

AGENDA

MEETING NO. 3

March 7, 2024

P.O.BOX 820
BURNS Lake B.C. V0J 1E2
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www.rdbn.bc.ca

VISION

“A World of Opportunities
Within Our Region”

MISSION

“We Will Foster Social,
Environmental, and
Economic Opportunities
Within Our Diverse Region Through
Effective Leadership”



Regional District of Bulkley-Nechako

AGENDA Thursday, March 7, 2024

<u>PAGE NO.</u>		<u>ACTION</u>
	<u>First Nations Acknowledgement</u>	
	<u>AGENDA - March 7, 2024</u>	Approve
	<u>Supplementary Agenda</u>	Receive
	<u>DELEGATION</u>	
	<u>School District 54 Bulkley Valley</u> Mike McDiarmid, Superintendent Re: Update	
	<u>DEVELOPMENT SERVICES</u>	
5-14	Jason Llewellyn, Director of Planning Secondary Suite Incentive Program	Recommendation
	<u>ADMINISTRATION REPORTS</u>	
15-19	Cheryl Anderson, Director of Corporate Services - North Central Local Government Association (NCLGA) Resolutions	Recommendation
20-42	John Illes, Chief Financial Officer - RDBN Five Year Financial Plan Bylaw 2036 for 3 rd Reading	Recommendation
43	Nellie Davis, Manager of Regional Economic Development - Organics Diversion Pilot -Grant to Village of Burns Lake	Receive
	<u>ADMINISTRATIVE CORRESPONDENCE</u>	
44-45	Ministry of Housing Parliamentary Secretary for Rural and Regional Development -2023 UBCM Follow-up	Receive

SUPPLEMENTARY AGENDA

NEW BUSINESS

ADJOURNMENT



Regional District of Bulkley-Nechako Board of Directors

To: Chair and Board
From: Jason Llewellyn, Director of Planning
Date: March 7, 2024
Subject: **Secondary Suite Incentive Program**

RECOMMENDATION: **(all/directors/majority)**

That the Board direct staff to inform the NCRD that the RDBN wishes to be a signatory to the proposed March 22, 2024 letter drafted by the NCRD.

DISCUSSION

The RDBN has received the attached letter dated February 16, 2024 from the North Coast Regional District (NCRD) regarding the Secondary Suite Incentive Program (SSIP). This program provides a rebate of up to \$40,000 (to 50% of the cost) to develop a secondary suite in an existing dwelling. A fact sheet from the Province regarding the SSIP is attached. The program was originally made available to all municipalities in BC, and later, a select number of regional districts which provide “building permits and inspections to all parts of the electoral areas within their boundaries.” The 10 regional districts in the February 16th letter by the NCRD are excluded from the SSIP program because areas of those regional districts do not receive building permit and inspection service.

The NCRD proposes sending the attached letter dated March 22, 2024, objecting to the exclusion of these regional districts, including the RDBN, from the SSIP and is inviting the RDBN to be a signatory to the letter. Staff are in agreement with the content of the proposed March 22, 2024 letter and support the Board being a signatory to that letter.

ATTACHMENTS:

- Cover letter from the NCRD containing a proposed March 16, 2024 letter and previous correspondence between the NCRD and Province.
- Secondary Suite Incentive Program Factsheet.



February 16, 2024

Regional District of Bulkley-Nechako
 Cariboo Regional District
 Central Coast Regional District
 Columbia Shuswap Regional District
 Comox Valley Regional District
 Regional District of Kitimat-Stikine
 Metro Vancouver Regional District
 Mount Waddington Regional District
 Regional District of Okanagan-Similkameen
 qathet Regional District

RE: Joint Letter re: Secondary Suite Incentive Program

Dear Regional Districts Boards,

In September 2023, the B.C. government announced that beginning in April 2024, the Province, through BC Housing, will introduce a pilot program, the Secondary Suite Incentive Program (SSIP), as part of its plan to create more affordable housing in the province.

While the initial announcement stated that properties eligible for the SSIP must be located in one of the 161 incorporated municipalities, in January 2024, 16 regional districts were included as part of the April 2024 launch of the SSIP. This leaves 11 regional districts out of the SSIP for the foreseeable future.

At its meeting held February 9, 2024, the Board of the NCRD resolved to send a letter to the Minister of Housing regarding expanding the SSIP to include all regional districts and that, if possible, this letter be a joint letter from all remaining regional districts currently not a part of the SSIP launch in April 2024.

The NCRD has attached a proposed letter to the Minister of Housing for your information. Should your government resolve to be a signatory to this letter, please inform Howard Tsang, Corporate Officer, at corporateofficer@ncrdbc.com, before Friday, March 22, 2024.

If you have any questions, please do not hesitate to contact the office of the NCRD.

Sincerely,

Barry Pages

Chair



14, 342 3rd Avenue West
 Prince Rupert BC, V8J 1L5



P: 250.624.2002
TF: 888.301.2002



W: www.ncrdbc.com
F: 250.627.8493



March 22, 2024

The Honourable Ravi Kahlon
 Minister of Housing
 PO Box 9844 Stn Prov Govt
 Victoria, B.C. V8W 9T2
 Email: HOUS.minister@gov.bc.ca

RE: Including All Electoral Areas in Secondary Suite Incentive Program

Dear Minister Kahlon,

In September 2023, the B.C. government announced that beginning in April 2024, the Province, through BC Housing, will introduce a pilot program, the Secondary Suite Incentive Program (SSIP), as part of its plan to create more affordable housing in the province.

On December 7, 2023, the Board of the NCRD sent you a letter advocating for the inclusion of all electoral areas in the SSIP. The Board received your response dated January 30, 2024, noting the expansion of the SSIP to include 16 regional districts as part of the April 2024 launch of the program. It was stated that these Regional Districts have the necessary building bylaws and building-permit and inspection services across their electoral areas that make them eligible for the SSIP pilot. Can you confirm that all eligible municipalities for the SSIP have the requisite building permitting and inspection services required to undertake this service?

The letter also stated that program adaptations to enable expansion to properties in the remaining regional districts will be explored for future years. Until then, many electoral areas across the province continue to be ineligible for this program. Communities within these electoral areas, many of them in remote parts of the province, are also experiencing severe housing challenges. In fact, the costs to build new housing and to renovate existing housing in more remote areas are typically much higher due to increased transportation and labour costs. The SSIP will be impactful to help develop new housing options in regional districts not covered by the SSIP, as the \$40,000 rebate will account for a greater portion of a home's assessed value, compared to larger centres.

The electoral areas not covered by the SSIP are experiencing severe immediate housing supply needs to house essential workers, including first responders, health care workers, critical infrastructure workers, and teachers. Many remote communities are unable to recruit for these critical positions due to a lack of housing available in their communities; this includes a lack of affordable rental options and a lack of affordable real estate supply. This is contributing to key services being unavailable to residents who live in these communities.

We strongly urge your government to consider expanding this program to include all electoral areas in the province, thereby reducing inequities and barriers to participation.



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We look forward to your response on this matter.

If you have any questions, please do not hesitate to contact the office of the NCRD.

ADD SIGNATORIES

Cc: BC Housing

DRAFT



14, 342 3rd Avenue West
Prince Rupert BC, V8J 1L5



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W: www.ncrdbc.com
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BRITISH
COLUMBIA

VIA EMAIL

Ref. 63655

January 30, 2024

Barry Pages
Chair
North Coast Regional District
14-342 3rd Avenue West
Prince Rupert, BC V8J 1L5
Email: corporateofficer@ncrdbc.com

Dear Chair Pages:

Thank you for your December 7, 2023 letter, regarding the Secondary Suite Incentive Program (SSIP).

We appreciate your interest in this innovative new program. The Province recognizes that one of the biggest challenges for people in BC is finding an affordable home to live in. To address this need, the Province has developed an action plan to meet those challenges and to deliver more homes for people, faster. The Homes for People action plan will speed up delivery of new homes, increase the supply of middle-income housing, fight speculation, and help those who need it the most, and the SSIP program is just one of multiple initiatives coming out of the plan. Complete information on the action plan is available here: [https://news.gov.bc.ca/files/Homes For People.pdf](https://news.gov.bc.ca/files/Homes_For_People.pdf)

SSIP is a three-year pilot program, which we expect to expand over time. This program supports the creation of new, affordable rental housing while ensuring the units are safe for tenants and owners living in those homes. SSIP currently requires participating homeowners to provide building and occupancy permits issued by the local authority to verify that publicly-funded units are legal and meet building safety standards.

.../2

Office of the
Minister of Housing

Website:
www.gov.bc.ca/housing

Mailing Address:
PO Box 9074 Stn Prov Govt
Victoria BC V8W 9E9
Phone: 236 478-3970

Location:
Parliament Buildings
Victoria BC V8V 1X4
Email: HOUS.Minister@gov.bc.ca

Barry Pages
Page 2

Based on recent discussions with individuals and local representatives in unincorporated areas, we have expanded eligibility to include 16 regional districts for the April 2024 launch. These are regional districts with building bylaws that provide building permits and inspections to all parts of the electoral areas within their boundaries.

