THE RURAL MUNICIPALITY OF MACDONALD

BY-LAW NO. 13/26

BEING A BY-LAW OF THE RURAL MUNICIPALITY OF MACDONALD
to provide capital reserve funds from new developments.

WHEREAS the Council of the Rural Municipality of Macdonald deems it prudent and in the best interest of the Municipality to ensure that sufficient capital contributions are obtained from new developments to contribute to the anticipated development, repair, expansion, replacement and renewal of the capital infrastructure of the Municipality;

AND WHEREAS for the purpose the Council wishes to impose capital levies in respect of new lots created by subdivision of land and on new units in multi-family projects, contributing to the following reserves;

1. Capital Development Reserve
2. Water Utility Reserve
3. Sewer Utility Reserve

NOW THEREFORE, the Council of the Rural Municipality of Macdonald duly assembled, enacts as follows:

1. This By-Law may be referred to as “The Capital Levies By-Law”.
2. That Capital Levies must be paid by an owner or applicant upon
    a. approval by the approving authority under *The Planning Act* of a subdivision of land;
    b. passing by Council of an amendment to the Rural Municipality of Macdonald Zoning By-Law that authorizes multi-family development;
    c. approval by Council of a conditional use under the Rural Municipality of Macdonald Zoning By-Law that in authorizes multi-family development; and
    d. connection of lots to the municipal water supply and wastewater collection and treatment systems, where water and sewer capital levies have not previously been collected in respect of the lots.
3. That a capital levy be assessed, charged and imposed upon any application for subdivision approval in accordance with the levies set out in Schedule “A” attached to this By-Law;
4. All compensation for capital costs received from such application shall be placed in a “Capital Development Reserve Fund” and “Recreation Reserve Fund”.
5. That a Water Infrastructure Capital Contribution be assessed, charged and imposed upon any application for subdivision approval in accordance with the levies set out in Schedule “B” attached to this By-Law;
6. That a Sewer Infrastructure Capital Contribution be assessed, charged and imposed upon any application for subdivision approval in accordance with the levies set out in Schedule “B” attached to this By-Law;
7. That a Sewer Lift Station and Force Main Capital Contribution be assessed, charged and imposed upon any application for subdivision approval in accordance with the levies set out in Schedule “B” attached to this By-Law;
8. That a Sewer Lagoon Infrastructure Capital Contribution be assessed, charged and imposed upon any application for subdivision approval in accordance with the levies set out in Schedule “B” attached to this By-Law;

9. All compensation for Water Infrastructure Capital Contribution be placed in a "Water Utility Reserve Fund" and the Sewer Infrastructure Capital Contribution, Sewer Lift Station and Force Main Capital Contribution and Sewer Lagoon Infrastructure Capital Contribution be placed in the "Sewer Utility Reserve Fund".
10. Levies become payable upon the granting of conditional approval of subdivision by the approving authority or, where the approving authority has rejected an application, upon approval of the subdivision by The Municipal Board.
11. By-Law No. 13/24 is repealed.

DONE AND PASSED by the Council of the Rural Municipality of Macdonald, in Council duly assembled, at Sanford, Manitoba this 14th day of October, A.D. 2026.

THE RURAL MUNICIPALITY OF MACDONALD

Original Signed by:

Brad Erb

Brad Erb
Reeve

Daryl Hrehirchuk

Daryl Hrehirchuk, CMMA
Chief Administrative Officer

Read a First time this 22nd day of September, A.D. 2026.
Read a Second time this 14th day of October, A.D. 2026.
Read a Third time this 14th day of October, A.D. 2026.

Schedule "A" to By-Law No. 13/26

Capital Levy

As a condition of approval of subdivision, the applicant shall pay a capital levy as indicated below:

Zoning	Use	Capital Levy	Levy Per Lot/Unit
Residential General Development	**Single Family Dwelling Lots** Capital Development Reserve Recreation Reserve	 $ 4,250.00 $ 750.00	$ 5,000.00
Residential General Development	**Multi-Family (per dwelling unit)** Capital Development Reserve Recreation Reserve	 $ 3,527.50 $ 622.50	$ 4,150.00
Commercial/Industrial General Development	**Commercial/Industrial Lots** Capital Development Reserve Recreation Reserve Public Reserve Dedication	 $ 4,250.00 $ 750.00 $ 2,500.00	$ 7,500.00
Commercial/Industrial General Development	**Commercial/Industrial Units** Capital Development Reserve Recreation Reserve Public Reserve Dedication	 $ 3,527.50 $ 622.50 $ 2,075.00	$ 6,225.00
Agricultural	**Agricultural Lots** Capital Development Reserve Recreation Reserve	 $ 4,250.00 $ 750.00	$ 5,000.00

Schedule "B" to By-Law No. 13/26

Water & Sewer Levies

As a condition of approval of subdivision, the applicant shall pay the following water and sewer levies:

