. The Investment Plan will be implemented based on the allocation weights in Table 2.

Mixes of ONE Prudent Investment Program funds and products appropriate for Neebing's circumstances will be used for each Outcome. Descriptions of these Outcomes, ONE Prudent Investment Program funds and the asset allocations for each Outcome are shown in Appendix B.

5.3 Cash Outcome

The allocation to the Cash Outcome will be approximately \$200,000.

Cash allocations are appropriate for relatively short-term funding needs of the Municipality. As the monies are anticipated to be drawn down within three years, it is most appropriate to invest these monies such that there is minimal potential for capital loss. Longer term investments are able to assume more risk and potentially absorb capital losses as there is ample time for investment growth to allow the investment value to recover. Details of the allocation of the Cash Outcome are found in Table 3. Further detail about the Cash Outcome allocations can also be found in Appendix B. Monies in the Cash Outcome are expected to be reclassified as MRI over the next few years. All interest earned in the Cash Outcome will be reinvested in the Cash Outcome:

Table 3 - Cash Outcome

Asset Class	% Weight			Benchmark
	Min	Target	Max	
Cash	100	100	100	
ONE HISA		100		Bank of Canada 1 Year GIC Rate
Total		100		

Further discussion on benchmarks is included in Appendix C

5.4 Contingency Outcome

The allocation to the Contingency Outcome will be approximately \$344,589.

Contingency monies may be drawn upon to meet unexpected needs and infrequent events. Emphasis on the preservation of purchasing power is a key consideration, and therefore growth in the value of investments is emphasized. The Treasurer noted that there is considerable uncertainty about the amount of spending needed for road work in the coming years. If the MNRI needed to be drawn down for this purpose exceeds what is available within the Cash Outcome, balances from the Contingency Outcome could also be utilized as needed.

Details of the allocation of the Contingency Outcome are shown in Table 4. These monies will be invested according to the asset mix set out in Table 4 and will be rebalanced to ensure a consistent risk profile – rebalancing is explained in more detail in section 6.4. Further detail about the Contingency Outcome can also be found in Appendix B. All income will be reinvested to facilitate continued long-term growth in the assets until they are needed.

Table 4 - Contingency Outcome

Asset Class	% Weight			Benchmark
	Min	Target	Max	
Equity	55	60	65	
ONE Canadian Equity Fund		18		S&P/TSX Composite Index
ONE Global Equity Fund		42		MSCI ACWI (All Country World Index)
Fixed Income	35	40	45	
ONE Canadian Government Bond Fund		6		Blended – Canadian Government Bonds
ONE Canadian Corporate Bond Fund		6		Blended – Canadian Corporate Bonds
ONE Global Bond Fund		28		Bloomberg Barclays Multiverse Index
Total		100		

Further discussion on benchmarks is included in Appendix C.

5.5 Target Date Outcome

Neebing identified reserves that would be appropriate for Target Date Outcomes. Most of Neebing's MNRI will be allocated to Target Date Outcomes, which will be allocated in a way that reflects the expected time horizon of balances and reserves. The monies invested in Target Date Outcomes will be split into separate Target Date allocations that collectively reflect the need for liquidity and growth while being reflective of the time horizon in which the funds will be required. The allocation to the Target Date Outcomes will be approximately \$1.88 million and divided among the various target date outcomes accordingly:

- Target Date 3-5 Year – \$ 440,778
- Target Date 5-10 Year – \$ 478,112
- Target Date 10+ Years – \$ 958,646

Target Date Outcomes will be managed with the objective of providing for the return of principal, income and capital gains at a target date in the future. All income will be reinvested.

The majority of Neebing's MNRI will be invested in Target Date Outcomes. Target Date allocations are designed to be invested to provide liquidity for known spending needs in at a future date. Neebing's Investment Plan allocates a total of \$1.88 million to target date allocations with most of this allocation identified as being very long term in nature.

Approximately \$441,000 will be allocated into the Target Date 3-5 Year Outcome which is intended to provide some liquidity for projects within the next five years. Due to the relatively short-term time horizon, the monies invested in this Target Date Outcome will attempt to mitigate the potential for capital loss by investing primarily in fixed income and cash-like investments. This Outcome has a small allocation to equity investments to enhance the growth potential. It is anticipated the entire balance will be drawn down in the coming years to pay for planned expenditures. More detail on the allocations for the Target Date 3-5 Year Outcome is shown in Table 6 below.

Table 6 - Target Date 3-5 Year Outcome

Asset Class	% Weight			Benchmark
	Min	Target	Max	
Cash	17	20	23	
ONE HISA		20		Bank of Canada 1 Year GIC Rate
Equity	8	10	12	
ONE Canadian Equity Fund		3		S&P/TSX Composite Index
ONE Global Equity Fund		7		MSCI ACWI (All Country World Index)
Fixed Income	66	70	74	
ONE Canadian Government Bond Fund		10.5		Blended – Canadian Government Bonds
ONE Canadian Corporate Bond Fund		10.5		Blended – Canadian Corporate Bonds
ONE Global Bond Fund		49		Bloomberg Barclays Multiverse Index
Total		100		

Further discussion on benchmarks is included in Appendix C

An additional \$478,112 has been allocated to the Target Date 5–10 Year Outcome, which will be needed primarily to provide funding within an intermediate time horizon. Details of the allocation for this Outcome are in Table 7 below. Further detail about the Target Date 5-10 Year Outcome allocations can also be found in Appendix B.

Amounts will be allocated to the Target Date 5–10 Year Outcomes to reflect the intended time horizon and risk profile for reserve accounts where near term liquidity is less relevant. The Target Date 5–10 Year Outcome has a 50% allocation to equities, which should help monies invested in this outcome to achieve growth. As monies invested in this Outcome typically reflect reserves for future capital projects, growth in the value of investments is important to help offset the impact of inflation and pre-construction changes on project costs.

Table 7 - Target Date 5-10 Year Outcome

Asset Class	% Weight			Benchmark
	Min	Target	Max	
Equity	45	50	55	
ONE Canadian Equity Fund		15		S&P/TSX Composite Index
ONE Global Equity Fund		35		MSCI ACWI (All Country World Index)
Fixed Income	45	50	55	
ONE Canadian Government Bond Fund		7.5		Blended – Canadian Government Bonds
ONE Canadian Corporate Bond Fund		7.5		Blended – Canadian Corporate Bonds
ONE Global Bond Fund		35		Bloomberg Barclays Multiverse Index
Total		100		

Further discussion on benchmarks is included in Appendix C

Most of Neebing’s allocation to Target Date Outcomes has a very long investment horizon, the composition of which is dominated by reserves related to the landfill site, roads and the fire department. About \$959,000 of MNRI will be invested in the Target Date 10+ Year Outcome, which is intended to fund longer term capital projects. This Target Date Outcome has an overall allocation to equity of about 75%, which should provide an opportunity for the monies invested to grow in value. More detail on the allocations for the Target Date 10+ Year Outcome are shown in Table 8.

Table 8 - Target Date 10+ Year Outcome

Asset Class	% Weight			Benchmark
	Min	Target	Max	
Equity	71	75	59	
ONE Canadian Equity Fund		22.5		S&P/TSX Composite Index
ONE Global Equity Fund		52.5		MSCI ACWI (All Country World Index)
Fixed Income	21	25	29	
ONE Canadian Government Bond Fund		3.75		Blended – Canadian Government Bonds
ONE Canadian Corporate Bond Fund		3.75		Blended – Canadian Corporate Bonds
ONE Global Bond Fund		17.5		Bloomberg Barclays Multiverse Index
Total		100		

Further discussion on benchmarks is included in Appendix C

5.6 Projected Investment Returns

The prospect for improved returns with acceptable levels of investment risk is a key consideration for any municipality investing under the Prudent Investor Standard. Table 10 below provides a projection of the expected annualized returns over a ten-year period for each of Neebing’s investment Outcomes (and consolidated Outcomes). These estimates were derived from an analysis of long-term returns based on conservative capital market assumptions and economic forecasts. They are presented for information purposes only, and actual investment results may differ materially. The source of returns (recurring income vs capital gains) is not a factor that ONE JIB actively considers

for these mandates. It is largely not relevant to municipal investors because they are not subject to taxes on investment returns.

*Table 10 - Projected Annual Returns**

Outcome	Expected Return*	Allocation Weight (%)
Cash	4.2%	8.3
Contingency	5.4%	14.2
Target Date 3-5 Years	4.5%	18.2
Target Date 5-10 Years	5.2%	19.7
Target Date 10+ Years	5.6%	39.6
Overall	5.2%	100.0

* The projected overall expected return of the asset allocations was evaluated by an external consultant, Aon. The return estimates for HISA and the bond funds have been updated subsequently to reflect the current capital market outlook. Actual returns may differ.

The return profile of MNRI projected above is biased downward due to the large balances that are earmarked to be used to fund capital projects over the next five years, which limits the ability of ONE JIB to invest these monies for long-term growth. As the near term target date balances are drawn down, the overall investment time horizon of MNRI balances will increase and a higher rate of return is expected to be achieved as the portfolio transitions to a more growth-oriented positioning.

5.7 Non-Liquid Assets

a. Legacy Investments / Strategic Investments

Neebing does not have other legacy/strategic investments that are part of their MNRI.

b. Transitional Investments

This section does not apply

5.8 Other Accounts

Neebing has no other accounts ONE JIB must consider.

6. Applicable ONE JIB Policies

Besides those listed below, there may also be constraints specific to each externally managed portfolio that govern how they are invested by the external investment manager.