Program adaptations to enable expansion to properties in the remaining regional districts will be explored for future years. This will include exploring alternatives for electoral areas like those in the North Coast Regional District, where local government building permit and inspection services are not available.

Information about the program is available on the BC Housing website here:
<https://www.bchousing.org/housing-assistance/secondary-suite>

Additionally, a list of eligible municipalities is available here:
<https://www.bchousing.org/sites/default/files/media/documents/SSIP-Municipality-List-and-RALS-Areas.pdf>

Thank you again for writing.

Sincerely,



Ravi Kahlon
Minister of Housing

pc: Jennifer Rice, MLA



December 7, 2023

The Honourable Ravi Kahlon
 Minister of Housing
 PO Box 9844 Stn Prov Govt
 Victoria, B.C. V8W 9T2
 Email: HOUS.minister@gov.bc.ca

RE: Including Electoral Areas in Secondary Suite Incentive Program

Dear Minister Kahlon,

The North Coast Regional District (NCRD) is uniquely situated on B.C.'s north coast and is home to the communities in and around Haida Gwaii and Prince Rupert.

In September 2023, the B.C. government announced that beginning in April 2024, the Province, through BC Housing, will introduce a pilot program, the Secondary Suite Incentive Program (SSIP), as part of its plan to create more affordable housing in the province.

While this program is welcomed news, it has come to the NCRD's attention that properties must be located within one of the 161 incorporated municipalities in British Columbia in order to be eligible for the SSIP. As a result, homeowners in the NCRD's electoral areas are not eligible for this program.

The NCRD's electoral areas include the Haida Gwaii communities of Sandspit, Tlell, and Tow Hill, which are all experiencing severe housing shortages. Being a top vacation destination in B.C., short term rentals have decimated the long-term rental market. Further, the cost to build new housing on Haida Gwaii is much higher than most areas in B.C., due to its rural and remote location on B.C.'s north coast.

The SSIP will be a helpful incentive for existing homeowners to create new rental units to help supply housing for essential workers, including first responders, health care workers, critical infrastructure workers, and teachers. We strongly urge your government to consider expanding this program to include the electoral areas in the province, thereby reducing inequities and barriers to participation.

We look forward to your response on this matter.

If you have any questions, please do not hesitate to contact the office of the NCRD.



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Best regards,

A handwritten signature in blue ink, appearing to read "Barry Pages".

Barry Pages

Chair

*Cc: Jennifer Rice, North Coast MLA
BC Housing*



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Secondary Suite Incentive Program

Get up to \$40,000 toward building a new affordable rental suite in your home.

The Secondary Suite Incentive Program will help homeowners create new affordable rental housing in their communities. The program will provide a rebate in the form of a forgivable loan—a loan that does not need to be repaid if the homeowner follows the terms of the program. The rebate will provide up to \$40,000 for homeowners to convert part of their property into a new secondary suite.

Applications will open on April 17, 2024 and will be available for at least 3,000 homeowners over three years. The program is part of the Government of B.C.'s plans to create more affordable housing in the province.

How does the program work?

Homeowners who qualify will receive a forgivable loan of up to 50% of the cost of renovations, up to \$40,000. Recipients will receive their rebate in the form of a forgivable loan registered on title.

For the loan to be forgiven, the homeowner must:

- Continue to live in the home, and
- The suite must be rented out below market rates for at least 5 years

Rental affordability rates can be found at bchousing.org/secondary-suite.

Detailed eligibility criteria and terms and conditions can be found at bchousing.org/secondary-suite.

Are you eligible?

The following summarizes homeowner and property eligibility for this rebate.



Homeowners

- Registered owner(s) of the property
- Canadian citizens or permanent residents
- Live in the property as their primary home
- Combined gross annual income of homeowners on title of less than \$209,420 (in the previous tax year)



Properties

- Located within the approved list of municipalities or regional districts in British Columbia
- Have a BC Assessment value below the homeowner grant threshold (\$2.15 million in 2024)



Secondary Suite

- New legal self-contained unit with a kitchen and full bathroom (improvements to existing rental units are not eligible)
- Laneway homes/garden suites are eligible
- Received municipal or regional district building permits on or after April 1, 2023

What costs are eligible?

Costs to be covered by the rebate must be directly related to the creation of the new secondary suite and include:

- Architectural and design fees
- Structural modification
- Electrical work
- Fixtures
- Appliances (50% of actual cost to a maximum of \$2,500)
- Building and trade permit fees
- Costs to obtain certificates, drawings and specifications directly related to eligible scope of work
- Materials related to the approved construction
- Contractor labour (not including work done by Applicant or any member of the Household)
- PST and GST

The following costs are not eligible:

- Extensions, conversions, repair or replacement of items for the homeowners
- Labour costs for work completed by the homeowner
- Landscaping costs

Applications will be accepted starting on April 17, 2024 – prepare to apply!

Applications will be approved on a first come, first served basis until annual funding is used up.

Take steps to determine your eligibility and apply for permits from your municipality or regional district now. If you are in the process of planning or constructing a secondary suite, applications will be considered if the building permit was received on or after April 1, 2023.

1

Find out if you're eligible

Check eligibility online at bchousing.org/secondary-suite and review the detailed eligibility criteria

2

Plan your project and prepare to apply

Check with your municipality or regional district to confirm if zoning allows for a secondary suite on your property, arrange for contractors and financing, and apply for a building permit, as required

3

Gather documents and apply online

When applications open on April 17, 2024, submit your online application through bchousing.org/secondary-suite. You will need documents demonstrating eligibility (proof of residence and income) and a municipal or regional district building permit

4

Receive approval and construct secondary suite

Once approval is received, complete construction of your secondary suite

5

Submit occupancy permit and proof of construction costs

Once construction is complete an occupancy permit will be issued by your municipality or regional district. Submit the occupancy permit and proof of construction costs to receive the loan

6

Rent out suite and maintain program requirements

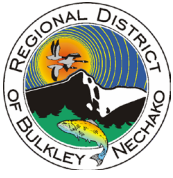
Rent out your new secondary suite at an affordable market rent and the loan will be forgiven at 20% per year over five years when program requirements are met

For more information

Visit bchousing.org/secondary-suite

Call **604-439-4727** (option 3)

Toll free **1-877-757-2577** (option 3)



Regional District of Bulkley-Nechako Board of Directors

To: Chair and Board
From: Cheryl Anderson, Director of Corporate Services
Date: March 7, 2024
Subject: **North Central Local Government Association - Resolutions**

RECOMMENDATION: **(all/directors/majority)**

That the Board approve the following resolutions for submission to NCLGA:

1. Healthcare Worker Shortage – Reducing Barriers to Training
 2. Search and Rescue – Capability Approval Process
 3. Industry Shutdown – Timber Rights
 4. Housing Support in Northern and Small Communities
-

BACKGROUND

At the February 22, 2024 Board meeting, the Board provided direction to staff regarding resolutions for submission to NCLGA for the upcoming AGM. The resolutions are attached for the Board's consideration.

Research regarding healthcare worker vacancies in relation to the Vaccine Mandate resolution is in progress and advocacy on the other discussion items continues.

ATTACHMENTS

1. Healthcare Worker Shortage – Reducing Barriers to Training
2. Search and Rescue – Capability Approval Process
3. Industry Shutdown – Timber Rights
4. Housing Support in Northern and Small Communities

**Healthcare Worker Shortage
– Reducing Barriers to Training**

Regional District of Bulkley-Nechako

WHEREAS there is a shortfall of qualified staff to provide healthcare services, particularly in rural and remote communities, across the Province;

AND WHEREAS some of the training requirements for healthcare workers pose significant barriers in terms of time, cost, and accessibility, thereby hindering the potential influx of qualified individuals into the healthcare workforce;

AND WHEREAS reducing unnecessary barriers and streamlining training opportunities for healthcare workers would promote professional growth, enhance healthcare delivery, and ultimately benefit the residents of our communities;

THEREFORE BE IT RESOLVED that the North Central Local Government Association advocate to the Province and relevant authorities to put in place the necessary framework, tools and incentives to address the shortfall of qualified healthcare workers and reduce the barriers for healthcare training opportunities.

**Search and Rescue
– Capability Approval Process**

Regional District of Bulkley-Nechako

WHEREAS the current response capability approval process for individual ground search and rescue (SAR) teams is hindering the ability of teams to respond to known hazards and utilize local capabilities and innovative technology;

AND WHEREAS while the province is responsible for administration of the SAR Program, local SAR expertise, community needs, and local authorities and agencies input must be a greater part of the capability approval process;

AND WHEREAS capability decisions must not include call volume, as saving one life makes the investment of time and money worthwhile, and strengthens the overall SAR capacity to assist our counterparts across the region and province when called upon;

THEREFORE BE IT RESOLVED that NCLGA and UBCM lobby the Provincial Government to change the search and rescue capability approval process from the Emergency Management and Climate Readiness (EMCR) SAR Unit to a collaborative process involving the ground search & rescue team, local authorities, and the EMCR SAR Unit.

