

CITY OF PRINCE GEORGE
BYLAW NO. 8559

A bylaw of the City of Prince George to authorize the construction of works as a local area service for the purposes of a sanitary sewer main extension in the Hart Highlands area along Berwick Drive, Dundee Drive, Wallace Crescent, Wallace Place, and a portion of Langley Crescent.

WHEREAS Section 211 of the *Community Charter* S.B.C. 2003 c. 26 authorizes the Council of the City of Prince George, by bylaw, to establish a local area service;

AND WHEREAS Council has been petitioned by owners of land within the boundaries of the Local Area Service as defined in this Bylaw pursuant to Section 212 of the *Community Charter* to undertake the service described in this Bylaw;

AND WHEREAS the Municipal Officer assigned responsibility under Section 148 of the *Community Charter* has certified the sufficiency of the Petition pursuant to Section 212 of the *Community Charter*;

AND WHEREAS the estimated cost of the works is \$2,420,000, of which the full amount shall be borne by the property owners within the boundary of the local area service;

AND WHEREAS Council has established, by "Hart Highlands Sanitary Sewer Extension Local Area Service Loan Authorization Bylaw No. 8515, 2014", the proportion of the cost applicable to the class of work to be undertaken by this bylaw, and has received approval of that bylaw from the Inspector of Municipalities pursuant to Section 179 of the *Community Charter*;

AND WHEREAS the amount of debt proposed to be created by the bylaw is TWO MILLION, FOUR HUNDRED TWENTY THOUSAND DOLLARS (\$2,420,000.00);

AND WHEREAS the total amount proposed to be borrowed does not exceed the total amount of borrowing approved by the Inspector of Municipalities for local area service purposes;

NOW THEREFORE, the Council of the City of Prince George, in an open meeting assembled **ENACTS AS FOLLOWS:**

1. Council hereby establishes the following works and services as a local area service:
 - Construction of an approximate 1600 metre extension of a 200 mm diameter gravity sanitary sewer main along Berwick Drive, Dundee Drive, Wallace Crescent, Wallace Place, and a portion of Langley Crescent, as shown outlined in heavy black on the map attached to, and forming part of, this bylaw as Appendix "A".
2. The boundaries of the local service area shall be the lands as shown outlined in heavy black on the map attached to, and forming part of, this bylaw as Appendix "A".
3. The entire cost of the local area service shall be recovered by a local service tax in the form of a parcel tax.

4. Upon completion of the local area service works, the actual construction cost will be specially charged against the parcels benefitting from, or abutting the works, being the parcels shown outlined in heavy black on the map attached to, and forming part of, this bylaw as Appendix "A".
5. The total number of parcels included in the local service area is one hundred (100).
6. The parcel tax charged to owners' within the boundaries of the local service area shall be determined by dividing the total construction cost of the local area service by the number of parcels included in the local service area.
7. The parcel tax to recover the owners' share shall be imposed for a period of twenty (20) years commencing in the year after completion of construction.
8. The estimated cost per parcel as a single lump sum is twenty four thousand, two hundred dollars (\$24,200.00) and the estimated cost per parcel over a period of 20 years with an interest rate of 3% is thirty two thousand, two hundred eleven dollars (\$32,211.00).
9. An owner of a parcel within the local service area may pay the parcel tax determined pursuant to section 6 of this bylaw as follows:
 - (a) by making payment in full no later than thirty (30) days after the authentication of the parcel tax roll by the parcel tax roll review panel; or
 - (b) by annual payments over a period of twenty (20) years, with an interest rate of 3% per year.
10. Notwithstanding section 9(b), an owner may pay the remaining balance of the parcel tax in full, at any time, once during the twenty (20) year period.
11. This bylaw may be cited for all purposes as "Hart Highlands Sanitary Sewer Extension Local Area Service Bylaw No. 8559, 2014".

READ A FIRST TIME THIS 24th DAY OF February , 2014

READ A SECOND TIME THIS 24th DAY OF February , 2014

READ A THIRD TIME THIS 24th DAY OF February , 2014

All three readings passed by a **unanimous** decision of Members of City Council present and eligible to vote.

I hereby certify that this Bylaw has received three readings by City Council as outlined herein.



