



Sidewalk Local Improvement Charges (LICs) and Taxes

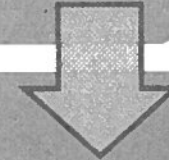
Committee of the Whole

August 7, 2012

Timeline

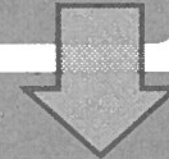
February 28, 2012

- Concept to Regional Council



August 14, 2012

- Discussion at COW
- Council provided direction to Staff



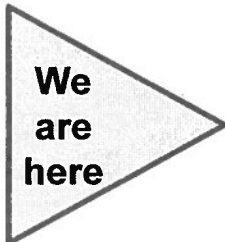
Fall 2012

- Staff return with details, implications, transition
- Council approves revised tax structure (sidewalk funding source) for 2013-14 or provides new direction



Early 2013

- Staff include new tax structure in 2013-14 budget (as required)



**We
are
here**

Current LIC Sidewalk System

- Developer Builds sidewalks in new subdivisions
- HRM Builds sidewalks in existing subdivisions
 - Pays 100% if there is already one sidewalk on road
 - Pays 50% if first sidewalk and its in the Urban area
 - Remaining Amount paid by
 - Frontage Charges (with petition)
 - Area Rates (no petition)
 - on District or mapped area
- Maintenance paid by Urban General Tax Rate
- Snow Plowing paid for by Area Rate

Local Improvement Charges:

- Sidewalk Construction often driven by engineering standards, not local consultation
- Boundaries and tax rates vary from sidewalk to sidewalk
 - frontage, district area rates, mapped areas, flat rate
- Those benefiting from Sidewalk are not always those who pay for the sidewalk
- Complex and Confusing for citizens

Urban General Tax

- Designed in 1997 around sidewalk and transit service.
- 4,000 urban households do not have sidewalks nearby;
2,000 suburban households do

- Recommendation:
 - **General Rate for Regional Sidewalks**
 - **Area Rate for Local Sidewalks**
- Alternatives:
 - General Tax Rate all sidewalks
 - Local Improvement Charges (LIC)
 - Consistent approach with clear guidelines
 - petition process
 - Sidewalk Area Rate

Next Steps

- Council provides direction on broad options
- Staff to return with details and implications in the Fall for additional review.