



Legislation Details (With Text)

File #:	BL 19-007	Version:	1	Name:	Proposed Local Improvement Bylaw 2019-04 - Water and Sewer servicing to 8 lots in Helenslea
Type:	Bylaw	Status:			Carried
File created:	2/11/2019	In control:			Council
On agenda:	2/26/2019	Final action:			2/26/2019
Title:	Proposed Local Improvement Bylaw 2019-04 - Water and Sewer Servicing to 8 Lots in Helenslea				

Proposed Motions

1. That Bylaw 2019-04 receive first reading.
2. That Bylaw 2019-04 receive second reading.
3. That Bylaw 2019-04 be presented at this meeting for third reading.
4. That Bylaw 2019-04 receive third and final reading.

Indexes:

Code sections:

Attachments: 1. 1. Bylaw 2019-04 - Helenslea Local Improvement Tax, 2. 2. Map of Local Improvement, 3. 3. Council Minutes 2017 05 23

Date	Ver.	Action By	Action	Result
2/26/2019	1	Council	received on first reading	Pass
2/26/2019	1	Council	received on second reading	Pass
2/26/2019	1	Council	given consent for third reading	Pass
2/26/2019	1	Council	received on third reading	Pass
2/26/2019	1	Council	received on first reading	

Proposed Local Improvement Bylaw 2019-04 - Water and Sewer Servicing to 8 Lots in Helenslea

Proposed Motions

1. That Bylaw 2019-04 receive first reading.
2. That Bylaw 2019-04 receive second reading.
3. That Bylaw 2019-04 be presented at this meeting for third reading.
4. That Bylaw 2019-04 receive third and final reading.

Administration Recommendation

Administration supports the proposed motions as presented.

Purpose

Approval of Bylaw 2019-04 will formalize the Local Improvement initiative and provide final direction to Administration to proceed with the project.

Summary

Council received notification on May 23, 2017 (RFD 17-118) of an acceptable local improvement petition requesting that it undertake and complete construction and installation of water and sewer service lines to the 8 properties identified in the proposed Bylaw 2019-04. The petition included a request that the costs for the project be split 50% by residents through local improvement tax and 50% by Parkland County.

Portions of the Helenslea subdivision area were developed prior to when the Helenslea Big Lake Area became

served by municipally operated piped water and sewer services. Currently, the Helenslea subdivision area is fully serviced by municipally operated water and sewer services; with the exception of the 8 properties identified in Bylaw 2019-04 and a few undeveloped parcels. Remaining undeveloped parcels will be serviced through standard development processes.

The existing private water wells and septic systems that service the 8 properties are aged and require more maintenance or replacement. The affected residents have increasingly expressed interest in connecting to the municipal piped water and sewer systems.

Council has previously supported similar water and sewer servicing projects that followed this same funding model in the Helenslea Big Lake Area.

Strategic Plan/Policy/Legal/Staff Implications:

Supports Parkland County's Strategic Plan's:

Complete Communities' Pillar 1.1 - We offer a range of lifestyle choices, community serviced, and other amenities to meet community needs,

Respected Environments Pillar 3.2 - We responsibly manage growth to protect our region's biodiversity and the natural environment, while supporting a balance of land uses and strategic development.

Financial Impact:

Cost: \$200,000

Source of Funding:

- 50% Parkland County: \$100,000 taxation funding approved in 2019 budget.
- 50% Residents: \$100,000 residents recovered through proposed Local Improvement Tax Bylaw 2019-04.