DEPUTY CORPORATE OFFICER
CITY OF PRINCE GEORGE

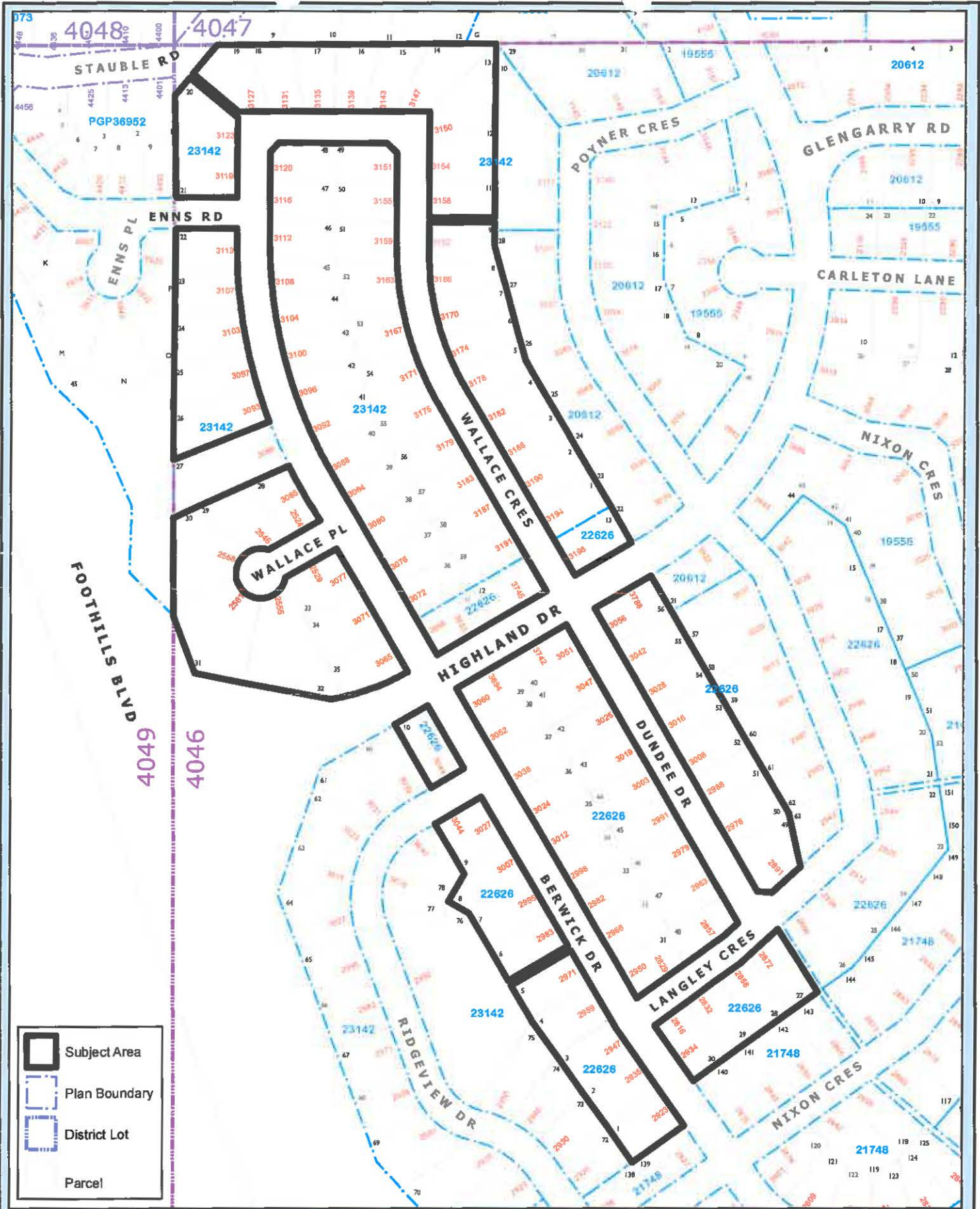
Adopted this 28th DAY OF April, 2014,
by a **unanimous** decision of all members of City Council present and eligible to vote.



MAYOR



Deputy CORPORATE OFFICER



Subject Area
 Plan Boundary
 District Lot
 Parcel

0 5 10 20 30 40 50
 Meters
 Coordinate System: NAD 1983 UTM Zone 10N
 Projection: Transverse Mercator
 Datum: North American 1983
 1:3000

Appendix "A" to Bylaw No. 8559