Industry Shutdown - Timber Rights**Regional District of Bulkley-Nechako**

WHEREAS the closure of sawmills in the region has caused significant economic distress within local communities that has led to a decline in local employment opportunities which negatively impacts the livelihoods of residents and local businesses;

AND WHEREAS recent shutdowns provide a concern that wood harvested in one area will be transported to another for processing, thus jeopardizing the local economic value for communities most impacted;

THEREFORE BE IT RESOLVED THAT North Central Local Government Association requests that the Province considers policy to ensure that timber rights that can reasonably be considered “attached” to a sawmill that is being closed, or that were originally provided to the company (or companies) that owned that sawmill, be transferred to local and/or indigenous governments upon closure in order to foster economic diversification and community resilience.

Housing Support in Northern and Small Communities Regional District of Bulkley-Nechako

WHEREAS there is a housing crisis throughout BC requiring a range of solutions that address housing affordability issues in large and small communities;

AND WHEREAS the Province's homes for people's plan focuses on addressing housing supply issues in larger communities in high growth areas of the province;

THEREFORE BE IT RESOLVED that the Province engage with small and northern communities to identify housing solutions outside of high growth areas.



Regional District of Bulkley-Nechako Board of Directors

To: Chair and Board
From: John Illes, Chief Financial Officer
Date: March 7, 2024
Subject: **2024 Budget**

RECOMMENDATION: **(all/directors/weighted)**

That Bylaw No. 2036, being a bylaw to adopt the annual budget for 2024, be given third reading as amended this 7th day of March 2024.

BACKGROUND and SUMMARY

Major Services:

The taxation for major services is described in Table 1 and remains unchanged, except for the rebalancing of grant-in-lieu of taxes, since 2nd reading.

Currently the major service budget reduces the tax rate per \$1,000 by 0.6% for Rural property owners and 1.0% for municipal property owners. Adjusting for the increase in property values the “average” rural property owner will see a 1.7% increase in the amount of taxes that they have paid compared to the amount that they paid in 2023 and similarly the average municipal taxpayer will see a 1.4% increase. Residential property owners should see a relatively stable tax bill as compared to 2023.

Minor Services:

The last four minor service budgets are included in this reading of the bylaw.

Requisitions:

Requisitions are provided for all jurisdictions. Municipal requisitions may be used as a draft in determining municipal tax rates; however, it is important to note that the final municipal tax requisitions are adjusted every year based on the “final assessments” as compared to the “revised assessments”.

The figures for Electoral Areas include an estimate of the requisition on a per \$1,000 of hospital assessments. Electoral Area directors may wish to adjust their requisitions by discussing their “discretionary” budgets with staff.

Grants Provided by The Regional District (by Bylaw)

Grants to Municipalities:

Village of Telkwa

Telkwa Rural Fire	\$131,500
Round Lake Fire	\$ 7,355

Town of Smithers

Smithers Rural Fire	\$338,623
Smithers Arenas, Parks, etc.	\$413,601

District of Houston

Houston Rural Fire	\$ 22,885
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District of Fort St. James

Fort St. James Arena	\$ 37,500
Seniors Transport Services	\$ 43,000
Fort St. James Rural Fire	\$191,472
Luck Bay Fire Protection	\$ 36,728

District of Vanderhoof

Swimming Pool	\$560,338
Vanderhoof Rural Fire	\$ 40,827
Vanderhoof Area and Culture	\$100,000

Village of Burns Lake

Burns Lake Rural Fire	\$148,415
Burns Lake Arena	\$230,000
Burns Lake Ec Dev Officer	\$ 57,500
Burns Lake Tourism	\$ 45,000
Burns Lake Medical Attraction	\$ 30,000
Burns Lake Victim Services	\$ 20,000

Grants to Societies (to support the mandate of their society)

Lake Kathlyn Protection Society	\$ 8,800
Fort Fraser Fire	\$ 20,000
Southside Fire	\$ 27,600
Topley Fire	\$ 40,000 of which \$5,000 is a one time capital grant
Cluculz Lake Fire	\$ 16,500

Northern Soc for Domestic Peace	\$ 44,916
Lakes District Airport Society	\$160,000
Smithers Public Library	\$125,336
BV Museum	\$ 26,124
BV Arts Council	\$ 1,786
Smithers Art Gallery	\$ 11,774
Burns Lake Museum	\$ 79,000 of which \$15,000 is a one time capital grant
Burns Lake Library	\$282,000
Lakes District Festival Society	\$ 3,000
Lakes District Arts Council	\$ 8,500
Lakes District Fall Fair Society	\$ 16,650
Fort Fraser Cemetery	\$ 2,000
Topley Cemetery	\$ 1,500
Smithers-Houston TV	\$ 60,000
Fraser Lake TV	\$ 83,750
Fort St. James TV	\$164,500
Burns Lake TV	\$ 32,500
Fraser Lake Library	\$ 39,191
Fort St. James Library	\$ 16,737
Fort Fraser Community Hall	\$ 2,500
Braeside Community Hall	\$ 4,750

Attachments:

TABLE 1 – Major Services Tax Summary

Requisition Summary

New:

Telkwa Rural Fire

Round Lake Rural Fire

Fort St. James Rural Fire

Luck Bay Rural Fire

Bylaw Information

Bylaw 2036 – Five Year Financial Plan 2024-2028

Bylaw 2036 – Year 2024 Bylaw Detail

REGIONAL DISTRICT OF BULKLEY-NECHAKO

BYLAW NO. 2036

**Being a bylaw to adopt the Financial Plan
for the years 2024 to 2028**

The Regional District of Bulkley-Nechako in open meeting assembled
ENACTED as follows:

1. Schedule "A", attached hereto and made part of this bylaw, is the Financial Plan for the Regional District of Bulkley-Nechako for the years 2024 through 2028.
2. This bylaw may be cited as "Regional District of Bulkley-Nechako Five Year Financial Plan Bylaw No. 2036, 2024".

READ A FIRST TIME this 22nd day of February 2024

READ A SECOND TIME this 22nd day of February 2024

READ A THIRD TIME this ____ day of _____, 2024

ADOPTED this _____ day of _____, 2024

Chairperson

Corporate Administrator

I hereby certify that the foregoing is a true copy of Bylaw No. 2036 as adopted.

Corporate Administrator

Regional District of Bulkley-Nechako
2024 to 2028 Financial Plan - Bylaw No. 2036 Schedule A
Five Year Plan

Table with 30 columns: Service, 2024-2028 Taxes, 2024-2028 Parcel Taxes, 2024-2028 Fees and Charges, 2024-2028 Proceeds of Borrowing, 2024-2028 Other Revenue, 2024-2028 Total Funding, 2024-2028 Reseve Funds. Rows include various services like Rural Government Services, Planning, Fire Protection, etc.

RDBN - 2024 Budget
Projected Tax Rates for Regional Services
TABLE 1

Dept	Service	Tax on a \$100,000 Residential Property								
		Taxation			Rural Taxpayers			Municipal Taxpayers		
		2024 Tax	2023 Tax	Increase (Decrease)	2024	2023	Increase (Decrease)	2024	2023	Increase (Decrease)
Region-Wide Services										
1201	General Government	1,842,276	985,290	856,987	17.92	11.06	6.86	17.92	11.06	6.86
				-	-		-			-
2500	Regional Economic Development	365,339	329,050	36,289	3.55	3.69	(0.14)	3.55	3.69	(0.14)
4101	Electoral Area Planning	343,846	288,694	55,151	3.89	3.83	0.06	2.60	2.56	0.04
4301	Development Services	281,100	281,989	(889)	2.73	3.16	(0.43)	2.73	3.16	(0.43)
5101	Environmental Services	4,375,000	4,349,787	25,213	42.56	48.82	(6.26)	42.56	48.82	(6.26)
7501	9-1-1 Service	369,043	388,849	(19,806)	3.59	4.36	(0.77)	3.59	4.36	(0.77)
Total Region-Wide Services		7,576,604	6,623,658	952,946	74.25	74.93	(0.68)	72.95	73.65	(0.70)
Regional Rural Services										
1101	Rural Government	368,031	356,092	11,939	6.20	7.46	(1.26)			
5901	Weed Control	29,932	31,002	(1,070)	0.50	0.65	(0.15)			
7601	Emergency Preparedness	613,121	421,381	191,740	10.33	8.83	1.50			
Total Rural-Wide Services		1,011,084	808,475	202,609	17.04	16.94	0.10			
TOTAL		8,587,688	7,432,133	1,155,554	91.29	91.87	(0.58)	72.95	73.65	(0.70)