6.1 Environmental, Social and Governance (ESG) Investing

ONE JIB supports ESG investing and incorporates those principles into its investment decision-making through its due diligence processes when choosing and evaluating External Portfolio Managers. External Portfolio Managers are assessed for their ESG policies. ONE JIB

recognizes the practical difficulties of negative screening, whereby securities are excluded based on the nature of their business. ONE JIB's preference is to integrate social responsibility into the investment process with the intent of influencing companies to change their behaviour where appropriate. ONE JIB's approach will necessarily vary by External Portfolio Manager based on a number of factors, including the degree of control exercised by ONE JIB, contractual restrictions and the nature of the investment. Accommodating all requests for specific ESG considerations may not be possible due to availability, costs or other factors.

6.2 Securities Lending

Investment Funds that are controlled by an External Portfolio Manager may engage in securities lending if their policies permit such an action.

6.3 Derivatives

ONE JIB does not intend that derivatives be used in the investment of Long-Term Funds for speculative purposes or to apply leverage to the portfolios for non-hedging purposes. In certain cases, Long-Term Money is invested in underlying funds where the External Portfolio Manager is authorized under the constituting documents of such underlying funds to use derivatives. In such cases, the External Portfolio Manager shall provide written notice of its intended use of derivatives and the contents of such notice shall be satisfactory to ONE JIB. Generally, use of derivatives will be permitted where for so long as the derivative instrument or agreement is outstanding, the investment portfolio has a long position or other offsetting position in the underlying asset. For example, derivative instruments may be used for currency hedging, to change portfolio duration or in covered call strategies.

6.4 Rebalancing

Each investment Outcome will have target weights assigned for each asset class and investment holding, which collectively represent the intended asset allocation for the Outcome. Minimum and maximum weights will also be assigned for asset class allocations, and these weights will guide the rebalancing process. Each account's asset allocation will be monitored and rebalanced by ONE Investment in accordance with ONE JIB's Rebalancing Policy and this Investment Plan.

7. Implementation

7.1 Custodian

All investments under the control and management of ONE JIB, shall be held for safekeeping by ONE Investment's Custodian.

7.2 Transition Plan (including transitional investments)

This section does not apply

7.3 Accommodating Cashflow Needs

a. Investment Income and Rebates

Income from investments will be automatically reinvested and cashflow needs of Neebing are expected to be financed with the sale of units of the investment pools.

b. Anticipated mid-year cashflow requests

Neebing has not disclosed any known mid-year cashflow needs that would result in withdrawals.

c. Unanticipated mid-year cashflow requests

Upon receipt of an updated MCQ from the Municipality that involves a withdrawal of MNRI, the Chief Investment Officer will process the request in accordance with ONE JIB's Withdrawals of Money Not Required Immediately (MNRI) Policy.



Appendix A: Process for Communicating Changes in Investment Needs

For effective investment management it is imperative that material changes in The Municipality's investment needs be communicated to ONE JIB on a timely basis. These include changes in:

- Risk tolerance;
- The IPS;
- Timeframes and/or estimated amounts for financial obligations, including sooner-than-expected amounts and longer timeframes;
- Revisions in MNRI;
- Desired end use of money, especially if that is likely to affect the investment approach; and
- Changes in authorized personnel responsible for investments

These changes must be communicated in writing using the MCQ on the ONE Investment website. Section 5.01 (c) of the ONE JIB Agreement requires that Participating Municipalities provide written notice to the Board Secretary of ONE JIB of any amendment or modification to its IPS. Written communication should be directed to the attention of the Chief Investment Officer at ONE@oneinvestment.ca and the ONE JIB Secretary at dkelly@oneinvestment.ca. They are considered received when ONE Investment provides a formal return email acknowledgement.

Appendix B: Investment Outcomes

The asset allocations for ONE Investment's Outcomes are detailed in the tables below. Rebalancing will be managed for these asset allocations as explained in this Plan. As asset mixes drift away from their intended target and converge on either the minimum or maximum ranges noted below, ONE Investment will rebalance the holdings to restore allocations to the intended asset mix. The Outcomes will also be rebalanced twice annually, as required, to ensure the allocations do not drift materially away from the intended targets. ONE JIB may review and amend the investment allocations for the ONE Investment's Outcomes from time to time. Any changes subsequently implemented by ONE JIB that revise allocation weights assigned or holdings included in these Outcomes may supersede the details in the tables below. As appropriate, the ONE JIB may consider how to implement such changes in a pragmatic way and will give guidance on how such changes to the allocations and Outcomes should be implemented.

Cash Outcome

Asset Class	% Weight		
	Min	Target	Max
Cash	100	100	100
ONE HISA		100	
Total		100	

Stable Return Outcome

Asset Class	% Weight		
	Min	Target	Max
Cash	8	10	12
ONE HISA		10	
Equity	26	30	34
ONE Canadian Equity Fund		9	
ONE Global Equity Fund		21	
Fixed Income	55	60	65
ONE Canadian Government Bond Fund		9	
ONE Canadian Corporate Bond Fund		9	
ONE Global Bond Fund		42	
Total		100	

Contingency Outcome

Asset Class	% Weight		
	Min	Target	Max
Equity	55	60	65
ONE Canadian Equity Fund		18	
ONE Global Equity Fund		42	
Fixed Income	35	40	45
ONE Canadian Government Bond Fund		6	
ONE Canadian Corporate Bond Fund		6	
ONE Global Bond Fund		28	
Total		100	

Asset Management Reserves Outcome

Asset Class	% Weight		
	Min	Target	Max
Equity	88	90	92
ONE Canadian Equity Fund		27	
ONE Global Equity Fund		63	
Fixed Income	8	10	12
ONE Canadian Government Bond Fund		1.5	
ONE Canadian Corporate Bond Fund		1.5	
ONE Global Bond Fund		7	
Total		100	

Target Date Outcomes:

Investments with target dates will be managed to reduce risk as the target date approaches. As time passes and the spending needs get closer, it is appropriate to reduce the amount of risk so that there is greater certainty that the money will be available as needed. This means that reserves, reserve accounts and other balances that are assigned to target date allocation will be reassigned to a nearer dated Target Date Outcome as time passes. In this way, as the spending needs grows nearer, the investments will be migrated to a lower risk target date Outcome.

Target Date Outcomes	Target Date 3-5 Years			Target Date 5-10 Years			Target Date 10+ Years		
	% Weight			% Weight			% Weight		
Asset Class	Min	Target	Max	Min	Target	Max	Min	Target	Max
Cash	17	20	23		0			0	
ONE HISA		20			0			0	
Equity	8	10	12	45	50	55	71	75	79
ONE Canadian Equity Fund		3			15			22.5	
ONE Global Equity Fund		7			35			52.5	
Fixed Income	66	70	74	45	50	55	21	25	29
ONE Canadian Government Bond Fund		10.5			7.5			3.75	
ONE Canadian Corporate Bond Fund		10.5			7.5			3.75	
ONE Global Bond Fund		49			35			17.5	
Total		100			100			100	

Appendix C: Performance Benchmarks for ONE Investment Funds

- The table below details the benchmarks to be used for the performance evaluation of the ONE Investment Pools.
- Blended benchmarks for the prudent investor Outcomes will be used in proportion to their target asset allocation weights.

ONE HISA	Bank of Canada 1 Year GIC Rate
ONE Canadian Equity Fund	S&P/TSX Composite Total Return Index
ONE Global Equity Fund	MSCI ACWI (net)
ONE Canadian Government Bond Fund	95% the DEX All Government Short Bond Index and 5% the DEX 91 Day T-Bill Index
ONE Canadian Corporate Bond Fund	48% the FTSE TMX Canada All Government Bond Index, 40% the FTSE TMX Canada Short Term Corporate A Index, 10% FTSE TMX Canada Universe Corporate AAA/AA Index and 2% the FTSE TMX Canada 91 Day T-Bill Index
ONE Global Bond Fund	Bloomberg Barclays Multiverse Index

Benchmarks used for ONE Investment Funds may be revised at a future date and may be adjusted as appropriate to reflect changes in the underlying investment mandates approved by the ONE JIB.

INVESTMENT POLICY STATEMENT

FOR

THE CORPORATION OF THE MUNICIPALITY OF NEEBING

JANUARY 18, 2023

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THE CORPORATION OF THE MUNICIPALITY OF NEEBING

Investment Policy Statement

OVERVIEW

Municipalities that are subject to the *Municipal Act, 2001* (the “**Act**”) have no general power to invest money. Such powers must be found either in express provisions of the Act or by necessary implication.

Historically, municipalities that are subject to the Act had very limited express investment powers under section 418 of the Act. Section 418 continues to apply to all municipalities that are subject to the Act unless they elect to pass a by-law pursuant to the new section 418.1. Section 418 of the Act provides that “money that is not required immediately” can only be invested in securities prescribed by the Province in O. Reg. 438/97 (the “**Regulation**”). These prescribed securities are generally referred to as the “Legal List Securities” and are included in Part I of the Regulation.

Effective January 1, 2019, the new section 418.1 of the Act came into force. Section 418.1 provides that “money that is not required immediately” can be invested under that section in any security, provided that in making the investment the municipality exercises the care, skill, diligence and judgment that a prudent investor would exercise in making the investment. If a municipality elects to pass a by-law under section 418.1, the effect will be that its “money that is not required immediately” must be invested in accordance with the prudent investor regime. The rules, conditions and procedures that apply to investments under section 418.1 are set out in Part II of the Regulation.

Investing “money that is not required immediately” (MNRI) in Legal List Securities or in accordance with the prudent investor regime are mutually exclusive alternatives. That is to say, section 418 does not apply to a municipality that has adopted the prudent investor regime under section 418.1.

