

BYLAW 20172

A Bylaw to authorize the City of Edmonton to construct, finance and assess Underground Local Improvements at Falcon Towers

RECOMMENDATION

That Bylaw 20172 be given the appropriate readings.

Purpose

To authorize the City of Edmonton to borrow the sum of \$397,616.37 to construct, finance and assess Underground Local Improvements at Falcon Towers.

Readings

Bylaw 20172 is ready for three readings.

A majority vote of City Council on all three readings is required for passage.

If Council wishes to give three readings during a single meeting, then prior to moving third reading, Council must unanimously agree “That Bylaw 20172 be considered for third reading.”

Position of Administration

Administration supports this Bylaw.

Report Summary

This Bylaw provides for borrowing to finance the property owners’ 100 per cent share of underground local improvements at Falcon Towers scheduled for 2022.

REPORT

Council has given proper notice of its intention to undertake and complete this project. The required approvals for the project have been obtained and the project is in compliance with all acts and Regulations of the Province of Alberta.

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The petition period will expire on June 16, 2022. Attachments 2 and 3, updated based on any valid petitions, will be added following the petition period closure. If there are no valid petitions, this Bylaw may proceed.

The total cost of the underground local improvements at Falcon Towers is estimated to be \$397,616.37. Borrowing of \$397,616.37 is required to finance the property owners' share of the estimated local improvement costs.

COMMUNITY INSIGHTS

The City engages with the public when a local improvement plan is proposed for the affected areas. When a local improvement is proposed, the City must prepare a local improvement plan and send notice to the property owners who will be liable to pay the local improvement. If the affected property owners are not in favour of this local improvement, the affected property owners may file a petition as set out in sections 222 to 226 and 392 of the *Municipal Government Act*. These petitions must be filed and received by the City's Chief Administrative Officer within 30 days from the notices being sent. If no sufficient petitions have been received, the City may proceed with the preparation of a local improvement bylaw.

Council must pass a separate local improvement bylaw for each local improvement. Local improvement bylaws are prepared in accordance with sections 263, 397 and 398 of the *Municipal Government Act*. In the case that sufficient petitions are received, the City cannot proceed with the local improvement.

ATTACHMENTS

1. Bylaw 20172
2. Petitions Received (To be distributed when available)
3. Declaration Re: Local Improvement (To be distributed when available)
4. Location of Proposed Local Improvement

OTHERS REVIEWING THIS REPORT

- M. Plouffe, City Solicitor