

Vancouver Chinese Presbyterian Church



Longing for God

Isaiah 26:9

2020

Annual Report

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2021 A.G.M. AGENDA

Date:	Sunday, March 21 st , 2021	Page
Time:	2:00 pm	
Place:	ZOOM	
Moderator:	Elder Victor Ling	
Interpreter:	Rev. Morgan Wong	
1.	Welcome, Opening Prayer & Scripture	
2.	Business:	
	A. Election of recording secretary for A.G.M.	
	B. Adoption of Agenda	1
	C. Adoption of 2020 A.G.M. minutes	2
	D. Financial Report:	
	- 2020 Treasurer's Report	4
	- 2020 Financial Review (see separate report)	
	- 2021 Proposed Budget	5
	E. Election of new members to Board of Managers	
	F. Appointment of Church Treasurer	
	G. Election of Trustees	
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5.	Report from Departments & Fellowship:	
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	B. Board of Managers 堂務委員會	14
	C. Building Committee 建堂委員會	15
	D. Chinese Adult Sunday School 中文成人主日學	17
	E. Chinese Bible Study 中文查經班	18
	F. Chinese Choir 中文詩班	19
	G. Circle of Joy 歡樂天地	20
	H. Ezra Fellowship 以斯拉團契	21
	I. Ladies' Bible Study 婦女查經班	22
	J. Mandarin Bible Study 國語查經班	23
	K. Manna Mania 英語成人團契	24
	L. Mission Committee 宣教委員會	25
	M. 'Share & Pray' 英文祈禱會	26
	N. Sunday School 英文主日學	27
	O. Transition Committee 建堂過渡委員會	28
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7.	Acknowledgement	
8.	Closing Prayer & Benediction	

MINUTES OF 2020 ANNUAL GENERAL MEETING

Date: June 28, 2020 - 2:00 PM

1. Welcome, Opening Prayer & Hymn

The meeting began with singing of: “**Count Your Blessings**”

Moderator: Victor Ling Welcome everyone to the 1st AGM using virtual technology.

Interpreter: Rev. Dr. Morgan Wong (Meeting constituted with prayer by Rev. Wong)

Attendance: 63 members/adherents

2. Business:

A. Election /Appointment of Recording Secretary for AGM:

That Adrian Wong be appointed Recording Secretary of the AGM. – **Approved.**

B. Adoption of Agenda

Motion: That the Agenda as printed by adopted.

Moved - Ada Con; Seconded – Billy Lo. Carried. **Approved.**

C. Adoption of 2019 AGM Minutes:

1. Diana Wong advised that Cecilia Chan is Chinese Choir Leader, not choir conductor.

2. 2018 Financial Statements are required to be “reviewed” not “audited” by Accountant.

Motion: That the 2019 AGM Minutes be adopted as amended be adopted.

Moved – Sue Yuen; Seconded – Athena Chiu. **Approved.**

D. Financial Report:

- 2019 Treasurer’s Report

- 2019 Financial Review

- 2020 Proposed Budget

E. Election of members to Board of Managers

Motion: That Andrew Wong, Daniel Lai, Linda Sze and George Sze be nominated to The Board of Managers for a further term ending with the AGM in 2021.

Moved - Derek Dewald; **Seconded** - John Con. **Approved.**

F. Election of Trustees

Motion: That the existing 5 Church Trustees, namely, Billy Lo, Ken Shuen, Alex Wong, Susie Yuen and Adrian Wong be re-elected for a further term to expire at the next Annual General Meeting in 2021.

Moved - Adrian Wong; Seconded – Nelson Chan. **Approved.**

G. Appointment of Church Treasurer

-That Linda Sze be re-appointed as Church Treasurer for another term ending with the AGM in 2021. **Approved.**

3. Report from Rev. Morgan Wong

4. Report from Clerk of Session

5. Report from Departments & Fellowship:

Motion: That all the reports of the following Departments and Fellowships be received as printed, and adopted with thanks.

Moved by John Con; Seconded by Sue Yuen. **Approved**

A. Board of Education

i. Chinese Language School

ii. Preschool

B. Board of Managers

C. Chinese Adult Sunday School

D. Chinese Choir

E. Ezra Fellowship

F. Ladies Bible Study

G. Mandarin Ministry

H. Property Development Task Force

I. Share & Prayer

J. Summer Conference

K. Sunday School

L. Zion Fellowship

6. Other Business & Announcements:

A. Joint Communion Service on July 5th, 2020 at 10:30am followed by Prayer Walk around the church at 12:30 pm.

B. Transition Committee – verbal report by Andrew Wong

7. Closing Prayer & Benediction – by Rev. Morgan Wong

TREASURER'S REPORT

2020 has been a year unlike any other. The following events happened this year:

- March 15, 2020 – Our last in person church worship service.
- June 16, 2020 – Final approval was given by Presbytery to move forward with our building project
- July, 2020 - Our last counting of donation offerings in the church building and the closing of the Nursery School
- August, 2020 – Closing of the Chinese Language school
- October 22, 2020 – Completing the legal structure of the Trust corporation to undertake the construction
- Demolition of the church building was planned for January 25, 2021.

We were blessed that our offerings did not decline significantly in 2020. We continued to receive Development donations as well.

It is appreciated that everyone combines as many Sunday offerings as you can in one cheque and send in as early in the year as possible to decrease the number of trips I have to make to the bank and for cash flow purposes. Numerous cheques which were mailed in December did not reach me until January, 2021 and was too late to include as 2020 donations.

Thank-you for the ongoing assistance of Billy Lo with the donation data entry and Nelson Chan with the processing of the monthly payroll. Thank-you to all those who helped count, process and deposit the offerings up to March 15, 2020 and on the last Sunday in July.