Every municipality, regardless of whether section 418 or 418.1 applies to it, has MNRI and also money that is required immediately (MRI). Municipalities retain the management and control of their MRI. The Act does not include any express provisions that deal with the investment of MRI. However, it is consistent with prudent practice to invest such money until it is actually spent, in order to preserve the capital value of that money. Accordingly, it is necessarily implied that a municipality has the power to invest such money on a short-term basis. Because the Act is silent as to how municipalities are to deal with MRI and because of the historical investment powers under the Act, a conservative approach is to invest MRI in appropriate Legal List Securities.

Municipalities that elect to pass a by-law pursuant to the new section 418.1 include in their investment policy:

- (i) the basis upon which they distinguish between MNRI and MRI, and
- (ii) principles governing the investment of each category of money.
- (iii) This Investment Policy Statement (IPS) is intended to respond to the foregoing requirements.

1. GLOSSARY AND DEFINITIONS

The following capitalized terms are defined terms which have the meanings set out below:

Act: means the *Municipal Act, 2001*, S.O. 2001, c. 25, as amended from time to time.

Agent: means any administrator, Custodian, payment servicer, portfolio manager, investment counsel, consultant, banker, broker, dealer or other service provider engaged or appointed by ONE JIB and authorized by ONE JIB to exercise any of the functions of ONE JIB pursuant to a written agreement, in the manner and to the extent provided in the Regulation and without limiting the generality of the foregoing, Agent includes ONE Investment.

Asset Class: An asset class is a specific category of assets or investments, such as cash, fixed income, equities, alternative investments, real estate etc.

Asset Mix (or Asset Allocation): means the proportion of each asset class in a portfolio. Asset classes include bank deposits, money market securities, bonds and equities, among other things.

Authorizing By-law: means a by-law of a Founding Municipality which authorizes: (i) the entering into of the Initial Formation Agreement; (ii) the establishment of ONE JIB; (iii) the approval of the Client Questionnaire and the adoption of the IPS; and (iv) the entering into of the ONE JIB Agreement.

Benchmark: means an index that is representative of a specific securities market (e.g. the S&P/TSX Composite Index, the FTSE/TMX 91 Day T-bill Index, etc.) against which investment performance can be compared. Performance benchmarks refer to total return indices in Canadian dollar terms.

CFA Institute: refers to the global, not-for-profit professional association that administers the Chartered Financial Analyst (CFA) and the Certificate in Investment Performance Measurement (CIPM) curricula and examination programs worldwide, publishes research, conducts professional development programs, and sets voluntary, ethics-based professional and performance reporting standards for the investment industry.

Credit Risk: means the possibility of a loss resulting from a borrower's failure to repay a loan or meet contractual obligations. That is, the risk that a lender may not receive the owed principal and interest.

Custodian: means a specialized financial institution that is responsible for safeguarding a municipality's investments and is not engaged in "traditional" commercial or consumer/retail banking. Global custodians hold investments for their clients in multiple jurisdictions around the world, using their own local branches or other local custodian banks ("sub-custodians" or "agent banks").

Derivative: A derivative is a contract between two or more parties whose value is based on an agreed-upon underlying financial asset (like a security) or set of assets (like an index). Common underlying instruments include bonds, commodities, currencies, interest rates, market indexes, and stocks.

Environmental, Social and Governance (ESG) Investing: means considering and integrating ESG factors into the investment process, rather than eliminating investments based on ESG factors alone. Integrating ESG information can lead to more comprehensive analysis of a company.

External Portfolio Managers: means external third-party investment management firms whose investment offerings are accessed by ONE JIB directly or through services provided to a Pooled Fund. External Portfolio Managers are agents authorized by ONE JIB in accordance with Part II of the Regulation.

Interest Rate Risk: refers to the possibility that the value of a bond or other fixed-income investment will suffer as the result of a change in interest rates. Interest rate risk can be managed to help improve investment outcomes.

Internal Controls: means a system of controls that may include authorities, policies, procedures, separation and segregation of duties, compliance checks, performance measurement and attribution, reporting protocols, measures for safekeeping of property and data, and the audit process.

Investment Plan: means the investment plan applicable to the Long-Term Money investments and adopted by ONE JIB under the Regulation, as it may be amended from time to time.

Investment Policy Statement (IPS): means the investment policy applicable to the Municipality's investments adopted and maintained by the Council of the Municipality for Long-Term Money under the Regulation, and for Short-Term Money, as the same may be amended from time to time. The IPS may also apply to the money and investments held by the Municipality for the benefit of persons other than the Municipality itself and may make reference to source(s) of money in which the Municipality may have an indirect interest but which the Municipality has no authority to invest.

JIB: is short for Joint Investment Board and means a joint municipal service board that is established under section 202 of the Act by two or more municipalities for the purposes of Part II of the Regulation.

Legal List Securities: means the securities and other investments and financial instruments that are included from time to time in Part I of the Regulation.

Leverage: means an investment strategy of using borrowed money—specifically, the use of various financial instruments or borrowed capital—to increase the potential return of an investment. Typically leverage also tends to increase investment risks.

Local Distribution Corporation or LDC: means a corporation incorporated under section 142 of the *Electricity Act, 1998*.

Long-Term Money: means money that the municipality has defined as long-term and characterized as money that is not required immediately by the Municipality as described in section 5.2. Monies that are Long Term Money will be invested in accordance with the Prudent Investor Standard.

Modern Portfolio Theory: means a theory of portfolio management that looks towards the portfolio as a whole, rather than towards the prudence of each investment in the portfolio. This is found in the CFA Institute Standards of Practice Handbook.

Municipality: means the Corporation of the Municipality of Neebing.

ONE JIB: means ONE Joint Investment Board, established by certain founding municipalities under section 202 of the Act as a JIB for purposes of Part II of the Regulation, which is the duly appointed JIB for the Municipality, as constituted from time to time and which acts in accordance with the Act, the Regulation, the ONE JIB Agreement, including the Terms of Reference, this IPS and the Investment Plan.

ONE JIB Agreement: means the agreement effective as of November 18, 2021, entered into in accordance with the requirements of the Regulation, pursuant to which ONE JIB has control and management of the Municipality's Long-Term Money.

Outcome: in the context of the municipality's IPS the word 'outcome' is used interchangeably with 'solutions'. Investment outcomes are a set of investment allocations with varying risk/return characteristics. The outcomes assigned to each investor are intended to reflect the needs and circumstances of the municipality. MNRI may be invested into several outcomes based on the characteristics of the municipality's accounts/reserves and its saving and spending needs.

ONE JIB's Outcome Framework: a set of Investment Outcomes designed by ONE JIB to categorize the potential goals of investing MNRI. Each Outcome has a unique Asset Allocation with risk/return characteristics that are aligned with the intended use of the money assigned to the outcome.

Participating Municipality: means from time to time each of the municipalities for whom ONE JIB acts as the JIB under the terms of the ONE JIB Agreement.

Pooled Fund: means a unit trust established under a trust instrument, generally not available to the public, in which institutional, sophisticated or high net worth investors contribute monies that are invested and managed by an External Portfolio Manager. Monies are pooled or combined with monies of other investors.

Portfolio: means any collection of funds that are grouped together and required for specific purposes.

Proxy Voting: means a legal transfer to another party of a shareholder's right to vote thereby allowing shareholders who cannot attend meetings to participate. External Portfolio Managers usually vote proxies on behalf of their clients.

Prudent Effective Date: means November 18, 2021, the date on which the prudent investor regime applies to the Municipality.

Prudent Investor Standard: means the standard that applies when the Municipality invests money that it does not require immediately under section 418.1 of the Act. It requires the Municipality to exercise the care, skill, diligence and judgment that a prudent investor would exercise in making such an investment and the standard does not restrict the securities in which the Municipality can invest. The Prudent Investor Standard makes use of Modern Portfolio Theory

and applies the standard of prudence to the entire portfolio in respect of the Municipality's Long-Term Money rather than to individual securities. It identifies the fiduciary's central consideration as the trade-off between risk and return as found in the CFA Institute Standards of Practice Handbook.

Regulation: means Ontario Regulation 438/97.

Risk: means the uncertainty of future investment returns or chance of loss of capital.

Risk Tolerance: means the financial ability and willingness to absorb a loss in return for greater potential for gains.

Securities Lending: means loaning a security to another market participant. The borrower is required to deliver to the lender, as security for the loan, acceptable collateral with value greater than the value of the securities loaned. The Securities Lending program is managed by the Custodian or another appointed agent on behalf of investors. A Securities Lending program is widely used by institutional investors to generate additional marginal returns on the total portfolio.

Short-Term Money: means money that is required immediately by the Municipality as described in section 5.1 and which remains under the control and management of the Municipality. The money can be invested in appropriate Legal List Securities.

Sinking Fund: means a fund established to fulfil the requirements to make annual contributions in respect of various debenture issues wherein money is to be regularly set aside for the payment of the principal of the debentures at maturity.

Sinking Fund Required Contributions (Annual Sinking Fund Requirement): means the amount of money to be set aside each year for deposit into a sinking fund or a retirement fund, as applicable, for each sinking fund and term debenture issue in accordance with the Municipality's debenture by-laws.

Sinking Fund Required Earnings: means the investment earnings needed for the Sinking Fund Contributions to continue to grow to a value sufficient to repay the principal at maturity for each issue of sinking fund and term debentures.

Sinking Fund Excess Earnings: means the investment earnings in excess of the required earnings.

