

THE CORPORATION OF THE CITY OF VERNON

BYLAW NUMBER 5114

A bylaw to authorize The Corporation
of the City of Vernon to impose a
Latecomer Fee for properties serviced
from the Bella Vita Development Sanitary Sewer Main

WHEREAS Aldebaran Enterprises Inc. has extended the sanitary sewer main between 5874 and 5937 Bella Vista Road to provide access to lands other than lands being developed, as shown in attached schedule "A";

AND WHEREAS the Council is empowered under Section 939 (5) (c) to impose, as a condition of an owner connecting to or using the excess or extended service, a charge related to the benefit determined under paragraph (b), subsection (5), Section 939;

NOW THEREFORE the Council of The Corporation of the City of Vernon, in open meeting assembled, enacts as follows:

1. That the apportionment charge per maximum development potential, allowable unit for each property in the benefiting areas, shall be levied for any properties connecting to the extended Sanitary Sewer Services area, as follows:

a. \$3,122.97 per maximum development potential, allowable unit, as shown on the attached Schedule "B"

2. That these charges will be imposed at the time of subdivision or upon application of a building permit or connection, whichever is sooner.

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3. That this charge will be increased annually by an allowance for interest of 5% with the first increase effective with the first anniversary of the completion of the works. The works are completed on August 31st, 2007. The Latecomer term is 15 years.

4. That this bylaw be cited as the "Bella Vita Development Sanitary Sewer Main Latecomer Charge Bylaw Number 5114, 2007".

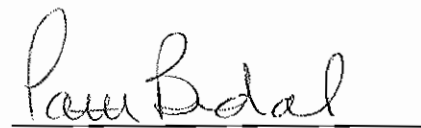
READ A FIRST TIME this 26th day of November, 2007.

READ A SECOND TIME this 26th day of November, 2007.

READ A THIRD TIME this 26th day of November, 2007.

ADOPTED this 10th day of December, 2007.


Mayor:

