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Halifax Regional Council

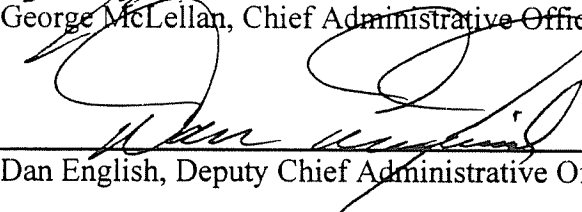
June 10, 2003

June 17, 2003

TO: Mayor Kelly and Members of Halifax Regional Council

SUBMITTED BY:


George McLellan, Chief Administrative Officer


Dan English, Deputy Chief Administrative Officer

DATE: May 28, 2003

SUBJECT: By-Law Number S-412 , Respecting Charges for Street Improvements

ORIGIN

This report originates from staff.

RECOMMENDATIONS

It is recommended that Regional Council:

1. approve the new Local Improvement standard costs as per the attached Schedule "A",
2. approve in principle the adoption of By-Law Number S-412, Respecting Charges for Street Improvements. attached. and also give notice of motion to begin the formal adoption process.
3. apply the new standard costs applicable to all 2003/04 capital projects where such apply.

BACKGROUND

By-Law Number S-400 deals with the recovery of costs where Council undertakes a project to install new street paving, new sidewalks, and new concrete curb and gutter. This By-Law provides the authority to impose a charge on persons owning property that abuts either side of the street as described in By-Law S-400.

DISCUSSION

The approved Council policy for LIC rates for new sidewalk, new concrete curb and gutter, and paving projects is based on the average cost of two consecutive years on an ongoing basis. Based on this policy, staff reviewed construction costs of various sidewalk, concrete curb and gutter, and paving projects in Capital Budget years 2001/02 and 2002/03 and recommends that the standard costs be changed as per the policy. The attached Schedule "A" shows the actual construction costs and average costs for 2001 and 2002, and the recommended standard costs for 2003/04.

The rate for the replacement of asphalt sidewalk with concrete is based on a 1/3 credit using the same criteria as previous years, and the proposed 2003/04 unit costs are based on the average of the 2001 and 2002 actual construction unit costs as per Council's policy. As a note, LIC rates no longer apply to the replacement of asphalt curb and gutter with concrete curb and gutter.

The proposed By-Law Number S-412, Respecting Charges for Street Improvements, is an amendment of By-Law Number S-400, The Street Improvement By-Law, and will enable HRM to charge Local Improvement Charges for new street improvements. The rates to be applied are shown on the attached By-Law Number S-412.

BUDGET IMPLICATIONS

Upon Council's approved updated standard costs, Local Improvement Charges for 2003/04 capital projects will be levied using these standard costs and the amount will be collected as operating revenue as approved by Regional Council.

FINANCIAL MANAGEMENT POLICIES/BUSINESS PLAN

This report complies with the Municipality's Multi-Year Financial Strategy, the approved Operating, Capital and Reserve budgets, policies and procedures regarding withdrawals from the utilization of Capital and Operating reserves, as well as any relevant legislation.

The installation of new sidewalk, and curb and gutter will provide better pedestrian safety. As the infrastructure ages, capital funds will be required for replacement.

ALTERNATIVES


Council could choose not to increase the costs for 2003/04 capital projects, however, staff does not recommend this alternative.


ATTACHMENTS

- Schedule "A" - Proposed Standard Costs for 2003/04 Capital Projects
- By-Law Number S-412, Respecting Changes to Street Improvements

Additional copies of this report, and information on its status, can be obtained by contacting the Office of the Municipal Clerk at 490-4210, or Fax 490-4208.

Report Prepared by: David Hubley, P.Eng., Senior Design Engineer, Design & Construction Services at 490-6820

Report Approved by: 
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Report Approved by: 
Rick Paynter, P.Eng., Director, Public Works and Transportation Services at 490-4855

DH/bhs

**SCHEDULE "A"
PROPOSED STANDARD COSTS FOR 2003/04 CAPITAL PROJECTS**

| Description of Project | Cost Per Foot to Each Side of Street | | | | Proposed standard costs for 2003/04 capital projects |
|--|--------------------------------------|-------------------|---------------------------|---|--|
| | Actual cost, 2001 | Actual cost, 2002 | Average cost, (2001,2002) | Current standard costs for 2002/03 as per By-Law Number S-400 | |
| *New concrete sidewalk on one or both sides | C\$15.58 | C\$14.37 | C\$14.97 | C\$14.56 | C\$14.97 |
| * Replacement of asphalt sidewalk with concrete on one or both sides | C\$10.39 | C\$9.58 | C\$9.98 | C\$9.71 | C\$9.98 |
| New concrete curb and gutter on one side | C\$13.18 | C\$15.29 | C\$14.42 | C\$11.25 | C\$14.24 |
| New concrete curb and gutter on both sides | C\$26.36 | C\$30.58 | C\$28.48 | C\$22.50 | C\$28.48 |
| New paving | C\$12.85 | C\$16.60 | C\$14.73 | C\$11.30 | C\$14.73 |

* There is no cost to property owners for second sidewalk on same street.

HALIFAX REGIONAL MUNICIPALITY

BY-LAW NUMBER S-412

RESPECTING CHARGES FOR STREET IMPROVEMENTS

APPROVED
AS TO FORM
[Signature]
Municipal Solicitor

BE IT ENACTED by the Council of the Halifax Regional Municipality that By-Law Number S-400, The Street Improvement By-Law, is hereby amended as follows: ..

1. Schedule "A" of By-Law Number S-400 is amended by adding the following:

For all projects approved after January 1, 2003, the charges shall be as follows:

For **new** concrete sidewalk on **one** or **both** sides of a street, the charge per foot of frontage to be applied to both sides of the streets shall be \$14.97.

For **replacement** of existing asphalt sidewalk with new concrete sidewalk on **one** or **both** sides of a street, the charge per foot of frontage to be applied to both sides of the street shall be \$9.98.

For **new** concrete curb and gutter on **one** side of a street, the charge per foot of frontage to be applied to both sides of the street shall be \$14.24.

For **new** concrete curb and gutter on **both** sides of a street, the charge per foot of frontage to be applied to both sides of the street shall be \$28.48.

For **new** asphalt paving, the charge per foot of frontage to be applied to both sides of the street shall \$14.73.

Done and passed by Council this day of , A.D. 2003.

Mayor

Municipal Clerk

I, Vi Carmichael, Municipal Clerk of the Halifax Regional Municipality, hereby certify that the above-noted by-law was passed at a meeting of the Halifax Regional Council held on ,2003.

Vi Carmichael
Municipal Clerk