2. PURPOSE AND LEGISLATIVE FRAMEWORK

2.1 Purpose of Policy

This IPS governs the investment of the Municipality's MNRI and MRI. It is intended, among other things, to direct the Clerk-Treasurer in the investment of MRI and to direct ONE Joint Investment Board (ONE JIB) in the investment of MNRI by implementing the Authorizing By-law 2021-045 pursuant to which the Municipality authorized the establishment of guidelines for the prudent management of the Municipality's MNRI pursuant to section 418.1 of the Act.

In addition to the Municipality's MRI and MNRI, the Municipality is from time to time entrusted with the management of money and investments for a third-party beneficiary ("third-party trust funds").

There are also source(s) of money in which the Municipality may have an indirect interest but which the Municipality currently has no authority to invest. Such source(s) of money, referred to in this IPS as "designated funds", are listed in Schedule A attached hereto. The designated funds are identified in this IPS for the sole purpose of enabling the Municipality to better see, on an aggregated basis, the various financial assets in which the Municipality has an interest. The Municipality is not responsible for the investment activities or performance of designated funds.

The goals of this IPS are to:

- Define and assign responsibilities for investment of MRI and MNRI;
- Describe the Municipality's responsibilities with respect to third-party trust funds and designated funds
- Ensure compliance with the applicable legislation;
- Direct ONE JIB as to the Municipality's investment goals and risk tolerance;
- Provide guidance and limitations regarding the investments and their underlying risks;
- Establish a basis of evaluating investment performance and the underlying risks; and,
- Establish a reporting standard to Council.

This IPS applies to employees of the Municipality, to ONE JIB and to the employees of ONE Investment. ONE JIB, the Clerk-Treasurer and any agent or advisor providing services to ONE JIB in connection with the investment of the portfolio shall accept and strictly adhere to this IPS.

2.2 Governing Legislation

Investments of MRI will, in accordance with this IPS, only be made in Legal List Securities.

Investments of MNRI are governed by the Prudent Investor Standard in accordance with Section 418.1 of the Act. This standard is similar to that which governs trustees and pension fund administrators and creates a fiduciary responsibility. Prudent investment in compliance with the Act and the Regulation enhances the potential for the Municipality to earn improved risk-adjusted rates of return.

Money and investments that the Municipality holds as third-party trust funds or has an interest in as designated funds will be subject to applicable legislation and any related agreements or instruments.

The Act provides that the Municipality, and therefore ONE JIB, must consider the following criteria in planning investments of MNRI, in addition to other criteria relevant to the circumstances:

- General economic conditions;

- The possible effect of inflation or deflation;
- The role that each investment plays within the Municipality's total portfolio of investments;
- The expected total return from income and the appreciation of capital; and
- Needs for liquidity, regularity of income and preservation or appreciation of capital.

2.3 Prudent Investor Standard

For MNRI, the standard to be used by the Municipality and ONE JIB shall be the Prudent Investor Standard as required by section 418.1 of the Act and Part II of the Regulation in the context of managing the Municipality's MNRI and investments thereof. Investments shall be made with the care, skill, diligence, and judgment, taking into account the prevailing circumstances, that persons of prudence, discretion and integrity would exercise in the management of investments, considering the necessity of preserving capital as well as the need for income and appreciation of capital. The Act includes a duty to obtain the advice that a prudent investor would obtain under comparable circumstances.

Officers, employees and investment agents acting in accordance with written procedures and the IPS and exercising due diligence shall take all necessary actions to optimize performance of investments on a portfolio basis, taking into account the prescribed risk and other parameters set out in this IPS and market factors. The Municipality's staff acting in accordance with written procedures and this IPS, shall be relieved of personal responsibility for an investment's performance, provided underperformance relative to expectations is reported to Council and the liquidation or sale of investments is carried out in accordance with this IPS.

3. MONEY REQUIRED IMMEDIATELY AND MONEY NOT REQUIRED IMMEDIATELY

3.1 Determination of MNRI and MRI

Determination of the Municipality's MNRI is the responsibility of Council. In making the determination, Council may consider:

- the time horizon within which the monies are needed to meet financial obligations;
- the purpose for which the monies have been collected or set aside and are to be used;
- the source of the money; or
- any combination of the foregoing

For the purposes of this Investment Plan the municipality has determined that MRI is set within two calendar years to align with the budget cycle, and MNRI is beyond the two-year budget cycle.

For certainty, all money and investments of the Municipality that have not been identified as MNRI (other than third-party trust funds and any designated funds referenced in Section 2.1) shall be deemed for purposes of this IPS to be MRI.

Determination of the Municipality's MNRI and MRI may be modified at any time and from time to time by action of Council and with respect to specific money by the Clerk-Treasurer in accordance with the provisions of Section 6.2.

Any changes in this IPS regarding the Municipality's MNRI and MRI must be communicated immediately in writing to ONE JIB.

3.2 Overview of Portfolios

The Municipality's portfolios represent funds required for specific purposes. A high-level description of each of these portfolios and their objectives is provided in Section 5 below. This IPS applies to the following money of the Municipality, its agencies, boards and commissions including:

- MRI which is invested in Legal List Securities; and/or
- MNRI which is invested under the Prudent Investor Standard.

4. ROLES AND RESPONSIBILITIES

4.1 Role of ONE JIB

ONE JIB has been appointed by the Municipality in accordance with the requirements of the Act and the Regulation and on the terms and conditions set out in the ONE JIB Agreement (Appendix I).

ONE JIB exercises control and management of the Municipality's MNRI and the investments made by it in accordance with the objectives and risk tolerance established in this IPS.

Among the responsibilities of ONE JIB are the following:

- Reviewing this IPS;
- Adopting and maintaining an Investment Plan that complies with this IPS;
- Engaging External Portfolio Managers, Custodians, administrators and other investment professionals (Agents);
- Allocating the money and investments under its control and management among External Portfolio Managers and their funds in compliance with this IPS;
- Monitoring the performance of the Agents; and,
- Reporting to the Municipality.

The foregoing is subject to the more detailed terms and conditions contained in the ONE JIB Agreement.

4.2 Role of Municipal Staff

This IPS is approved and adopted by Council with input from the Clerk-Treasurer, and from ONE JIB with respect to MNRI. MRI of the Municipality, and any third-party trust funds referenced in Section 2.1, remain under the control and management of the Clerk-Treasurer.

Consistent with this IPS, the Clerk-Treasurer is responsible for the implementation of the investment program and the establishment of investment procedures which shall include:

- Investment management of MRI and any third-party trust funds referenced in Section 2.1 by, or under the direction of, the Clerk-Treasurer;
- The deposit or withdrawal of MNRI, under the explicit delegation of authority regarding MNRI, and the investment thereof, to ONE JIB, which is responsible for the control and management of such funds and investments; and,
- A system of controls exercised by the Clerk-Treasurer to regulate the activities of Deputy Clerk-Treasurer.

No person including, without limitation, ONE JIB, may engage in an investment transaction except as provided under the terms of this IPS.

In the management of MRI of the Municipality, and any third-party trust funds referenced in Section 2.1, the Clerk-Treasurer may engage one or more agents and service providers. ONE Investment can assist with the investment of the Municipality's MRI, in Legal List Securities, and with the investment of third-party trust funds, in accordance with the terms of the applicable trust, if permitted, at the request of the Municipality.

4.3 Ethics and Conflicts of Interest

Individuals who are responsible for the Municipality of Neebing's Short-Term Portfolio shall comply with the Municipality of Neebing's Conflict of Interest guidelines and any relevant professional codes of conduct (e.g., the CPA Code of Professional Conduct).

ONE JIB, in its capacity as a joint municipal service board, in addition to being a local board of each member Municipality is subject to a Code of Conduct as required by the Municipal Act, 2001 (the "Act"). This Code of Conduct applies to the Chair and the other Members of ONE JIB acting in their capacity as Members of ONE JIB.

5. INVESTMENT

5.1 MRI: Short-Term Money

The Municipality's MRI is described in this IPS as Short-Term Money. Short-Term Money consists of money that is needed to meet the short-term financial obligations of the Municipality and are controlled and managed by the Clerk-Treasurer.

5.1.1 Short-Term Moneys: Investment Objectives

The main focus of the investment of Short-Term Money is cash management, and the interest income generated by the investment of these monies contribute to municipal revenues. To the extent possible, the Municipality shall attempt to match its investments with anticipated obligations.

Capital preservation is the paramount objective for short-term investments, and these investments need to be highly liquid. Consequently, only high quality, short-term investments that are also Legal List Securities will be held in this portfolio. The Municipality may invest in fully liquid money market securities and deposit accounts. The Municipality aims to maximize returns subject to the constraints set out in Part I of the Regulation, as amended from time to time, with a view to preserving capital and to further manage risk through diversification by issuer and credit quality.

The investment objectives for short term money, ranked in priority, are as follows:

a) Security of Principal

The primary objective for MRI is to ensure the security of principal. To minimize the risk of loss, investments shall be subject to minimum credit ratings and shall be diversified by maturity, type of investment and issuer. Investing activities will be reviewed on a regular basis as actual, revised and forecasted operating and capital plans are completed. Maturity dates should be structured so that investment cash inflows occur when needed.

b) Liquidity Requirements

Liquidity is measured by the ease with which securities can be converted to cash to meet forecast spending. The investments that are eligible under Ontario's Eligible Investments and Related Financial Agreements Regulation possess different features and thus market prices will vary depending on market conditions, as well as the particular features of the type of investment.

To ensure adequate liquidity, the Municipality's investments shall be diversified by holding securities of various terms to maturity and by various types of investments and issuers and to the extent possible, the term of such investments shall match the forecasted requirements for such monies to meet expenditures.

c) Rate of Return

The Municipality's money shall be invested to maximize the rate of return within acceptable risk levels while respecting the security of principal, legal constraints and the liquidity needs of each investment portfolio.