We will operate with lower costs in 2021 due to not meeting physically or being able to operate all of the usual church programs. During the rebuilding of our church we will budget for expenditures based on projected offering receipts. As always we need volunteers to help in church operations but even more so now as it is important to start planning for church operations in the new building now.

In His Service,

Linda Sze

2020 Financial Review (see separate report)

**Chinese Presbyterian
Church 華人長老會
2021 Budget 財政預算**

	Actual 1/1/2020-12/31/2020	Budget 2021
REVENUE 收入		
GENERAL RECEIPTS 一般收入		
Envelope Offering	195,708.61	185,000.00
Loose Offering	940.15	0.00
General Receipts-Total 總額	196,648.76	185,000.00
DESIGNATED RECEIPTS 指定收入		
Designated Offering	413,337.06	0.00
Designated New Church Building	21,000.00	0.00
Designated Receipts-Total 總額	434,337.06	0.00
PROGRAM RECEIPTS 活動收入		
Flowers & Bulletins	550.00	0.00
Mission	4,420.00	1,000.00
Lighthouse	678.70	500.00
Program Receipts - Total 總額	5,648.70	1,500.00
EDUCATION RECEIPTS 教育收入		
Nursery School Fees	60,411.51	0.00
Chinese School Fees	32,752.24	0.00
Education Receipts - Total 總額	93,163.75	0.00
OTHER RECEIPTS 其他收入		
Funds Interest	4,818.70	4,800.00
Other Interest and Investments	9,452.81	9,500.00
Other Receipts - Total 總額	14,271.51	14,300.00
TOTAL REVENUE 總收入	744,069.78	200,800.00
EXPENSE 費用支出		
MINISTER'S OFFICE EXPENSES		
牧師辦公室		
Office Staff - Wages	4,908.12	0.00
Office Staff - EI	147.14	0.00

Office Staff - CPP	302.16		0.00
Office Staff - WCB	4.91		0.00
Total Office Staff Remuneration		5,362.33	0.00
Stipends	56,491.58		58,000.00
Housing Allowance	22,800.00		22,800.00
Minister's - EI	1,202.70		1,300.00
Minister's - CPP	2,898.00		3,000.00
Minister's - WCB	56.49		60.00
Minister's - Benefits	20,805.06		24,000.00
Minister's Manse - Utilities	2,067.85		2,500.00
Minister's Manse - Telephone	1,380.02		1,900.00
Total Minister's Remuneration		107,701.70	113,560.00
Pastor of Outreach		0.00	29,000.00
Special Resource Material		902.33	1,000.00
Pulpit Supplies		6,699.82	2,500.00
Minister's Office Total 總額		120,666.18	146,060.00
CHURCH PROGRAMS 教會活動			
Christian Education & Rentals		2,609.62	3,000.00
Congregational Life		152.72	500.00
Music Ministry		561.70	600.00
Flowers and Benevolence		590.44	600.00
Mandarin Bible Study		114.64	0.00
Church Programs - Total 總額		4,029.12	4,700.00
MISSIONS 差傳			
Presbytery Dues		6,151.00	5,000.00
Presbyterians Sharing		20,000.00	18,000.00
CPC Missions		5,500.00	1,000.00
Lighthouse		0.00	500.00
Missions- Total 總額		31,651.00	24,500.00
EDUCATION 教育			
Nursery School - Salaries	32,645.51		0.00
Nursery School - EI	724.44		0.00
Nursery School - CPP	1,519.00		0.00
Nursery School - WCB	313.40		0.00
Total Nursery School Remuneration		35,202.35	0.00
Chinese School - Salaries	22,815.70		0.00
Chinese School - EI	480.31		0.00
Chinese School - CPP	623.10		0.00
Chinese School - WCB	219.03		0.00
Total Chinese School Remuneration		24,138.14	0.00
Chinese School Supplies&Services		181.77	0.00
Insurance		0.00	0.00
Nursery School Supplies&Services		1,647.24	0.00

Rent		17,539.85	0.00
Telephone		994.76	0.00
Utilities		0.00	0.00
Janitor- Wages	4,818.00		0.00
Janitor - EI	106.56		0.00
Janitor - CPP	207.01		0.00
Janitor - WCB	4.82		0.00
Total Janitor Remuneration		<u>5,136.39</u>	<u>0.00</u>
Education - Total 總額		<u>84,840.50</u>	<u>0.00</u>
BUILDING, GROUNDS & OTHER			
房屋, 土地及其他			
Advertising		670.00	670.00
Bank Charges & Interest		1,015.92	1,100.00
GST		17,513.47	1,000.00
Insurance		3,245.00	5,000.00
Legal & Accounting		8,142.55	10,000.00
Office Supplies		1,427.34	2,500.00
Printing & Mimeographing		268.18	200.00
Property Taxes		493.00	500.00
Repairs & Maintenance		2,408.10	0.00
Telephone		1,975.51	600.00
Transition		8,077.88	0.00
Utilities		8,102.02	0.00
Building, Grounds & Other - Total 總額		<u>53,338.97</u>	<u>21,570.00</u>
Designated Funds 指定基金			
Designated Church Development		21,000.00	0.00
Other Designated Transfers		413,337.06	0.00
Designated Operating Fund		15,206.95	0.00
Designated Funds – Total 總額		<u>449,544.01</u>	<u>0.00</u>
TOTAL EXPENSE 總支出		<u>744,069.78</u>	<u>196,830.00</u>
NET INCOME 淨收入		<u>-0.00</u>	<u>3,970.00</u>

LONGING FOR GOD

“My soul longs for you, indeed, my spirit within me seeks you diligently”.

~ Isaiah 26:9

2020 was a very challenging and eventful year. As early as in January, COVID 19 was identified and the disease quickly spread around the globe. By March, our Provincial health authority had announced restriction on social gatherings which affected people from all walks of life, including churches. Life has ever been changed! We adopted term like the “New Normal” to depict the novel reality.

