

NO: **R193**

COUNCIL DATE: **DECEMBER 1, 2014**

REGULAR COUNCIL

TO: **Mayor & Council** DATE: **November 4, 2014**

FROM: **General Manager, Engineering** FILE: **4711-904**
General Manager, Finance and Technology

SUBJECT: **Local Area Service – Phase 2 Area of the Bridgeview Vacuum Sewer System Replacement Program - Final Costs and Apportionment Bylaw No. 17688**

RECOMMENDATIONS

The Engineering Department and the Finance & Technology Department recommend that Council:

1. Approve amendments to “Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688” to reflect the final costs of construction of the works covered by the By-law and the apportionment thereof among the benefiting properties all as detailed in Appendix B attached to this report; and
2. Authorize the City Clerk to bring forward the necessary amendment By-law, a copy of which is attached as Appendix A to this report, for the required readings and final adoption.

INTENT

The purpose of this report is to provide information about the final project costs related to “Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688” and to obtain Council approval to forward an amendment By-law to apportion the final costs of construction of the project across the benefiting properties.

DISCUSSION

At its Regular Meeting on May 28, 2012 Council approved the recommendations of Corporate Report No. R101;2012 thereby approving the use of a Local Area Service (LAS) initiative as the means by which to finance the construction of a new sanitary sewer main system to replace the existing vacuum system in Bridgeview Phase 2 area as illustrated in Appendix C attached to this report.

Following a successful property owner petitioning process, which is a necessary part of the LAS procedure, Council approved the LAS by way of Council Resolution No. R12-1837. Subsequently, “Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688” was given the required readings. The construction work has now been completed and final costs of construction have been determined.

The final cost of the all of the works is approximately 8.7% lower than the estimate that was originally provided to the owners of the properties within the benefiting area. However, there are five properties along Industrial Road (12229, 12239, 12247, 12255 and 12267 Industrial Road), in which their portions of the cost has increased from \$2,900.00 to \$3,692.10, an increase of 27%.

Based on the Completion Certificate, which is attached as Appendix D to this report, the works authorized under By-law No. 17688 were completed at a cost of \$8,764,894.22. With a cost contribution of 52.62% subsidy from the City totaling \$4,612,087.34, the remaining \$4,152,806.88 is to be funded through the LAS tax component, which represents 47.38% of the total project cost.

The LAS tax component, including any accrued financing charges, shall be payable in full by the owner of a parcel within the local service area at the time the owner makes a formal application to the City for one of the following in relation to the parcel:

- (i) connection to the sanitary sewer system;
- (ii) subdivision;
- (iii) consolidation;
- (iv) development permit;
- (v) development variance permit;
- (vi) rezoning;
- (vii) temporary use permit; or
- (viii) building permit.

Appendix B summarizes how the costs of the apportionment of the final costs of the project to the benefiting properties.

CONCLUSION

Based on the above discussion, it is recommended that Council:

- Approve amendments to “Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688” to reflect the final costs of construction of the works covered by the By-law and the apportionment thereof among the benefiting properties all as detailed in Appendix B attached to this report; and
- Authorize the City Clerk to bring forward the necessary amendment By-law, a copy of which is attached as Appendix A to this report, for the required readings and final adoption.

Fraser Smith, P.Eng., MBA
General Manager,
Engineering

Vivienne Wilke, CGA
General Manager,
Finance & Technology

Appendix A - Bylaw No. 18340 that will act to amend “Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688”

Appendix B - Cost Apportionment Report

Appendix C - Local Area Service Map

Appendix D - Completion Certificate

APPENDIX A

CITY OF SURREY

BY-LAW NO. 17688 Amendment

A by-law to amend the provisions of “Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688”.

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The Council of the City of Surrey, in open meeting assembled, ENACTS AS FOLLOWS:

- 1. “Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688” is hereby amended as follows:

Appendix II is deleted in its entirety and new Appendix B Engineer's Report, Final Costs & Apportionment, attached hereto and forming a part of this by-law is inserted in its place.

- 2. This Bylaw shall be cited for all purposes as “Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688, Amendment Bylaw, 2014, No. 18340”

PASSED FIRST READING on the _____ day of _____, 2014.

PASSED SECOND READING on the _____ day of _____, 2014.

PASSED THIRD READING on the _____ day of _____, 2014.

RECONSIDERED AND FINALLY ADOPTED, signed by the Mayor and Clerk, and sealed with the Corporate Seal on the _____ day of _____, 2014.

_____ MAYOR

_____ CLERK

APPENDIX II

CITY OF SURREY

ENGINEER'S REPORT (*)

LOCAL AREA SERVICE – BRIDGEVIEW VACUUM SEWER REPLACEMENT SYSTEM PHASE 2 On COUNCIL INITIATIVE - SUBJECT TO PETITION AGAINST

Pursuant to Section 213 of the Community Charter, I advise in regard to the following works resolved to be undertaken as a Local Area Service.

Works: Bridgeview Vacuum Sewer Replacement System Phase 2
Location: Benefitting area roughly bounded by South Fraser Perimeter Road, and the CN Rail corridor/Fraser River, 112 Avenue and 132 Street; 123 Street north of 112A Avenue; 126A Street and 128 Street and King George Boulevard and 11300 Block; King George Boulevard and 11100 Block, Scott Road and 128 Street; as shown outlined in dark outline in Appendix I.

