



# REPORT

To: Chair and Directors

Report Number: FN-BRD-231

From: Kari Barber, Financial Services Manager

Date: October 26, 2023

**Subject: North Peace Leisure Pool Service Boundary Amendment Bylaw No. 2531, 2023**

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**RECOMMENDATION: [Corporate Unweighted]**

That the Regional Board give North Peace Leisure Pool Service Boundary Amendment Bylaw No. 2531, 2023, which updates the list of all Class 1 Residential Properties in Zone 2 of the defined portion of Electoral Area B exempted from the service area and taxation for the function, first three readings.

**BACKGROUND/RATIONALE:**

The service area for the North Peace Leisure Pool is unique. The service area boundaries of the North Peace Leisure Pool Local Service Area Bylaw No. 995, 1995 include the City of Fort St. John, Electoral Area C, and a defined portion of Electoral Area B, with Electoral Area B split into two separate zones. Zone 1 is considered to be within driving distance of the facility, and Zone 2 is considered to be too far to make use of it. All classes of properties within Zone 1, including Class 1 residential properties with improvements, are taxed for the service. Any properties with Class 1 Residential assessment in Zone 2 must be exempted by bylaw so that they are not taxed. The exempted properties with Class 1 Residential assessment may also have other classes of assessment (split class properties) which are also exempted by the bylaw. All other properties in Zone 2 (i.e.: commercial, industrial, agricultural) with improvements are subject to taxation to fund the North Peace Leisure Pool operations.

Amendment bylaws, to identify properties that should be exempted, were completed in 1998, 1999, 2003, 2006, 2008, 2009, 2010, 2011, 2012, 2013, 2015, 2016, 2017, and 2022 to keep the list of exempted Class 1 Residential properties in Zone 2 current.

During the annual review of the service area, it was noted that there were folios in the previous amendment bylaws that no longer existed or no longer had Class 1 Residential Assessment and they have been removed from the exemption list. North Peace Leisure Pool Service Boundary Amendment Bylaw No. 2531, 2023 is comprehensive; rather than adding specific new folios to the exemption list, it contains the entire list of exempted folios as a Schedule to the Bylaw. A total of 786 properties are being exempted, including 26 new properties. A total of 768 properties have been removed from the list and will be subject to taxation in 2024 if they are split class properties.

**ALTERNATIVE OPTIONS:**

1. That the Regional Board provide further direction.

**STRATEGIC PLAN RELEVANCE:**

Not Applicable to Strategic Plan

**FINANCIAL CONSIDERATION(S):**

The total assessment being exempted is \$319,284,187 including \$174,542,392 Class 1 Residential, \$3,719,600 Class 2 Utilities, \$122,537,700 Class 4 Major Industry, \$1,001,000 Class 5 Light Industry, and \$17,483,495 Class 6 Business and Other.

**COMMUNICATIONS CONSIDERATION(S):**

The bylaw, if given three readings, will be forwarded to the Ministry of Municipal Affairs for statutory approval.

**OTHER CONSIDERATION(S):**

Once statutory approval is received, the Regional Board will need to adopt the Bylaw in order for the newly identified Class 1 Residential properties located in Zone 2 to be exempted for 2024.

Attachments:

1. North Peace Leisure Pool Service Boundary Amendment Bylaw No. 2531, 2023
2. DRAFT Consolidated North Peace Leisure Pool Service Area Establishment Bylaw