No one has ever prepared to face the threat imposed by the virus. In fact, one year later, the world is still in chaos and danger. Both the religious and non-religious univocally asked the same question; Where is God? But God is faithful! When things look unmanageable, God already has a way out for us. He is ahead of us, behind us, above us and beneath us! What we need is what the psalmist suggests, longs for God and seeks after Him.

In Chinese, the word “crisis” composed of two words, danger and opportunity. Though COVID-19 had posted many challenges to us, it also creates optimal opportunities for ministries and outreach.

I was amazed how fast we learn and adapt to a different approach to “do” church – our worship, fellowship, Sunday School, Bible study and other activities. At this time, I thank Billy Lo for stepping up and patiently teaching many of us how to connect one another through “zoom”, how to prepare power point presentation, how to embed video, how to phone in, etc. With the help of technology, we even conducted our Annual General Meeting and Christmas Eve Candlelight Service by ZOOM.

Also, I would like to thank specifically our elders who took up a lot of responsibilities such as preaching and leading worship services. They put in countless hours of preparation and meetings to make sure our church was afloat. We were very blessed to have gifted guest speakers such as Dr. Richard Topping, Dr. Craig Smith, Dr. Jason Byassee, Rev. Mary Fontaine to fill our English pulpit. By October, we invited Dr. Byassee as our regular stated supply.

Our church rebuilding project had finally approved by Presbytery. Due to the nature of works and responsibilities, the Property Development Task Force was now evolved to become the Building Committee to deal with various matters, including setting up a Business Trust, which consisted of Duncan Shuen and Derek Dewald as co-chairs with George and Linda Sze and Adrian Wong as members (please see report from The Building Committee). They spent many hours and efforts to balance the book and meeting the requirements from the City and our Presbytery. A huge thank you to this team of members.

Furthermore, George and Linda Sze worked extra hard and long hours to ensure the rebuilding project was progressing within the budget and time frame. In addition, without the church office and with social distancing, Linda our treasurer was doing all the donation entries and many other financial duties by herself. We appreciate their sacrifice and commitment.

With all the restrictions posted by the government because of COVID 19, members were feeling

isolated and apprehensive. I was wondering what could we do to foster a sense of intimate community, sharing the love of God among our members and adherents. By August, Grace and I started a new Chinese online Fellowship called Circle of Joy. We met on every Wednesday evening for an hour of fun filled activities. We began our meeting with a short devotion and prayer, all participants had a time of sharing, testimonies and some topics that were cheerful and happy. I ended the meeting with a word of closing prayer for our different needs. On average there were more than 20 participants. Once a month, we invited a guest speaker to address various topics. So far, we had Dr. Stephen Lam (Lung and cancer specialist), Mr. Marcus Too (kinesiology), Mr. Ken Kam (Chinese herbalist), Ms. Grace Chong (Pharmacist) and Mr. Lawrence Wu (design engineer). For these special topics, our participants had gone up to more than 50. Praise to the Lord!

From the reports of Manna Mania, Circle of Joy and the Chinese Bible Study, it is true that these gatherings were a good place to invite friends who would not come to church or Bible Study in the normal sense. Since these activities are online, some of our friends would join us and learn about Christianity. By December, I baptized Ivy Tan and her two young sons as a result of personal evangelism and inviting them to our church activities. Praise the Lord!

Our Mandarin worship also affected by the Provincial restriction in March. With Vancouver Taiwanese Presbyterian Church, we agreed to worship online. Rev. Tali Hsieh from VTPC and I continued to preach alternatively every Sunday. Tim and Remy Tam led and coordinated the online Mandarin Bible Study with Dr. Grace Liang from Regent College on Friday evenings.

During the summer, I delegated the Chinese Bible Study to Grace my wife and Simmy Wong. They led the Bible Study in the Gospel of Matthew (please read separate Report). It was a good opportunity for them to take on some leadership. I intend to provide more training in Inductive Bible Study Method and how to lead Bible Study in the future.

Last but not least, after many meetings and prayers the Board of Education decided to temporarily cease the operation of both the Preschool and Chinese Language School due to COVID-19 (see separate Report from the BOE). I thank all the Board members for their input and particularly the leadership of the convener, Remy Tam.

May we continue to look up to the Lord for guidance and strength as the body of Christ! May we continue to shine for the Lord and be His good witnesses in spite of all these challenges.

In His service,

Pastor Morgan Wong

SESSION REPORT(堂議會)-Year Ending December 31, 2020

MODERATOR & SENIOR MINISTER 主任牧師:

(1996) The Rev. Dr. Morgan Wong, Ba, BTh, MDiv., DMin. (黃鼎盛牧師)

CLERK 堂會書記:

(2008) Adrian Wong (黃立錚)

ELDERS 長老:

2018 - Nelson Chan (陳沛江)

Billy Lo (盧玉明)

2009 - George Sze (史培鏞)

2004 - Remy Fu-Tam (譚傅秀紅)

Diana Wong (黃鍾齊安)

2000 - Victor Ling (林重慶)

Adrian Wong (黃立錚)

1993 - Garland Chow (李家麟)

1985 - John Con (簡約翰)

Timothy Tam (譚仁德)

*Inactive : Ken Shuen (孫國權) Tony Tsang (曾木興) Gordon Lowe (劉繼興)

Representatives to Presbytery: 區議會代表:

Minister - Rev. Dr. Morgan Wong (黃鼎盛牧師)

Representative Elder - John Con (簡約翰)

Alternate Elder - George Sze (史培鏞)

Presbytery Committee Reps:

Ministry - Rev. Morgan Wong (黃鼎盛牧師)

Ministry - John Con (簡約翰)

PWD & Services - Ken Shuen (孫國權)

COMMITTEES/TEAM (小組): (Minister is an ex-officio members on all committees)

Our deepest appreciation to all those volunteers who generously gave of their time and talents in serving on the various church committees and ministries. Please read the reports of the various committees and ministries as contained in the Annual General Meeting Report, and check the church website regularly for the various activities held each week.