Total Estimated Cost	\$ 9,600,000 ^(*)
City's Contribution to the Cost	52.62% ^(*)
<u>System Replacement Component:</u>	
Total Estimated Costs for Sewer System Replacement	\$5,187,000 ^(*)
Total Frontage of the Properties in the Local Service Area	4,446m.
Cost Per Linear Metre for Sewer System Replacement Tax Component (at 47.38% recovery)	\$600 ^(*)
<u>Sewer Lateral Component:</u>	
Total Estimated Costs for Sewer Lateral	\$849,000 ^(*)
Number of Properties in the Local Service Area	145
Cost per Sewer Lateral (at 47.38% recovery)	\$2,900 ^(*)
<u>Pump Connection Component:</u>	
Total Estimated Costs for Pump Connections	\$3,515,000 ^(*)
Number of Properties with Active Sewer Accounts	73
Cost per Pump Connection (at 47.38% recovery)	\$23,000 ^(*)
Annual Interest Rate	5.75% ^(*)

(*) All costs, interest rate and percentages are rounded up estimates only. 47.38% of the project cost will be recovered from owners as charges when they develop. A revised Engineer's Report with the actual cost, City's actual contribution to the cost, and the appropriate interest rate for different payment year will be prepared upon completion of the work.

Cost Distribution – Base Charge

	Address		PID	Lot Frontage (l.m.)	System Replacement Component	Sewer Lateral Component	Pump Connection Component	Total Local Service Tax
	House	Road						
1	12509	116 Ave	002-340-755	337.40	\$202,441.80	\$2,900.00	\$23,000.00	\$228,341.80
2	12567	116 Ave	000-525-499	35.01	\$ 21,006.00	\$2,900.00	\$23,000.00	\$ 46,906.00
3	12575	116 Ave	005-210-241	59.38	\$ 35,628.00	\$2,900.00	\$ -	\$ 38,528.00
4	12585	116 Ave	012-294-691	40.98	\$ 24,588.00	\$2,900.00	\$ -	\$ 27,488.00
5	12601	116 Ave	012-294-713	30.47	\$ 18,282.00	\$2,900.00	\$ -	\$ 21,182.00
6	12615	116 Ave	012-294-730	30.47	\$ 18,282.00	\$2,900.00	\$23,000.00	\$ 44,182.00
7	12665	116 Ave	012-294-772	91.55	\$ 54,930.00	\$2,900.00	\$23,000.00	\$ 80,830.00
8	12745	116 Ave	009-439-871	232.47	\$139,482.00	\$2,900.00	\$23,000.00	\$165,382.00
9	12809	116 Ave	011-236-809	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
10	12819	116 Ave	011-236-817	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
11	12829	116 Ave	011-236-850	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
12	12837	116 Ave	001-686-071	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
13	12845	116 Ave	001-703-358	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
14	12857	116 Ave	004-368-363	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
15	12863	116 Ave	004-368-371	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
16	12873	116 Ave	004-744-241	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
17	12883	116 Ave	004-744-250	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
18	12891	116 Ave	001-964-151	36.07	\$ 21,642.94	\$2,900.00	\$23,000.00	\$ 47,542.94
19	12917	116 Ave	011-236-892	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
20	12925	116 Ave	011-236-914	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
21	12935	116 Ave	011-236-957	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
22	13011	116 Ave	011-237-121	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
23	13059	116 Ave	011-237-040	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
24	13073	116 Ave	011-237-198	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
25	13083	116 Ave	011-237-210	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
26	13087	116 Ave	011-237-252	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
27	13099	116 Ave	011-237-228	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
28	13109	116 Ave	011-237-244	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
29	13117	116 Ave	011-237-261	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
30	13127	116 Ave	006-900-518	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
31	13135	116 Ave	011-237-287	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
32	13145	116 Ave	002-867-818	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
33	13155	116 Ave	011-237-295	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
34	13163	116 Ave	001-881-221	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
35	13173	116 Ave	005-679-079	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
36	13181	116 Ave	006-310-265	40.00	\$ 24,000.00	\$2,900.00	\$23,000.00	\$ 49,900.00
37	11618	130 St	011-237-139	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
38	11626	130 St	011-237-058	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
39	11634	130 St	011-237-147	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
40	11635	130 St	027-115-046	55.84	\$ 33,503.90	\$2,900.00	\$23,000.00	\$ 59,403.90
41	11642	130 St	011-237-155	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
42	11645	130 St	011-236-981	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
43	11675	130 St	024-646-385	88.27	\$ 52,959.60	\$2,900.00	\$23,000.00	\$ 78,859.60

