



Off-site Levy Bylaw Review

Water Resources Session #13

September 28, 2023



Today's Agenda

1. Levy rate update
2. Website & supporting documents
3. Updates to Established Area Levy
4. Proposed changes to discount rate
5. Project Updates
6. Next Steps



Levy Rates Update

Infrastructure Category	Draft Rates Presented (\$/ha)	Updated Rate (\$/ha)
Linear – Water Distribution	79,972	82,676
Linear – Wastewater Collection	70,663	70,083
Stormwater – City Wide	23,820	20,869
Water Treatment	33,060 (2022\$)	34,740 (2024\$)
Wastewater Treatment	135,240 (2022\$)	144,060 (2024\$)



Website & Supporting Documents

Available online at

<https://engage.calgary.ca/offsitelevies>

- **Levy Rate Models:** provides calculation
- **White Papers:** description of methodology
- **Project Summaries:** project descriptions and rationales
- **Previous Presentations & Notes**



Established Area Linear Levy

- The City received feedback the previous maximum reimbursement \$300,000 per project should be reconsidered.
- The City has increased the maximum reimbursement amount to \$1,000,000 per project.
- Target implementation date of first half of 2024.
- Procedures and details to be announced later.



Discount Rate

- Previously used Municipal Price Index (August 2023 update was 3.35%).
- During review, accounting policies applied for tax supported business has differences compared to self supported businesses like utilities.
- Propose moving to Non-Residential Construction Price Index for Calgary (same as Transportation – 3.58%)



Project Updates

- Stormwater - Cooperative Stormwater Management Initiative is a regional long-term project that provides drainage to Belvedere East.
- Draft model assumed \$26.9M in City contributions. Timing of regional infrastructure is in development.
- Revised model assumes \$17.5M in City infrastructure, timing of regional contributions to be confirmed and added in future bylaw amendments.



Project Updates

- Stormwater – Forest Lawn Creek provides drainage for Belvedere West.
- Previously, Greenfield estimated to be 33% benefit, Established Area 67%
- New drainage study revises benefit to be 40% Greenfield, 60% Established Area
- No change to capital cost estimate (\$3.6M)



Next Steps

- Online Survey open until October 6
- Final session for all working groups October 5
- Public disclosure until January Council Public Hearing



Thank you!