Major Services Requisition Change

		Tax Rate \$/\$1000 Assessment	0.913	0.919	(0.006)	0.730	0.736	(0.007)
		Tax amount increase for a \$250,000 Assessment		-\$ 1.46	-0.6%		-\$ 1.75	-1.0%
THIS IS THE AVERAGE RD PROPERTY	2.36% MARKET INCREASE	Tax amount increase for a NOW \$255,900 Assessment		\$ 3.93	1.7%		\$ 2.55	1.4%
THIS IS THE AVERAGE RD RESIDENTIAL PROPERTY	0.69% MARKET INCREASE	Tax amount increase for a NOW \$251,725 Assessment		\$ 0.11	0.0%		-\$ 0.49	-0.3%

**REQUISITION AMOUNTS SUMMARY
ALL SERVICES**

	2024 Requisition Amount	2023 Requisition Invoiced	Increase in Requisition
Municipalities			
District of Houston	445,279	428,266	4.0%
Town of Smithers	2,025,758	1,938,627	4.5%
Village of Burns Lake	391,347	395,485	-1.0%
District of Fort St. James	426,520	407,965	4.5%
Village of Fraser Lake	182,871	176,344	3.7%
Village of Granisle	25,956	20,389	27.3%
Village of Telkwa	254,500	261,570	-2.7%
District of Vanderhoof	728,692	711,536	2.4%
	4,480,923	4,340,182	3%
Electoral Areas			
Electoral Area "A"	1,776,874	1,733,535	2.5%
Electoral Area "B"	817,485	764,462	6.9%
Electoral Area "C"	788,036	708,690	11.2%
Electoral Area "D"	749,724	496,000	51.2%
Electoral Area "E"	1,085,130	543,419	99.7%
Electoral Area "F"	1,606,065	1,373,438	16.9%
Electoral Area "G"	653,871	339,171	92.8%
	7,477,185	5,958,715	25%
Other Taxes			
Specified Areas	20,145	18,006	11.9%
Service Areas -Taxation on Land & Improvements	1,753,928	1,758,223	-0.2%
Service Areas -Taxation on Improvements Only	304,882	285,456	6.8%
Defined Areas	250,601	219,276	14.3%
	2,329,556	2,280,961	2.1%
Parcel Taxes			
Parcel	34,255	33,385	2.6%
Frontage	112,138	106,602	5.2%
	146,394	139,987	4.6%
TOTAL REQUISITION	14,434,058	12,719,845	13.5%

ELECTORAL AREAS

	2024 Requisition Draft	2023 Requisition Draft
Electoral Area "A"	1.2553	1.2350
Taxation on Land & Improvements:		
Rural Government Services (1101)	87,799	104,759
Area A Grant in Aid (1131)	40,000	0
General Government (1201)	253,680	155,216
Regional Economic Development (2500)	50,307	51,836
Planning and Zoning (4101)	55,117	53,813
Development Services (4301)	38,708	44,424
Building Numbering (4401)	2,350	2,271
Unightly Premises Regulatory Control (4501)	9,328	8,916
Waste Disposal (5101)	600,780	685,238
Weed Control (5901)	7,140	9,120
Emergency Preparedness Planning (7601)	146,269	123,966
Smithers Victim Services	19,181	19,590
Bulkley Valley Regional Pool and Rec Centre (10101)	341,941	340,339
Regional Recreation (10912)	23,722	23,965
	<u>1,676,322</u>	<u>1,623,453</u>
Taxation on Improvements Only:		
Area "A" Economic Development (2401)	0	0
9-1-1 Emergency Telephone. Response (7501)	47,851	58,514
Smithers Para-Transit (8201)	0	0
Regional Parks & Trails (10902)	52,852	51,568
	<u>100,703</u>	<u>110,082</u>
	<u>1,777,025</u>	<u>1,733,535</u>

ELECTORAL AREAS

	2024 Requisition Draft	2023 Requisition Draft
Electoral Area "B"	1.776	1.795
Taxation on Land & Improvements:		
Rural Government Services (1101)	28,555	31,776
Area B Grant In Aid (1132)	14,499	5,000
General Government (1201)	82,504	47,081
Nechako Watershed/Fraser Basin Council (1206)	400	162
Regional Economic Development (2500)	16,361	15,723
Planning and Zoning (4101)	17,925	16,322
Development Services (4301)	12,589	13,474
Building Numbering (4401)	765	689
Unightly Premises Regulatory Control (4501)	3,033	2,704
Waste Disposal (5101)	195,391	207,848
Weed Control (5901)	2,322	2,766
Emergency Preparedness Planning (7601)	47,571	37,602
Regional Recreation (10914)	22,060	7,055
	<u>443,975</u>	<u>388,202</u>
Taxation on Improvements Only:		
Electoral Area 'B' Economic Development (2402)	98,566	81,200
9-1-1 Service (7501)	16,535	18,521
Burns Lake & Area Victim Services (7701)	3,557	2,465
Lakes District Airport (8101)	14,301	28,049
Burns Lake Tom Forsyth Arena Grant (10202)	123,296	116,948
Lakes District Arts & Culture (10303)	101,993	100,500
Burns Lake & Area TV Rebroadcast (10504)	6,114	9,428
Regional Parks & Trails (10904)	9,197	19,149
	<u>373,559</u>	<u>376,260</u>
	<u>817,534</u>	<u>764,462</u>

ELECTORAL AREAS

	2024 Requisition Draft	2023 Requisition Actual
Electoral Area "C" Complete	1.031	0.998
Taxation on Land & Improvements:		
Rural Government Services (1101)	47,433	53,003
Area C Grant in Aid (1133)	35,851	0
General Government (1201)	137,048	78,532
Nechako Watershed/Fraser Basin Council (1206)	664	271
Regional Economic Development (2500)	27,178	26,227
Planning and Zoning (4101)	29,775	27,226
Development Services (4301)	20,911	22,476
Building Numbering (4401)	1,270	1,150
Unightly Premises Regulatory Control (4501)	5,038	4,511
Waste Disposal (5101)	324,565	346,699
Weed Control (5901)	3,857	4,615
Emergency Preparedness Planning (7601)	79,021	62,721
Fort Saint James Library (10603)	17,120	17,156
Regional Recreation (10915)	33,417	33,596
	<u>763,148</u>	<u>678,184</u>
Taxation on Improvements Only:		
Area "C" Economic Development (2403)		
9-1-1 Emergency Telephone. Response (7501)	24,970	30,507
Regional Parks & Trails (10905)	0	0
	<u>24,969</u>	<u>30,506</u>
	<u>788,117</u>	<u>708,690</u>
	2024 Requisition Draft	2023 Requisition Actual
Electoral Area "D" Complete	0.980	1.037
Taxation on Land & Improvements:		
Rural Government Services (1101)	43,018	35,709
Area D Grant in Aid (1134)	10,473	4,620
General Government (1201)	124,292	52,908
Nechako Watershed/Fraser Basin Council (1206)	603	183
Regional Economic Development (2500)	24,649	17,669
Planning and Zoning (4101)	27,004	18,342
Development Services (4301)	18,965	15,142
Building Numbering (4401)	1,153	774
Unightly Premises Regulatory Control (4501)	4,570	3,039
Waste Disposal (5101)	294,355	233,574
Weed Control (5901)	3,499	3,109
Emergency Preparedness Planning (7601)	71,666	42,256
Television Rebroadcasting (10502)	41,652	30,618
	<u>665,899</u>	<u>457,943</u>
Taxation on Improvements Only:		
Area "D" Economic Development (2404)	29,527	0
9-1-1 Emergency Telephone. Response (7501)	25,124	19,479
Fraser Lake Library (10602) 755	29,249	18,578
	<u>83,900</u>	<u>38,057</u>
	<u>749,798</u>	<u>496,000</u>

ELECTORAL AREAS**Electoral Area "E"****Taxation on Land & Improvements:**

	2024 Requisition Draft	2023 Requisition Draft
	1.305	1.340
Rural Government Services (1101)	51,582	30,262
Area E Grant in Aid (1135)	15,038	6,869
General Government Services (1201)	149,036	44,837
Nechako Watershed/Fraser Basin Council (1206)	722	155
Regional Economic Development (2500)	29,555	14,974
Planning and Zoning (4101)	32,380	15,544
Development Services (4301)	22,740	12,832
Building Numbering (4401)	1,381	656
Waste Disposal (5101)	352,955	197,945
Weed Control (5901)	4,195	2,635
Emergency Prep Planning (7601)	85,933	35,810
Regional Recreation (10914)	39,851	6,720

	785,367	369,239
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Taxation on Improvements Only:

Area "E" Economic Development (2405)	21,571	9,861
9-1-1 Emergency Telephone. Response (7501)	33,055	15,844
Burns Lake & Area Victim Services (7701)	3,557	2,465
Lakes District Airport (8101)	28,589	23,995
Lakes District Arts & Culture (10303)	184,241	95,711
Burns Lake & Area TV Rebroadcast (10504)	12,224	8,067
Regional Parks & Trails (10904)	16,614	18,237

	299,851	174,180
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	1,085,219	543,419
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ELECTORAL AREAS**Electoral Area "F"****Taxation on Land & Improvements:**