Levy Type	Areas	Connection Type	Meter Size & Capacity	Levy per Connection/ Unit
Water Infrastructure Capital Contribution				
WICC	Brunkild, Domain & Starbuck	Single Family Dwelling	⅝" 20 US gal/min or 1.3 L/sec	$ 7,000.00
WICC	Brunkild, Domain & Starbuck	Multi-Family Dwelling (3+ units)	⅝" 20 US gal/min or 1.3 L/sec	$ 5,810.00
WICC	La Salle	Single Family Dwelling / Commercial	⅝" 20 US gal/min or 1.3 L/sec	$ 7,315.00
WICC	La Salle	Multi-Family Dwelling (3+ units) / Multi-Unit Commercial	⅝" 20 US gal/min or 1.3 L/sec	$ 6,071.00
WICC	Oak Bluff	Single Family Dwelling	⅝" 20 US gal/min or 1.3 L/sec	$ 6,000.00
WICC	Oak Bluff	Multi-Family Dwelling (3+ units)	⅝" 20 US gal/min or 1.3 L/sec	$ 4,980.00
WICC	Sanford	Single Family Dwelling	⅝" 20 US gal/min or 1.3 L/sec	$ 8,100.00
WICC	Sanford	Multi-Family Dwelling (3+ units)	⅝" 20 US gal/min or 1.3 L/sec	$ 6,723.00
WICC	Rural	Single Family Dwelling	⅝" 20 US gal/min or 1.3 L/sec	$ 12,200.00
WICC	Rural	Non-resident rural connection	⅝" 20 US gal/min or 1.3 L/sec	$ 15,800.00
WICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	⅝" 20 US gal/min or 1.3 L/sec	$ 19,600.00
WICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	¾" (x 1.5) 30 US gal/min or 1.9 L/sec	$ 29,400.00
WICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	1" (x 2.5) 50 US gal/min or 3.2 L/sec	$ 49,000.00
WICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	1½" (x 5) 100 US gal/min or 6.3 L/sec	$ 98,000.00

Levy Type	Areas	Connection Type	Meter Size & Capacity	Levy per Connection/ Unit
WICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	2" (x 8) 160 US gal/min or 10.1 L/sec	$ 156,800.00
WICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	3" (x 15) 300 US gal/min or 18.9 L/sec	$ 294,000.00
WICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	4" (x 25) 500 US gal/min or 31.5 L/sec	$ 490,000.00
WICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	6" (x 50) 1000 US gal/min or 63.1 L/sec	$ 980,000.00
Sewer Infrastructure Capital Contribution				
SICC	Brunkild, Domain, Sanford, Starbuck	Single Family Dwelling	⅝" 20 US gal/min or 1.3 L/sec	$ 4,500.00
SICC	Brunkild, Domain, Sanford, Starbuck	Multi-Family Dwelling (3+ units)	⅝" 20 US gal/min or 1.3 L/sec	$ 3,735.00
SICC	La Salle	Single Family Dwelling / Commercial	⅝" 20 US gal/min or 1.3 L/sec	$ 4,100.00
SICC	La Salle	Multi-Family Dwelling (3+ units) / Multi-Unit Commercial	⅝" 20 US gal/min or 1.3 L/sec	$ 3,403.00
SICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	⅝" 20 US gal/min or 1.3 L/sec	$ 13,400.00
SICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	¾" (x 1.5) 30 US gal/min or 1.9 L/sec	$ 20,100.00
SICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	1" (x 2.5) 50 US gal/min or 3.2 L/sec	$ 33,500.00
SICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	1½" (x 5) 100 US gal/min or 6.3 L/sec	$ 67,000.00
SICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	2" (x 8) 160 US gal/min or 10.1 L/sec	$ 107,200.00
SICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	3" (x 15) 300 US gal/min or 18.9 L/sec	$ 201,000.00

Levy Type	Areas	Connection Type	Meter Size & Capacity	Levy per Connection/ Unit
SICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	4" (x 25) 500 US gal/min or 31.5 L/sec	$ 335,000.00
SICC	Including McGillivray Boulevard Enterprise Centre	Commercial, Industrial & large users	6" (x 50) 1000 US gal/min or 63.1 L/sec	$ 670,000.00
Sewer Lift Station & Force Main Capital Contribution	Oak Bluff	Single Family Dwelling	⅝" metre 20 US gal/min or 1.3 L/sec	$ 1,000.00
Sewer Lift Station & Force Main Capital Contribution	Oak Bluff	Multi-Family Dwelling (3+ units)	⅝" metre 20 US gal/min or 1.3 L/sec	$ 830.00
Sewer Lagoon Infrastructure Capital Contribution	Oak Bluff	Single Family Dwelling	⅝" metre 20 US gal/min or 1.3 L/sec	$ 6,500.00
Sewer Lagoon Infrastructure Capital Contribution	Oak Bluff	Multi-Family Dwelling (3+ units)	⅝" metre 20 US gal/min or 1.3 L/sec	$ 5,395.00