

Wynndel Irrigation District
Bylaw No.233

A bylaw to provide for making the assessment roll of the of the improvement district and to determine the basis of assessment and the method to be followed in classifying the lands in the improvement district.

The Trustees of Wynndel Irrigation District ENACT AS FOLLOWS:

1. In this bylaw "parcel" means any lot, block or other area in which is the subject of separate registration in the Land Title Office and includes two or more contiguous lots registered in the name of the same person(s) and used as one holding.
2. In this bylaw "district works" means the district works located on Duck Creek.
3. That the Secretary is appointed assessor of the improvement district.
4. That the said assessor is directed to make the assessment roll of the improvement district.
5. That the basis of assessment for the said assessment roll shall be parcels of land and areas of land.
6. That the assessor shall classify the parcels of land in the improvement district into groups as follows:

Group 1 - Shall comprise each and every parcel of land in the improvement district upon which is situated a residence to which domestic water is supplied from the improvement district's works.

Group 2- Shall comprise each and every parcel of land in the improvement district to which is installed a connection to the improvement district's works for the domestic purposes and which is not classified into Group 1.

Group 3- Shall comprise each and every parcel of land in the improvement district which can be supplied water for domestic purposes from the improvement district's works, but which is not classified into Group 1 or 2.

Group 4- Shall comprise each and every parcel in the improvement district upon which is installed a connection to the improvement district's works through which water is, or can be, supplied for use in a business or commercial establishment.

Group 5- Shall comprise each and every parcel in the improvement district upon which is installed a connection to the improvement district's works through which water is, or can be, supplied for use in a school.

Group 6- Shall comprise each and every parcel in the improvement district upon which is installed a connection to the improvement district's works through which water is, or can be, supplied for use in an industrial establishment.

Group 7- Shall comprise each and every parcel of land within the improvement district which is not classified into Group 1, 2, 3, 4, 5, or 6.

Group 8- Shall comprise each and every parcel in the improvement district which cannot be serviced by the district's works on Duck Creek but which are serviced by the works on Wynndel Creek.

7. That the assessor shall classify all lands in the improvement district into grades as follows:

Grade A- Shall comprise all irrigable land, suitable for the commercial production of tree fruits, grapes, and vegetables, within the improvement district's works to which the improvement district's works are extended, except for one acre where the land is also classified into Group 1, 2, 3, 4 or 5.

Grade B- Shall comprise all irrigable land suitable for the production of hay or pasture, within the improvement district to which the improvement district's works are extended except for one acre where the land is also classified into Group 1, 2, 3, 4, or 5.

Grade C- Shall comprise all unimproved irrigable land within the improvement district to which the improvement district's works are extended except that classified into Grade A or B.

Grade D- Shall comprise all land within the improvement district except that classified into Grade A, B, C or E.

Grade E- Shall comprise of properties brought into the improvement district through boundary extension to which water is not yet available.

8. That the assessment roll must be completed annually prior to billing of taxes.

9. That Bylaw No.230 is hereby repealed.

10. This bylaw may be cited as the "Bylaw 233, The 2025 Assessment Bylaw".

INTRODUCED and given first reading by the Trustees on the 5th day of November, 2024.

RECONSIDERED and finally passed by the Trustees on the 5th day of November, 2024.

Secretary to the Trustees _____ Chair of the Trustees _____

I hereby certify under the seal of the Wynndel Irrigation district that this is a true copy of Bylaw No. 233 of Wynndel Irrigation District passed by the Trustees on the 5th day of November , 2024.

Secretary to the Trustees _____ Chair of the Trustees _____