



Are We There Yet?

May 2023 Newsletter



Are we there yet with respect to interest rate hikes?

Dear Investor,

On May 3, 2023, the U.S. Federal Reserve Bank raised their federal funds target rate by another 0.25%. On June 7, 2023, the Bank of Canada will

make its announcement for a rate target. Opinion is shifting towards the likelihood of another rate increase. *The ride isn't over yet!*

Inflation is dead. Long live inflation!

Just because you haven't read about it lately, doesn't mean it has disappeared. Although the inflation rate is down to 4.4% in April from 5.9% in January, it is still up from March's 4.1% rate and trending in the wrong direction. You may have also noticed at the grocery store, that prices seem to be moderating. But that is only because food inflation was down to 8.3% in April (from 10.4% in January!!!).

Let's be honest here. These numbers are still *terrible* and *calamitous* for the lower/middle class. If these numbers don't come down in a meaningful way, then the Bank of Canada will continue to be hawkish.



What can you do about it?

If you are concerned about persistent price inflation, then you need to cut expenses as much as

possible. But at some point you will reach a dead-end. From there, your only recourse is to move (to a cheaper region) or boost your income/cash flow. One way to boost income is to maximize your investment performance. In fact, for some of you, this might be the only way.



Tri City Group Monthly Income Mortgage Trust (TGCIMIT) is the ONLY mortgage fund in B.C. that pays distributions **EVERY MONTH**, not every quarter. When acquired through an Olympia Trust Tax-Free Savings Account**, this can be a very powerful investment tool, as it can be set up to deposit cash into your bank account each month - without paying or filing any tax returns.

Think about that again... Investment Income without paying ANY TAX.

Sample:

TFSA Account = \$88,000

TCGMIMT A-3 Units = 7.60%* (2022 return)

Cash Distribution = \$6,391 per year (ave **\$532 / month**)**

(DRIP Distribution = \$6,610 per year)**

For 2023, TCGMIMT is projecting a return of up to 8.00%* for A-3 units (a large jump from the 7.60%* return in 2022).

Announcements regarding a special “bonus” distribution for A-series unitholders may be made very soon. Don’t miss out.

Tri City Group Monthly Income Mortgage Trust is still taking in new investments. Your investment represents a belief in residential real property as a long-term growth asset.





*Stay **cool** and beat the **heat**.
The ride isn't over yet!*



Sandy Oh

President, Tri City Fund Management Ltd
Dealing Rep, Harbour Park Capital Partners Ltd.
sandy@hpcpl.ca
L: 604-569-2015 ext 238

Michael Goodman

Founder/Principal Tri City Group of Companies
Permitted Individual at Harbour Park Capital Partners Ltd.
michael@tricitygroup.ca

Jim Wall

CCO, Dealing Rep
Harbour Park Capital Partners Ltd.
Jimwall@hpcpl.caca
L: 604-569-2015 ext 228



HARBOUR PARK
CAPITAL PARTNERS

Harbour Park Capital Partners Ltd.

Suite 214 - 131 Water Street
Vancouver, BC V6B 4M3
(604) 569-215 (ext 228)
www.hpcpl.ca

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** Olympia Trust annual fees, trading fees and monthly cash transfer fees are extra and not included in these calculations.



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