	Address		PID	Lot Frontage (l.m.)	System Replacement Component	Sewer Lateral Component	Pump Connection Component	Total Local Service Tax
	House	Road						
44	11678	130 St	024-646-407	86.95	\$ 52,167.00	\$2,900.00	\$23,000.00	\$ 78,067.00
45	12289	Industrial Rd	012-370-223	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
46	12293	Industrial Rd	000-536-083	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
47	12297	Industrial Rd	008-528-322	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
48	12303	Industrial Rd	007-739-923	38.77	\$ 23,259.00	\$2,900.00	\$23,000.00	\$ 49,159.00
49	12309	Industrial Rd	026-985-641	49.97	\$ 29,979.00	\$2,900.00	\$23,000.00	\$ 55,879.00
50	12321	Industrial Rd	012-370-282	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
51	12327	Industrial Rd	008-309-418	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
52	12337	Industrial Rd	011-196-459	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
53	12343	Industrial Rd	002-248-883	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
54	12351	Industrial Rd	001-114-417	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
55	12361	Industrial Rd	007-444-818	36.58	\$ 21,948.00	\$2,900.00	\$23,000.00	\$ 47,848.00
56	12373	Industrial Rd	012-370-304	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
57	12379	Industrial Rd	007-237-154	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
58	12391	Industrial Rd	012-370-312	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
59	12393	Industrial Rd	012-370-321	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
60	12509	Industrial Rd	002-340-721	40.00	\$ 24,000.00	\$2,900.00	\$23,000.00	\$ 49,900.00
61	12225	Industrial Rd	001-394-321	0.00	\$ -	\$2,900.00	\$23,000.00	\$ 25,900.00
62	12229	Industrial Rd	012-370-053	0.00	\$ -	\$2,900.00	\$ -	\$ 2,900.00
63	12235	Industrial Rd	012-370-061	0.00	\$ -	\$2,900.00	\$23,000.00	\$ 25,900.00
64	12239	Industrial Rd	012-370-070	0.00	\$ -	\$2,900.00	\$ -	\$ 2,900.00
65	12243	Industrial Rd	012-370-096	0.00	\$ -	\$2,900.00	\$23,000.00	\$ 25,900.00
66	12247	Industrial Rd	012-370-126	0.00	\$ -	\$2,900.00	\$ -	\$ 2,900.00
67	12251	Industrial Rd	000-698-911	0.00	\$ -	\$2,900.00	\$23,000.00	\$ 25,900.00
68	12255	Industrial Rd	001-724-681	0.00	\$ -	\$2,900.00	\$ -	\$ 2,900.00
69	12259	Industrial Rd	012-369-144	0.00	\$ -	\$2,900.00	\$23,000.00	\$ 25,900.00
70	12263	Industrial Rd	012-370-151	0.00	\$ -	\$2,900.00	\$23,000.00	\$ 25,900.00
71	12267	Industrial Rd	012-370-185	0.00	\$ -	\$2,900.00	\$ -	\$ 2,900.00
72	12277	Industrial Rd	026-950-278	73.06	\$ 43,833.43	\$2,900.00	\$23,000.00	\$ 69,733.43
73	12185	Industrial Rd	001-267-647	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
74	12187	Industrial Rd	001-267-655	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
75	12195	Industrial Rd	005-397-596	36.46	\$ 21,876.00	\$2,900.00	\$23,000.00	\$ 47,776.00
76	12199	Industrial Rd	005-397-600	36.48	\$ 21,888.00	\$2,900.00	\$23,000.00	\$ 47,788.00
77	12205	Industrial Rd	012-370-011	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
78	12209	Industrial Rd	012-370-029	30.00	\$ 18,000.00	\$2,900.00	\$23,000.00	\$ 43,900.00
79	12213	Industrial Rd	005-083-818	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
80	12221	Industrial Rd	012-370-355	36.49	\$ 21,894.00	\$2,900.00	\$ -	\$ 24,794.00
81	11286	123 St	005-548-691	15.24	\$ 9,143.66	\$2,900.00	\$23,000.00	\$ 35,043.66
82	11287	123 St	009-570-641	15.24	\$ 9,143.66	\$2,900.00	\$ -	\$ 12,043.66
83	11294	123 St	009-570-705	15.24	\$ 9,143.66	\$2,900.00	\$23,000.00	\$ 35,043.66
84	11297	123 St	001-832-972	15.24	\$ 9,143.66	\$2,900.00	\$ -	\$ 12,043.66
85	12711	112A Ave	011-449-471	15.23	\$ 9,138.00	\$2,900.00	\$23,000.00	\$ 35,038.00
86	12712	112A Ave	009-683-968	30.48	\$ 18,288.00	\$2,900.00	\$ -	\$ 21,188.00
87	12721	112A Ave	011-449-446	15.23	\$ 9,138.20	\$2,900.00	\$23,000.00	\$ 35,038.20

