

## **VILLAGE OF HAINES JUNCTION**

### **Bylaw #431-25**

#### **A Bylaw to Authorize a Work of Local Improvement to Provide for Urban Electrification of Lot 50, Willow Acres Subdivision**

**WHEREAS** on September 8<sup>th</sup>, 2004 Council approved the concept of assisting taxpayers to bring electrical services to their property via the imposition of a local improvement charge bylaw; and

**WHEREAS** Sections 267 to 271 of the *Municipal Act*, being Chapter 154 of the Revised Statutes of the Yukon, 2002 and amendments thereto, require that a bylaw to provide for and authorize a local improvement will contain specific information pertaining to the local improvement and the procedures to be followed in passing the bylaw; and

**WHEREAS** the cost of the said construction is estimated by Atco Electric Yukon to be \$43,365.00 of which \$25,000.00 will be raised by way of a special frontage tax; and

**WHEREAS** in order to construct and complete the project it will be necessary to fund the sum of \$25,000.00 from the Village of Haines Junction; and

**WHEREAS** the estimated life of the project exceeds ten (10) years;

**NOW THEREFORE** the Council for the Village of Haines Junction, duly assembled, hereby enacts as follows:

1. Pursuant to section 269 of the Municipal Act, being Chapter 154 of the Revised Statutes of the Yukon (2002) and amendments thereto, notice is given that the Council of the Village of Haines Junction hereby authorizes a work of local improvement, being the electrification of the property as set out in Schedule 'A' attached and forming part of this bylaw.
2. The parcel of land benefitting from this work of local improvement is as set out in Schedule 'A' to this bylaw.
3. The estimated cost of the local improvement has been determined by Atco Electric Yukon.
4. The total cost of the work is to be paid for by way of a frontage tax to be levied on the parcel as set out in Schedule 'A' to this bylaw.
5. For the purposes aforesaid, the sum of \$25,000.00 is to be funded by the Village at large.
6. The sum of \$25,00.00 plus interest is to be collected by way of a special frontage tax assessment as provided in Schedule 'A' to this bylaw.
7. The principal sum of the local improvement will be subject to actual final costs and the payment Schedule 'A' may be revised by a resolution of Council.
8. There shall be levied and raised in each year of the currency of the local improvement hereby authorized, the amount necessary to pay the annual amount of interest and principal falling due each year, by levying a special assessment under the Property Assessment and Taxation Act, and there is hereby imposed on the land set out in Schedule 'A' attached hereto and forming part of this bylaw, an annual fee for each of the ten (10) years, to be computed at the prime business rate plus two (2) percent on the date of application for funding. The said special assessment shall be in addition to all other rates and taxes.
9. The property owner has the option of paying the equal annual installments each of ten (10) years commencing on the due date or paying off the balance owing at any point during the ten-year life of the bylaw.

**ENACTMENT**

10. The provisions of this bylaw shall come into full force and effect upon the final passage thereof.

Read a first time the 27<sup>th</sup> day of August, 2025.

Read a second time the 10th day of September, 2025.

Read a third time and finally passed the 10th day of September, 2025.

  
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Diane Strand, Mayor  
Officer

  
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David Fairbank, Chief Administrative



Bylaw #431-25

Schedule ‘A’

Payment Schedule

Property: Lot 50 Willow Acres Subdivision

Principal Amount: \$25,000.00

Interest: 6.95%

Term: 10 years

Type: Annual Local Improvement Tax

| YEAR | ANNUAL<br>PAYMENT  | PRINCIPAL<br>PAID  | INTEREST           | OUTSTANDING<br>BALANCE |
|------|--------------------|--------------------|--------------------|------------------------|
| 2026 | \$3,551.22         | \$1,813.72         | \$1,737.50         | \$23,186.28            |
| 2027 | \$3,551.22         | \$1,939.77         | \$1,611.45         | \$21,246.52            |
| 2028 | \$3,551.22         | \$2,074.58         | \$1,476.63         | \$19,171.93            |
| 2029 | \$3,551.22         | \$2,218.77         | \$1,332.45         | \$16,953.17            |
| 2030 | \$3,551.22         | \$2,372.97         | \$1,178.25         | \$14,580.20            |
| 2031 | \$3,551.22         | \$2,537.89         | \$1,013.32         | \$12,042.31            |
| 2032 | \$3,551.22         | \$2,714.27         | \$836.94           | \$9,328.03             |
| 2033 | \$3,551.22         | \$2,902.92         | \$648.30           | \$6,425.11             |
| 2034 | \$3,551.22         | \$3,104.67         | \$446.55           | \$3,320.44             |
| 2035 | \$3,551.22         | \$3,320.44         | \$230.77           | \$0.00                 |
|      | <b>\$35,512.15</b> | <b>\$25,000.00</b> | <b>\$10,512.15</b> |                        |