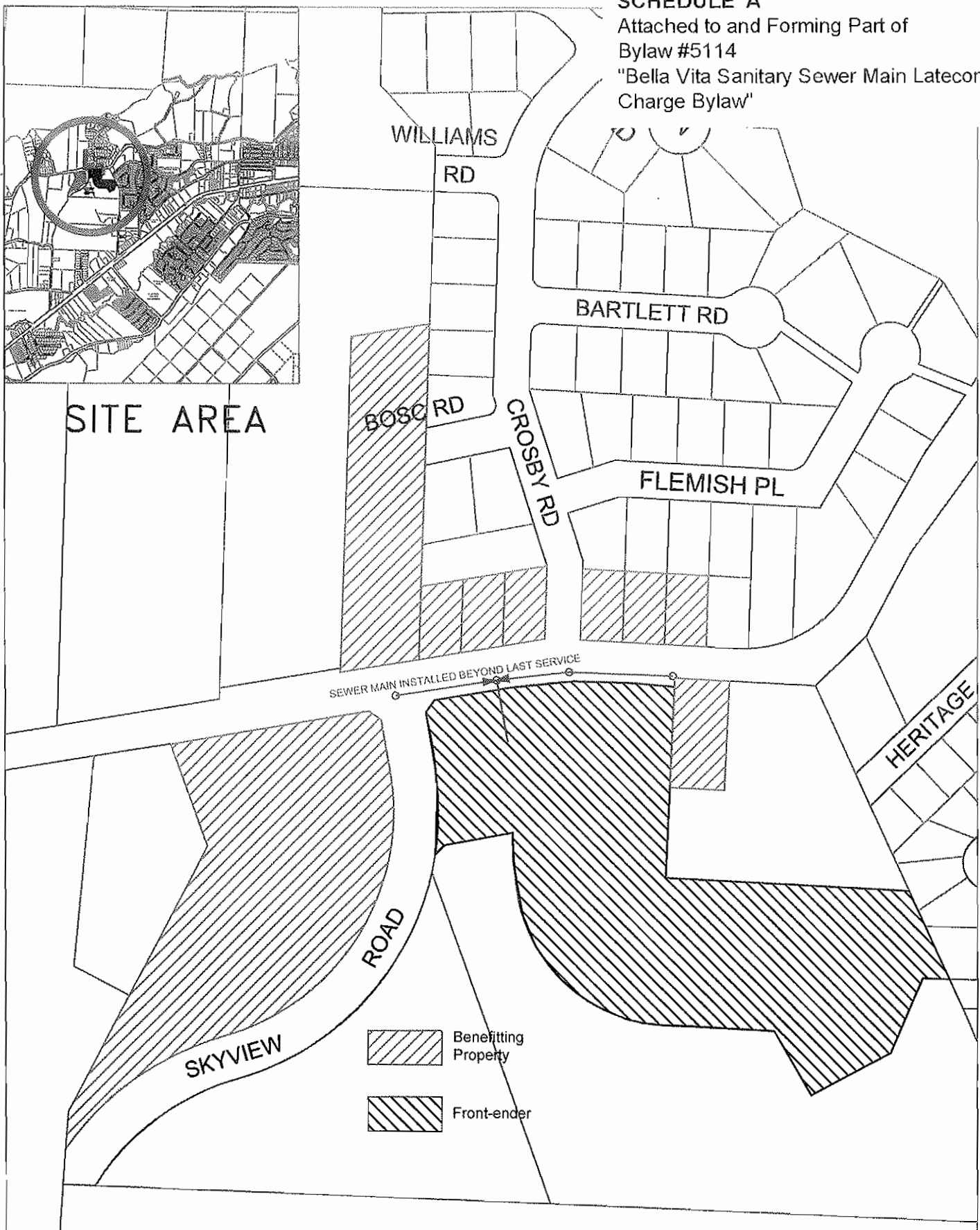

City Clerk:

SCHEDULE 'A'

Attached to and Forming Part of

Bylaw #5114

"Bella Vita Sanitary Sewer Main Latecomer
Charge Bylaw"



**the CORPORATION of
the CITY of VERNON**

**PLANNING, DEVELOPMENT
AND ENGINEERING SERVICES**

REVISIONS

TITLE

FIGURE #1

DRAWN
SKB

DATE
07/07/25

SCALE
NTS

DWG. No.
Bella Vita

LATECOMER BYLAW - ALDEBARAN ENTERPRISES INC. - BELLA VITA

Project Cost		\$37,475.63			
Cost per Unit		\$3,122.97			
Interest rate		5.0%			
Completion Date		August 31, 2007			
Roll No	Legal Description	Property Address	POTENTIAL DEVELOPMENT UNITS	COST PER UNIT	Latecomer Term
7103.080	LOT 1 PLAN 18818 SECTION 32 TOWNSHIP 9 OSOYOOS DIVISION YALE DISTRICT	5937 BELLA VISTA RD	2	\$6,245.94	15 years
7104.100	LOT 1 PLAN 22177 SECTION 32 TOWNSHIP 9 OSOYOOS DIVISION YALE DISTRICT	5923 BELLA VISTA RD	1	\$3,122.97	15 years
7104.105	LOT 2 PLAN 22177 SECTION 32 TOWNSHIP 9 OSOYOOS DIVISION YALE DISTRICT	5915 BELLA VISTA RD	1	\$3,122.97	15 years
7104.110	LOT 3 PLAN 22177 SECTION 32 TOWNSHIP 9 OSOYOOS DIVISION YALE DISTRICT	3018 CROSBY RD	1	\$3,122.97	15 years
7104.420	LOT 1 PLAN 23092 SECTION 32 TOWNSHIP 9 OSOYOOS DIVISION YALE DISTRICT	3021 CROSBY RD	1	\$3,122.97	15 years
7104.425	LOT 2 PLAN 23092 SECTION 32 TOWNSHIP 9 OSOYOOS DIVISION YALE DISTRICT	5883 BELLA VISTA RD	1	\$3,122.97	15 years
7104.430	LOT 3 PLAN 23092 SECTION 32 TOWNSHIP 9 OSOYOOS DIVISION YALE DISTRICT	5875 BELLA VISTA RD	1	\$3,122.97	15 years
7423.800	LOT 1 PLAN 11498 DISTRICT LOT 68 OSOYOOS DIVISION YALE DISTRICT	5874 BELLA VISTA RD	2	\$6,245.94	15 years
7418.000	LOT 1 PLAN 42105 DISTRICT LOT 68 OSOYOOS DIVISION YALE DISTRICT	5940 SKYVIEW RD	2	\$6,245.94	15 years
Totals			12	\$37,475.63	

SCHEDULE 'B'

Attached to and Forming Part of
Bylaw #5114

"Bella Vita Sanitary Sewer Main Latecomer
Charge Bylaw" - PAGE 1

SCHEDULE 'B'

Attached to and Forming Part of
Bylaw #5114

"Bella Vita Sanitary Sewer Main Latecomer
Charge Bylaw" - PAGE 2

LATECOMER BYLAW - ALDEBARAN ENTERPRISES INC. - BELLA VITA

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7104.425	LOT 2 PLAN 23092 SECTION 32 TOWNSHIP 9 OSOYOOS DIVISION YALE DISTRICT	5683 BELLA VISTA RD	1	\$3,122.97	15 years		
7104.430	LOT 3 PLAN 23092 SECTION 32 TOWNSHIP 9 OSOYOOS DIVISION YALE DISTRICT	5675 BELLA VISTA RD	1	\$3,122.97	15 years		
7423.800	LOT 1 PLAN 11498 DISTRICT LOT 88 OSOYOOS DIVISION YALE DISTRICT	5674 BELLA VISTA RD	2	\$6,245.94	15 years		
7418.000	LOT 1 PLAN 42105 DISTRICT 5940 LOT 88 OSOYOOS DIVISION SKYVIEW RD		2	\$6,245.94	15 years		
Totals			12	\$37,475.63			