TERM OFFICERS – 2020

(The following congregational members served term appointments during 2020)

TRUSTEES (教會物業信託人):

- Elected during the 2020 AGM to serve an approximate one-year term ending at the AGM in 2021.

(* All church real estate are held in trust by the Trustees, and all legal documents concerning any real estate purchases, financing, or sale of church real estate are to be signed by the trustees on behalf of the church, subject to congregational and Presbytery approval.

Billy Lo (盧玉明)
Susie Yuen (馬麗君)
Ken Shuen (孫國權)
Adrian Wong (黃立錚)
Alex Wong (黃立章)

BOARD OF MANAGERS (堂務委員會) : Serving various terms.

Derek Dewald - Chairman
Linda Sze-Treasurer (史黃美意)
Andrew Wong (黃永聰)
Daniel Lai (黎永佳)
Elder Garland Chow (李家麟) - Session Liaison Representative
Elder Nelson Chan (陳沛江) - Alternate Session Liaison Representative

OFFERING, DATA ENTRY & ACCOUNTING TEAM LEADERS (財務小組) :

Linda Sze (史黃美意) - Treasurer (教會財政)
Marleen Wong (黃李恩恩) Gladys Kwan (楊關素婷)

教育顧問 - EDUCATION ADVISORS TO SESSION:

BOARD OF EDUCATION: Chair- Dr. Remy Fu Tam (譚傳秀紅)

- *1. SUNDAY SCHOOL PRINCIPAL: Linda Con (主日學校長：簡黃翠蓮)
- *2. PRESCHOOL SUPERVISOR: Samantha Chan (幼兒園主任：陳秀雯)
- *3. CHINESE SCHOOL PRINCIPAL: Karen Loo (中文學校長：羅李頌恩)
- *4. VACATION BIBLE SCHOOL DIRECTOR: Lela Ling (暑期聖經班主任：林理祿)
- *5. FORMER PRESCHOOL & CHINESE SCHOOL PRINCIPALS: Grace Ng (前幼兒園及中文學校長：黃吳錦城)

Note: The Preschool, Chinese Language School & Vacation Bible School was closed due to provincial government covid-19 guidelines for the foreseeable future and in preparation for the construction of our new facilities.

CHURCH SECRETARY - 教會秘書: Esther Wong (黃簡蕙舜)
CHURCH CUSTODIAN - 教會總務: Anderson Hao Zhen (甄浩)

Note: With the schools, church service and gatherings in church building discontinued due to provincial government covid-19 guidelines and in preparation for the construction of our new facilities, our church secretary and our custodian took earlier retirement. We thank them for their service to our church and wish them well.

MEMBERS AND FRIENDS: (會員及會友)

Members on the Roll as of December 31, 2020

會員：2019年12月31日 (117 + 1 + 2 - 4) = Total 113

Added to Communion Roll since 2019

A. By Baptism of Adults - 成人洗禮：(+1)

1. IVY TAN (譚群丁)
Confirmation - 堅信：(0)

B. By Children/Infants Baptism- 幼兒洗禮：(2)

1. NATHAN TAN (譚賀天)
2. MATTHEW TAN (譚賀丁)

C. Transfer In - 過會：(0)

D. Members Removed from Roll in 2020 - 會友名冊刪

- By action of Session 堂委員的決定 (0)
By death 去世 (-4)
By transfer out 轉會 (0)

IN MEMORIAM 2020 - 悼念：

Members - 會友 (-4) and Adherents - 朋友/會眾： (-3)

1. YUK LUNG YEONG (楊玉麟)
2. WAI CHING CHAN (陳慧貞)
3. YEUNG YIN KWOK (郭鍊楊燕)
4. KIM LEE (李蘇彩金)
5. ALAN WONG (黃立邦)
6. TENNYSON WONG (黃羽翼)
7. ROSE M. LEW (-)

ATTENDANCE in 2020

As our church services in the past year have been held virtually via “zoom”, we were unable to obtain an accurate account of attendance due to families sharing one screen, or one telephone line to listen to the service each week.

CPC Board of Education

The year 2020 marked the 120th year of the celebration of the establishment of the Chinese Presbyterian Church as an outreach to the Chinese community. It started a Kindergarten program for the Chinese immigrants in Chinatown in early 1900. It evolved into a nursery program in the 1970's and moved to the current location at Cambie in the 1980's. Thanks be to God as it was a successful program and was renamed CPC Preschool in 1996.

The CPC Preschool should be remembered and applauded for adopting the Christian based curriculum at its core: Such as the commitment to sharing the Gospel stories with the children, learning the verses from the Bible; teaching the Christian values and virtues; encouraging good behavior and character development. The intention was directed toward a comprehensive approach to growth and development of a child intellectually, physically, socially, emotionally and spiritually. What was commendable was the emphasis on musical skills – the percussion band and later on the computer program was also introduced. The teaching and learning environment had been embodied with fun and safety in a playful, healthy, and secure surrounding.

The Chinese Language School has both components Cantonese and Mandarin as traditional written and spoken languages in the context of learning about Chinese culture as language and culture are inseparable. The readings include poetry, poems, songs and play. These courses were offered on the weekends after school hours. This was a popular program much appreciated by the parents for their children to retain and learn about their Chinese roots and customs.

Unfortunately, since the relocation of the premise to the Kerrisdale site for both the Preschool and the Chinese Language School in September of 2019-2020 school year due to the rebuilding of the church at Cambie and with the strict regulations of lockdown and social distancing of the COVID 19 pandemic. The Board with the approval of the Session decided to close the schools and to rebuild the schools in the future.