The composition of each portfolio, including its term to maturity and type of investments, shall be adjusted within the guidelines of this Policy to take advantage of market opportunities. Such changes shall be made with the periodic interest rate outlook and target portfolio structure approved by the Treasurer.

5.1.2 Short-Term Money: Eligible Investments

Short Term Money may be invested in high quality, short-term investments that are also Legal List Securities available from banks, dealers and other financial institutions. Investments issued or guaranteed by approved institutions will be permitted by this Policy, as deemed eligible by Ontario Regulation 438/97 or as authorized by subsequent provincial regulations. Investments will be limited to securities issues maintaining a minimum credit rating by an appropriate credit rating agency.

Eligible investments include the following offerings by ONE Investment:

- ONE Investment High Interest Savings Account;
- ONE Investment Money Market Portfolio; and,
- ONE Investment Canadian Government Bond Portfolio

Investment in the foregoing is subject to the Municipality entering into the prescribed Agency Agreement with LAS and CHUMS.

5.2 MNRI: Long-Term Money

The Municipality's MNRI is described in Section 3.1 as Long-Term money. In accordance with the ONE JIB Agreement and this IPS, ONE JIB has exclusive control and management of the Long-Term Money and the investments made therewith.

From time to time, the Municipality may require money immediately to meet financial obligations and may require ONE JIB to liquidate one or more investments in order to generate money to meet those obligations. ONE JIB will select the investment(s) to be liquidated. The timing of such liquidation will be determined by ONE JIB in consultation with the Treasurer.

5.2.1 Long-Term Money: Investment Objectives

In setting the objectives noted below, the Municipality has taken into account the following considerations:

- Preservation of capital;
- Adequate liquidity that takes into account the needs of financial obligations and reasonably anticipated budgetary requirements;
- Diversification by asset class, market, sector, issuer, credit quality and term to maturity;
- Income and capital appreciation; and,
- Macro risks, such as inflation, economic growth and interest rates.

The municipality's Investment objectives for its Long-Term money (MNRI) can be achieved via allocations to the Outcomes defined within the ONE JIB's Outcome Framework. Table 1 provides a summary of this framework.

Table 1:

Outcome Category	Outcome Strategy	Objective	Risk Tolerance, Liquidity	Investment Horizon
Cash	Cash	Preservation of Capital	Low risk; high liquidity	< 3 years
Stable Return	Stable Return	Income Generation; To generate returns to fund recurring needs	Moderate risk with emphasis on growth and stable returns, regular liquidity	> 5 years (Perpetual)
Contingency	Contingency	Contributions for unexpected and infrequent events	Higher risk; emphasis on longer-term capital growth with some liquidity	> 5 years (Perpetual)
	Asset Mgt Reserves	Contributions to generate returns to fund asset management reserves	Higher risk; emphasis on longer-term capital growth; low liquidity	> 10 years (Perpetual)
Target Date	Target Date 3-5 yrs	Preservation of capital	Low risk; high liquidity	3 – 5 years
	Target Date 5-10 yrs	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Moderate risk, liquid	5 – 10 years
	Target Date 10+ yrs	Contributions toward capital projects, mitigate inflation impacts and meet target funding requirements	Higher risk, emphasis on long-term inflation-adjusted growth	> 10 years

Investment of long-term money is to be managed by ONE JIB in a way that balances the investment objectives with a level of risk that is appropriate for the municipality. The MNRI invested with ONE JIB will be broadly diversified to help reduce the volatility of investment returns. Returns have an impact on revenues, as well as a longer-term impact on future years' budgets and should, at a minimum, keep pace with inflation. To the extent possible, the Long-Term Money's investment horizons are aligned with the Municipality's obligations and cash flow requirements and may consist of liquid and non-liquid securities based on future cash flow requirements.

5.2.2 Long-Term Money: Eligible Investments

Eligible investments for Long-Term Money include any Pooled Fund or other collective investment vehicle or institutional investment management product sponsored or managed by ONE Investment for the Prudent Investment Program (Prudent Investment Offering), provided always that the products and the selection of products comply in all material respects with the IPS.

Additionally, nothing in this IPS prevents Long-Term Money from being held in cash, short term money market instruments, or overnight deposits.

5.2.3 Long-Term Money: Sinking Funds

Not Applicable

5.2.4 Long-Term Money: Local Distribution Corporation (LDC) Securities

Not Applicable

5.2.5 Long-Term Funds:

Not Applicable

5.3 Third-Party Trust Funds and Designated Funds

In addition to the Municipality's own money, the Municipality is from time to time entrusted with third-party trust funds, and the Municipality's responsibilities and obligations with respect thereto may be subject to other legislation and governed by other agreements and instruments. To the extent that there is any conflict or inconsistency between the provisions of this IPS and the terms and conditions contained in such other legislation, agreements or instruments applicable to third-party trust funds, the latter shall prevail.

The Municipality's third-party trust funds and the designated funds are listed in Schedule A.

For certainty, the third-party trust funds and the designated funds are not MNRI of the Municipality, and such monies are not under the control or management of ONE JIB.

5.4 Investment Management

5.4.1 Investment Management of Short-Term Money

The investment of Short-Term Funds shall be controlled and managed by the Clerk-Treasurer.

5.4.2 Investment Management of Long-Term Money

The investment of Long-Term Money shall be controlled and managed by ONE JIB in accordance with this IPS.

Competent External Portfolio Managers shall be appointed by ONE JIB, and they shall enter into an agreement with ONE Investment that complies with this IPS and Part II of the Regulation and provide compliance and performance reports. In accordance with the applicable regulatory requirements, ONE JIB shall make any External Portfolio Manager changes deemed in the best interest of the Municipality. For each External Portfolio Manager, ONE Investment shall agree on a set of operational guidelines including constraints, discretion limits, diversification and quality standards, and performance expectations, which are documented in each External Portfolio Manager's guidelines.

5.5 Transition to Prudent Investor Regime

Until the Prudent Effective Date, the Municipality will continue to control and manage its MRI, MNRI and investments in Legal List Securities. Some Legal List investments were made with MRI and some with MNRI.

Upon and after the Prudent Effective Date, the control and management of money and investments that are determined to be not required immediately shall be given to ONE JIB. Nothing in this IPS requires that such investments need be liquidated or disposed of. It is not contrary to this IPS for investments that the Municipality does not require immediately to be held, and to continue to be held by, ONE JIB in instruments such as term deposits, guaranteed investment certificates or principal protected notes issued by a financial institution. They can be held to maturity and invested upon receipt of cash proceeds.

Management of third-party trust funds and any designated funds is not directly affected by the Prudent Effective Date.

5.6 Investment Constraints

5.6.1 *Environmental, Social and Governance (ESG) Investing*

The Municipality of Neebing supports ESG investing for Short-Term and Long-Term Money. The Municipality believes that well-managed companies are those that demonstrate high ethical and environmental standards and respect for their employees, human rights, and the communities in which they do business, and that these actions contribute to long term financial performance.

The Municipality has chosen to monitor the developments of ESG factors and will reconsider its approach to ESG investing for the Short-Term Portfolio as and when appropriate to do so.

For the investment of Long-Term Money, ONE JIB is required to explore how External Portfolio Managers are implementing responsible investing principles at the time of hiring and during periodic reviews. It may report on results periodically, if requested.

5.6.2 *Securities Lending*

Securities lending is not permitted for short term investments directly held by the municipality. The municipality may hold externally managed investment portfolios that engage in securities lending.

For the investment of Long-Term Money, the Municipality may invest in pooled funds, and other investment funds that are managed by an External Portfolio Manager who may engage in Securities Lending if the policies of the External Portfolio Manager permit such an action.

5.6.3 *Derivatives*

Derivatives may not be used for speculative purposes. They may be used for the investment of Long-Term Money where they are fully covered by a backing asset, e.g., as for currency or other hedging, to change portfolio duration or in covered call strategies.

5.6.4 *Use of Leverage*

Nothing in this IPS prevents the use of leverage, provided it is prudent to do so. Leverage is inherent in the use of certain types of investment strategies and instruments. Where leverage is employed, ONE JIB (for MNRI) and the Treasurer (for MRI) shall have in place monitoring procedures to manage overall exposure to any counterparty and in the aggregate Leverage is not a strategy currently employed by ONE JIB but may be considered at a later date.

5.6.5 *Pooled Funds*

All investment strategies may be pursued directly through holdings of corporate and government issuers and indirectly via pooled funds and investment funds or any combination thereof. The investment strategies may also include allocations to cash or short-term investment vehicles.

5.6.6 *Currency Hedging*

The Short-Term Portfolio will not utilize currency hedging.

The Municipality's funding requirements are in Canadian dollars. However, some exposure to foreign currencies in the Long-Term Portfolio may be advantageous to provide diversification and potentially enhance returns. Therefore, it shall not be a violation of this IPS for investments in global mandates to be unhedged, in whole or in part, where the diversification benefits embedded in the currency exposure are considered to be beneficial or desirable by ONE JIB.

5.6.7 *Prohibited Investments*

Not Applicable

5.7 *Performance Monitoring, Rebalancing and Management*

5.7.1 *Short-Term Money*

The Clerk-Treasurer shall monitor the performance, rebalance asset mix and manage short-term funds in a manner that achieves the investment objectives set out in this IPS.

5.7.2 *Long-Term Money*

For the investment of Long-Term Money, ONE JIB shall establish parameters for monitoring investments and rebalancing through policy or directly within the investment plan.

