Agenda – Council – February 22, 2012

Report – Executive Policy Committee – February 15, 2012

Item No. 2 Reactivation of Local Improvement Taxes deferred on 774 Bonner Avenue pursuant to By-law No. 37/2007

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On February 15, 2012, the Executive Policy Committee concurred in the recommendation of the Winnipeg Public Service and submits the following to Council:

1. That the deferment of the local improvement taxes on 774 Bonner Avenue (Roll No. 04003432500) authorized under By-law No. 37/2007 cease effective February 21, 2012.

2. That the assessments be reactivated and the local improvement taxes be imposed with a requirement for payment.

3. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the foregoing.

Report – Executive Policy Committee – February 15, 2012

DECISION MAKING HISTORY:

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On February 15, 2012, the Executive Policy Committee concurred in the recommendation of the Winnipeg Public Services and submitted the matter to Council.

ADMINISTRATIVE REPORT

Title: **REACTIVATION OF LOCAL IMPROVEMENT TAXES DEFERRED ON 774 BONNER AVENUE PURSUANT TO BY-LAW NO. 37/2007**

Critical Path: **Executive Policy Committee - Council**

AUTHORIZATION

Author	Department Head	CFO	CAO
B. Cull Manager of Taxation and Finance	N. Karpa City Assessor	M. Ruta	D. Joshi, COO

RECOMMENDATIONS

1. That the deferment of the local improvement taxes on 774 Bonner Avenue (Roll No. 04003432500) authorized under By-law No. 37/2007 cease effective February 21, 2012.

2. That the assessments be reactivated and the local improvement taxes be imposed with a requirement for payment.

3. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the foregoing.

REASON FOR THE REPORT

Council approval is required for a by-law to reactivate deferred local improvement taxes.

IMPLICATIONS OF THE RECOMMENDATIONS

FINANCIAL IMPLICATIONS

(x) Within approved Current and/or Capital Budget.

( ) Current and/or Capital Budget adjustment is required.

Comment(s): There is no financial impact to the City of Winnipeg. The deferment for this property was originally recorded as a receivable on the Balance Sheet.

HISTORY

On February 22, 2006, Council passed By-laws for imposition of local improvement taxes for local improvements in John Huyda Drive for the property located at 774 Bonner Avenue as follows:

By-law No.	Improvement Type	Term	Annual Levy
35/2006	Wastewater Sewer	2006-25	$1,698.60
38/2006	Land Drainage Sewer	2006-25	$804.60
48/2006	Watermain	2006-15	$1,609.20
55/2006	Concrete Street Pavement (25 foot x 6 inch)	2006-15	$4,925.94
63/2006	Ornamental Street Lighting	2006-08	$420.18

The above local improvement taxes were deferred on February 21, 2007 by By-law No. 37/2007 for 774 Bonner Avenue (see Attachment).

Deferment By-law No. 37/2007 states the circumstances under which the deferment will cease. The condition under Subsection 1(b)(i) will be occurring on February 21, 2012. Accordingly, the deferment should cease and the property owner is required to pay the local improvement taxes at the same cash value or amortized cost at the prevailing City rates as at February 21, 2012 including interest at the City's current capital borrowing rate.

Reactivation of the local improvement taxes is necessary in order to allow the cost of the Local Improvements to be added to the tax roll and the Notice of Deferment discharged.

Upon Council approval of the Reactivation By-law, the local improvement taxes will be imposed on the subject property and a discharge of the Notice of Deferment will be provided to the property owner. Once this discharge has been registered with the Winnipeg Land Titles Office, the Notice of Deferment will then be cancelled on the title of the property.

FINANCIAL IMPACT

Financial Impact Statement **Date:** January 12, 2012

Project Name:

Reactivation of Local Improvements Deferred on 774 Bonner Avenue

COMMENTS:

There is no financial impact to the City of Winnipeg in the Operating Budget. The deferment for this property was originally recorded as a receivable on the Balance Sheet.

Original signed by
Radhika Abeysekera
Manager of Finance (Campus)
Corporate Finance Department

CONSULTATION

In preparing this report there was consultation with:

Internal

Legal Services Department (as to legal issues only)

External

SUBMITTED BY

Department: Assessment and Taxation
Division: Taxation and Finance
Prepared by: G. Wladyka, Senior Local Improvement Clerk
Date: January 12, 2012
File No. N/A

Attachment:

- Deferment By-law No. 37/2007



By-Law 37/2007