

THE CORPORATION OF THE TOWNSHIP OF NORTH DUNDAS

BYLAW No. 2025-18

Being a Bylaw of the Corporation of the Township of North Dundas setting the sewer capital rate for sewer connections on County Road #3 (West of Main St.).

WHEREAS the Council of The Township of North Dundas authorized the construction of a sanitary sewer main on County Road #3 from the Village limit, westerly to the intersection of County Road #3 and County Road #31;

AND WHEREAS the *Municipal Act, 2001*. S. O. 2001, c. 25, Section 391 authorizes a municipality to pass bylaws imposing fees or charges on any class of persons for capital costs related to sewage or water services or activities including on persons not receiving an immediate benefit;

AND WHEREAS the total construction cost of the sewer main extension \$869,092.97, including \$109,533.70 for laterals, shall be recovered from benefitting property owners;

AND WHEREAS the Council of the Township of North Dundas passed Bylaw 36-2006 setting the sewer capital rate for sewer connections on County Rd #3, but that bylaw was only in effect until December 31, 2010;

NOW THEREFORE the Council of the Corporation of the Township of North Dundas enacts as follows:

1.0 SEWER CAPITAL RATE CHARGE

1.1 Connections to the sanitary sewer main on County Road #3, (west of Main St.) shall be charged the following sewer capital rate:

1.2 Existing Buildings:

1.2.1 \$4,514.98 per sewer unit and,

1.2.2 \$4,978.80 where a lateral has been installed by the municipality to the property line.

1.2.3 The sewer capital rate shall be due and payable when the property is connected to the sanitary sewer and shall be collected at the time of sewer permit issuance in addition to the regular application permit fees.

1.2.4 Owners who connect to the sanitary sewer have the option of paying the sewer capital rate by annual payments over a 15-year period by entry on the collector's roll, to be collected in the same way as municipal taxes are collected.

1.2.5 The interest rate utilized for the 15-year payment plan shall be equivalent to the Chartered Bank Prime Lending Rate at the time the payment plan agreement is signed.

1.3 New Buildings:

1.3.1 The sewer capital rate shall be set out in Schedule A and shall be payable in full at the time of the Building Permit Application.

2.0 WATER METER REQUIRED

All properties connecting to the sanitary sewer will be required to install a water meter on their water supply. A 5/8" water meter will be supplied at no charge to the customer.

For customers requiring a larger meter, the meter will be purchased by the Township and the cost of the meter billed to the property owner. The meter shall be installed by a representative of the Township or a contractor approved by the Township. The cost of installation will be the responsibility of the homeowner.

3.0 SEWER UNIT DETERMINATION

3.1 Sewer units will be calculated based on Bylaw No. 2022-86.

3.2 A *sewer unit* shall mean 2 m³/day sanitary sewage flow

3.3 A *dwelling unit* means one or more habitable rooms in which sanitary conveniences are provided for the exclusive use of the occupants and in which at least one but not more than one kitchen is provided, and with an independent entrance either directly from the outside of the building or through a common corridor or vestibule inside the building

3.4 The number of *sewer units* for a *dwelling unit* or non-residential building will be determined as follows:

Estimated sanitary sewage flow on Table.8.2.1.3.B of the OBC 2006

1600L/day

3.5 *FIRST YEAR, NON-RESIDENTIAL, CAPITAL RATE ADJUSTMENT*: One year after connection is made to the water and sanitary sewer systems, the municipality may determine the actual amount of metered water that was used over the year and recalculate the number of *sewer units* and the capital rate based on this flow. A refund for overpayment or a bill for additional amounts outstanding will be issued to the property owner.

4.0 REQUIREMENT TO CONNECT

4.1 All new buildings that can be serviced by the existing municipal sanitary sewer must connect to the municipal sanitary sewer system. Existing buildings may make *repairs* or *alterations* to their existing septic system but cannot *replace* the leaching bed of their existing sewage system. At such time as an existing building requires a new leaching bed, it must connect to the municipal sanitary sewer system and pay the fee as set out in section 1.2 of this bylaw.

5.0 If any provision or requirement of this bylaw, or the application thereof to any person or land shall, to any extent, be held to be invalid or unenforceable by any court of competent jurisdiction, the remainder of the bylaw, or the application of it to all persons other than those in respect of whom it is held to be invalid or unenforceable, shall not be affected thereby, and each provision and requirement of this bylaw shall be separately valid and enforceable.

6.0 Bylaw No. 14-2011 is repealed effective January 1, 2025.

**PASSED AND ENACTED
THIS 12TH DAY OF FEBRUARY 2025.**

Signed original on file
TONY FRASER
MAYOR

Signed original on file
NANCY JOHNSTON
CLERK

Schedule “A” of Bylaw No. 2025-18

Sewer Capital Rate for New Buildings

New buildings that connect to the municipal sanitary sewer system on County Road #3, (west of Main St.) shall be charged the following sewer capital rate:

Effective Date	Cost per <i>sewer unit</i>	Cost for a lateral, if installed*
September 11 – December 31, 2006	\$4,514.98	\$4,978.80
January 1 – December 31, 2007	\$4,709.12	\$5,192.89
January 1 – December 31, 2008	\$4,909.26	\$5,413.59
January 1 – December 31, 2009	\$5,100.72	\$5,624.72
January 1 – December 31, 2010	\$5,304.75	\$5,849.71
January 1 – December 31, 2011	\$5,516.94	\$6,083.70
January 1 – December 31, 2012	\$5,674.17	\$6,257.09
January 1 – December 31, 2013	\$5,844.39	\$6,444.80
January 1 – December 31, 2014	\$6,019.72	\$6,638.14
January 1 – December 31, 2015	\$6,188.27	\$6,824.00
January 1 – December 31, 2016	\$6,243.96	\$6,885.41
January 1 – December 31, 2017	\$6,375.08	\$7,030.00
January 1 – December 31, 2018	\$6,457.96	\$7,121.39
January 1 – December 31, 2019	\$6,619.41	\$7,299.43
January 1 – December 31, 2020	\$6,731.93	\$7,423.52
January 1 – December 31, 2021	\$6,772.32	\$7,468.06
January 1 – December 31, 2022	\$7,124.48	\$7,856.40
January 1 – December 31, 2023	\$7,616.07	\$8,398.49
January 1 – December 31, 2024	\$7,875.01	\$8,684.03
January 1 – December 31, 2025	\$8,016.76	\$8,840.35

*The cost for a lateral is only payable if a lateral was installed by the municipality to the property line.