



## ADMINISTRATIVE REPORT

# A4

Report Date: January 28, 2011  
Contact: Doug Manarin  
Contact No.: 604.873.7118  
RTS No.: 09062  
VanRIMS No.: 08-2000-20  
Meeting Date: March 1, 2011

TO: Vancouver City Council  
FROM: General Manager of Engineering  
SUBJECT: Local Improvement Flat Rates and Project to be Cancelled - 2010

### **RECOMMENDATION**

- A. THAT the flat rates shown on the "List of Projects Certified Complete in 2010", on file (Appendix A) in the City Clerk's Office be approved.
- B. THAT previously approved project Numbered Court #629, Item #001, as described in detail in the body of this report be cancelled.

### **COUNCIL POLICY**

Policies governing the Local Improvement process are set out in the Vancouver Charter and Local Improvements Procedure By-law.

Clause 51B of the Local Improvement Procedure By-law provides that, by resolution, Council may establish a flat rate per foot frontage with respect to any two or more projects of a like nature, based on the average cost per foot frontage of such projects, as established by Council.

### **PURPOSE**

This report requests Council approval of flat rates to be charged to property owners for their share of local improvement projects certified complete in 2010. These rates will be used for local improvement billing to be sent out in March, 2011.

### **DISCUSSION**

For the Local Improvement projects certified complete in 2010, flat rates have been derived from contract costs and the cost of work done by City forces, together with other general expenses and an allowance for interest over the construction period. In general terms, the flat rates are the average cost (per foot of frontage of adjacent properties) for similar projects constructed in 2010.

These flat rates have been developed in accordance with the provisions of the Vancouver Charter and the Local Improvement Procedure By-law: they do not exceed by more than the allowable 10% of the estimated rates approved by Council in the respective Second Step reports for each Court of Revision. The applicable rates are shown on the "List of Projects Certified Complete in 2010" on file in the City Clerks office.

This is the final formal step in the Local Improvement process which is done once the projects are complete and that results in the costs being billed to the owners on their next property tax statement.

Project to be cancelled

This project was approved at a previous Court of Revision and should be cancelled for the following reason explained below:

1. Court #629, Item 001, for Pavement, Curbs and Bulges on 33<sup>rd</sup> Avenue, North Side, from Puget Drive to Narvaez Drive and 33<sup>rd</sup> Avenue, South Side, from Larch Street to Vine Street

Due to a change in scope, the majority of adjacent property owners are no longer in favour of this project.

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**LOCAL IMPROVEMENT PROJECTS CERTIFIED COMPLETE IN 2010  
SUMMARY**

TYPE OF IMPROVEMENT	ESTIMATED P.O. SHARE	ACTUAL P.O. SHARE	INTERIM INTEREST INCLUDED	TEMPEST ADJUSTMENT	BILLING TOTAL
Pavement & Curbs, Higher Zoned	\$283,130.73	\$266,020.27	\$6,488.30	\$0.13	\$266,020.40
Pavement & Curbs, Local Residential	\$528,870.78	\$534,474.11	\$13,035.96	-\$1.05	\$534,473.06
Lane Pavement	\$525,557.76	\$436,287.35	\$10,641.16	\$2.54	\$436,289.89
Speed Humps	\$8,200.65	\$4,825.21	\$117.69	-\$0.62	\$4,824.59
P.C. Concrete Sidewalks	\$193,434.98	\$113,002.09	\$2,756.15	-\$0.91	\$113,001.18
Lane Lighting	\$10,572.65	\$6,882.20	\$167.86	-\$0.59	\$6,881.61
<b>TOTALS</b>	<b>\$1,549,767.55</b>	<b>\$1,361,491.23</b>	<b>\$33,207.12</b>	<b>-\$0.50</b>	<b>\$1,361,490.73</b>

I hereby certify that the parts of the above mentioned projects to be assessed against the rateable real properties benefited thereby are complete.

Certified that the above projects have been completed and were approved by Vancouver City Council on the 1st day of March, 2011.