	2024 Requisition Draft	2023 Requisition Draft
	1.447	1.382
Rural Government Services (1101)	68,853	74,163
Area F Grant in Aid (1136)	16,000	0
General Government (1201)	198,937	109,884
Nechako Watershed/Fraser Basin Council (1206)	964	379
Regional Economic Development (2500)	39,451	36,697
Planning and Zoning (4101)	43,221	38,095
Development Services (4301)	30,354	31,449
Building Numbering (4401)	1,844	1,608
Unsightly Premises Regulatory Control (4501)	7,314	6,311
Waste Disposal (5101)	471,133	485,108
Weed Control (5901)	5,600	6,457
Emergency Preparedness Planning (7601)	114,705	87,761

	998,376	877,912
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Taxation on Improvements Only:

Area "F" Economic Development (2406)	0	0
9-1-1 Emergency Telephone. Response (7501)	39,065	42,075
Vanderhoof Pool (10102)	568,743	453,451

	607,808	495,526
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	1,606,184	1,373,438
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	2024	2023
	Requisition	Requisition
	Draft	Actual
Electoral Area "G" Complete	0.994	0.958
Taxation on Land & Improvements:		
Rural Government Services (1101)	40,791	26,420
Area G Grant in Aid (1137)	18,385	0
General Government (1201)	117,858	39,146
Regional Economic Development (2500)	23,373	13,073
Planning and Zoning (4101)	25,606	13,571
Development Services (4301)	17,983	11,204
Building Numbering (4401)	1,092	573
Unightly Premises Regulatory Control (4501)	4,333	2,248
Waste Disposal (5101)	279,119	172,818
Weed Control (5901)	3,317	2,300
Emergency Preparedness Planning (7601)	67,956	31,265
Regional Recreation (10913)	26,320	9,901
	<u>626,134</u>	<u>322,518</u>
Taxation on Improvements Only:		
Area "G" Economic Development (2407)		
9-1-1 Emergency Telephone. Response (7501)	27,807	16,653
Regional Parks & Trails (10901)	0	0
	<u>27,807</u>	<u>16,653</u>
	<u><u>653,941</u></u>	<u><u>339,171</u></u>

District of Houston**Taxation on Land & Improvements:****Revised 2024 Hospital Converted Total - 100%**

		2024 Requisition Draft	2023 Requisition Draft
General Government	General Government	98,227	58,265
Regional Economic Development	Bylaw 1652, 2012	19,479	19,458
Development Services	General Government	14,988	16,675
Waste Disposal	Bylaw 1726, 2015	232,627	257,226
Television Rebroadcasting	Bylaw, 630, 1990	6,985	6,871
Regional Recreation	Bylaw 1979, 2022	21,936	14,736

Revised 2024 Hospital Converted Total - 66%

Planning and Zoning	SLP - No. 1	14,227	13,466
		<u>408,469</u>	<u>386,697</u>

Taxation on Improvements only:**Revised 2024 Hospital Converted Total - 100%**

9-1-1 Emergency Telephone Response	Bylaw 1483, 2009	21,425	25,699
Regional Parks & Trails	Bylaw 1928, 2021	0	0
		<u>21,425</u>	<u>25,699</u>

Taxation on Population

Regional Public Transit	Bylaw 1790, 2017	15,443	15,870
		<u>15,443</u>	<u>15,870</u>

Total

445,337	428,266
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Town of Smithers**Taxation on Land & Improvements:****Revised 2024 Hospital Converted Total - 100%**

		2024 Requisition Draft	2023 Requisition Draft
General Government	General Government	296,987	173,475
Regional Economic Development	Bylaw 1652, 2012	58,897	57,936
Development Services	General Government	45,315	49,648
Waste Disposal	Bylaw 1726, 2015	703,343	765,847
Smithers Victim Services	Bylaw 1776, 2016	22,455	21,895
Bulkley Valley Regional Pool	Bylaw 1350,2005	667,193	633,959
Television Rebroadcasting	Bylaw, 630, 1990	21,121	20,457
Regional Recreation	Bylaw 1976, 2022	27,772	26,785

Revised 2024 Hospital Converted Total - 66%

Planning and Zoning	SLP - No. 1	43,016	40,094
		<u>1,886,099</u>	<u>1,790,096</u>

Taxation on Improvements only:**Revised 2024 Hospital Converted Total - 100%**

9-1-1 Emergency Telephone Response	Bylaw 1483, 2009	50,752	62,934
Regional Parks & Trails	Bylaw 1927, 2021	61,874	57,634
		<u>112,626</u>	<u>120,568</u>

Taxation on Population

Regional Public Transit	Bylaw 1790, 2017	27,210	27,963
		<u>27,210</u>	<u>27,963</u>

Total

2,025,935	1,938,627
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Village of Burns Lake**Taxation on Land & Improvements:****Revised 2024 Hospital Converted Total - 100%**

		2024 Requisition Draft	2023 Requisition Draft
General Government	General Government	48,843	28,717
Nechako Watershed/Fraser Basin Council	General Government	237	99
Regional Economic Development	Bylaw 1652, 2012	9,686	9,590
Development Services	General Government	7,453	8,219
Waste Disposal	Bylaw 1726, 2015	115,673	126,778
Gowan Loop Street Lighting	Bylaw 1983, 2022	1,774	1,772
Regional Recreation	Bylaw 1977, 2022	13,060	4,304

Revised 2024 Hospital Converted Total - 66%

Planning and Zoning	SLP - No. 1	7,074	6,637
		<u>203,800</u>	<u>186,116</u>

Taxation on Improvements only:**Revised 2024 Hospital Converted Total - 100%**

9-1-1 Emergency Telephone Response	Bylaw 1483, 2009	10,595	12,890
Burns Lake & Area Victim Services	Bylaw 1682,2013	10,672	7,397
Lakes District Airport	Bylaw 1751,2015	9,164	19,521
Burns Lake Tom Forsyth Arena Grant	Bylaw 1609,2012	79,007	81,392
Lakes District Arts & Culture	Bylaw 1831,2018	60,381	61,300
Burns Lake & Area TV Rebroadcast	Bylaw 982,1997	3,918	6,563
Regional Parks & Trails	Bylaw 1929, 2021	5,445	11,680
		<u>179,182</u>	<u>200,743</u>

Taxation on Population

Regional Public Transit	Bylaw 1790, 2017	8,394	8,626
		<u>8,394</u>	<u>8,626</u>

Total

391,376	395,485
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District of Fort St. James**Taxation on Land & Improvements:****Revised 2024 Hospital Converted Total - 100%**

		2024 Requisition Draft	2023 Requisition Draft
General Government	General Government	70,926	40,100
Nechako Watershed/Fraser Basin Council	General Government	344	138
Regional Economic Development	Bylaw 1652, 2012	14,065	13,392
Development Services	General Government	10,822	11,476
Waste Disposal	Bylaw 1726, 2015	167,970	177,029
Fort St. James Seniors Helping Seniors	Bylaw 1750,2016	22,894	23,589
Television Rebroadcasting	Bylaw 1765,2016	94,076	95,744
Regional Recreation	Bylaw 1978, 2022	17,294	17,154

Revised 2024 Hospital Converted Total - 66%

Planning and Zoning	SLP - No. 1	10,273	9,268
		<u>408,664</u>	<u>387,890</u>

Taxation on Improvements only:**Revised 2024 Hospital Converted Total - 100%**

9-1-1 Emergency Telephone Response	Bylaw 1483, 2009	16,497	18,634
Regional Parks & Trails	Bylaw 1930, 2021	0	0
		<u>16,497</u>	<u>18,634</u>

Taxation on Population

Regional Public Transit	Bylaw 1790, 2017	1,402	1,441
		<u>1,402</u>	<u>1,441</u>

Total

426,563	407,965
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Village of Fraser Lake**Taxation on Land & Improvements:****Revised 2024 Hospital Converted Total - 100%**

General Government	General Government
Nechako Watershed/Fraser Basin Council	General Government
Regional Economic Development	Bylaw 1652, 2012
Development Services	General Government
Waste Disposal	Bylaw 1726, 2015
Television Rebroadcasting	Bylaw 1855, 2019

2024**Requisition****Draft****2023****Requisition****Draft**

39,984	23,331
194	80
7,929	7,792
6,101	6,677
94,692	102,998
13,399	13,501
<hr/>	
5,791	5,392
168,090	159,771

Revised 2024 Hospital Converted Total - 66%

Planning and Zoning	SLP - No. 1
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Taxation on Improvements only:**Revised 2024 Hospital Converted Total - 100%**

9-1-1 Emergency Telephone Response	Bylaw 1483, 2009
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9,923	11,555
9,923	11,555

Taxation on Population

Regional Public Transit	Bylaw 1790, 2017
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4,882	5,018
4,882	5,018

Total**182,895****176,344****Village of Granisle****Taxation on Land & Improvements:****Revised 2024 Hospital Converted Total - 100%**

General Government	General Government
Regional Economic Development	Bylaw 1652, 2012
Development Services	General Government
Waste Disposal	Bylaw 1726, 2015
Regional Recreation	