	Address		PID	Lot Frontage (l.m.)	System Replacement Component	Sewer Lateral Component	Pump Connection Component	Total Local Service Tax
	House	Road						
88	12727	112A Ave	011-449-411	15.23	\$ 9,138.13	\$2,900.00	\$23,000.00	\$ 35,038.13
89	12743	112A Ave	011-339-641	15.24	\$ 9,144.00	\$2,900.00	\$23,000.00	\$ 35,044.00
90	12745	King George Blvd	011-579-706	25.00	\$ 15,000.00	\$2,900.00	\$23,000.00	\$ 40,900.00
91	12751	112A Ave	001-094-289	15.24	\$ 9,144.13	\$2,900.00	\$23,000.00	\$ 35,044.13
92	12752	112A Ave	011-579-714	25.00	\$ 15,000.00	\$2,900.00	\$ -	\$ 17,900.00
93	12759	112A Ave	010-529-144	15.24	\$ 9,144.00	\$2,900.00	\$23,000.00	\$ 35,044.00
94	12760	112A Ave	009-609-725	25.00	\$ 15,000.00	\$2,900.00	\$23,000.00	\$ 40,900.00
95	12767	112A Ave	011-339-624	15.24	\$ 9,144.00	\$2,900.00	\$23,000.00	\$ 35,044.00
96	12773	112A Ave	000-862-541	15.24	\$ 9,144.00	\$2,900.00	\$23,000.00	\$ 35,044.00
97	12818	112B Ave	024-202-894	9.75	\$ 5,850.00	\$2,900.00	\$ -	\$ 8,750.00
98	11250	126A St	011-579-676	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
99	11242	128 St	004-401-620	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
100	11250	128 St	003-102-823	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
101	11257	128 St	010-467-998	30.49	\$ 18,294.00	\$2,900.00	\$ -	\$ 21,194.00
102	12618	King George Blvd	008-835-888	49.01	\$ 29,407.80	\$2,900.00	\$ -	\$ 32,307.80
103	12674	King George Blvd	013-931-865	120.61	\$ 72,367.20	\$2,900.00	\$ -	\$ 75,267.20
104	12691	King George Blvd	011-122-421	45.72	\$ 27,432.00	\$2,900.00	\$23,000.00	\$ 53,332.00
105	12701	King George Blvd	008-510-083	30.48	\$ 18,288.00	\$2,900.00	\$23,000.00	\$ 44,188.00
106	12716	King George Blvd	009-625-160	117.44	\$ 70,464.00	\$2,900.00	\$23,000.00	\$ 96,364.00
107	12750	King George Blvd	011-154-691	25.00	\$ 15,000.00	\$2,900.00	\$23,000.00	\$ 40,900.00
108	12762	King George Blvd	016-217-861	30.00	\$ 18,000.00	\$2,900.00	\$ -	\$ 20,900.00
109	12776	King George Blvd	009-236-228	25.00	\$ 15,000.00	\$2,900.00	\$ -	\$ 17,900.00
110	12795	King George Blvd	008-652-252	58.81	\$ 35,286.00	\$2,900.00	\$23,000.00	\$ 61,186.00
111	11180	Scott Rd	008-835-853	85.56	\$ 51,336.00	\$2,900.00	\$23,000.00	\$ 77,236.00
112	13089	115A Ave	008-684-111	15.25	\$ 9,150.00	\$2,900.00	\$ -	\$ 12,050.00
113	13105	115A Ave	011-602-317	7.59	\$ 4,554.04	\$2,900.00	\$ -	\$ 7,454.04
114	13109	115A Ave	011-602-309	7.60	\$ 4,560.00	\$ -	\$ -	\$ 4,560.00
115	13088	115B Ave	001-331-892	7.60	\$ 4,560.00	\$ -	\$ -	\$ 4,560.00
116	13094	115B Ave	002-250-128	7.62	\$ 4,572.04	\$2,900.00	\$23,000.00	\$ 30,472.04
117	13108	115B Ave	011-602-287	7.60	\$ 4,560.04	\$2,900.00	\$23,000.00	\$ 30,460.04
118	13110	115B Ave	011-602-279	7.60	\$ 4,560.00	\$ -	\$ -	\$ 4,560.00
119	12683	112B Ave	002-848-368	15.24	\$ 9,144.16	\$2,900.00	\$ -	\$ 12,044.16
120	12684	112B Ave	011-449-292	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
121	12693	112B Ave	004-063-198	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
122	12697	112B Ave	011-579-200	15.24	\$ 9,144.13	\$2,900.00	\$ -	\$ 12,044.13
123	12698	112B Ave	009-765-891	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
124	12704	112B Ave	011-449-349	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
125	12707	112B Ave	011-579-196	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
126	12712	112B Ave	008-322-198	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
127	12713	112B Ave	000-707-902	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
128	12722	112B Ave	011-449-357	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
129	12723	112B Ave	000-688-681	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00

	Address		PID	Lot Frontage (l.m.)	System Replacement Component	Sewer Lateral Component	Pump Connection Component	Total Local Service Tax
	House	Road						
130	12725	112B Ave	009-035-516	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
131	12732	112B Ave	011-449-381	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
132	12743	112B Ave	011-579-323	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
133	12744	112B Ave	011-339-535	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
134	12752	112B Ave	008-377-316	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
135	12753	112B Ave	011-579-293	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
136	12759	112B Ave	011-579-234	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
137	12760	112B Ave	000-554-171	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
138	12767	112B Ave	005-538-068	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
139	12768	112B Ave	011-339-551	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
140	12778	112B Ave	011-339-560	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
141	12779	112B Ave	003-765-539	15.24	\$ 9,144.13	\$2,900.00	\$ -	\$ 12,044.13
142	11262	126A St	011-449-314	15.24	\$ 9,144.00	\$2,900.00	\$ -	\$ 12,044.00
143	11263	128 St	011-339-616	15.24	\$ 9,143.88	\$2,900.00	\$ -	\$ 12,043.88
144	11271	128 St	011-339-578	15.24	\$ 9,143.92	\$2,900.00	\$ -	\$ 12,043.92
145	11293	128 St	011-579-340	30.48	\$ 18,287.76	\$2,900.00	\$ -	\$ 21,187.76

ENGINEER'S REPORT - FINAL COST & APPORTIONMENT

LOCAL AREA SERVICE –

Phase 2 of Bridgeview Vacuum Sewer System Replacement

Project # 4711-904

Pursuant to Section 20 through 25 of the "Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688", the following provides the final costs and apportionment thereof.

