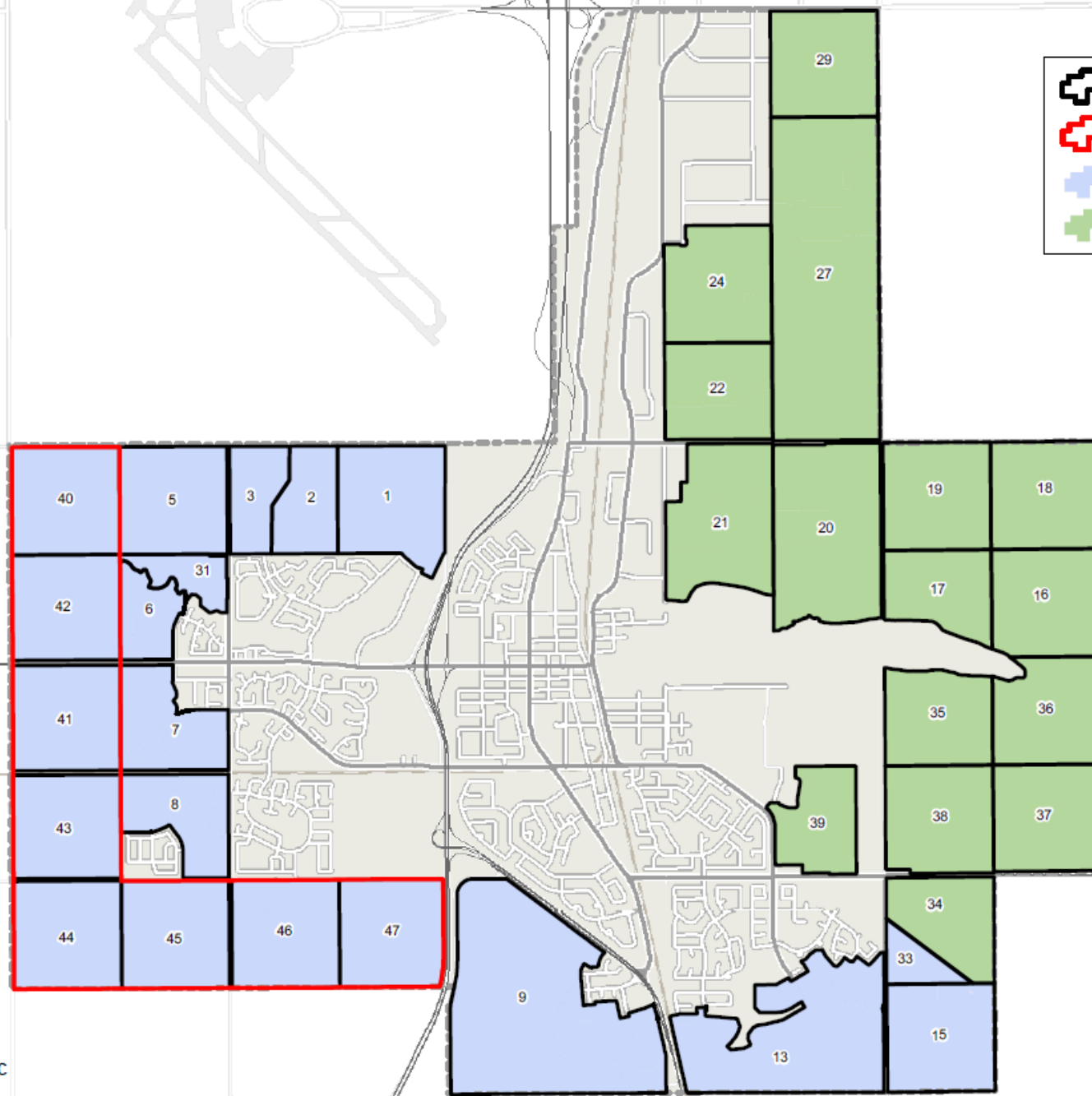






City of Leduc

2020 Off-Site Levy Update

Presented by:
Shawn Olson
Director, Engineering





-  Development Boundary
-  West Annexation Basin
-  West Basin
-  East Basin

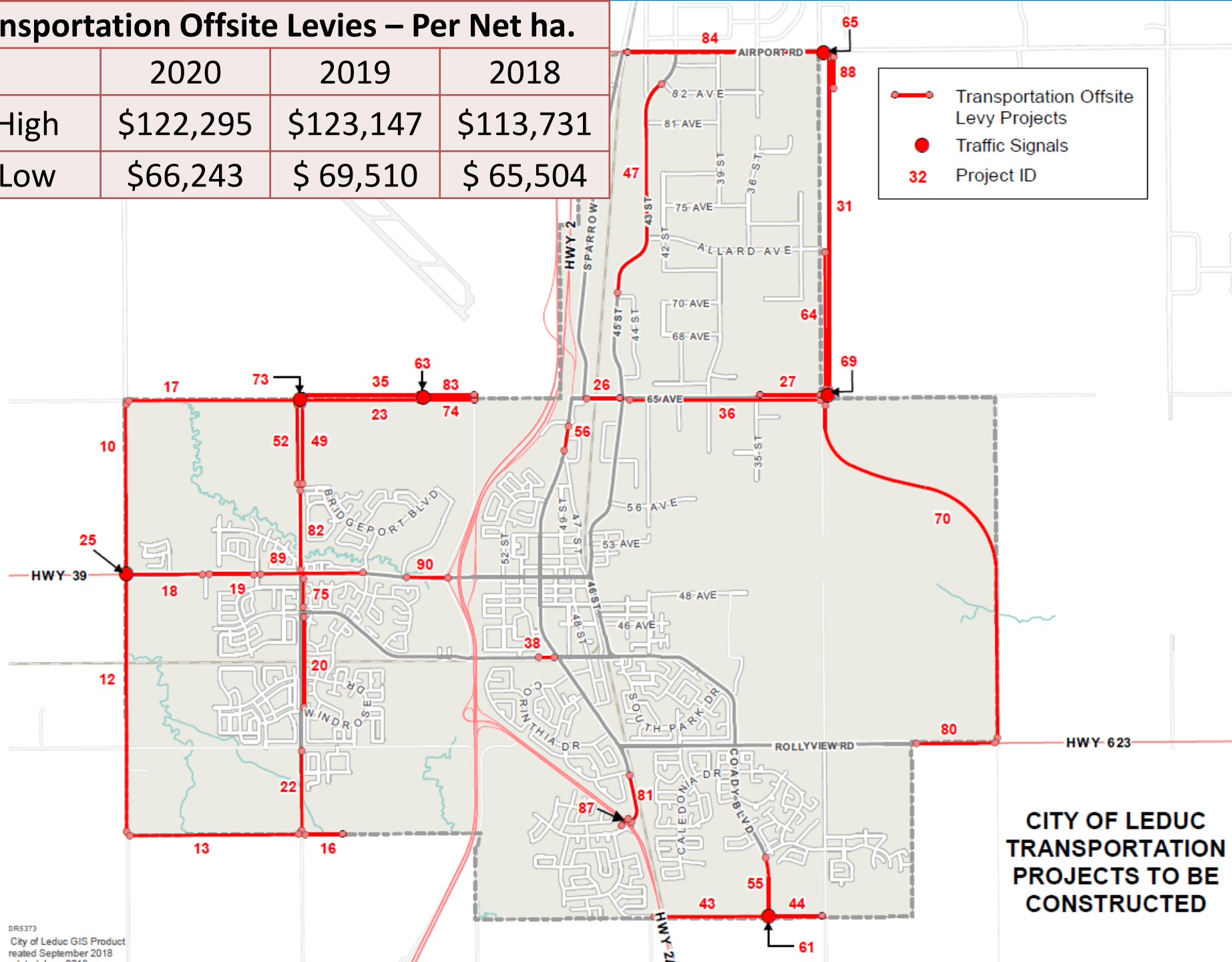
CITY OF LEDUC OFF SITE LEVY

PROPOSED DEVELOPMENT
AREAS

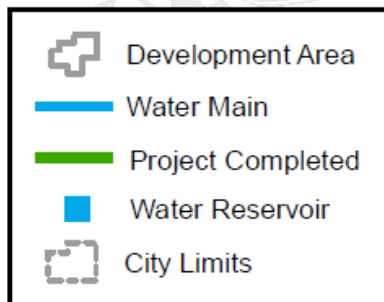
Schedule A

Transportation Offsite Levies – Per Net ha.

	2020	2019	2018
High	\$122,295	\$123,147	\$113,731
Low	\$66,243	\$ 69,510	\$ 65,504

