

# Report to Council



**Date:** November 5, 2018  
**File:** 0920-40 Subdivision Applications  
**To:** City Manager  
**From:** Development Services (MB)  
**Subject:** Latecomer Agreement - Tina Court Sanitary Sewer

Report Prepared by: James Kay, P.Eng, Development Engineering Manager

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## **Recommendation:**

THAT Council endorse the Latecomer Agreement – Tina Court Sanitary Sewer between the City and the owner of Lot A Plan EPP73625 which was subdivided and required to provide excess and extended services;

AND THAT Council impose Latecomer charges for excess or extended services shown in Appendix C on the benefitting lands listed in Appendix B;

AND FURTHER THAT the Mayor and Clerk be authorized to execute this Latecomer Agreement;

## **Purpose:**

For Council to endorse the execution of a Latecomer Agreement for the recovery of developer-funded costs for Excess or Extended Services.

## **Background:**

The City of Kelowna Latecomers Policy and Guidelines outlines the framework, which has been followed, and the City's standard Latecomer Agreement has been utilized.

The owner at 482 Clifton Road North applied to subdivide their parcel and the new owner of 469 Tina Court applied to install a private sewer connection from their lot to the sanitary sewer on Clifton Road. Our Development Engineering Manager directed the proponent to install a public sanitary forcemain with the capacity/ability to service adjacent properties should they choose to connect at a future date.

## Summary

The proponent undertook the civil engineering design, paid the required connection fees, and installed the sanitary forcemain this summer at a cost of \$136,419.74.

The consultant has identified seven benefitting lots or connections, resulting in a Latecomer Connection Fee of \$19,488.53 per lot. This cost is only payable by the adjacent owners if they choose to connect to this sewer, within the duration of this agreement.



## Legal/Statutory Authority:

*Local Government Act, Sections 507 & 508*

## Existing Policy:

Latecomer Policy and Guidelines

Submitted by:

James Kay, P.Eng, Development Engineering Manager

Approved for inclusion:



Mo Bayat, Dept. Manager, Development Services

## Attachments:

- 1) Latecomer Agreement - Tina Court Sanitary Sewer
- 2) Latecomer Policy & Guidelines

cc:

Acting Divisional Director, Community Planning & Strategic Investments  
Divisional Director, Infrastructure  
Divisional Director, Financial Services  
Infrastructure Engineering Manager