Works:	Bridgeview Vacuum Sewer Replacement System Phase 2	
Location:	Benefitting area roughly bounded by South Fraser Perimeter Road, and the CN Rail corridor/Fraser River, 112 Avenue and 132 Street; 123 Street north of 112A Avenue; 126A Street and 128 Street and King George Boulevard and 11300 Block; King George Boulevard and 11100 Block, Scott Road and 128 Street; as shown outlined in dark outline in Appendix I.	

Total Final Cost		\$8,764,894.22
City's Contribution to the Cost		52.62%
Contribution through Local Area Service Tax		47.38%
<u>System Replacement Component:</u>		
Total Costs for Sewer System Replacement		\$5,057,780.07
Total Frontage of the Properties in the Local Service Area		4,446.43
Cost Per Linear Metre for Sewer System Replacement Tax Component (at 47.38% recovery)		\$538.94
<u>Sewer Lateral Component:</u>		
Total Costs for Sewer Lateral		\$1,106,539.80
Number of Properties in the Local Service Area		145
Number of Sewer Laterals in the Local Service Area		142
Cost per Sewer Lateral Tax (at 47.38% recovery)		\$3,692.10
<u>Pump Connection Component:</u>		
Total Costs for Pump Connections		\$2,600,574.34
Number of Properties with Active Sewer Accounts		73
Cost per Pump Connection Tax (at 47.38% recovery)		\$16,878.80
Annual Interest Rate		5.40%

Cost Distribution – Base Charge

	Address		PID	Lot Frontage (l.m.)	System Replacement Component	Sewer Lateral Component	Pump Connection Component	Total Local Service Tax
	House	Road						
1	12509	116 Ave	002-340-755	337.40	\$181,841.08	\$3,692.10	\$16,878.80	\$202,411.98
2	12567	116 Ave	000-525-499	35.01	\$18,868.40	\$3,692.10	\$16,878.80	\$39,439.30
3	12575	116 Ave	005-210-241	59.38	\$32,002.45	\$3,692.10	\$-	\$35,694.56
4	12585	116 Ave	012-294-691	40.98	\$22,085.90	\$3,692.10	\$-	\$25,778.00
5	12601	116 Ave	012-294-713	30.47	\$16,421.60	\$3,692.10	\$-	\$20,113.70
6	12615	116 Ave	012-294-730	30.47	\$16,421.60	\$3,692.10	\$16,878.80	\$36,992.50
7	12665	116 Ave	012-294-772	91.55	\$49,340.26	\$3,692.10	\$16,878.80	\$69,911.16
8	12745	116 Ave	009-439-871	232.47	\$125,288.15	\$3,692.10	\$16,878.80	\$145,859.05
9	12809	116 Ave	011-236-809	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
10	12819	116 Ave	011-236-817	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
11	12829	116 Ave	011-236-850	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
12	12837	116 Ave	001-686-071	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
13	12845	116 Ave	001-703-358	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
14	12857	116 Ave	004-368-363	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
15	12863	116 Ave	004-368-371	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
16	12873	116 Ave	004-744-241	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
17	12883	116 Ave	004-744-250	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
18	12891	116 Ave	001-964-151	36.07	\$19,440.53	\$3,692.10	\$16,878.80	\$40,011.43
19	12917	116 Ave	011-236-892	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
20	12925	116 Ave	011-236-914	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
21	12935	116 Ave	011-236-957	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
22	13011	116 Ave	011-237-121	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
23	13059	116 Ave	011-237-040	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
24	13073	116 Ave	011-237-198	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
25	13083	116 Ave	011-237-210	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
26	13087	116 Ave	011-237-252	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
27	13099	116 Ave	011-237-228	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
28	13109	116 Ave	011-237-244	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
29	13117	116 Ave	011-237-261	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
30	13127	116 Ave	006-900-518	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
31	13135	116 Ave	011-237-287	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
32	13145	116 Ave	002-867-818	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
33	13155	116 Ave	011-237-295	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
34	13163	116 Ave	001-881-221	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
35	13173	116 Ave	005-679-079	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
36	13181	116 Ave	006-310-265	40.00	\$21,557.73	\$3,692.10	\$16,878.80	\$42,128.63
37	11618	130 St	011-237-139	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
38	11626	130 St	011-237-058	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
39	11634	130 St	011-237-147	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
40	11635	130 St	027-115-046	55.84	\$30,094.50	\$3,692.10	\$16,878.80	\$50,665.40
41	11642	130 St	011-237-155	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
42	11645	130 St	011-236-981	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
43	11675	130 St	024-646-385	88.27	\$47,570.37	\$3,692.10	\$16,878.80	\$68,141.27