We urge you all to pray for the task ahead as it will be a big challenge for our church to launch a Day Care program along with the Preschool program and the Chinese Language School as our mission outreach serving our neighborhood community at Oakridge! Please join the BOE in seeking God's direction in its planning and preparation stage for rebuilding the schools for His glory and praise! The Board requests for your personal involvement if you feel you have a passion in serving God through education.

Remy Fu-Tam

Board of Education Chair

Board of Managers Report

The Board would like to thank its current members, Andrew Wong, Daniel Lai, and Treasurer Linda Sze for their hard work and contribution throughout the year in dealing with all related and required matters. The board would also like to recognize and thank the contribution of Nelson Chan who has supported and assisted the Board throughout the year in addition to his role as elder.

Efforts in 2020 were primarily related to management and preparation for redevelopment, the Board continued to focus matters related to maintenance and upkeep of the building on a safety-first principle. The Board would like to acknowledge the work undertaken by the Transition Committee, led by Andrew Wong which led the efforts of preparing the physical building and items contained within on behalf of the Board.

The board would also like to acknowledge and thank the tireless redevelopment work led by George Sze over the last several years, without which the project would not have been possible.

Several challenges and unique circumstances were presented as a result of the complications related to the COVID-19 pandemic, most notably the shift towards virtual worship, which has temporarily eliminated the need for offsite rental locations for worship, or schooling during the redevelopment.

The Board continues to operate virtually, holding meetings and discussing matters on an ad hoc/ as needed basis, but encourages anyone who feels the calling in their heart to inquire with an existing member as to how they can join or support. The work required upon completion of the redevelopment project will be new, exciting and require the support of additional members and the full support of the congregation.

Finally, the board would like to sincerely thank Session and Reverend Wong for their continued stewardship, guidance and support.

In the Lord's service,

Derek Dewald

BOM Chair

BUILDING COMMITTEE REPORT

Our vision for VCPC is to be a light in the future Oakridge Town Centre providing needed community services in Worship, Day Care, Nursery School, Chinese Language School (be it our own programs or third party programs) and other Cultural engagements through our new building. We will reach out to our local community through our missional work to help people.

A: Westminster Presbytery

On June 16, 2020, the Presbytery approved the VCPC redevelopment. A lot of credit to our congregation for their unyielding support for this endeavour. The Liaison committee worked hard in bringing the required information to the Presbytery. Special thanks to John Con, Victor Ling, Rev Morgan Wong and Billy Lo for setting up and managing Zoom meetings and ballots. Many others have helped and I would thank you all. The construction funds are still in Escrow so we'll need to regularly withdraw funds with cost projections from Bird and Omicron. I would like to thank Adrian for running about to get all our Trustees to sign the requisitions. Also, I like to thank Linda for doing all the banking in person during this pandemic and accounting and cost tracking.

B: Construction

I will itemize in general terms what has been accomplished, (The term "Owner" is Vancouver CPC Development Ltd.):

- 1) A CCDC 5B Construction Management Contract has been signed with Bird and the Owner
- 2) Final signoff of Omicron's Contract for Owner's Development Manager
- 3) Received Demolition permit from COV. Building Permits to follow.
- 4) Completed encroachment agreements with Alliance Francaise, the Condo to the North and Perez to the West.
- 5) Procured wrap up insurance
- 6) Consultant cost escalation management
- 7) Bird has tendered the project. Further cost savings discussions on going, even though a lot of effort has already gone into a couple of initial rounds of cost savings initiatives.
- 8) Bird has issued about 13 subcontracts with Omicron's review and Owner's approval.
- 9) Demolition is complete at the time of filing this report. Excavation would start in the next couple of weeks
- 10) Costs are tracking budget with much effort put into containing costs
- 11) Drawing coordination and technical problems are on-going and require input from Bird, Omicron and the Owner.

C: VCPC / Business Trust

In August 2020, a Legal committee was formed to deal with the Business Trust agreement and ownership issues. The committee is co-chaired by Duncan Shuen and Derek Dewald. Other members are Adrian Wong, Linda Sze and George Sze. This committee had numerous Zoom meetings to discuss the terms of the Business Trust Agreement between VCPC and Vancouver CPC Development Ltd (VCPCDL) and oversight provided to the Westminster Presbytery on the matter of property transfers. There were many discussions regarding input to change the language proposed by the lawyer and terms made by the Westminster Presbytery. The legal documents were signed off by all parties in October, 2020. The 6137 Cambie Street property was transferred to the new entity.

During the AGM, the following must be voted on by the congregation:

- 1) The current trustees of VCPC will also be voted to be the trustees of VCPCDL*
- 2) The current Directors of the VCPCDL namely, the members of the legal committee, are to be voted upon by the congregation.*

Upon completion of the construction, the VCPCDL will be the entity that manages the building. Gladys Kwan has agreed to be the bookkeeper. We will still need the services of skilled people in Property Management, Law, and members of the VCPC BOM to operate VCPCDL.

The Transition committee has done a good job in packing and storing Church property into 4 containers. Much thanks to the committee members: Andrew Wong, Frances Ng, Billy Lo, Eliza Lo and Alex Wong.

D: Request to our Congregation:

Please participate in the rebuilding by praying for all the parties involved in the construction. Pray for VCPC and its current and future committees to transition from construction to ownership to utilization. Pray that construction costs will not go over budget. Finally pray for the continual support of our congregation. Any contribution in effort or donations would be a blessing to everyone and those who we may serve in the future.

In Our Lord's Service

George Sze

Building Committee & Property Development Task Force

CHINESE ADULT SUNDAY SCHOOL

“Do your best to present yourself to God as one approved, a worker who does not need to be ashamed and who correctly handles the word of truth.”

