

CITY OF SURREY

BYLAW NO. 20625

A bylaw to establish the local area service for sanitary sewer extension to provide services to the parcels on 54 Avenue from Address 12710 - 54 Avenue to 12807 - 54 Avenue, to authorize the construction, operation and maintenance of a sanitary sewer main and service connections to service parcels within the local service area; to authorize the acquisition of all appliances, equipment, materials, real property, easements and rights-of-way required to construct, operate and maintain the local area service; to define the boundaries of the local service area; and to impose local service taxes.

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WHEREAS Council has been petitioned to construct a sanitary sewer main to service parcels on 54 Avenue from Address 12710 to Address 12807, pursuant to Section 212 of the Community Charter, S.B.C. 2003, c. 26;

AND WHEREAS the City Clerk has certified that the petition received for the works does constitute a sufficient petition signed by majority of the owners, representing at least half of the value of the parcels that are liable to the local service tax;

AND WHEREAS it is deemed expedient to grant the prayers of the petitioners in the manner hereinafter provided and proceed with the works;

AND WHEREAS the City's Local Area Service Policy R-6 dated May 2, 2005 provides that the cost of constructing sanitary sewer system extensions shall be recovered in whole from each of the existing parcels of land that will be served by the sanitary sewer system extension and the costs shall be apportioned by the lot area of each property;

NOW THEREFORE, the Council of the City of Surrey, ENACTS AS FOLLOWS:

1. This Bylaw shall be cited for all purposes as "Local Area Service Sanitary Sewer Main Extension [Project # 4722-004] Bylaw, 2022, No. 20625".

2. A sanitary sewer main, together with the necessary related appurtenances and service connection fittings ("the Works") shall be constructed to service parcels on 54 Avenue from Address 12710 - 54 Avenue to 12807 - 54 Avenue, as shown in Schedule "A", attached hereto and forming part of this Bylaw.
3. The local service area of the City of Surrey (the "City") for the benefit of which the Works are to be established, operated and maintained is defined as the area outlined in Schedule "A".
4. The costs for the Works will be 100% recovered as a local service tax imposed on the properties within the local service area. The costs are apportioned among the properties within the local service area by the lot area of each property, the details of which are set out in Schedule "B", attached hereto and forming part of this Bylaw.
5. The General Manager, Engineering, has compiled the report and estimates of the costs relating to the Works as shown in Schedule "B".
6. The General Manager, Engineering is directed to have the necessary plans and specifications for the Works prepared and to have the Works carried out or to provide the specifications necessary for the preparation of a contract to construct the Works, or any part thereof.
7. The General Manager, Finance & Technology may, subject to the approval of Council, agree with any banks, persons, or institutions for temporary advances of money to meet the cost of the Works pending the completion of the Works.
8. The Mayor and City Clerk are authorized to cause a contract for the construction of the Works to be made and entered into with some person or persons, firm or corporation, subject to the approval of Council to be declared by resolution.
9. The Works shall be carried out under the supervision and according to the directions of the General Manager, Engineering.
10. The General Manager, Finance & Technology upon completion of the Works shall prepare a certified statement setting out the final cost of the Works and submit the statement to Council.


11. The General Manager, Engineering shall prepare a revised Schedule "B" setting out the final cost of the Works and apportionment within the local service area and bring forth to Council the revised schedule as an amendment to this Bylaw.
12. Upon Council's adoption of the revised Schedule "B", the General Manager, Finance & Technology shall impose a local service tax on the owners of properties within the local service area as a parcel tax and the Collector shall prepare an assessment roll for each property within the local service area.
13. The local service tax on each parcel shall be payable by fifteen (15) annual installments the details of which are set out in Schedule "B".
14. Owners whose parcels are subject to the local area service tax under this Bylaw may commute the special charges imposed on them by making a payment in cash in the sum of the outstanding aggregate principal amount without further interest or penalty.

PASSED FIRST READING on the 25th day of April, 2022.

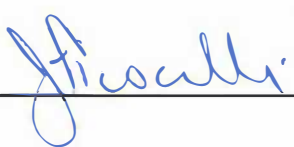
PASSED SECOND READING on the 25th day of April, 2022.

PASSED THIRD READING on the 25th day of April, 2022.

RECONSIDERED AND FINALLY ADOPTED, signed by the Mayor and Clerk, and sealed with the Corporate Seal on the 9th day of May, 2022.