Investments are expected to achieve returns at least equal to their benchmarks measured over a rolling five-year period. At minimum, ONE JIB shall provide reporting described in Section 6.7 that shows the Municipality's holdings, declares compliance with this IPS, and shows External Portfolio Manager performance.

6. ADMINISTRATIVE POLICIES

6.1 Flow of Money and Annual Municipal Budget

6.1.1 *Transfer to ONE JIB as Part of Annual Review Process*

On an annual basis, as part of the Municipality's Annual Review process, the Municipality shall identify the amount, if any, of Long-Term Money that it holds. Any Long-Term Money not already under the control and management of ONE JIB shall be transferred to ONE JIB as soon as practicable.

6.1.2 *Transfer to Municipality as Part of Annual Review Process*

On an annual basis, ONE JIB shall be notified by the Clerk-Treasurer as to the amount, if any, required by the Municipality from the Long-Term Money then under the control and management of ONE JIB for the Municipality's operational purposes. Such amount shall be deemed to be Short-Term Money and shall be returned to the Municipality in a lump sum or by way of periodic payments, as directed by the Clerk-Treasurer.

6.2 Flow of Money Otherwise than through the Budget Process

6.2.1 *Surplus Funds*

The Short-Term Funds capture revenues received by the Municipality during each year after the approval of the Municipality's budget for the year. Any amounts deemed to be MNRI by the Clerk-Treasurer at any such time during the year shall be transferred to ONE JIB to be under its management and control as Long-Term Funds. Amounts so transferred will be recorded annually in the Investment Plan and allocated by ONE JIB in accordance with the Investment Plan.

6.2.2 *Contingencies*

The Clerk-Treasurer is authorized to direct ONE JIB to return any amounts determined by the Clerk-Treasurer to be required to meet expenditures for unexpected contingencies not anticipated by the Municipality's budget in force for that year, provided however that the aggregate of the amounts to be returned to the Municipality under this Section 6.2.2 during the year shall not exceed 25% of the Long-Term Money under the control and management of ONE JIB as at the date that the Municipality approved its budget for the year (the Budgeted Long-Term Money). In determining the Budgeted Long-Term Money for purposes of calculating the 25% limit, any Long-Term Money to be transferred to the control and management of ONE JIB in accordance with that year's Annual Review pursuant to Section 6.1.1 shall be included and any amount to be returned by ONE JIB to the Municipality pursuant to Section 6.1.2 shall be excluded.

6.3 Valuation of Investments

Investments shall be valued according to the values provided by the Custodian(s). For the investment of Long-Term Money, values of unitized vehicles shall be valued according to the unit values published by the Custodian. Other investments shall be valued at their market value when that is available from regular public trading. If a market valuation of an investment is not available, then a fair value shall be supplied by the External Portfolio Manager to the Custodian no less frequently than quarterly.

6.4 Voting Rights

Subject to the provisions of Section 5.2.4 with respect to LDC securities, where External Portfolio Managers have been appointed, such External Portfolio Managers shall assume the responsibility of exercising voting rights and will report their voting policies to ONE JIB annually. The Municipality may access these policies at any time.

6.5 Internal Controls

The Clerk-Treasurer shall establish an annual process of review of all investments made under this IPS. This review will provide internal control by assuring compliance with governing legislation and with policies and procedures established by the Clerk-Treasurer. To the extent ONE JIB's input is needed, these requirements will be communicated in advance to ONE JIB.

6.6 Custodians

All investments and assets of the investment portfolios shall be held by a Custodian and any of the Custodian's sub-custodians or nominees. For Long-Term Money, the Custodian shall be acceptable to ONE Investment. For Short-Term Money the Custodian shall be acceptable to ONE Investment if ONE Investment is administering the investment of the Municipality's Short-Term Money, otherwise the Custodian shall be acceptable to the Municipality.

6.7 Reporting

6.7.1 Short-Term Money

For the investment of Short-Term Funds, the Clerk-Treasurer shall report at least annually to Council, such report to be in such form and contain such content as Council may request. The report to Council shall include investment performance during the period covered and such other information as required under regulation and as the Clerk-Treasurer may consider to be pertinent.

6.7.2 Long-Term Money

The Regulation provides that ONE JIB shall submit an investment report to Council in respect of the investment of Long-Term Money at least annually. This report shall include the following.

- Investment performance during the period covered by the report;

- Asset mix of the total portfolio;
- A listing of individual investments held at the fund level at the end of the reporting period showing, where appropriate, book value, market value, realized/unrealized gains/losses and actual income received;
- A list of all transactions including the security name, trade date, and the purchase and/or sale price;
- A statement by the Clerk-Treasurer as to whether all investments were made in accordance with the IPS and as to whether all investments were made in accordance with the Investment Plan; and
- Any other pertinent information in the opinion of the Clerk-Treasurer.

All securities invested on behalf of the Municipality by ONE JIB or with the assistance of ONE Investment shall be held for safekeeping in the name of the Municipality by a Custodian.

7. APPROVAL, SUBSEQUENT MODIFICATIONS AND EFFECTIVE DATE

7.1 Revocation / Amendment of Previous Investment Policy

This policy rescinds and replaces any previous investment policy or statement of investment policies and goals of the Municipality.

7.2 Modifications to the IPS

At least annually, Council shall review the IPS and update it, if required. In the course of reviewing the IPS, Council may request comments from the Clerk-Treasurer with respect to the investment of Short-Term Money and from ONE JIB with respect to the investment of Long-Term Money.

Following the Council's review of the IPS, ONE JIB shall review the Investment Plan and update it, if required.

At a minimum, the annual IPS review will consider:

- the adequacy of funding for capital works;
- the Municipality's ability to reduce other spending;
- flexibility of the timeframe to payout; and
- sensitivity to loss.

7.3 Effective Date

This IPS is adopted by Council of the Municipality effective January 18, 2023. The Treasurer is directed to sign a copy of this IPS to evidence approval and to deliver a copy of this IPS to ONE JIB.

Signed by: Erika Kromm


Clerk/Treasurer

January 25, 2023
Date

Schedule A

Third-Party Trust Funds and Designated Funds

Third-Party Trust Funds

Care and maintenance trust funds under the *Funeral, Burial and Cremation Services Act, 2002* which are to be invested pursuant to the *Trustee Act*.

Designated Funds

Not Applicable.

Appendix I: ONE JIB Agreement

Appendix II: Investment Policy for Short-Term Money

Municipal Client Questionnaire (MCQ)

Review and update the MCQ annually in conjunction with the review of the Investment Policy Statement.

However, update the MCQ within 90 days if:

- a. There is a significant change in the municipality's financial circumstances, or
- b. There is a significant change in the municipality's "money not required immediately"

For changes between annual reviews, provide written notice of changes by using the mid-year MCQ update form on the last page of this document.

1. CLIENT INFORMATION

1.1 NAME OF MUNICIPALITY: MUNICIPALITY OF NEEBING

1.2 ADDRESS: 4766 HIGHWAY 61, NEEBING, ON P7L OB5

1.3 TREASURER INFORMATION

- i. Name: ERIKA KROMM, CLERK-TREASURER
- ii. Phone Number: (807) 474 - 5331 iii.
- Email: CLERK@NEEBING.ORG

1.4 PRIMARY DAY-TO-DAY CONTACT INFORMATION*

- i. Name: LAURA JONES
- ii. Title: DEPUTY CLERK-TREASURER
- iii. Phone Number: (807) 474 - 5331 iv.
- Email: DEPUTYCT@NEEBING.ORG

*Primary day-to-day contact should have a comprehensive understanding of the Municipality's financial position and investment needs.

2. INVESTMENT KNOWLEDGE AND EXPERIENCE

2.1. Which statement best describes the Municipal staff (person most responsible for managing investments)'s level of investment knowledge and experience with financial markets and products?

- ☐ Very limited knowledge
- ☒ Basic knowledge and minimal experience
- ☐ Good knowledge and some investment experience
- ☐ Strong knowledge and experience
- ☐ Advanced knowledge and extensive experience

Does Municipal staff (person most responsible for managing investments) have prior investment industry education/designations/experience? Please describe:

N/A

2.3 Check the following list of investment vehicles with which your municipality has used within the past five years. [*Check all that apply*]

- ☒ Canadian money market securities (e.g., Cash, bank accounts, HISA etc.)
 - ☐ Locked-in Investments (e.g., GICs, PPNs etc.)
 - ☐ Local Distribution Corporation Securities
 - ☒ Securities held in third party trusts (i.e., cemetery trust, legacy fund etc.)
 - ☒ Fixed income (government and/or corporate bonds)
 - ☒ Equities
 - ☐ Other - Please Describe
-
-

3. INVESTMENT OBJECTIVES AND RISK TOLERANCE

This section of the Questionnaire asks about the Municipality's Money Not Required Immediately (MNRI). In general, investors can expect a higher annualized rate of return if the investor is also willing to accept volatility or fluctuation in the market value of their investments. For example, investors can expect that the average annual rate of return for a five-year period will be higher where the portfolio's returns are varied when measured on a year-by-year basis, with some years having negative returns. A portfolio which has a steady return year over year, with little possibility of negative returns in any year, will most likely have a lower annualized return when measured on a rolling five-year average.

3.1 In relation to MNRI, which of the following best reflects the Municipality's longer-term investment objectives (return), risk tolerance (volatility of returns) and shorter-term tolerance for losses (actual or unrealized)?