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General Manager, Engineering Services

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Marg Coulson, City Clerk

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**LIST OF LOCAL IMPROVEMENTS COMPLETED IN 2010**

**TYPE: PAVEMENT AND CURBS - HIGHER ZONED**

Court of Revision Schedule # and Date	Item	Street	Side	Location	Width	Zoning	Length	Estimated P.O. Share		Coded Reason for Difference in Length	Actual P.O. Share		Amount	Remarks
								PO Rate	PO Share		Length	Rate		
June 12, 2008 #626 (INT)	2	McLean Drive		7th Avenue - 8th Avenue	10mx140mm	M	427.28	\$289.08	\$123,518.10		427.28	\$271.61	\$116,053.52	
	4	Pandora Street		Templeton Drive - Nanaimo Street	10mx140mm	M	552.14	\$289.08	\$159,612.63		552.14	\$271.61	\$149,966.75	
		<b>TOTAL PAVEMENT AND CURBS - HIGHER ZONED</b>							<b>ESTIMATED</b>		<b>FINAL</b>		<b>\$266,020.27</b>	
		<b>INTERIM INTEREST INCLUDED (.02439025)</b>											<b>\$6,488.30</b>	

LIST OF LOCAL IMPROVEMENTS COMPLETED IN 2010										TYPE: PAVEMENT AND CURBS - LOCAL RESIDENTIAL				
Court of Revision Schedule # and Date	Item	Street	Side	Location	Width	Zoning	Length	Estimated P.O. Share		Coded Reason for Difference in Length	Actual P.O. Share		Amount	Remarks
								PO Rate	PO Share		Length	Rate		
Nov. 7, 2006 #624 (INT)	5	Brant Street		24th Avenue - 27th Avenue	8.5mx50mm	R	1132.92	\$110.59	\$125,289.62		1132.92	\$121.65	\$137,819.72	
June 12, 2008 #625 (PET)	2	Windsor Street		45th Avenue - dead end north	8.5mx50mm	R	33.00	\$139.39	\$4,599.87		33.00	\$153.33	\$5,059.89	
June 12, 2008 #626 (INT)	10	Rhodes Street		41st Avenue - 43rd Avenue	10mx140mm 8.5mx50mm	B R	183.58 789.09	\$303.70 \$139.39	\$55,753.25 \$109,991.26		183.58 789.09	\$271.61 \$153.33	\$49,862.16 \$120,991.17	
June 12, 2008 #627 (PET)	2	52nd Avenue		Killarney Street - Rupert Street	8.5m x 50mm	R	141.16	\$152.98	\$21,594.66		141.16	\$154.88	\$21,862.86	
	3	Woodstock Avenue		Ontario Street - Quebec Street	8.5m x 50mm	R	593.95	\$152.98	\$90,862.47		593.95	\$154.88	\$91,990.98	
April 7, 2009 #629 (PET)	2	Hoy Street Hoy Street	E W	Monmouth Avenue - Wellington Avenue north property line of Lot G Block 87 DL 36 & 51 (4987 Hoy Street) - Wellington Avenue	8.5m x 50mm	R	690.13	\$175.01	\$120,779.65		690.13	\$154.88	\$106,887.33	
<b>TOTAL PAVEMENT AND CURBS - LOCAL RESIDENTIAL</b>							<b>ESTIMATED</b>		<b>\$528,870.78</b>		<b>FINAL</b>	<b>\$534,474.11</b>		
<b>INTERIM INTEREST INCLUDED(.02439025)</b>												<b>\$13,035.96</b>		