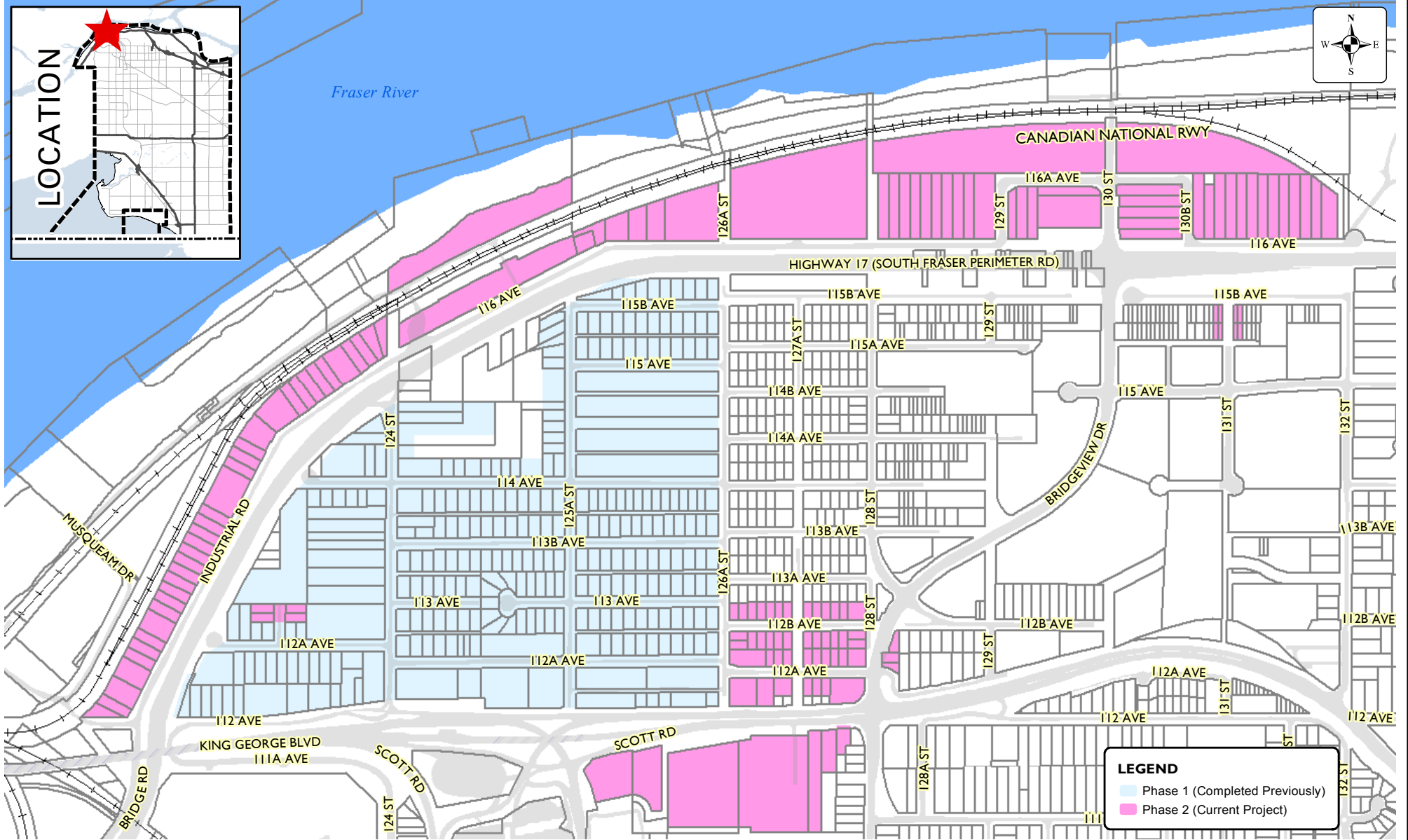
	Address		PID	Lot Frontage (l.m.)	System Replacement Component	Sewer Lateral Component	Pump Connection Component	Total Local Service Tax
	House	Road						
44	11678	130 St	024-646-407	86.95	\$46,858.42	\$3,692.10	\$16,878.80	\$67,429.32
45	12289	Industrial Rd	012-370-223	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
46	12293	Industrial Rd	000-536-083	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
47	12297	Industrial Rd	008-528-322	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
48	12303	Industrial Rd	007-739-923	38.77	\$20,892.14	\$3,692.10	\$16,878.80	\$41,463.04
49	12309	Industrial Rd	026-985-641	49.97	\$26,928.30	\$3,692.10	\$16,878.80	\$47,499.20
50	12321	Industrial Rd	012-370-282	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
51	12327	Industrial Rd	008-309-418	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
52	12337	Industrial Rd	011-196-459	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
53	12343	Industrial Rd	002-248-883	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
54	12351	Industrial Rd	001-114-417	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
55	12361	Industrial Rd	007-444-818	36.58	\$19,714.55	\$3,692.10	\$16,878.80	\$40,285.44
56	12373	Industrial Rd	012-370-304	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
57	12379	Industrial Rd	007-237-154	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
58	12391	Industrial Rd	012-370-312	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
59	12393	Industrial Rd	012-370-321	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
60	12509	Industrial Rd	002-340-721	40.00	\$21,557.73	\$3,692.10	\$16,878.80	\$42,128.63
61	12225	Industrial Rd	001-394-321	0.00	\$-	\$3,692.10	\$16,878.80	\$20,570.90
62	12229	Industrial Rd	012-370-053	0.00	\$-	\$3,692.10	\$-	\$3,692.10
63	12235	Industrial Rd	012-370-061	0.00	\$-	\$3,692.10	\$16,878.80	\$20,570.90
64	12239	Industrial Rd	012-370-070	0.00	\$-	\$3,692.10	\$-	\$3,692.10
65	12243	Industrial Rd	012-370-096	0.00	\$-	\$3,692.10	\$16,878.80	\$20,570.90
66	12247	Industrial Rd	012-370-126	0.00	\$-	\$3,692.10	\$-	\$3,692.10
67	12251	Industrial Rd	000-698-911	0.00	\$-	\$3,692.10	\$16,878.80	\$20,570.90
68	12255	Industrial Rd	001-724-681	0.00	\$-	\$3,692.10	\$-	\$3,692.10
69	12259	Industrial Rd	012-369-144	0.00	\$-	\$3,692.10	\$16,878.80	\$20,570.90
70	12263	Industrial Rd	012-370-151	0.00	\$-	\$3,692.10	\$16,878.80	\$20,570.90
71	12267	Industrial Rd	012-370-185	0.00	\$-	\$3,692.10	\$-	\$3,692.10
72	12277	Industrial Rd	026-950-278	73.06	\$39,372.89	\$3,692.10	\$16,878.80	\$59,943.79
73	12185	Industrial Rd	001-267-647	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
74	12187	Industrial Rd	001-267-655	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
75	12195	Industrial Rd	005-397-596	36.46	\$19,649.87	\$3,692.10	\$16,878.80	\$40,220.77
76	12199	Industrial Rd	005-397-600	36.48	\$19,660.65	\$3,692.10	\$16,878.80	\$40,231.55
77	12205	Industrial Rd	012-370-011	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
78	12209	Industrial Rd	012-370-029	30.00	\$16,168.30	\$3,692.10	\$16,878.80	\$36,739.20
79	12213	Industrial Rd	005-083-818	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
80	12221	Industrial Rd	012-370-355	36.49	\$19,666.04	\$3,692.10	\$-	\$23,358.14
81	11286	123 St	005-548-691	15.24	\$8,213.19	\$3,692.10	\$16,878.80	\$28,784.09
82	11287	123 St	009-570-641	15.24	\$8,213.19	\$3,692.10	\$-	\$11,905.29
83	11294	123 St	009-570-705	15.24	\$8,213.19	\$3,692.10	\$16,878.80	\$28,784.09
84	11297	123 St	001-832-972	15.24	\$8,213.19	\$3,692.10	\$-	\$11,905.29
85	12711	112A Ave	011-449-471	15.23	\$8,208.11	\$3,692.10	\$16,878.80	\$28,779.01
86	12712	112A Ave	009-683-968	30.48	\$16,426.99	\$3,692.10	\$-	\$20,119.09
87	12721	112A Ave	011-449-446	15.23	\$8,208.29	\$3,692.10	\$16,878.80	\$28,779.19

