



BYLAW NO. 218

A BYLAW TO IMPOSE PARCEL TAXES ON ELIGIBLE PROPERTIES WITHIN THE CRAIG ROAD WATER SERVICE AREA

WHEREAS the Regional District may, pursuant to Section 200 of the *Community Charter*, impose a parcel tax to provide all or part of the funding for a service;

AND WHEREAS the Regional District has established a service in the Craig Road area to finance the cost of extending the community water system;

AND WHEREAS the capital costs of the water system extension have been met by issuance of debenture debt which will be fully retired in 2026;

AND WHEREAS individual properties benefitting from the system extension were provided an opportunity to commute their share of the capital costs;

NOW THEREFORE the Board of Directors of the Strathcona Regional District, in open meeting assembled, enacts as follows:

Definition

1. In this bylaw, '**commuted properties**' means those parcels included on Schedule 'A' which have prepaid their share of water system extension costs.

Preparation of Parcel Tax Roll

2. The preparation of a parcel tax roll for the Craig Road water service is hereby directed.

Parcel Tax Imposed

3. There is hereby imposed an annual parcel tax on all properties within the Craig Road water service area that are identified as liable for payment of parcel taxes on the Craig Road water service parcel tax roll.

Parcel Tax Amount

4. The amount of the parcel tax shall be sufficient to cover all costs associated with the retiring of the debt for the water system extension.

Basis of Parcel Tax

5. The basis for imposing the parcel tax shall be a single amount for each parcel pursuant to s.202(2)(a) of the *Community Charter*.

Parcel Tax Terminated

6. The parcel taxes imposed pursuant to section 2 shall be in effect until the year 2026.

Parcel Taxes Waived

7. The commuted properties included on Schedule 'A', being those confirmed as having prepaid their share of water system extension costs, are hereby exempted from the imposition of parcel taxes under this bylaw pursuant to s.201(3) of the *Community Charter*.

Surplus Rebated

8. In the event there is a surplus of funds following the retirement of the debt for the water system extension, the surplus shall be rebated fairly to all parcels based on the number of years that each parcel was liable for payment of parcel taxes.

Repeal

9. Bylaw No. 2994, being Craig Road Water Service Parcel Tax Bylaw 2007, is repealed.

Citation

10. This bylaw may be cited for all purposes as Bylaw No. 218, being Craig Road Water Service Parcel Tax Bylaw 2015.

READ A FIRST TIME ON THE 22nd DAY OF JANUARY, 2015

READ A SECOND TIME ON THE 22ND DAY OF JANUARY, 2015

READ A THIRD TIME ON THE 22ND DAY OF JANUARY, 2015

RECONSIDERED, FINALLY PASSED AND ADOPTED ON THE 22ND DAY OF JANUARY, 2015

Chair

Corporate Officer

SCHEDULE 'A'**List of Commuted Properties**

1. Strata Lot 1 of Section 34, Township 4, Comox Land District, Plan VIS4623
2. Strata Lot 4 of Section 34, Township 4, Comox Land District, Plan VIS4623
3. Strata Lot 5 of Section 34, Township 4, Comox Land District, Plan VIS4623
4. Lot A of Section 34, Township 4, Comox Land District, Plan VIP61808
5. Lot B of Section 34, Township 4, Comox Land District, Plan VIP61808
6. Lot C of Section 34, Township 4, Comox Land District, Plan VIP61808
7. Lot 1 of Section 34, Township 4, Comox Land District, Plan VIP61814
8. Lot 2 of Section 34, Township 4, Comox Land District, Plan VIP61814
9. Lot 1 of Section 34, Township 4, Comox Land District, Plan VIP61818
10. Lot 2 of Section 34, Township 4, Comox Land District, Plan VIP61818
11. Lot 3 of Section 34, Township 4, Comox Land District, Plan VIP61818
12. Lot 1 of Section 34, Township 4, Comox Land District, Plan VIP61824
13. Lot 2 of Section 34, Township 4, Comox Land District, Plan VIP61824