



REPORT

To: Chair and Directors

Report Number: FN-BRD-345

From: Financial Administration

Date: October 16, 2025

Subject: North Peace Leisure Pool Service Boundary Amendment Bylaw No. 2584, 2025

RECOMMENDATION: [Corporate Unweighted]

That the Regional Board give North Peace Leisure Pool Service Boundary Amendment Bylaw No. 2584, 2025, which updates the list of Class 1 Residential Properties in Zone 2 of the defined portion of Electoral Area B exempted from the service area and taxation for the function, first three readings.

BACKGROUND/RATIONALE:

The service area for the North Peace Leisure Pool is unique. The service area boundaries of the North Peace Leisure Pool Local Service Area Bylaw No. 995, 1995 include the City of Fort St. John, Electoral Area C, and a defined portion of Electoral Area B, with Electoral Area B split into two separate zones. Zone 1 is considered to be within driving distance of the facility, and Zone 2 is considered to be too far to make use of it. All classes of properties within Zone 1, including Class 1 residential properties with improvements, are taxed for the service. Any properties with Class 1 Residential assessment in Zone 2 must be exempted by bylaw so that they are not taxed. The exempted properties with Class 1 Residential assessment may also have other classes of assessment (split class properties) which are also exempted by bylaw. All other properties in Zone 2 (i.e.: commercial, industrial, agricultural) with improvements are subject to taxation to fund the North Peace Leisure Pool operations.

Amendment bylaws to identify properties that should be exempted, were completed in 1998, 1999, 2003, 2006, 2008, 2009, 2010, 2011, 2012, 2013, 2015, 2016, 2017, 2022 and 2023 to keep the list of exempted Class 1 Residential properties in Zone 2 current.

ALTERNATIVE OPTIONS:

1. That the Regional Board provide further direction.

STRATEGIC PLAN RELEVANCE:

- Not Applicable to Strategic Plan

FINANCIAL CONSIDERATION(S):

A total of 848 properties are being exempted. The total assessment being exempted is \$444,587,451 including \$208,060,144 Class 1 Residential, \$3,762,300 Class 2 Utilities, \$215,793,000 Class 4 Major Industry, and \$16,972,007 Class 6 Business and Other.

COMMUNICATIONS CONSIDERATION(S):

The bylaw, if given three readings, will be forwarded to the participants (City of Fort St. John, Electoral Area B and Electoral Area C) seeking their written approval of the amendment as specified in the *Local Government Act* s.349 (1)b) and then to the Ministry of Municipal Affairs for statutory approval.

OTHER CONSIDERATION(S):

Once the statutory approval is received from the Ministry, the Regional Board will need to adopt the Bylaw in order for the newly identified Class 1 Residential properties located in Zone 2 to be exempted for 2026.

Attachment:

1. North Peace Leisure Pool Service Boundary Amendment Bylaw No. 2584, 2025