2024**Requisition****Draft****2023****Requisition****Draft**

6,048	2,918
1,199	974
923	835
14,322	12,882
1,351	738
<hr/>	
876	674
24,719	19,021

Revised 2024 Hospital Converted Total - 66%

Planning and Zoning	SLP - No. 1
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Taxation on Improvements only:**Revised 2024 Hospital Converted Total - 100%**

9-1-1 Emergency Telephone Response	Bylaw 1483, 2009
Regional Parks & Trails	Bylaw 1928, 2021

900	1,018
0	0
900	1,018

Taxation on Population

Regional Public Transit	Bylaw 1790, 2017
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341	350
341	350

Total**25,960****20,389**

Village of Telkwa**Taxation on Land & Improvements:****Revised 2024 Hospital Converted Total - 100%**

		2024 Requisition Draft	2023 Requisition Draft
General Government	General Government	44,499	27,850
Regional Economic Development	Bylaw 1652, 2012	8,824	9,301
Development Services	General Government	6,790	7,971
Waste Disposal	Bylaw 1726, 2015	105,384	122,951
Smithers Victim Services	Bylaw 1776,2016	3,365	3,515
Bulkley Valley Regional Pool	Bylaw 1350,2005	59,981	61,067
Houston/Smithers TV Rebroadcasting	Bylaw 1818,2018	3,164	3,284

Revised 2024 Hospital Converted Total - 66%

Planning and Zoning	SLP - No. 1	6,445	6,437
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Taxation on Improvements only:**Revised 2024 Hospital Converted Total - 100%**

9-1-1 Emergency Telephone Response	Bylaw 1483, 2009	8,618	11,530
		8,618	11,530

Taxation on Population

Regional Public Transit	Bylaw 1790, 2017	7,458	7,664
		7,458	7,664

Total

		254,527	261,570
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District of Vanderhoof**Taxation on Land & Improvements:****Revised 2024 Hospital Converted Total - 100%**

		2024 Requisition Draft	2023 Requisition Draft
General Government	General Government	173,407	103,030
Nechako Watershed/Fraser Basin Council	General Government	840	355
Regional Economic Development	Bylaw 1652, 2012	34,388	34,408
Development Services	General Government	26,459	29,487
Waste Disposal	Bylaw 1726, 2015	410,671	454,850

Revised 2024 Hospital Converted Total - 66%

Planning and Zoning	SLP - No. 1	25,116	23,813
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Taxation on Improvements only:**Revised 2024 Hospital Converted Total - 100%**

9-1-1 Emergency Telephone Response	Bylaw 1483, 2009	35,926	42,996
		35,926	42,996

Taxation on Population

Regional Public Transit	Bylaw 1790, 2017	21,989	22,597
		21,989	22,597

Total

		728,796	711,536
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REGIONAL DISTRICT OF BULKLEY-NECHAKO
TELKWA RURAL FIRE PROTECTION **7206**
BC ASSESSMENT B 754 25 LSA #3

Five Year Financial Plan:

	2021 Actual	2022 Actual	2023 Budget	2023 Actual	2024 Budget	2025 Budget	2026 Budget	2027 Budget	2028 Budget
REVENUE:									
400004 Taxation	134,120	112,627	125,871	125,871	112,316	138,967	109,338	120,425	133,546
420001 Transfer from Capital Reserve					24,156				
499999 Prior Year's Surplus									
TOTAL REVENUE.....	134,120	112,627	125,871	125,871	136,472	138,967	109,338	120,425	133,546

EXPENDITURE:

Converted Hospital Assessment (Completed Roll)									
Village of Telkwa	18,838,626	23,602,247	25,213,257	25,213,257	24,831,462				
Rural Area	13,923,959	17,550,716	20,426,573	20,426,573	21,765,237				
Round Lake Area	903,817	1,223,164	1,422,086	1,422,086	1,217,357				
Total	33,666,402	42,376,127	47,061,916	47,061,916	47,814,056				
Rural Share	41.4%	41.42%	43.40%	43.40%	45.52%	45.5%	45.5%	45.5%	45.5%
<i>Projected Operating Budget</i>	185,375	192,197	276,026	276,026	222,162	226,938	230,849	234,837	238,903
<i>Contribution to Capital Reserve</i>	73,928	68,337	77,203	77,203	82,074	84,428	59,428	94,796	100,554
<i>Loan Funding</i>	(65,670)	(202,000)							
<i>Special Projects</i>	57,005				137,156				
<i>Transfers from Reserves</i>	(162,691)	(48,265)	(210,000)	(210,000)	(225,200)	(58,500)	(58,500)	(58,500)	(39,500)
<i>Less other revenues</i>			(58,323)	(58,323)	(123,812)	(57,005)	(57,005)	(57,005)	(57,005)
<i>Loan Payments - Fire Hall, Roof Replacement, SCBA</i>	-	38,442	58,500	58,500	58,500	58,500	54,500	39,500	39,500
<i>Loan Payments - New Fire Truck</i>	-								
<i>Capital</i>	210,000	212,000	135,500	135,500	138,000	40,000			
Total	297,947	260,711	278,906	278,906	288,880	294,361	229,272	253,628	282,452
<i>Rural share</i>	123,227	107,977	121,055	121,055	131,500	133,995	104,366	115,453	128,574

612113 Annual Contract with the Village of Telkwa	125,227	109,977	121,055	121,055	131,500	133,995	104,366	115,453	128,574
612113 Annual Contract with the Village of Telkwa			2,000	2,000	2,000	2,000	2,000	2,000	2,000
651012 Contribution for Regional Fire Chief	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000
781001 Contribute to Capital Reserve	6,000								
651010 Administration Service Charge	1,893	1,650	1,816	1,816	1,972	1,972	1,972	1,972	1,972
799999 Prior Years Deficit									
TOTAL EXPENDITURE.....	134,120	112,627	125,871	125,871	136,472	138,967	109,338	120,425	133,546

Revenues minus Expenditures

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REGIONAL DISTRICT OF BULKLEY-NECHAKO
ROUND LAKE RURAL FIRE PROTECTION
BC ASESMENT K 754 25 SRVA #34

7208**Five Year Financial Plan:**

	2021 Actual	2022 Actual	2023 Budget	2023 Actual	2024 Budget	2025 Budget	2026 Budget	2027 Budget	2028 Budget
400004 Taxation - Defined Portion of Area "A" SRVA #34	11,124	11,632	11,565	11,565	10,380	10,870	9,213	9,833	10,567
430003 Debenture Proceeds									
490002 MFA Actuarial	51	91		88	88	88	88	88	88
499999 Surplus					100				
Total Revenue	11,175	11,723	11,565	11,654	10,568	10,958	9,301	9,921	10,655
Expenditures									
603008 Repairs and Maintenance						250	250	250	250
608001 Water License			100		100	100	100	100	100
612250 Annual Contract with District of Telkwa									
Converted Hospital Assessment (Revised Roll)									
Village of Telkwa	18,838,626	23,602,247	25,213,257	25,213,257	24,831,462				
Rural Telkwa	13,923,959	17,550,716	20,426,573	20,426,573	21,765,237				
Round Lake	903,817	1,223,164	1,422,086	1,422,086	1,217,357				
Total	33,666,402	42,376,127	47,061,916	47,061,916	47,814,056				
Round Lake Share	2.7%	2.89%	3.02%	3.02%	2.55%	2.5%	2.5%	2.5%	2.5%
Total from 7206 Telkwa Fire Service Budget	297,947	260,711	278,906	278,906	288,880	294,361	229,272	253,628	282,452
Round Lake Share	7,999	7,525	8,428	8,428	7,355	7,494	5,837	6,457	7,191
612113 Payment to Villlage of Telkwa - Regular	7,999	7,525	8,428	8,428	7,355	7,494	5,837	6,457	7,191
612113 Payment to Villlage of Telkwa - Buy in Fee Paid out 2020									
683001 Interest Expense - Issue No. 142 Until 2037 OCT (20 year	583	470	470	470	470	470	470	470	470
784001 Debenture Principal Repayment PAY OUT in OCT 2027	606	646	555	643	643	643	643	643	643
651010 Administration Service Charges	500	500	500	500	500	500	500	500	500
799999 Prior Year Deficit	4,082	2,594	12	12					
Total Expenditures	13,770	11,735	10,065	10,053	9,068	9,458	7,801	8,421	9,155
Revenues minus Expenditures	(2,595)	(12)	1,500	1,600	1,500	1,500	1,500	1,500	1,500
490001 Transfer from Equity in TCA	596	7,455	7,500	7,500	0	0	0	0	0
780101 Amortization Expense (Assume 50 year life)	596	7,455	7,500	7,500	0	0	0	0	0
781003 Contribute to Capital Reserve			1,500	1,500	1,500	1,500	1,500	1,500	1,500
781001 Capital Water works									
Net	-2594.7	(12)	-	100	-	-	0	-	-

**REGIONAL DISTRICT OF BULKLEY-NECHAKO
LUCK BAY FIRE PROTECTION**

7204

Five Year Financial Plan:

1.838

BC ASSESSMENT T 756 26 SRVA #31 Limit \$3.00 per \$1,000 Bylaw N

	2021 Actual	2022 Actual	2023 Budget	2023 Actual	2024 Budget	2025 Budget	2026 Budget	2027 Budget	2028 Budget
Revenue									
400004 Taxation	46,603	44,358	67,190	67,190	62,228	74,932	75,630	71,644	82,370
480001 Miscellaneous Revenue									
420001 Transfer from NCPG Reserve	45,796		14,204						
420003 Transfer from Capital Reserve			10,000						
490002 Actuarial MFA	3,071	5,932		3,665	3,665	3,665	3,665		
499999 Surplus		492							
Total Revenue	95,471	50,782	91,393	70,855	65,892	78,596	79,294	71,644	82,370
Expenses									
602001 Utilities	6,055	7,894	8,000	5,639	8,000	8,000	8,000	8,000	8,000
603008 Repairs and Maintenance	918	680	1,250	2,140	1,250	1,250	1,250	1,250	1,250
606001 Communications		0	0	0	0	0	0	0	0
608001 Property Insurance (Fire Hall)	1,147	1,578	1,729	1,827	1,729	1,763	1,799	1,835	1,871
612250 Annual Contract with District of Fort St. James									
Converted Hospital Assessment (Completed Roll)									
District of Fort St. James	30,107,492	32,490,481	36,305,227	36,305,227	39,578,518				
Rural Fort St. James	14,908,017	16,145,345	18,348,498	18,348,498	20,545,590				
Luck Bay	2,676,875	2,979,330	3,392,980	3,392,980	3,941,055				
Total	47,692,384	51,615,156	58,046,705	58,046,705	64,065,163	64,065,163	64,065,163	64,065,163	64,065,163
Luck Bay Share	5.6%	5.8%	5.8%	5.8%	6.2%	6.2%	6.2%	6.2%	6.2%
Projected Operating Budget	395,458	423,772	543,894	543,894	613,868	626,145	638,668	651,442	664,470
Less Contract Revenue	(55,364)	(53,500)	(130,050)	(130,050)	(89,000)	(87,660)	(89,414)	(91,202)	(93,026)
Projected Capital Budget	0	0	1,421,000	1,421,000	1,185,600	0	0	0	0
Contribution Capital Reserve	15,000	0	300,000	300,000	250,000	250,000	250,000	250,000	250,000
Shared Surplus from prior year					-177,822				
Withdrawal from Capital Reserve		0	-1,316,000	-1,316,000	-1,185,600	0	0	0	0
Total	355,094	370,272	818,844	818,844	597,046	788,485	799,255	810,240	821,445
Luck Bay Share	19,931	21,373	47,864	47,864	36,728	48,505	49,167	49,843	50,532
612117 Payment to District of Fort St. James - Regular	19,931	21,373	47,864	47,864	36,728	48,505	49,167	49,843	50,532
651012 Contribution fo Rural Fire Chief	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000
683001 Interest Expense - Issue No. 97 Until 2026	3,884	461	500	1,913	500	500	500		
784001 Debenture Principal Repayment	7,269	10,130	10,130	7,862	7,862	7,862	7,862		
651010 Administration Service Charge	1,079	500	883	883	716	716	716	716	716
799999 Prior Year Deficit	3,900		1,834	1,834	4,107				
Total Expenditures	49,182	47,617	77,190	74,962	65,892	73,596	74,294	66,644	67,370
Revenues minus Expenditures	46,289	3,166	14,204	(4,107)	-	5,000	5,000	5,000	15,000
490001 Transfer from Equity in TCA	17,883	9,159	9,000	9,000	9,000	9,000	9,000	9,000	9,000
780101 Amortization Expense	17,883	9,159	9,000	9,000	9,000	9,000	9,000	9,000	9,000
781003 Contribute to Capital Reserve for Building		5,000				5,000	5,000	5,000	15,000
780001 Capital Purchase	45,796		14,204						
Revenues minus Expenditures less reserves and capital	492	-1,834	-0	(4,107)	0	0	0	0	0

Regional District of Bulkley-Nechako

2024 to 2028 Financial Plan Year One (2024) Summary

Schedule "A"

Bylaw 2036

2024 Financial Plan:

Service	FUNDING						TRANSFERS From/(To)					EXPENDITURES:					
	Prop. Value	Parcel	Fees and	Proceeds of	Other	Total	Transfer to	Transfer from	Surplus of	Equity in	Total	Debt Pmts.	Capital	Amortization	Other	Deficit from	Total
Taxes	Taxes	Charges	Borrowing	Revenue	Funding	Reserve	Reserve	Prior Yr.	TCA's	Transfers	Int. & P'pal.	Expenditures	of TCA's	Expenses	Prior Year	Expenditures	
1101 Rural Government Services	368,031				127,449	495,480	-10,000	600,000		590,000						1,085,480	1,085,480
1131 Area "A" Grant in Aid	40,000				40,000	40,000			41,486	41,486						81,486	81,486
1132 Area "B" Grant in Aid	14,499				14,499	14,499			17,993	17,993						32,492	32,492
1133 Area "C" Grant in Aid	35,851				35,851	35,851			8,324	8,324						44,175	44,175
1134 Area "D" Grant in Aid	10,473			6,936	17,409	17,409			22,617	22,617						40,026	40,026
1135 Area "E" Grant in Aid	15,038			9,959	24,996	24,996			20,017	20,017						45,014	45,014
1136 Area "F" Grant in Aid	16,000				16,000	16,000			28,336	28,336						44,336	44,336
1137 Area "G" Grant in Aid	18,385				18,385	18,385			12,419	12,419						30,805	30,805
1200 General Government Services	1,841,178				493,694	2,334,872	-500,000	182,000	346,526	145,000	0	300,000	145,000			2,063,398	2,508,398
1206 Nechako Watershed/Fraser Basin Council	4,967				877	5,844			3,456	3,456						9,300	9,300
1301 Feasibility Studies	0				0	0			37,079	37,079						37,079	0
1501 Local Community of Fort Fraser	4,050				5,000	9,050			8,037	8,037						17,087	17,087
1701 Chinook Community Forest	0				50,000	50,000			4,052	4,052						54,052	0
2401 Area "A" Economic Development	0				0	0			8,500	8,500						8,500	8,500
2402 Area "B" Economic Development	98,566				100	98,666			297	297						98,963	0
2403 Area "C" Economic Development	0				0	0			878	878						878	0
2404 Area "D" Economic Development	29,527				19,560	49,087			913	913						50,000	50,000
2405 Area "E" Economic Development	21,571				14,290	35,861			9,337	9,337						45,198	45,198
2406 Area "F" Economic Development	0				0	0			2,274	2,274						2,274	2,274
2407 Area "G" Economic Development	0				0	0			8,500	8,500						8,500	8,500
2500 Regional Economic Development	365,339				103,645	468,985		50,000	51,186							570,171	570,171
3101 Member Fiscal Services	0				749,800	749,800			0	0	749,800					749,800	749,800
4101 Planning	343,846		20,000		40,825	404,671			0	0						404,671	404,671
4201 Building Inspection	250,601		120,000		237,415	608,016	-10,000		0	5,500	-4,500		5,500			598,016	603,516
4301 Development Services	281,100		2,500		26,914	310,514		133,000		133,000						443,514	443,514
4401 Building Numbering Extended Service	9,856				1,677	11,534		0	56	56						11,589	11,589
4501 Unightly Premises Regulatory Control	33,615				3,026	36,641			143	143						36,784	36,784
4601 Bylaw Enforcement	0				74,044	74,044	-10,500		475	6,000	-4,025		6,000			64,018	70,018
5101 Environmental Services	4,362,973				1,455,674	5,818,648		781,838	1,400,000	870,000	3,051,838	0	2,260,000	870,000		5,740,486	8,870,486
5901 Invasive Plant Control	29,932				5,170	35,102		0	423	423						35,525	0
5902 Lake Kathryn Aquatic Weed Harvesting	0	8,550	750		0	9,300			215	215						9,515	9,515
5903 Glacier Gulch Water Diversion	0	3,060	205		0	3,265			3,068	3,068						6,333	6,333
6101 Ft. Fraser Sewer System	49,791		31,062		0	80,854	-100	30,000	9,914	13,650	53,464		75,000	13,650		45,668	134,318
6201 Ft. Fraser Water System	62,347		51,498		0	113,845	-65,150		16,290	95,000	46,140	0	20,000	95,000		44,985	159,985
6301 Cluculz Lake - Somerset Estates Sewer	0	11,250			0	11,250	-79,930		79,930		-0					11,250	0
6401 Pump & Haul Sewer Disposal	0		0		0	0			0	0						0	0
6402 Liquid Waste Disposal	0		6,000		6,000	6,000			15,959	15,959						21,959	21,959
7101 Ft. Fraser Fire Protection	61,020				7,500	68,520	-30,000	0	11,330	21,000	2,330	0	0	21,000		49,850	0
7102 Southside Rural Fire Protection	67,588				0	67,588	-10,000		33	35,400	25,433	0	0	35,400		57,621	0
7103 Topley Rural Fire Protection	89,656				89,656	89,656	-8,500	5,000	2,160	32,170	30,830	17,741	0	32,170		70,575	120,486
7201 Burns Lake Rural Fire Protection	151,273				687	151,960			681	40,000	40,681	0		40,000		152,641	0
7202 Ft.St.James Rural Fire Protection	195,344			0		195,344		0	0	0	0					195,344	0
7203 Houston Rural Fire Protection	24,385					24,385			0	0	0					24,385	0
7204 Luck Bay Rural fire Protection	62,228				3,665	65,892		0	0	9,000	9,000	8,362	0	9,000		53,423	4,107
7205 Smithers Rural Fire Protection	324,702					324,702		20,000	0	20,000	20,000					344,702	344,702
7206 Telkwa Rural Fire Protection	112,316					112,316		24,156	0	24,156	24,156					136,472	0
7207 Vanderhoof Rural Fire Protection	42,439					42,439		0	0	0	0					42,439	0
7208 Round Lake Fire Protection	10,380				88	10,468	-1,500		100	0	-1,400	1,113	0	0		7,955	0
7104 Cluculz Lake Emergency Response	23,319				0	23,319		0	15,693	0	15,693		0			39,012	39,012
7501 9-1-1 Service	369,043		107,000		63,028	539,070		0	22,500	4,500	27,000		0	4,500		561,570	566,070
7601 Emergency Preparedness Planning	613,121				894,300	1,507,420		80,000	0	34,730	114,730		80,000	34,730		1,507,420	1,622,150
7701 Burns Lake & Area Victim Services	17,784				2,356	20,140			360	360	360					20,500	20,500
7702 Smithers Victim Services	45,000				500	45,500			95	95	95					45,595	45,595
8101 Lakes District Airport	52,055				28,033	80,088	-75,000		170,000	95,000						175,088	175,088
8202 FSJ Seniors Helping Seniors Transportation Se	42,810				722	43,532			113	113	113					43,645	0
8203 Regional Transit Service	87,118		25,000		90,000	202,118		5,000	24,232	29,232						231,350	0
9101 Decker Lake Street Lighting	0	11,395	350			11,745			320	320						12,065	0
9102 Endako Street Lighting	3,904		407			4,311			0	0						4,291	20
9103 Ft. Fraser Street Lighting	12,038		350			12,388			0	0						12,143	245
9104 Gerow Island Street Lighting	4,204					4,204		0	486	486						4,690	0
9106 Colony Point Street Lighting	3,886					3,886			0	0						3,785	101
9107 Laidlaw Street Lighting	1,198					1,198			2	2						1,200	0
9108 Gowan Loop Street Lighting	1,774				0	1,774			56	56						1,830	0
10101 Bulkley Valley Regional Pool and Rec. Centre	1,069,114				17,000	1,086,114	-600	165,000	0	160,000	324,400		380,000	160,000		870,514	1,410,514