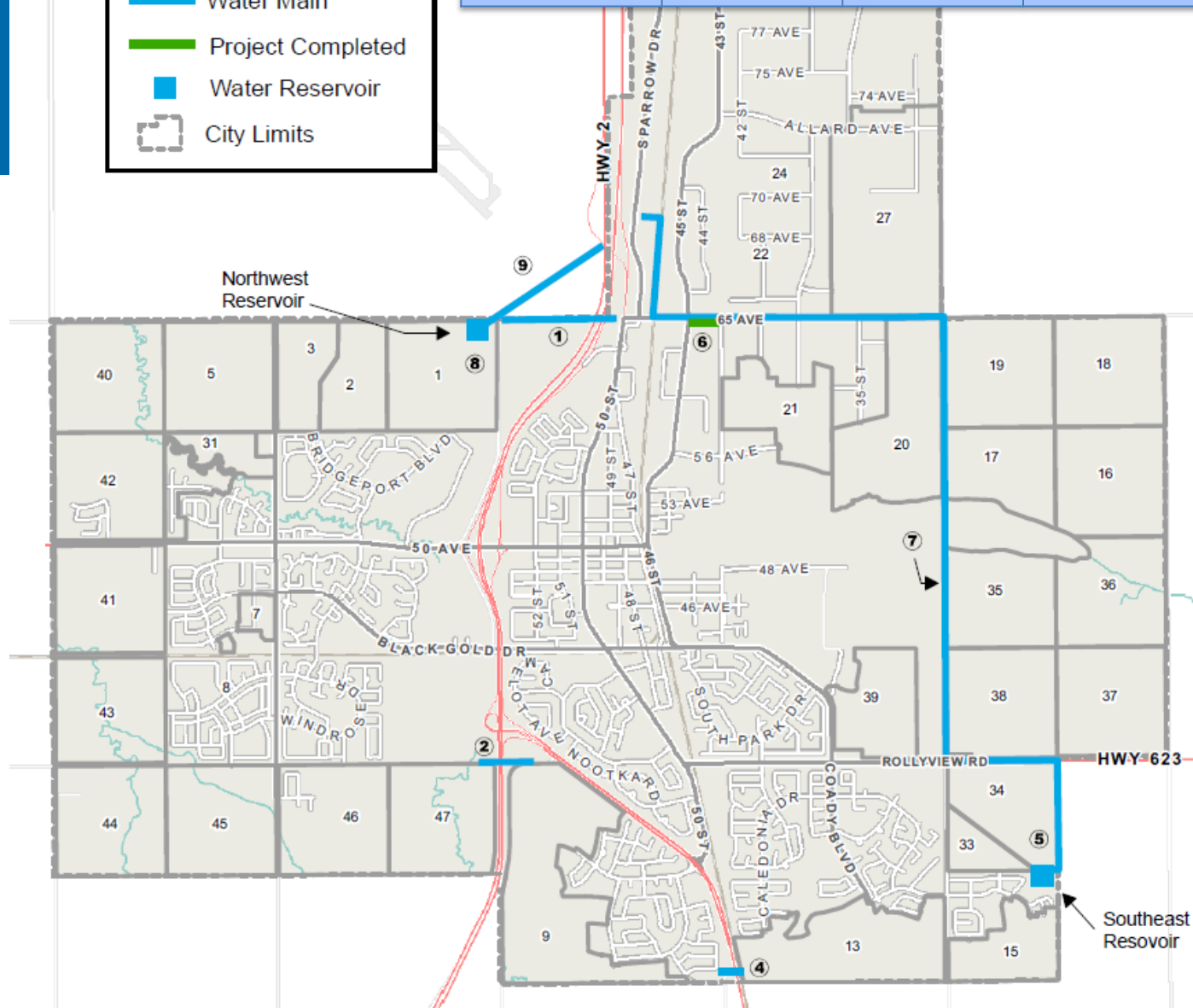


Water Infrastructure Map

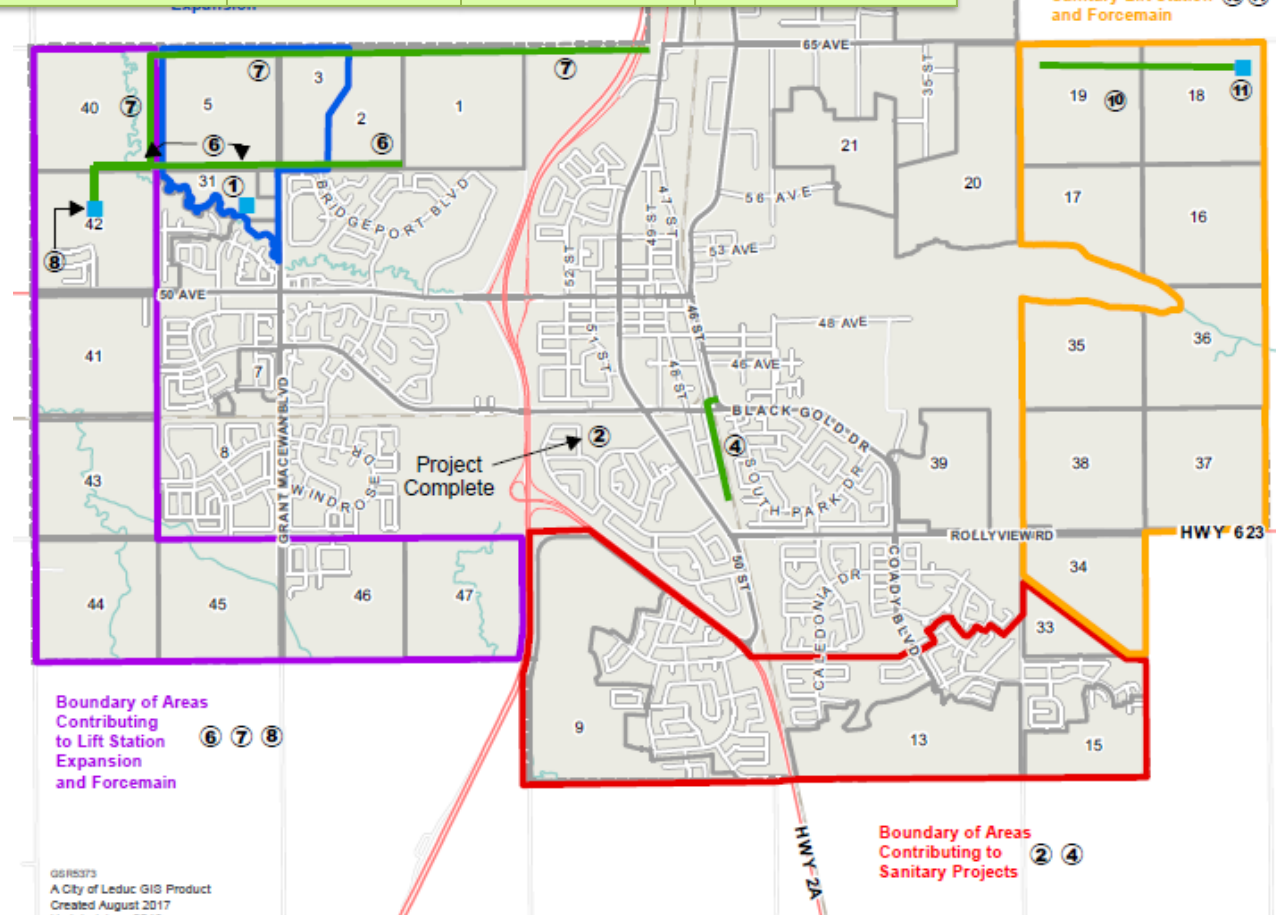


Water Offsite Levies – Per Net ha.

	2020	2019	2018
All Areas	\$18,938	\$19,417	\$16,560



Description	2020	2019	2018
Areas: 3, 5, 31	\$15,492	\$15,518	\$9,180
Area 9	\$2,362	\$1,859	\$16,022
Areas: 13, 15, 33	\$6,699	\$6,904	\$9,747
Areas: 16, 17, 18, 19, 34, 35, 36, 37, 38	\$21,448	\$22,256	\$28,173
Areas: 40, 41, 42, 43, 44, 45, 46, 47	\$55,093	\$54,742	\$59,013



Annual Rate Comparisons

2020 Rates

High's, Low's, and Weighted Averages⁴

	Transportation Levies (/Net Ha.)	Water Levies (/Net Ha.)	Sanitary Levies (/Net Ha.)	Total (/Net Ha.)
High	\$ 122,295	\$ 18,938	\$ 55,093	\$ 196,326
Low	\$ 66,243	\$ 18,938	\$ -	\$ 85,181
Weighted Average	\$ 93,873	\$ 18,938	\$ 20,269	\$ 133,080

2019 Rates

High's, Low's, and Weighted Averages

	Transportation Levies (/Net Ha.)	Water Levies (/Net Ha.)	Sanitary Levies (/Net Ha.)	Total (/Net Ha.)
High	\$ 123,147	\$ 19,417	\$ 54,742	\$ 197,306
Low	\$ 69,510	\$ 19,417	\$ -	\$ 88,926
Weighted Average	\$ 96,256	\$ 19,417	\$ 20,065	\$ 135,737

Municipality Rate Comparison

Municipality / Area	Average Per Ha.
City of Lacombe*	\$72,500
City of Spruce Grove (not incl drainage)	\$80,000
Red Deer County (Gasline Alley)	\$96,500
City of Leduc*	\$133,028
City of Cold Lake* (in process)	\$140,530
City of Chestermere*	\$145,524
City of Beaumont*	\$161,000
City of Red Deer	\$203,300
City of Lethbridge	\$249,000
City of Medicine Hat* (subsidy)	\$250,000
City of Lloydminster* (in process)	\$281,800
City of St. Albert*	\$290,000
City of Edmonton	+\$300,000
City of Calgary (incl rec & stabilization)	+\$350,000
City of Brooks	Not current
City of Wetaskiwin	Not Current (1982)

*CORVUS Clients.

All rates estimated from available internet sources as at end-2019.

If the municipality utilizes differential rates, residential rates are shown.

Questions?