		Investment Objective	Risk Tolerance	Tolerance for short-term (3 year) losses*
<input type="checkbox"/>	Lower risk/return	Capital preservation is the main objective. Willingness to accept lower returns to reduce the likelihood of losses	Conservative Approach: A small chance of loss of capital over a 5-year period	Less than 5% decline
<input checked="" type="checkbox"/>	Moderate risk/return	Achieve moderate growth without excessive risk to capital	Moderate chance of loss of capital over a 5-year period	5-15% decline
<input type="checkbox"/>	Higher risk/return	Willingness to accept higher risk, including risk of loss of capital, for potentially higher returns	Greater uncertainty of outcomes with potential of higher returns over a 5-year period	More than 15% decline

* These percentages are for illustrative purposes only and to determine sensitivity to potential capital loss and do not represent a guarantee by ONE JIB or ONE Investment.

3.2 Other information: Is there any other information about the Municipality's investment objectives and risk tolerance for its MNRI that is relevant to the IPS or Investment Plan?

Some reserve funds are contingency funds, and may not be drawn upon for years. The draw date of these funds is unknown and dependent on events outside municipal control.

Sections 4 and 5 of this Questionnaire asks about the Municipality's assets, liabilities and cash flow and is not limited to MNRI. It is intended to assist ONE Investment in obtaining an understanding of the Municipality's financial circumstances, including its cash flow needs.

4. FINANCIAL INFORMATION

4.1 Please provide a table showing "Money Not Required Immediately" divided into reserves and reserve funds with expected investment time horizons. A template is provided on the following page as a guide.

Note: MNRI can be determined by time, source of funds, purpose of funds, or such other means as the Municipality may decide is appropriate. As such, 'zero to 18 months' column of MNRI in the template might not be applicable for all municipalities.

Summary of Municipal Accounts for Investment Planning Purposes

Reserve Type	Brief Description	MNRI Amount	Investment Horizon of MNRI			
			Less than 3 years	3 to 5 years	5 to 10 years	10+ years
Capital Reserves and Special Projects	Target Date	2,140,000	200,000	440,000	500,000	1,000,000
Stabilization Reserves	Contingency Reserves	24,200			24,200	-
Contingency Reserves	Contingency Reserves	335,800			335,800	
Total		2,500,000	200,000	440,000	860,000	1,000,000
	Figures represent book value of investments and \$140,000 contribution					

4.2 Cash Flow Projections affecting MNRI by year (please provide details that may help inform the ONE JIB about potential drawdowns/additions to MNRI that you anticipate in coming years. Supporting documentation may be provided as needed.)

Type	Next year	2 years	3 to 5 years	5 to 10 years	Greater than 10 years
Anticipated MNRI Drawdowns		(200,000)	(440,000)		
Anticipated MNRI Contributions					
Net change in MNRI		(200,000)	(440,000)		

4.3 Do the MNRI drawdown forecasts in 4.2 reflect:

- ☒ Drawdowns of current reserve balances
☐ Drawdowns of current reserve balances inclusive of projected future budgetary contributions

4.4 If the Municipality has completed a capital budget and asset management plan, how many years does this forecast extend?

- ☐ Less than 3 years ☐ 3-5 Years ☐ 5-10 Years ☒ 10 years or more

Funding/Expenditure Analysis

4.5 How does the Municipality manage unanticipated requests for funding? Can you characterize the probability that the municipality may need to draw down MNRI to fund unexpected budget shortfalls?

The Municipality may need to draw MNRI in the event of a major loss of infrastructure (for example a widespread uncontrolled forest fire destroying Municipal buildings and fleet). To mitigate this risk the Municipality has insurance and short-term MRI funds can be diverted. The Municipality also has a bank line of credit it can use to address short-term needs. This type of event is unpredictable, and the probability is unknown.

4.6 Is there a particular year when the Municipality had unusual, large expected capital expenditure(s)?

- ☒ Yes ☐ No

4.7 If so, please explain the timing and nature of the expenditure(s)

Two Bridge replacements are anticipated in 2023. Canada Community Building Funds have been saved, Rural and Northern Stream ICIP grant funding obtained and the remainder of the project will be addressed by funds already set aside in MRI reserves. Expenditures for a new Fire Hall in 2024-2025 are dependent on whether grant funding is approved. Council previously approved the use of debt financing for the remaining funds.

4.8 Is there any near-term (within the next 24 months) decisions or uncertainties that could have a material impact on your MNRI forecasts? (e.g., projects contingent on unsecured grants, potential significant changes to debt financing strategy, significant acquisition or disposal/divestment). Provide details here:

Nothing that would affect MNRI is anticipated

5. PORTFOLIO INFORMATION

5.1

MNRI details	
Invested in ONE JIB Outcomes. Value as at (DD/MM/YY) 31/01/2023	\$2,282,125
Pledged (in kind) Securities (Bonds, GIC's, PPN's, etc.). Value as at (DD/MM/YY) __/__/__	\$ 0
Expected Contributions (withdrawals) of MNRI Date funds to be remitted/paid: (DD/MM/YY) __/__/__	\$ 140,000
Locked in portion (LDC shares or notes) Value as at (DD/MM/YY) __/__/__	\$ 0
Total MNRI *	\$2,422,125
* The market value of securities may change between the date they are pledged to the ONE JIB and the date they are contributed to the ONE JIB.	

5.2 The Municipality may pledge less liquid securities to ONE JIB as part of MNRI. Please identify below the details of pledged securities that the municipality may have.

- ☒ The Municipality does not have locked in investments that represent a portion of MNRI
- ☐ The Municipality has the following investments as pledged securities that represent a portion of MNRI:

6. EXISTING INVESTMENTS

6.1. Please provide a table showing your current investments deemed MNRI and their characteristics.

<i>Security/Investment</i>	<i>Type</i>	<i>Manager/Institution</i>	<i>Book Value</i>	<i>Market Value</i>	<i>Maturity Date (If applicable)</i>

6.2. Describe your overall investment strategy or investment objectives.

7. OTHER INFORMATION

7.1 Please provide any additional information or context on the information provided that you consider relevant to ONE JIB's understanding of your municipality's MNRI.



Municipal Client Questionnaire (MCQ)

8. INVESTMENT RESTRICTIONS

8.1 Are the Municipality's investments subject to any prohibited investment or other similar restrictions that are not fully disclosed in the Municipal IPS?

☐ Yes ☒ No

If Yes, please specify.

9. ACKNOWLEDGEMENT

I confirm that information provided to ONE Investment in this form is complete and accurate to the best of my knowledge as at the date below.

Dated this _____ 7th day of February _____, 2024

Erika Kromm, Clerk-Treasurer _____

A handwritten signature in black ink, appearing to read "E. Kromm".

Name and Signature of Treasurer

Second Signature (if Required)

Appendix 1 – Midyear MCQ Updates Form

Please provide details that explain the nature of the requested change. This should describe: the money involved, the timing of transactions required, and any other context to support the change request. This will allow the ONE JIB to understand how this update changes the cashflow characteristics or investment horizons of MNRI relative to the most recent update to the MCQ.

ACKNOWLEDGEMENT

I confirm that information provided to ONE Investment in this form is complete and accurate to the best of my knowledge as at the date below.

Dated this__day of ____, __

Name and Signature of Treasurer

Second Signature (if required)

To: ONE Joint Investment Board
 From: Keith Taylor, Chief Investment Officer, ONE Investment
 Date: March 1, 2023
 Re: Fund Manager Performance Review Q4 2022
 Report: ONE JIB 2023-004

1. RECOMMENDATIONS

It is recommended that the Board:

1. Receive the report.

2. SUMMARY

This report summarizes the performance of the ONE Investment Prudent Investment Funds for the fourth quarter of 2022, including a brief overview of factors contributing to performance.

The key themes affecting the markets in the quarter included signs that inflation numbers may have already peaked, indications that central banks are set to slow the pace of interest rate increases, and the ongoing Russian invasion of Ukraine. The tone in the financial markets improved after several quarters of challenging performance. Equity markets had strong returns in the fourth quarter as sentiment improved and bond returns were bolstered by narrowing credit spreads and an improving interest rate outlook.

While all the pooled funds had positive returns in the fourth quarter, they were not sufficiently large to offset the weakness from previous quarters. All funds had negative returns for the 2022 calendar year with both equities and fixed income weak, which is a highly unusual outcome. The surging inflation and aggressive interest rate hikes by central banks meant that asset class diversification proved less effective than expected in mitigating investment losses in the year. The performance of the funds as of December 31, 2022, is summarized below:

	Quarter	1 Year
ONE Canadian Equity Fund	7.0%	-7.7%
ONE Global Equity Fund	8.3%	-10.8%
ONE Canadian Corporate Bond Fund	0.6%	-8.3%
ONE Canadian Government Bond Fund	0.6%	-3.6%
ONE Global Bond Fund	3.2%	-8.6%

3. BACKGROUND

ONE JIB and ONE Investment have a responsibility to review the performance of the investment managers

As outlined in ONE JIB's Policy for Reviewing External Fund Managers, ONE Investment is to report to ONE JIB on a quarterly basis, identifying any issues arising from the quarterly review of the external investment managers. The report is to include a summary of the positioning of the mandates, information on investment performance, an explanation of the drivers of performance, and commentary to explain the performance and market context.

4. ANALYSIS

Inflation surged earlier in 2022 but started to abate in the second half of the year

One of the main investment themes in 2022 was the recognition by central banks that inflation pressures were not transitory and that aggressive action by central banks was required to arrest the surging inflation figures. Almost all major global central banks raised interest rates sharply, hoping to contain inflationary pressures. Historical experience has shown that once high inflation levels get entrenched in the economy, they set expectations that can lead to persistently high inflation, making them very difficult to reverse. As a result, central bankers were aggressive in their attempts to fight inflation.