10102 Vanderhoof Pool	568,743		568,743	0	0	0		568,743		568,743							
10201 Ft.St.James Arena Grant	38,062		38,062		1	1		38,063		38,063							
10202 Burns Lake Arena	230,614	2,500	233,114		336	336		233,450	0	233,450							
10301 Smithers Rural Recreation/Culture	587,300		587,300		0	0		587,300	0	587,300							
10302 Vanderhoof Recreation & Culture	101,500		101,500		0	0		101,500		101,500							
10303 Lakes District Recreation and Culture	346,615	122,772	469,387	-200	47,222	47,022		516,409		516,409							
10401 Ft Fraser Cemetary Grant	1,934	40	1,974		276	276		2,250	0	2,250							
10402 Topley Cemetary Grant	1,746		1,746		4	4		1,750	0	1,750							
10501 Smithers, Telkwa, Houston TV Rebroadcast	60,884	700	61,584		0	0		60,900	684	61,584							
10502 Fraser Lake and Area TV Rebroadcasting	55,051	35,854	90,905		445	445		91,350	0	91,350							
10503 Ft. St. James and Area TV Rebroadcasting	163,357	3,000	166,357		696	696		166,968	85	167,053							
10504 Burns Lake and Area TV Rebroadcasting	22,257	8,286	30,543	0	2,457	2,457		33,000	0	33,000							
10602 Fraser Lake Rural Library Grant	29,249	18,520	47,768		2,982	2,982		50,750	0	50,750							
10603 Fort St. James Library	17,120	50	17,170		67	67		17,237	0	17,237							
10801 Fort Fraser Community Hall	2,365	93	2,458		292	292		2,750	0	2,750							
10802 Braeside Community Hall	5,000		5,000			0		5,000		5,000							
10902 Bulkley Valley Trails	114,726	9,000	123,726		525,000	0	35,000	560,000	330,000	35,000							
10903 Houston Trails	0		0		0	17,564		17,564		17,564							
10904 Lakes Trails	31,256	41,000	72,256		50,000	47,458	3,000	100,458	50,000	3,000							
10905 Fort St. James Trails	0		0		0	19,158		19,158		19,158							
10912 Bulkley Valley Recreation	51,495	0	51,495		50,005	50,005		101,500		101,500							
10913 Houston Recreation	49,606	0	49,606		26,519	26,519		76,125		76,125							
10914 Lakes Recreation	74,972	26,393	101,365		25,510	25,510		126,875		126,875							
10915 Fort St. James Recreation	50,711	0	50,711		50,789	50,789		101,500		101,500							
Total for all Departments	14,287,660	146,394	374,123	0	4,793,142	19,601,318	-801,480	2,650,994	2,690,142	1,509,950	6,049,606	777,017	3,495,000	1,509,950	19,839,520	29,438	25,650,925



Regional District of Bulkley-Nechako Board of Directors

To: Chair and Board
From: Nellie Davis, Manager of Regional Economic Development
Date: March 7, 2024
Subject: **Organics Diversion Pilot – Grant to Village of Burns Lake**

RECOMMENDATION: (all/directors/majority)

Receive.

BACKGROUND

The Village of Burns Lake is participating in an Organics Diversion Pilot with Food Cycle Science and have offered to facilitate participation for Electoral Area B (Burns Lake Rural) residents in the same program.

\$5,000 of Area B Northern Capital Planning Grant has been allocated in the Environmental Services Budget for 2024 as a grant to the Village of Burns Lake for rural resident participation.

The project includes purchasing countertop organics pre-treatment units at a reduced cost which are then offered to residents at significant savings over retail cost. The units produce a soil amendment that can be added to gardens, lawns, etc. Food Cycle Science manages sign up, advertising, and data gathering over a 12-week period and then reports that information back to the local government. The units have the potential to reduce the volume of organics by weight by up to 90 percent.

**BRITISH
COLUMBIA**

VIA EMAIL

Ref: 61734

February 27, 2024

Mark Parker, Chair
and Members of the Board
Regional District of Bulkley-Nechako
PO Box 820
Burns Lake, BC V0J 1E0
Email: mark.parker@rdbn.bc.ca

Dear Chair Parker and Board Members:

I would like to thank you and your delegation for an informative meeting at the Union of BC Municipalities Annual Convention held in Vancouver in September. I am pleased that we had the chance to connect in-person, apologies for the delay in getting this letter out to you! The topics we discussed during our meeting included your exciting proposal to develop a regional housing planner service for the Regional District of Bulkley-Nechako.

I agree that the housing needs of rural regions are unique and interconnected between the component communities. As you mentioned during our meeting, this approach has a potential to act as a pilot project for other regional districts to come together and pursue a collaborative approach to addressing housing needs. There are several provincial funding streams which could support this initiative:

- The Ministry of Jobs, Economic Development, and Innovation administers the [Rural Economic Diversification and Infrastructure Program, which includes planning for workforce housing initiatives as an eligible project type.](#)
- The CMHC Housing Accelerator Fund has a [Small/Rural/North/Indigenous funding stream](#). This funding provides incentive funding to local governments to remove barriers to the development of affordable and accessible housing.

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Mark Parker, Chair
and Members of the Board
Page 2

Your RDBN proposal fits well with much of our vision as identified in BC's *Homes for People Action Plan*, I appreciate the proactiveness of the idea from the RD, and if there are any further questions that you have, or a desire to discuss this further, please don't hesitate to reach out to me.

Building on the Premier's commitment at UBCM to develop a 'Rural Lens' for government policy and programs comes a recognition that the issues that you raised need to be considered in the context of rural initiatives to improve housing opportunities, and support unique and sometimes creative models of service delivery that are local-government led. I look forward to that work ahead, in partnership with local governments like the RDEFG!

Thank you again to your delegation for taking the time to meet with me.

Sincerely,



Roly Russell
Parliamentary Secretary for Rural
and Regional Development

pc: Teri Collins, Deputy Minister
Vincent Tong, Chief Executive Officer, BC Housing
Sara Goldvine, Vice-President of Communications and Public Affairs, BC Housing
John Rustad, MLA, Nechako Lakes