	Address		PID	Lot Frontage (l.m.)	System Replacement Component	Sewer Lateral Component	Pump Connection Component	Total Local Service Tax
	House	Road						
88	12727	112A Ave	011-449-411	15.23	\$8,208.22	\$3,692.10	\$16,878.80	\$28,779.12
89	12743	112A Ave	011-339-641	15.24	\$8,213.50	\$3,692.10	\$16,878.80	\$28,784.39
90*	12744*	112A Ave*	011-579-706	25.00	\$13,473.58	\$3,692.10	\$16,878.80	\$34,044.48
91	12751	112A Ave	001-094-289	15.24	\$8,213.61	\$3,692.10	\$16,878.80	\$28,784.51
92	12752	112A Ave	011-579-714	25.00	\$13,473.58	\$3,692.10	\$-	\$17,165.68
93	12759	112A Ave	010-529-144	15.24	\$8,213.50	\$3,692.10	\$16,878.80	\$28,784.39
94	12760	112A Ave	009-609-725	25.00	\$13,473.58	\$3,692.10	\$16,878.80	\$34,044.48
95	12767	112A Ave	011-339-624	15.24	\$8,213.50	\$3,692.10	\$16,878.80	\$28,784.39
96	12773	112A Ave	000-862-541	15.24	\$8,213.50	\$3,692.10	\$16,878.80	\$28,784.39
97	12818	112B Ave	024-202-894	9.75	\$5,254.70	\$3,692.10	\$-	\$8,946.80
98	11250	126A St	011-579-676	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
99	11242	128 St	004-401-620	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
100	11250	128 St	003-102-823	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
101	11257	128 St	010-467-998	30.49	\$16,432.38	\$3,692.10	\$-	\$20,124.48
102	12618	King George Blvd	008-835-888	49.01	\$26,415.23	\$3,692.10	\$-	\$30,107.33
103	12674	King George Blvd	013-931-865	120.61	\$65,003.03	\$3,692.10	\$-	\$68,695.13
104	12691	King George Blvd	011-122-421	45.72	\$24,640.49	\$3,692.10	\$16,878.80	\$45,211.39
105	12701	King George Blvd	008-510-083	30.48	\$16,426.99	\$3,692.10	\$16,878.80	\$36,997.89
106	12716	King George Blvd	009-625-160	117.44	\$63,293.50	\$3,692.10	\$16,878.80	\$83,864.40
107	12750	King George Blvd	011-154-691	25.00	\$13,473.58	\$3,692.10	\$16,878.80	\$34,044.48
108	12762	King George Blvd	016-217-861	30.00	\$16,168.30	\$3,692.10	\$-	\$19,860.40
109	12776	King George Blvd	009-236-228	25.00	\$13,473.58	\$3,692.10	\$-	\$17,165.68
110	12795	King George Blvd	008-652-252	58.81	\$31,695.26	\$3,692.10	\$16,878.80	\$52,266.15
111	11180	Scott Rd	008-835-853	85.56	\$46,111.99	\$3,692.10	\$16,878.80	\$66,682.89
112	13089	115A Ave	008-684-111	15.25	\$8,218.89	\$3,692.10	\$-	\$11,910.99
113	13105	115A Ave	011-602-317	7.59	\$4,090.62	\$3,692.10	\$-	\$7,782.72
114	13109	115A Ave	011-602-309	7.60	\$4,095.97		\$-	\$4,095.97
115	13088	115B Ave	001-331-892	7.60	\$4,095.97		\$-	\$4,095.97
116	13094	115B Ave	002-250-128	7.62	\$4,106.79	\$3,692.10	\$16,878.80	\$24,677.68
117	13108	115B Ave	011-602-287	7.60	\$4,096.01	\$3,692.10	\$16,878.80	\$24,666.91
118	13110	115B Ave	011-602-279	7.60	\$4,095.97		\$-	\$4,095.97
119	12683	112B Ave	002-848-368	15.24	\$8,213.64	\$3,692.10	\$-	\$11,905.75
120	12684	112B Ave	011-449-292	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
121	12693	112B Ave	004-063-198	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
122	12697	112B Ave	011-579-200	15.24	\$8,213.61	\$3,692.10	\$-	\$11,905.71
123	12698	112B Ave	009-765-891	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
124	12704	112B Ave	011-449-349	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
125	12707	112B Ave	011-579-196	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
126	12712	112B Ave	008-322-198	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
127	12713	112B Ave	000-707-902	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
128	12722	112B Ave	011-449-357	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
129	12723	112B Ave	000-688-681	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60