– 2nd Timothy 2:15

The Chinese Adult Sunday School meets on Sundays at 10 AM via Zoom. In this pandemic year, the attendance has increased significantly. Thank God.

For the last few years, we have been studying the book “100 Bible Lessons” by Alban Douglas. We finally completed the book this summer. In August and September, we studied the book of James. In October, we started studying the book of Genesis.

From “100 Bible Lessons”, we studied the following lessons:

- Lesson 85 – The Judgements
- Lesson 86 – Future Glory and Rewards
- Lesson 87 - Heaven
- Lesson 88 - Hell
- Lesson 91 - Conscience
- Lesson 97 – Temptations

We finished the year studying Genesis chapters 1-11.

We pray that God continues to bless every member of the Sunday school. We also pray that we mature in Christ by applying what we learned to everyday life. Let us follow Jesus’ teaching and be the light to the world.

In Christ,

Andrew Wong

CHINESE BIBLE STUDY GROUP

In 2020, the novel coronavirus epidemic has given us an extraordinary year. The epidemic has changed the lives of many people to varying degrees in terms of work, family life, and “most” importantly our church life.

In mid-March, we thank God for completing the Book of Zechariah through Pastor Morgan Wong’s careful guidance. When we were about to study the four gospels of the New Testament, the Provincial government issued social distancing and gathering restrictions. Therefore, our weekly Chinese Bible study and prayer group had to stop temporarily. I believe everyone really felt reluctant to let go and disappointed about this.

We thank our Heavenly Father for His beautiful plan. He truly cares for our needs. Pastor Wong and Grace proposed using Zoom to resume the Bible study class and they even invited me to try taking turns to lead the Gospel of Matthew. Though this is a huge challenge for me, I accepted it both with fear and faith. Praise the Lord! Through this opportunity to serve, I gained and learned a lot.

We would like to thank Elder Billy Lo for his patience and guidance in setting up the Zoom video conference so we can continue the Bible study smoothly. Through this virtual Bible study, more brothers and sisters were able to participate too. It is so encouraging to see everyone sincerely pursuing, passionately sharing and deeply learning from the Bible!

Lastly, I would like to thank Pastor Wong and Grace again for their dedication and sacrifice over the years!

"Blessed are the hungry and thirst for righteousness! For they will be satisfied."
~ Matthew 5:6

May our Heavenly Father continue to bless us through the Bible study.

In His service,

Simmy Wong

CHINESE CHOIR

“Do not be anxious about anything, but in every situation, by prayer and petition, with thanksgiving, present your requests to God. And the peace of God, which transcends all understanding, will guard your hearts and your minds in Christ Jesus.”
~ Philippians 4:6-7

Time flies, and in the blink of an eye, we quietly left 2020 behind. Looking back on the past year which seems to have passed quickly, it really has not. The pandemic has affected the whole world. As Covid-19 spreads, we must wear masks and socialize at a distance. At the same time, the government also urges everyone to stay at home and minimize outings. For this reason, our days seem to drag on. Even so, I firmly believe that our Lord will watch over us and protect us, and bless us with peace and joy from the Father in heaven. Through prayer, the difficulties and hardship before us too shall pass.

What men plan cannot come close to what God has planned for us.

How can the world's plans meet the expectations of Heavenly Father? Before the church was about to be demolished and rebuilt, we sought and found a place for worship and gathering. The Chinese choir has also made plans for singing practice and performance. We have worked out a suitable time and place to practice properly. But this was not God's plan for us. In the end, we met and worshipped virtually. However, due to online technical difficulties and inability of some choir members to get together to practice, as well as the health authority's gathering restriction, the Choir has not sung since last April. I feel we have failed to serve God in this music ministry. We pray for God's mercy and forgiveness. We are regretful and humbly ask God to show us a way to sing and glorify God.

The current choir members include Cecilia Chan, Nelson and Mandy Chan, Stella Chan, Juliana Chu, Mary Lam, Gordon Lowe, Joan Lee, Jean Shuen, Anna and David Tsang, Elizabeth Wan and Diana Wong. We also have Grace Eng and Lynn Ng, who do not live in Vancouver but have joined us in singing and serving the Lord together before.

We would also like to thank Lily Yew and Sandy Phu, our very able and dedicated piano accompanists.

We pray that during this time, our Heavenly Father will continue to remind us that it is a blessing to be able to serve Him. With our united effort and God's timing, we want to find a way to offer our music ministry and praise to Him.

“And we know that in all things God works for the good of those who love him,
who have been called according to his purpose.” ~ Romans 8:28“

In Christ,

Cecilia Chan

CIRCLE OF JOY

Since last year due to the pandemic, we have not been able to worship in our church. All activities can only be carried out on the Internet. Brothers and sisters feel apprehensive and helpless, but God's grace is sufficient for us.

One morning, I was inspired after devotion. I was aware that despite the pandemic situation, as believers we should live more splendidly. I immediately discussed with my wife that it would be wonderful if we could meet together as brothers and sisters through zoom in the internet, to share with one another, to reminisce God's grace, and to spend a joyous evening a week together. After much praying, we decided to go ahead!

Thanks be to God, I assigned the fruit of the Holy Spirit to nine team leaders. Each team also has different team members. They work cooperatively with each other to reach out with the gospel. Praises to the Lord! I hope this outreach can bring more people to Christ. Here, on behalf of the church, I would like to express my deep gratitude to the guest speakers who have been to our Fellowship. We thank them for their participation and bringing us many valuable knowledge. I also thank all the team leaders and team members for their careful planning and preparation. The fruits you each bear are all sweet and pleasing to the Lord.

22 Because of the Lord's great love we are not consumed, for his compassions never fail. 23 They are new every morning; great is your faithfulness.

