

HALIFAX

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Item No. 4

Halifax Regional Council
June 19, 2018

TO: Mayor Savage and Members of Halifax Regional Council

SUBMITTED BY: Original Signed

Kelly Denty, Acting Director, Planning and Development

Original Signed by 

Jacques Dubé, Chief Administration Officer

DATE: April 3, 2018

SUBJECT: History of the Monarch / Rivendale Service Extension Project

INFORMATION REPORT

ORIGIN

On October 4, 2016, the following motion by Regional Council was put and passed:

“THAT Regional Council:

Request a staff report to outline the history of extension of water/sewer/stormwater to Monarch and Rivendale Subdivisions including:

- All sources of funding that were involved in completing this project.
- Any water/sewer/stormwater that was done throughout the municipality that did not receive external funding (federal, provincial, or other sources) and were funded 100% by residents.
- Water/sewer/stormwater projects funded solely by the municipality or cost share between the municipality and residents.”

LEGISLATIVE AUTHORITY

Halifax Regional Municipality Charter, R.S.N.S. 2008, c. 39: Part VIII, Planning & Development

Part III, Section 74, Municipality and village services agreements, which enables HRM to enter into agreements with the Province or Government of Canada to provide or administer municipal services.

Power to expend Money

79 (1) The Council may expend money required by the Municipality for:
(am) water systems;

By-law regarding payment of charges

104 (1) The Council may make by-laws imposing, fixing and providing methods of enforcing payment of charges for
(e) the municipal portion of the capital cost of installing a water system;

BACKGROUND

Monarch Estates and Rivendale Subdivisions (Monarch/Rivendale) in Beaver Bank are located east of Beaverbank Road, just north of Windgate Drive. Amid concerns over lack of ground water supply, Regional Council, on May 5, 2009, authorized staff to begin the process to enable the area to be serviced. On February 2, 2010, Council initiated the process for the adoption of Local Improvement By-Law L-132 to set charges for the installation of water services in the Monarch/Rivendale Subdivisions, and adjoining lots along Windgate Drive in Beaver Bank. Services were installed in 2011 at a cost of \$5,463,338.

DISCUSSION

Funding of water and/or sanitary sewer extension projects is typically financed through the Local Improvement Charges (LIC) program. Residents are required to pay 100% of the project costs less any HRM/Halifax Water and any external funding that may be available at the time of construction. For the Monarch/Rivendale project, Council applied for but did not receive any funding from the Provincial Capital Assistance Program (PCAP). Since there was no HRM or Halifax Water funding available, residents paid 100% of the project costs or approximately \$17,750 per lot.

Since 2002, there have been fifteen (15) water and/or sewer extension projects at a total cost of nearly \$43 million, funded in large part through the LIC program. Eleven (11) projects received external funding and ten (10) projects received HRM and/or Halifax Water funding. Only two of the projects, Armshore Drive and Monarch/Rivendale, were funded 100% by residents. See the summary table, below.

Type	Project	Total Approved Cost	External Funding	HRM and/or HW Funding	Residents (LIC)	Residents Share	
1	Water	Mohawk	\$450,000	\$300,000	\$36,000	\$114,000	25.3%
2	Water	Miller Lake	\$200,000	\$133,000	\$0	\$67,000	33.5%
3	Water	Little Salmon	\$1,900,000	\$1,266,667	\$152,000	\$481,333	25.3%
4	Water	Maplewood	\$71,500	\$42,667	\$5,720	\$23,113	32.3%
5	Sewer	Point Pleasant	\$422,000	\$0	\$292,085	\$129,915	30.8%
6	Water & Sewer	Princess Lodge	\$1,617,000	\$1,078,000	\$0	\$539,000	33.3%
7	Water & Sewer	Maplewood	\$615,000	\$410,000	\$49,200	\$155,800	25.3%
8	Water & Sewer	Bedford Highway	\$1,100,000	\$400,000	\$0	\$700,000	63.6%
9	Sewer	Armshore Drive	\$160,000	\$0	\$0	\$160,000	100.0%
10	Water & Sewer	Herring Cove	\$14,700,000	\$5,970,000	\$4,895,000	\$3,835,000	26.1%
11	Water & Sewer	Lively	6,900,000	\$250,000	\$5,001,000	\$1,649,000	23.9%
12	Water	Hillside	\$380,000	\$0	\$190,000	\$190,000	50.0%
13	Water & Sewer	Monarch/Rivendale	\$5,460,000	\$0	\$0	\$5,460,000	100.0%
14	Water	Giles	\$150,000	\$50,000	\$50,000	\$50,000	33.3%
15	Water	Fall River	\$8,625,000	\$5,944,304	\$119,000	\$2,561,696	29.7%
Totals			\$42,750,500	\$15,844,638	\$10,790,005	\$16,115,857	37.7%

Source: HRM Council reports and Bylaw L-100

FINANCIAL IMPLICATIONS

There are no financial implications of this report.

COMMUNITY ENGAGEMENT

There was no need for community engagement as this report is an information report on the history of extension of water/sewer/stormwater to Monarch and Rivendale Subdivisions

ATTACHMENTS

There are no attachments for this report.

A copy of this report can be obtained online at halifax.ca or by contacting the Office of the Municipal Clerk at 902.490.4210.

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