**LIST OF LOCAL IMPROVEMENTS COMPLETED IN 2010**

**TYPE: LANE PAVEMENT**

Court of Revision Schedule # and Date	Item	Street	Side	Location	Width	Zoning	Length	Estimated P.O. Share		Coded Reason for Difference	Actual P.O. Share		Rate	Amount	Remarks
								PO Rate	PO Share		Length	Length			
<b>June 12, 2008 #627 (PET)</b>	4	L/E of SW Marine Drive		59th Avenue - dead and south	centre strip	R	241.24	\$54.98	\$13,263.38		241.24	\$52.75	\$12,725.41		
<b>April 7, 2009 #629 (PET)</b>	8	L/E of Marguerite Street		32nd Avenue - 33rd Avenue	centre strip	R	741.45	\$64.45	\$47,786.45		741.45	\$52.75	\$39,111.49		
	9	L/E of Waterloo Street		15th Avenue - 19 feet north of 16th Avenue	centre strip	R	302.81	\$64.45	\$19,516.10		302.81	\$52.75	\$15,973.23		
	16	L/S of 32nd Avenue L/W of Osler Street L/E of Selkirk Street		Selkirk Street - L/W of Osler Street 32nd Avenue - 33rd Avenue 32nd Avenue - L/S of 32nd Avenue	centre strip	R	1279.84	\$64.45	\$82,485.69		1279.84	\$52.75	\$67,511.56		
<b>October 22, 2009 #630</b>	8	L/E of Carolina Street		24th Avenue - King Edward Avenue	centre strip	R	168.88	\$64.45	\$10,884.32		168.88	\$52.75	\$8,908.42		
	9	L/S of McNicoll Avenue		Maple Street - Cypress Street	centre strip	R	928.60	\$64.45	\$59,848.27		928.60	\$52.75	\$48,983.65		
	10	L/S of School Avenue		Latta Street to Dead End East (excluding 3338 School Ave.)	centre strip	R	355.50	\$64.45	\$22,911.98		355.50	\$52.75	\$18,752.63		
	11	L/E of Wiltshire Street		41st Avenue - 43rd Avenue	centre strip	R	1208.80	\$64.45	\$77,907.16		1208.80	\$52.75	\$63,764.20		
	12	L/S of 20th Avenue		Heather Street - Ash Street.	centre strip	R	747.50	\$64.45	\$48,176.38		747.50	\$52.75	\$39,430.63		
	14	L/S of 37th Avenue L/W of Dunbar		Highbury Street - L/W Dunbar Street 37th Avenue - 38th Avenue	centre strip	R	1323.47	\$64.45	\$85,297.64		1323.47	\$52.75	\$69,813.04		
<b>June 8, 2010 #631 (PET)</b>	9	L/S of Devonshire Crescent L/E of Granville Street		L/E Granville Street - Cartier Street Devonshire Crescent - Connaught Drive	centre strip	R	972.76	\$59.09	\$57,480.39		972.76	\$52.75	\$51,313.09		
<b>TOTAL LANE PAVEMENT</b>									<b>\$525,557.76</b>		<b>FINAL</b>		<b>\$436,287.35</b>		
<b>INTERIM INTEREST INCLUDED (.02439025)</b>													<b>\$10,641.16</b>		

LIST OF LOCAL IMPROVEMENTS COMPLETED IN 2010					TYPE: SPEED HUMPS										
Court of Revision Schedule # and Date	Item	Street	Side	Location	Width	Zoning	Length	Estimated P.O. Share		Coded Reason for Difference in Length	Actual P.O. Share		Rate	Amount	Remarks
								PO Rate	PO Share		Length	Length			

April 7, 2009 #629 (PET)	18	L/S of 1st Avenue		Kamloops Street - Penticton Street		R	1106.70	\$7.41	\$8,200.65		1106.70	\$4.36	\$4,825.21	
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<b>TOTAL SPEED HUMPS</b>							<b>ESTIMATED</b>		<b>\$8,200.65</b>	<b>FINAL</b>			<b>\$4,825.21</b>		
<b>INTERIM INTEREST INCLUDED (.02439025)</b>														<b>\$117.88</b>	