~ Lamentations 3:22-23 (NIV)

In His Service,

Pastor Morgan Wong

EZRA FELLOWSHIP

“So then, go on comforting and building up one another, as you have been doing.”

~ 1 Thess. 5:11

Due to COVID-19, the Ezra fellowship only met for a very short period in the beginning of year 2020. Near the end of March, the Health Care Authorities implemented social distancing and all physical activities of the church were halted. During the pandemic, no physical fellowship was permitted, the members stopped meeting in person, but fellowship continued through telephone, WhatsApp and Zoom.

Through the past many years of fellowship, the members have developed Christian love and friendship with one another. We learned to comfort and build up each other according to the teachings in the Bible, just as in 1st Thessalonians 5: 11. Being able to openly share with one another’s happiness and anxieties, it takes time to build up this trust and relationship. In order to build up this trust amongst the members, each person must come with an open heart and sincere acceptance of each other; no one is perfect. The Ezra Fellowship members had truly opened their hearts and accepted each other, and built up this friendship amongst themselves. We are able to laugh with each other, comfort one another, and cry with one another regardless if “in sickness or in health”.

The best way would be to have physical fellowship with one another soon. Although we long for the physical fellowship to resume; but having fellowship with one another is not just being together physically. Having fellowship is sharing spiritually with one another as we have the same Holy Spirit dwell within us. It is Jesus who is leading the fellowship; He is the vine and we are the branches. May we continue to build up the fellowship spiritually.

We pray that this pandemic will be over soon as we look forward to having fellowship in person again. We pray to God that He will keep our dear sister, Mandy Chan (a long time member of Ezra Fellowship), safe and healthy, and that God continues to heal her and give her strength to fight her illness. We also pray that God will provide strength and good health to Elder Nelson Chan who continues to attend to Mandy’s daily care. We pray to God that during this time, please keep all of the Ezra Fellowship members safe and healthy, protect us from all evil, shine Your face upon us and bless us.

May we also use this pandemic as an opportunity to evangelize and share the Good-News of our Saviour, Jesus Christ! Amen!

In Christ,

Elder Diana Wong

LADIES' BIBLE STUDY

"Every part of scripture is God-breathed and useful one way or another - showing us truth, exposing our rebellion, correcting our mistakes, training us to live God's way. Through the Word, we are put together and shaped up for the tasks God has for us."

~ 2nd Timothy 3: 16, 17 (The Message)

The Ladies' Bible Study group (English) meets on alternate Friday mornings under the leadership of Pastor Morgan Wong.

Our format is: Observation (what does the scripture say?)

Interpretation (what does the scripture mean?)

Application (how do we apply this Biblical truth?)

In 2020, due to the coronavirus, in place of meeting in the church facility, we meet via Zoom.

We began the year with 1st Corinthians, Chapter 12. On completing 1st Corinthians, we studied the Book of Jude. Following our summer break, we began 2nd Corinthians in Sept. and ended 2020 with 2nd Corinthians Ch. 7.

The use of various Study Bibles has enhanced our understanding of the scriptures and enlivened our discussions.

We all benefit from looking into the scriptures and seeking God's guidance to apply what we learn into our lives.

Respectfully submitted,

Sue Yuen Mar

MANDARIN MINISTRY REPORT

The CPC Mandarin Ministry in alliance with the Taiwanese Kerrisdale Presbyterian Church started its first worship service in January 5, 2020. It continued on with weekly attendance of 30-40 on average. Reverend Tali Hsieh and Rev. Morgan Wong preached alternately along members of both churches leading the music during worship service. The collaboration of gathering to worship stopped in middle of March due to Covid19 pandemic. It continued on with online service without participation of our church members. The Mandarin worship committee met once via zooms during the last 11 months. The topic was centered on application for grants from the Presbytery. Follow up report was pending.

In May of 2020, we started an online Mandarin Bible Study and Prayer Group on Friday night from 8:00pm –9:30 pm The attendance has been 8-10 average with a maximum of 12. Professor Dr. Grace Liang, Chair of Chinese Study Program at Regent College and Elders Tim and Remy Tam are leading the group with participation from members on occasion.

Please pray for this very strategic ministry for His kingdom.

Timothy Tam

Mandarin Ministry at CPC

MANNA MANIA (MM)

Background:

Manna Mania evolved from the Westside Fellowship group. It started in February of 2014 as a once-a-month Saturday evening potluck dinner fellowship and book discussion group. The format was to meet at 6pm at Lela's and Victor 's home. Different members of the group led the book discussion after dinner. Dessert and further sharing followed. We started with Tim Keller's book, "Walking with God through Pain and Suffering" doing approximately one chapter a month. We went on to study Henri Nouwen's book In the Name of Jesus: Reflection on Christian Leadership. In 2019/2020 we studied Ken Shigematsu's book on Survival Guide for the Soul. The number of people attending were usually between 8 to 14.

Current status:

In the past year, our last in-person potluck dinner meeting was on February 15th, 2020. In March, MM pivoted to a zoom fellowship because of Covid-19 and finished discussing Shigematsu's book. Then in April we started a video series on `Slaying the Giant` with Dr David Jeremiah organized by John Con. We started with Slaying the Giant of Fear, followed by Slaying the Giant of Discouragement, of Loneliness, of Temptation, of Anger etc. We found this series of videos very helpful especially during this time of isolation. John prepared questions for us ahead of time and we had lively discussions. Because MM was now virtual, we were able to invite more people to join and based on the interest and availability of the group, MM was held two times a month. Our attendance increased to 12-20. Some who were not members or adherents of our Church also joined this group. Currently we are finishing a video series on the 7 Churches of Revelation with Dr. David Jeremiah.

On reflection, we praise God for the MM fellowship, for the friendship of members of MM and how they supported each other during these challenging times. We are thankful that during Covid-19 we were able to continue to meet, support each other, and to have additional members join.

