



2022 Local Improvement Plan

The Council of the City of Steinbach will hold a public hearing at Council Chambers, located at 225 Reimer Avenue, on Tuesday, December 7, 2021 at 7:35 p.m. Council will hear any person who wishes to make a presentation, ask questions, or register an objection to the following Local Improvement Plans.

Plan 2022-01 Event Centre Construction

Intent: To construct an Event Centre to replace the current Centennial ice rink. This will provide a venue to accommodate a variety of community events and activities in addition to traditional winter ice sports.

Estimated Costs: Total costs of the project are estimated to be \$42,491,093, to be financed with a borrowing of \$7,500,000. The borrowing is to be repaid over a five-year period, with an annual payment of \$1,829,180.21 based on a maximum estimated annual interest rate of 7.0%. The remaining costs are to be funded by an Investing in Canada Infrastructure Program Grant (\$17,491,093), private sector funding (\$15,000,000) and the City's Recreation Reserve Fund (\$2,500,000).

Taxpayer Impact: For taxpayers owning property located within the City's General Local Improvement District, a mill rate levy of 1.530 mills will be required to finance the project. As an example, during the term of the borrowing for this project, this mill rate levy will generate an annual property tax amount of \$137.71 for a residential property valued at \$200,000.00.

Plan 2022-02 Loewen Blvd/PTH 12 N Intersection Renewal

Intent: To replace approximately 415 lineal meters of asphalt roadway, 200 lineal meters of concrete roadway, 500 lineal meters of sidewalks, 580 lineal meters of water main, 690 lineal meters of sewer main, and 505 lineal meters of land drainage sewer located near the intersection of Loewen Boulevard and PTH 12 N.

Estimated Costs: Total costs of the project are estimated to be \$8,275,000, to be financed with a borrowing of \$3,500,000. The borrowing is to be repaid over a five-year period, with an annual payment of \$853,617.43 based on a maximum estimated annual interest rate of 7.0%. The remaining project costs will be funded by grants and other funding (\$4,545,000), the City's Capital Development Reserve Fund (\$110,000) and the City's Utility Reserve Fund (\$120,000).

Taxpayer Impact: For taxpayers owning property located within the City's General, Water, and Sewer Local Improvement Districts, the estimated mill rate levies and an example of the estimated annual property tax amounts within each district during the term of the borrowing for this project are as follows:

| Mill Rate Levy | General District 0.286 mills | Water District 0.243 mills | Sewer District 0.221 mills |
|--|---------------------------------|-------------------------------|-------------------------------|
| Annual Property Taxes on Residential Property Valued at \$200,000.00 | \$25.71 | \$21.89 | \$19.87 |

Please note: This does not mean taxes will increase by this amount as other debt is scheduled to be retired.





ADDITIONAL INFORMATION

Potential taxpayers who object to this Local Improvement Plan must file a notice of objection with the City of Steinbach by mail or in person, at or prior to the public hearing indicated above. A notice of objection must contain the name and address of the person filing the objection, identify the property in respect to which the objection is filed, and state the reason(s) for the objection.

Copies of the Local Improvement Plans are available for review and may be examined by any person during regular office hours of Steinbach City Hall, located at 225 Reimer Avenue, Steinbach. If you would like more information regarding the proposed construction projects or schedules, please contact the undersigned at the City of Steinbach at 204-346-6563.

Additional Information Re: COVID-19

The City of Steinbach is proceeding with public hearings, conducted openly pursuant to the requirements of the Municipal Act, while ensuring COVID-19 protocols are being followed. To help prevent, manage, and mitigate the possible spread of COVID-19 extra precautionary measures when entering our facilities are being used. We strongly encourage the submission of a letter or email to the Senior Manager, Finance to register your questions, concerns or objections. Should you wish to attend and speak to the matter at hand, the City asks that you pre-register with the Senior Manager, Finance by email, letter or telephone. Please note that masks are required if you are attending the meeting. If you would like further information regarding the City of Steinbach council meeting protocol during COVID-19 please see the City of Steinbach website: www.steinbach.ca

Brian Hrehirchuk
Senior Manager, Finance
November 9, 2021

QUESTIONS?

Contact Brian Hrehirchuk, Senior Manager, Finance
204.346.6563 | bhrehirchuk@steinbach.ca | Steinbach.ca
225 Reimer Avenue, Steinbach, MB R5G 2J1