In the fourth quarter there were continued signs that inflation may have peaked and was starting to moderate. Inflation in the United States and Canada peaked at 9.1% and 8.1% respectively in June and has trended down somewhat thereafter, ending the year around 6.5%. Several months of declining inflation figures indicate that inflation may have peaked, and central banks have started to hint that rate hikes would slow in the near future.

Central Banks continued to raise interest rates in the fourth quarter, but rate hikes are set to slow

Central banks aggressively increased interest rates in 2022, with the US Federal Reserve bank raising its target rate seven times during the year to increase rates by 4.25%. The Bank of Canada also increased its policy interest rates seven times, moving the rate from 0.25% at the start of the year to 4.25% by year end. These are very significant policy moves that are intended to slow an overheating economy and address the surging inflation pressures.

Policy interest rates set by central banks continued to rise in the fourth quarter, with the Bank of Canada raising its policy rate by 1% and the US Federal Reserve increasing its policy rate by 1.25%. These rate hikes were widely expected by the financial markets and were largely discounted in the performance of equity and bond markets in previous quarters. Signs that inflation may have already peaked and hints from central bankers that the pace of rate hikes would slow were well received by markets. The rising interest rates in 2022 were a major contributor to sharp weakness in both global bond and equity markets. Signs that these rate

hikes may soon end led to strength across the financial markets in the fourth quarter.

Investor sentiment improved in the fourth quarter, leading to stronger performance for corporate credit and equities

It is not uncommon for higher risk profile investments to have more challenging performance amid uncertainty and this theme helps characterise some of the market trends in 2022. Earlier in the year the Russian invasion of Ukraine, surging inflation and rising yields gave investors reasons to worry and the uncertainty led to weakness in higher risk profile investment types, including high yield bonds and equities. As interest rates started to increase, credit spreads, the extra yield offered by corporate bonds above sovereign bond yields, started to become wider, compounding the weakness for corporate credit and especially high yield bonds. Treasuries and sovereign bonds, the traditional safe-haven investments, normally tend to perform well when higher risk profile investments are weak, but they too had weak performance due to the rising interest rates.

In the fourth quarter the prospect that rate hikes would slow bolstered sentiment, leading to a rally in equity markets globally and a recovery in bond markets. Credit spreads narrowed in the fourth quarter, leading to outsized returns, especially for high yield bonds. While fixed income and equity markets performed strongly in the fourth quarter, the gains in the quarter were insufficient to offset weaker performance experienced earlier in the year.

The ONE Canadian Equity Fund had returns of 7.0 % in the quarter, bringing full year 2022 returns to negative 7.7%

The Fund had strong performance in the fourth quarter with returns of 7%, outperforming its benchmark by about one percentage point. Both sector allocation and security selection contributed to this outperformance, but security selection had a more pronounced effect. The strong performance in the fourth quarter was insufficient to offset the weakness experienced earlier in the year. For the full year the ONE Canadian Equity Fund had returns of negative 7.7% with the Fund underperforming its benchmark by about 2%. The under-performance for the 2022 calendar year was primarily a result of sector allocations that collectively detracted over 3% from index relative performance. Security selection for the Fund for the 12-month period had a positive contribution on returns, adding over 1% to performance relative to the benchmark.

Commodity-related industries tended to perform well in the quarter and for the calendar year, which the Fund was not able to fully benefit from. The Fund typically holds about one half of the exposure to the Materials and Energy sector versus its benchmark, which reflects a structural underweight in these sectors that is intended to reduce the volatility of returns. For the full year this underweight allocation had a significant negative impact on performance, as these sectors outperformed the Canadian equity market; this created a drag on its performance relative to the benchmark of over 3%. In the fourth quarter, the effect of underweight exposure to these two sectors was much smaller, detracting about 0.4% from Fund performance relative to the benchmark. The Fund held a large position in Finning International, which rents and sells Caterpillar equipment used in the construction and resource sectors. This holding, which

represents about 4% of the fund, rose 39.7% in the quarter, making a significant contribution to overall Fund returns in the quarter. While this holding may not be part of the Energy or Materials sectors, it benefitted from the strength in these sectors.

The ONE Global Equity Fund had returns of 8.3% in the quarter, with full year 2022 returns of negative 10.8%

The ONE Global Equity Fund had strong performance in the fourth quarter with returns of 8.3%, performing broadly in-line with its benchmark. These strong returns in the quarter helped to offset some of the weak performance in the previous three quarters, leading to returns of negative 10.8% for the 12-month period ending December 31, 2022. For the full year the Fund outperformed its benchmark by about 1.6%.

The investment manager's focus on security selection contributed to performance in the quarter. Several individual holdings made a significant contribution to returns, including Moderna, Inc. with returns of 51.9%. Holdings in BMW also made a significant contribution as the preferred and common shares held, which collectively represent 4.7% of the Fund, were up about 19%. The performance of FTI Consulting, Inc., which represents 3.5% of the Fund, was a drag on performance with returns of negative 4.2% in the quarter.

Currency movements in the quarter contributed to performance. The Fund does not hedge foreign currency exposure, so large currency movements can affect total returns. During the quarter many major currencies strengthened versus the Canadian dollar with the Pound Sterling up 6%, the Euro up 7%, Yen up 8%. The translation of local currency returns of foreign holdings back to Canadian dollars collectively contributed positively to Fund returns, increasing the total returns by about 1.9%.

The two Canadian fixed income funds both had returns of 0.6% in the quarter, outperforming their benchmarks, primarily due to their heavy corporate bond exposure

The ONE Canadian Government Bond Fund and the ONE Canadian Corporate Bond Fund both had returns of 0.6%, both slightly outperforming their performance benchmarks in the quarter. A heavy allocation to corporate credit and lower allocation to government bonds versus their benchmarks helped performance in the fourth quarter as the narrowing of credit spreads in the quarter led them to outperform government bonds. Security selection within corporate bond holdings for both Canadian Bond funds made a modest positive contribution to returns, helping performance relative to their benchmarks.

For the full year ONE Canadian Government Bond Fund and the ONE Canadian Corporate Bond Fund both had returns of -3.6% and -8.3% respectively. The ONE Canadian Corporate Bond Fund has a longer duration and hence is more sensitive to the effects of rising interest rates, which resulted in weaker performance than the ONE Canadian Government Bond Fund during the year.

Both Canadian bond funds had slightly less duration than their benchmarks at the start of the quarter, but during the quarter duration increased to approximately the benchmark levels. The movements in interest rates had minimal direct effect on overall index-relative performance but positioning across different segments of the yield curve had a small impact on returns. Both Canadian Bond Funds had underweight key rate positioning to the 6-month segment of the

curve, which made a small positive contribution to relative performance, which was mostly offset by their overweight positioning to the 2-year segment of the curve.

Performance of the ONE Global Bond Fund improved in the fourth quarter as credit spreads narrowed, leading to returns of 3.2%

The ONE Global Bond Fund had returns of 3.2% in the fourth quarter, outperforming its benchmark in the period. This fourth quarter performance helped to offset some of the weaker performance experienced in the previous quarter. Despite outperforming its benchmark by about 2.9%, the Fund had full year 2022 returns of negative 8.6%. These annual returns reflect the challenging environment for fixed income investments during the year.

Currency movements had a notable negative impact on performance. The ONE Global Bond Fund has a variable currency hedging policy, and currently has 86% of its foreign currency exposure hedged against the Canadian dollar. Except for the US dollar, most major global currencies were much stronger versus the Canadian dollar. The Yen, Euro and Pound Sterling appreciated 8%, 7% and 6% respectively in the quarter. The currency movement led to strong Canadian dollar returns from the individual securities that the Fund was not able to fully benefit from, as losses on the currency hedges eliminated most of this positive currency effect.

The Fund's allocation across segments of the global bond markets in the quarter made a positive contribution to returns relative to its benchmark. Higher risk profile investments performed well in the quarter, which benefitted high yield bonds. The Fund has a heavy allocation to high yield bonds and a light exposure to treasuries relative to its benchmark. Credit spreads declined in the fourth quarter leading to outsized returns for corporate credit, especially for high yield bonds. While high yield bonds represent only about 3% of the holdings in the Fund's benchmark, the Fund has over 24% in high yield bonds, so the strength in this segment of the fixed income markets had a large contribution to the Fund's returns in the quarter. The manager of the ONE Global Bond Fund reduced exposure to high yield bonds in the quarter with allocations declining by about 5%.

The maturity profile of investments and their positioning along the yield curve helped index relative performance. The shorter duration profile of the Fund relative to its index meant that rising interest rates had a smaller negative impact on Fund performance than on its benchmark. The Fund has about 7% less exposure to bonds with maturities between 1 and 4 years than its benchmark. Shorter term yields rose in the quarter, which had a smaller negative effect on Fund performance than its benchmark. The manager has increased the interest rate sensitivity of the Fund over the year, raising bond duration from 3.8 years at the start of 2022 to 4.9 years at the close of the year. The average bond duration of the Fund's benchmark declined by 0.8 years over this same time frame. The Fund continues to be less sensitive to interest rate changes than its benchmark.

5. CONCLUSION

The fourth quarter review of manager performance did not identify any major performance issues that warrant concern. The performance of the ONE Prudent Investment Funds in the quarter improved as the outlook for interest rates changed. Central banks are now signalling that the interest rate hikes may slow as there are signs that recent rate hikes are having the desired effect of reducing inflationary pressures. This led to strength in both equity and bond markets in the fourth quarter, but these gains were not sufficient to offset weakness in the previous three quarters of 2022, leading to negative returns for all the funds for the 2022 calendar year.

Drafted by: Keith Taylor, Chief Investment Officer

Approved for submission by: Judy Dezell and Donna Herridge - Co-Presidents/CEO