	Address		PID	Lot Frontage (l.m.)	System Replacement Component	Sewer Lateral Component	Pump Connection Component	Total Local Service Tax
	House	Road						
130	12725	112B Ave	009-035-516	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
131	12732	112B Ave	011-449-381	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
132	12743	112B Ave	011-579-323	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
133	12744	112B Ave	011-339-535	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
134	12752	112B Ave	008-377-316	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
135	12753	112B Ave	011-579-293	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
136	12759	112B Ave	011-579-234	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
137	12760	112B Ave	000-554-171	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
138	12767	112B Ave	005-538-068	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
139	12768	112B Ave	011-339-551	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
140	12778	112B Ave	011-339-560	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
141	12779	112B Ave	003-765-539	15.24	\$8,213.61	\$3,692.10	\$-	\$11,905.71
142	11262	126A St	011-449-314	15.24	\$8,213.50	\$3,692.10	\$-	\$11,905.60
143	11263	128 St	011-339-616	15.24	\$8,213.39	\$3,692.10	\$-	\$11,905.49
144	11271	128 St	011-339-578	15.24	\$8,213.42	\$3,692.10	\$-	\$11,905.53
145	11293	128 St	011-579-340	30.48	\$16,426.78	\$3,692.10	\$-	\$20,118.88

Note: *12744 112A Ave is the legal address of 12745 King George Blvd (mailing and civic address), with PID 011-579-706.

APPENDIX C



Produced by GIS Section: October 27, 2014, C9W



BENEFITING AREAS FOR BRIDGEVIEW VACUUM SEWER SYSTEM REPLACEMENT PHASE 2

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.

G:\Mapping\GIS\Maps\
CorporateReports\Eng-Utilities\
AW-BenefitingAreasBridgeviewPhase2-A.mxd



COMPLETION CERTIFICATE

Date: October 28, 2014

File: 4711-904

This is to certify that the Works authorized under the “Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688” are complete.

Fraser Smith, P.Eng, MBA
General Manager, Engineering

As required under the “Local Area Service Phase 2 of Bridgeview Vacuum Sewer System Replacement [Project # 4711-904] By-law, 2012, No. 17688”, I hereby certify that the final cost of the Works has amounted to \$8,764,894.22.

Vivienne Wilke, C.G.A.
General Manager,
Finance & Technology

- c.c. - City Clerk
- Property Tax Manager
- Local Area Service Clerk