**LIST OF LOCAL IMPROVEMENTS COMPLETED IN 2010**

**TYPE: SIDEWALKS**

Court of Revision Schedule # and Date	Item	Street	Side	Location	Width	Zoning	Length	Estimated P.O. Share		Coded Reason for Difference in Length	Actual P.O. Share		Amount	Remarks	
								PO Rate	PO Share		Length	Rate			
<b>June 12, 2008 #626 (INT)</b>															
	23	Ash Street	W	66th Avenue - 69th Avenue	1.5m	R	105.34	\$36.75	\$3,871.25		105.34	\$21.88	\$2,304.84	Pedestrian Collector	
	24	Balacava Street	W	26th Avenue - L/S of 27th Avenue	1.5m	R	97.61	\$36.75	\$3,587.17		97.61	\$21.88	\$2,135.71	Pedestrian Collector	
	25	Balacava Street	W	L/S of 34th Avenue - 35th Avenue	1.5m	R	32.48	\$36.75	\$1,193.64		32.48	\$21.88	\$710.66	Pedestrian Collector	
	27	S.W. Marine Drive	N	Angus Street - CPR right-of-way	1.5m	R	726.19	\$36.75	\$26,687.48		726.19	\$21.88	\$15,889.04	Pedestrian Collector	
	28	Toderick Street	W	45th Avenue - L/S of 45th Avenue	1.5m	R	28.80	\$36.75	\$1,058.40		28.80	\$21.88	\$630.14	Pedestrian Collector	
	29	Willow Street	W	42nd Avenue - 46th Avenue	1.5m	R	1151.13	\$36.75	\$42,304.03		1151.13	\$21.88	\$25,186.72	Pedestrian Collector	
	30	Windermere Street	E	5th Avenue - 6th Avenue	1.5m	R	61.00	\$36.75	\$2,241.75		61.00	\$21.88	\$1,334.68	Pedestrian Collector	
	32	4th Avenue	N	Drummond Drive - Blanca Street	1.5m	R	1044.63	\$36.75	\$38,390.15		1044.63	\$21.88	\$22,856.50	Pedestrian Collector	
	34	46th Avenue	N	Oak Street - Tisdall Street	1.5m	M	296.72	\$49.00	\$14,539.28		296.72	\$21.88	\$6,492.23	Pedestrian Collector	
						R	589.34	\$36.75	\$21,658.25		589.34	\$21.88	\$12,894.76		
<b>June 12, 2008 #626 (INT)</b>															
	35	53rd Avenue	S	Inverness Street - Argyle Street	1.5m	R	362.63	\$36.75	\$13,326.65		362.63	\$21.88	\$7,934.34	Pedestrian Collector	
	36	66th Avenue	S	Ash Street - 455 feet west of Ash Street (west property line of 740 W 66th Ave)	1.5m	R	433.31	\$36.75	\$15,924.14		433.31	\$21.88	\$9,480.82	Pedestrian Collector	
	37	69th Avenue	N	Ash Street - 257 feet west of Ash Street (west property line of 711 W 69th Ave)	1.5m	R	235.45	\$36.75	\$8,652.79		235.45	\$21.88	\$5,151.65	Pedestrian Collector	
	<b>TOTAL SIDEWALKS</b>									<b>ESTIMATED</b>		<b>FINAL</b>			
	<b>INTERIM INTEREST INCLUDED (.02439025)</b>									<b>\$193,434.98</b>				<b>\$113,002.09</b>	
														<b>\$2,756.15</b>	



**LIST OF LOCAL IMPROVEMENTS COMPLETED IN 2010**

**TYPE: LANE LIGHTING**

Court of Revision Schedule # and Date	Item	Street	Side	Location	Width	Zoning	Length	Estimated P.O. Share		Coded Reason for Difference in Length	Actual P.O. Share		Amount	Remarks
								PO Rate	PO Share		Length	Rate		
<b>October 22, 2009 #630</b>	1	L/S of Georgia Street		Heatley Avenue - Hawks Avenue		R	886.05	\$4.24	\$3,756.85		886.05	\$2.76	\$2,445.50	
	2	L/E of Selkirk Street		L/S 50th Avenue - 52nd Avenue		R	860.00	\$4.24	\$3,646.40		860.00	\$2.76	\$2,373.60	
	3	L/S of 20th Avenue		Heather Street - Ash Street		R	747.50	\$4.24	\$3,169.40		747.50	\$2.76	\$2,063.10	
		<b>TOTAL LANE LIGHTING</b>							<b>\$10,572.65</b>		<b>FINAL</b>		<b>\$6,882.20</b>	
		<b>INTERIM INTEREST INCLUDED (.02439025)</b>											<b>\$167.85</b>	