Respectfully submitted,

by John Con and Victor Ling

on behalf of all members of Manna Mania

MISSION COMMITTEE REPORT

Praise the Lord for it has been a fruitful year despite the pandemic. The mission committee has established important guidelines that there must be some form of mutual feedback in terms of building relationship with the mission entity and or with individuals in an organization that our church supports going forward.

This past year we supported the Mustard Seed International with its ministry through education to one Christian student training to be a teacher in the remote island of Indonesia bringing the gospel to children and families. A donation of \$3000.00 was gifted to this student and she responded positively with a thankful heart. Our intention is to support 2 student teachers in the amount of \$6000.00 for the coming year. Likewise, the mission committee has pledged \$3500 to support a student teacher's salary for 3 months in a village school in Ghana sponsored by Chinese International Mission. A total budget of \$10.000 is submitted for 2021. We intend to raise an awareness for mission through generous giving by holding mission Sundays in the near future.

It was specially encouraging that Joelle James, granddaughter of Susie Yuen went on a 16th month long training as an intern in mission. Our church has the privilege of supporting her with a one-time gift of \$2500.00 toward her tuition from our members.

In the past we have established relationship with the local indigenous ministry under the directorship of Reverend Mary Fontaine's Hummingbird Ministry. A total of \$1500.00 was donated in 2020 but due to the pandemic., it's operation might have been temporarily suspended.

We urge you all to pray and support mission at home and abroad by giving generously and sacrificially to help the poor and the needy among us.

Timothy Tam

'SHARE AND PRAY'

"Do not be anxious about anything, but in everything, by prayer and petition, with thanksgiving, present our requests to God. And the peace of God, which transcends all understanding, will guard your hearts and minds in Christ Jesus."

~ Philippians 4:6-7

"Ladies' Share & Pray", a prayer fellowship of the English-speaking congregation, meets monthly to pray for the Lord's wisdom and the Spirit's guidance. Prayers are offered for our church's leaders and ministries, the church family and the needs of our greater society.

Due to the 2019 coronavirus, instead of meeting in homes, we have been meeting monthly via Zoom. We thank Linda Con for arranging the Zoom sessions, and Denise Chow for coordinating our internet prayers.

The Lord's Sovereignty and timing has guided us throughout the year, and we are grateful for His blessings and answered prayers. We continue to seek His Will for our congregation.

Your prayer concerns are welcome. Confidentiality is respected.

You are welcome to join us.

Respectfully submitted,

Sue Yuen Mar

SUNDAY SCHOOL REPORT

“Train up a child in the way he should go and when he is old, he will not depart from it.”

~ Prov. 22:6

2020 has been a challenging year for our Sunday School as we tried to adapt to the new mode of pandemic life. However, God has been with us through all of our changes. During April and May, we gathered together as a staff and planned to go virtual. In June, we began our Sunday School program on Zoom.

We praise and thank God for providing us with technology and for his continued guidance over our Sunday School. Our staff consists of ten dedicated teachers and 7 assistants who give his/her time and commitment to teach God’s Word to children, youth and adults each week. Our children today need to know the gospel to help them face the temptations and distractions in the uncertain and fractured world we live in. Our weekly attendance from preschool to adult classes was about 30-35 students. As a staff, we meet two to three times per year to plan for the year’s activities. No more potluck lunches for now!

In spite of these uncertain times, our registration from preschool to College/Careers remains steady at 27 students. We also have one Adult Bible Study class of 8 members which was studying the book of Matthew and a Sermon Discussion class after the English Worship Service which has about 12-15 participants. Our elementary school grades are learning the Word through an online Group Ministry curriculum while other classes are studying the Old Testament, the Alpha course, Questions of Life and the Gospel of Mark.

Because of the COVID restrictions, our Youth Orchestra is on hold. We hope to begin practices when we can meet in Church again in the near future.

Please continue to pray for our Sunday School that the Lord will bless us with more students on line and that they will have a desire to learn God’s Word and to develop a personal relationship with our Lord Jesus Christ.

Respectfully submitted

Linda Con

Sunday School Superintendent

TRANSITION COMMITTEE REPORT

Praise God for smooth transition activities associated with the redevelopment of our church building:

- Prepared reserved items for pick up.
- Terminated all services to the building.
- Moved items to storage. Items from the church, pre-school and Chinese language school are stored in 4 containers on Mitchell Island: an 8x20x8 outdoor, two 8x10x8 outdoor and a 4.5x12.3x11 indoor containers.
- Disposed items from church and from VTPC. Three 8x20x8 truckloads of garbage are dumped at the transfer stations.
- Shredded 336 Kg of paper.

God has blessed us with 2 free moves from the Storage Company and significant discounts from the Moving Company.

Thanks to everyone who helped in the transition process, especially to those that come out to help with the disposition of items during the pandemic. Thanks also to those who are storing items on behalf of the church in their homes. Lastly, I want to thank our treasurer, Linda Sze, for continued handling of financial matters.

“God is not unjust; he will not forget your work and the love you have shown him as you have helped his people and continue to help them.” – Hebrew 6:10

Due to the pandemic, there was no need to find a physical location for worship at this moment.

In Christ,

Andrew Wong

6. OTHER BUSINESS & ANNOUNCEMENTS

7. ACKNOWLEDGEMENT

Annual Report Committee: Pastor Morgan Wong (Convenor), Athena Chu, Daniel Lai, David Tsang, Elizabeth Wan, Meighen Wong

Translation: Elizabeth Wan, David Tsang, Daniel Lai, Diana Wong, Pastor Morgan Wong

Front Cover Design: David Tsang, Billy Lo, Pastor Morgan Wong

Printing: Andrew Wong, David Tsang

8. CLOSING PRAYER & BENEDICTION