

CITY OF SURREY

BY-LAW NO. 12731

A by-law to impose a specified charge on the owners of real properties within a benefitting area abutting 156 Street from #2460 to #2527 for use of the City sanitary sewer system.

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WHEREAS the City of Surrey (hereinafter referred to as the City) has proposed to construct, operate and maintain a sanitary sewer system which will benefit residents on 156 Street from #2460 to #2527 within the City;

AND WHEREAS pursuant to Division (4), Part 13 of the Municipal Act being Chapter 290, R.S.B.C., "Surrey Rates & Extension Regulation By-law, 1965, No. [2240](#)," as amended, provides that where the City has incurred capital costs in the expansion of the Sewer System, such costs shall be recoverable in part or whole from each of the owners of the Benefitting Lands;

THEREFORE, the City Council of City of Surrey, in open meeting assembled, enacts as follows:

1. Benefitting Lands

The area of the City for the special benefit of which the sanitary system is to be installed, operated and maintained is defined as comprising those legal parcels within the corporate boundaries as outlined in the attached Schedule "B" which is appended hereto as part of this By-law.

2. Application Process

(a) Each application for a service connection to a property within the benefitting area, identified on Schedule "B" attached to and forming part of this By-law shall be made to the General Manager, Engineering by the owner or his authorized agent in the form prescribed by Schedule "A" attached to and forming part of this By-law. Such owner shall, on making application, pay to the City a specified charge set out hereunder.

(b) Where possible the service connection will be located at the location requested by the applicant. In the event the applicant's preferred location is not practicable due to the existence of installed surface improvements or is in conflict with installed underground utilities, the General Manager, Engineering shall designate the location of each service connection to each parcel of land or premises.

3. 'Specified Charge'

(a) A 'specified charge' in the sum of Two Thousand Nine Hundred Dollars (\$2,900) for the provision of the sanitary sewer system is hereby levied on the benefitting parcels of land, existing as well as future. The said sum, together with accrued financing charge described in 3(b) shall be payable by the owners of properties listed in Schedule "C" appended hereto as a part of this By-law, when the use of the sanitary sewer system is required by the owner.

(b) The said 'specified charge' shall incur an annual financing charge calculated at the compound rate of Eight and three-quarters (8.75) percent per annum added on annually until the total sum due, as shown in the Table in Schedule 'C', is paid in full or for a period of ten years, whichever occurs first.

(c) At the time the property owner makes a formal application for the sewer connection to his lot, the owner shall be required to pay the 'specified charge', including the accrued financing charges.

(d) The said 'specified charge' shall terminate at the end of ten years and the prevailing connection charge in force and effect shall be applicable thereafter, when a person or a property within the Benefitting Lands makes application to use the sewer system.

4. Payment of Specified Charge by Installment

(a) (i) Notwithstanding the provision of Section 3 hereof, an owner may, at the time of application, elect to pay the charge amortized at eight and one-quarter percent (8.25%) per annum to be payable in 5 equal annual installments, with the first installment becoming payable upon the property being connected to the sewer system. For the purpose of this sub-section, an annual installment shall be 23.3% of the charge set out in 3.(a) above.

(ii) In all cases where the charge becomes payable by installments pursuant to the provisions of this clause, the General Manager, Engineering shall file with the Collector a certificate signed by the General Manager, Engineering, or his designate, setting forth the property and particulars of the charge payable and the annual installments thereof.

(iii) Upon receipt of such certificate from the General Manager, Engineering the Collector shall enter the said installments on the Tax Roll of the City in accordance with the said certificate and this By-law.

(iv) All installments of the charge placed on the Tax Roll pursuant to this clause and remaining unpaid after the 31st day of December in any year shall be deemed to be taxes in arrears in respect of the parcels of land served by the sanitary sewer service connections and shall be recoverable by the City as such.

(v) Payment by installments shall not be allowed if application for a connection is made relating to the construction of a building or other structure on vacant land when, in such case, payment of the charges shall be made in full at the time of application for a building permit.

(b) Notwithstanding any of the provisions of sub-section (a), any person who has elected to pay the specified charge, together with the accrued financing charge by installments as provided in 4(a)(i) may commute the said charges anytime by making the payment in cash in the sum of the outstanding aggregate principal amount without

further interest of amortization and without any penalty.

(c) Nothing contained in this Section shall be deemed or held to exempt any owner or occupier of any land or premises from liability for payment of rates and charges imposed and levied for the repayment of the costs of constructing trunk mains, and pumping plants and equipment and the maintenance and operation thereof, or from liability for payment of the said rates and charges.

5. General Provisions

In all other respect the provisions of "Surrey Rates & Extension Regulation By-law, 1965, No. [2240](#)," as amended, will apply.

6. This By-law may be cited for all purposes as "Surrey Sanitary Sewer Specified Charge Supplementary By-law, 1995, No. 12731."

PASSED THREE READINGS by the City Council on the 4th day of December, 1995.

RECONSIDERED AND FINALLY ADOPTED, signed by the Mayor and Clerk, and sealed with the Corporate Seal on the 11th day of December, 1995.

_____MAYOR

_____CLERK