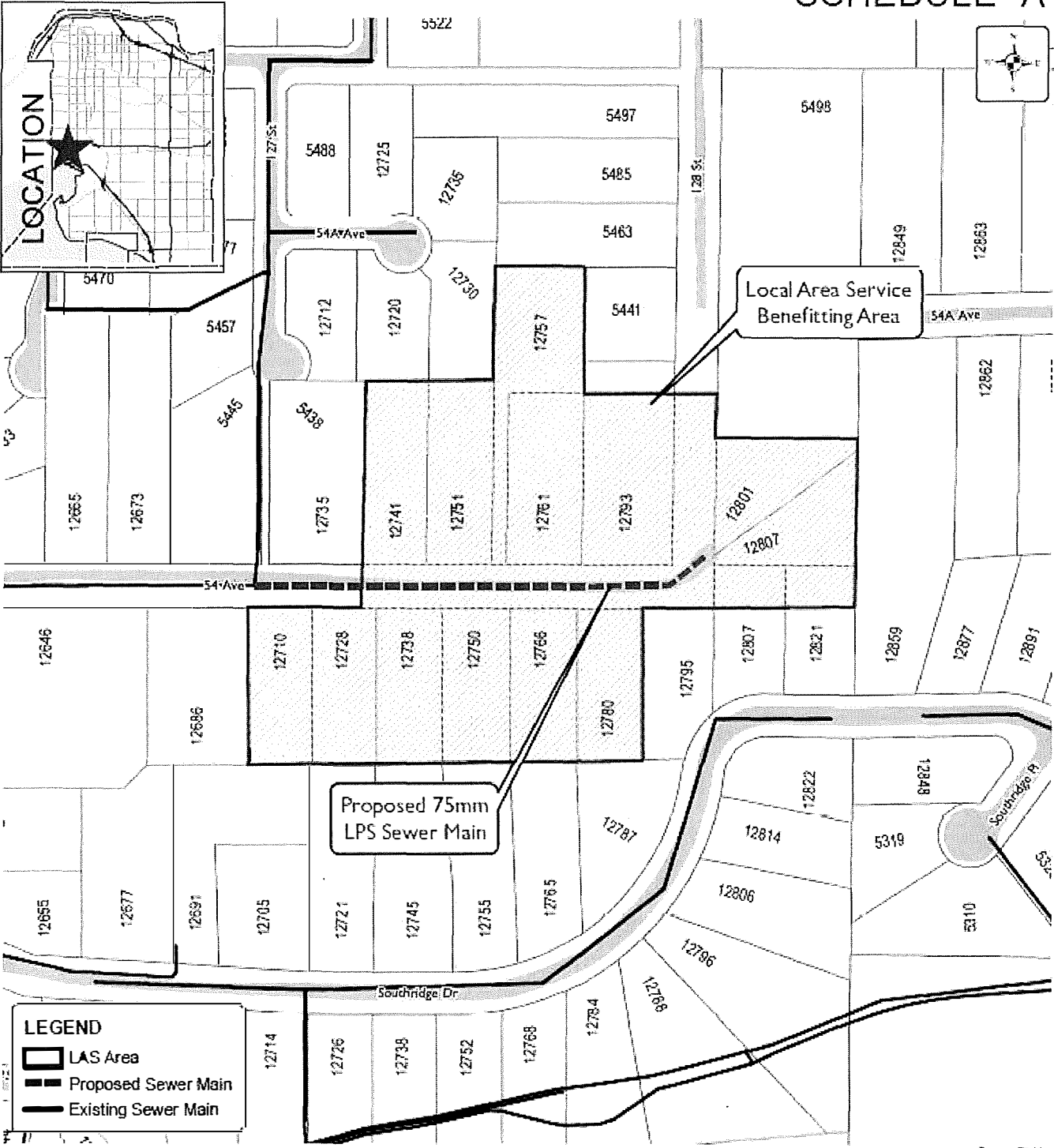
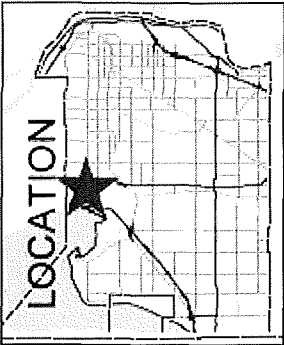


MAYOR



CLERK

SCHEDULE "A"



LEGEND

- LAS Area
- Proposed Sewer Main
- Existing Sewer Main

Produced by GIS Section: 21-Apr-2022, P205803

Scale: 1:2,500



Local Area Service Map (#4722-004)

ENGINEERING DEPARTMENT

The data provided is compiled from various sources, and IS NOT warranted as to its accuracy or sufficiency by the City of Surrey. This information is provided for information and convenience purposes only. Lot sizes, legal descriptions and encumbrances must be confirmed at the Land Title Office.

CITY OF SURREY

ENGINEER'S REPORT (*)

LOCAL AREA SERVICE – SANITARY SEWER CONSTRUCTION
By FORMAL PETITION

Pursuant to Section 212 of the Community Charter, I wish to advise in regard to the following work resolved to be undertaken as a Local Area Service.

Location: Sanitary Sewer Main Extension on 54 Ave from Address 12710 54 Avenue to 12807 54 Avenue as shown in Schedule A.

Total Estimated Cost	\$265,000 (*)
Total length of Sewer Main Extension	230 m
Total Lot Area of the Properties in the LAS	37,295 m ²
Cost Per m ² for the LAS Cost Share	\$7.11 (**)
Amortization Period	15 years
Annual Interest Rate	4.48% (*)

Cost Distribution

	Street	Number	Lot Area (m ²)	Estimated Total Costs Per Lot	Estimated Annual Payment over 15 Years
1	54 Ave	12741	2,640	\$20,954.89	\$1,948.51
2	54 Ave	12751	2,650	\$21,034.27	\$1,955.89
3	54 Ave	12757	3,135	\$24,883.93	\$2,313.85
4	54 Ave	12761	2,932	\$23,272.63	\$2,164.02
5	54 Ave	12793	4,167	\$33,075.39	\$3,075.54
6	54 Ave	12801	2,024	\$16,065.42	\$1,493.86
7	54 Ave	12807	2,023	\$16,057.48	\$1,493.12
8	54 Ave	12780	2,282	\$18,113.28	\$1,684.28
9	54 Ave	12766	2,306	\$18,303.78	\$1,701.99
10	54 Ave	12750	2,330	\$18,494.28	\$1,719.71
11	54 Ave	12738	2,353	\$18,676.84	\$1,736.68
12	54 Ave	12728	2,272	\$18,033.91	\$1,676.90
13	54 Ave	12710	2,272	\$18,033.91	\$1,676.90
Total			33,386	\$265,000.00	\$24,641.24

(*) All costs are estimates only. A revised Engineer's Report with the actual final cost and the appropriate interest rate for amortization will be prepared upon completion of the work.

(**) Each lot will have one service connection.