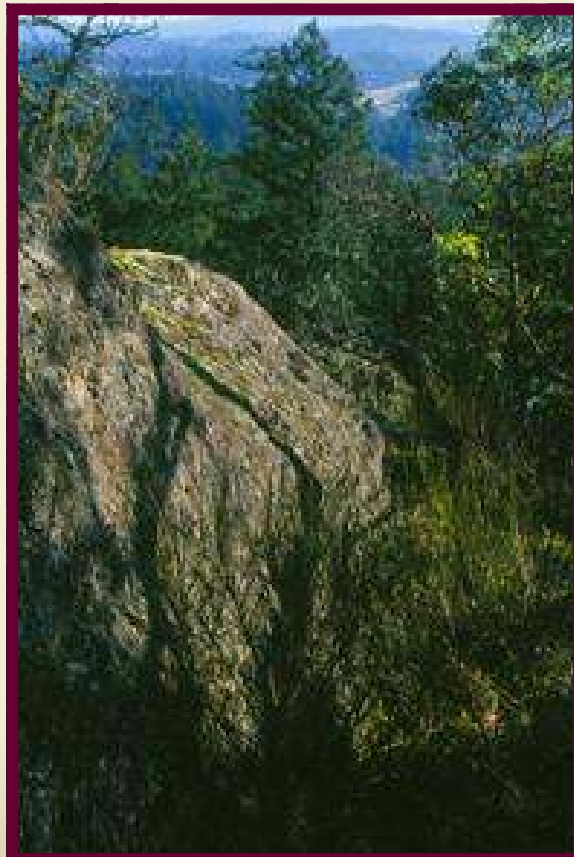




City of Langford 2005 Annual Report

File Number: 0645-20

*Golden in Setting
Determined in Spirit*



City of Langford 2005 Annual Report

Table of Contents

1. Table of Contents	2
2. Executive Summary	3
3. Corporate Philosophy Statement	4
4. Standing Committees	5
5. Functional Organization Chart	6
6. City Accomplishments 2005	7
7. Department Service and Operations Reports;	
a) Planning Department	13
b) Building Department	17
c) Langford Fire Rescue Department	18
d) Approving Officer	19
e) Administration Department	23
f) Bylaw Enforcement	24
g) RCMP	26
8. Audited Consolidated Financial Statements Dec. 31, 2005	32
9. Permissive Tax Exemptions 2005	55
10. City of Langford Results for 2005	57
11. Council Objectives and Measures for 2006	61
12. Council Objectives and Measures for 2007	65

Executive Summary

2005 was the third year of the 3-year electoral mandate given to the Council elected in December 2002 which consists of:

Mayor Stewart Young
Councillor Denise Blackwell
Councillor Winnie Sifert
Councillor John Goudy
Councillor Lanny Seaton
Councillor Lillian Szpak
Councillor Matt Sahlstrom

The Standing Committee system continued for the twelfth year. The Committees enjoy significant continuity of citizen participation providing important community advice to Council. The contributions of volunteer citizens are effective in providing a more informed participation of the Langford citizens in the decision making process.

2005 was a busy year for community improvements. Work began on the new City Centre Park Sports Field and Dry Floor Arena Complex. The Ed Fisher Memorial Sports Field was completed on Happy Valley at Isabel Road. Over 1.1 kilometers of new sidewalks were built in 2005 with an additional \$271,414 contributed from developers to the Sidewalk Reserve Fund.

A number of major rezoning applications were completed in 2005, including:

1. 1000 Gade Road. The addition of 204 acres to the CD6 comprehensive 6 Bear Mountain Zone added approximately 780 additional residential units to the Bear Mountain Resort Development.
2. The rezoning for the Millstream Village Power Centre completed on Millstream Road. This will allow for approximately 300,000 square feet of commercial development. The developer will be providing approximately \$2.5 million of road improvements.
3. 948 Flatman/3371 Happy Valley Road (Flatman Heights). This rezoning provided for 98 residential lots and nine new affordable homes.
4. 649 to 671 Goldstream Avenue was rezoned to permit 92 condominium dwelling units in a new condominium known as McConnell Place.
5. 2655 to 2659 Sooke Road (the Jaswal Lumber site) was rezoned to permit a 42-unit apartment building with ground floor commercial and 24 townhouse units. This will be a significant catalyst for revitalizing the Sooke Road Corridor.

Other highlights for the City of Langford in 2005 included the following:

1. Council received a 4 Bloom rating in the National Communities in Bloom contest.
2. Council received an Honourable Mention award for Langford's Affordable Housing and Amenity Policy from the Planning Institute of British Columbia.
3. Langford awarded the first three affordable homes under the Affordable Housing Program with another 32 affordable homes secured through rezoning.
4. Langford Fire Hall No. 2 was rebuilt at the corner of Happy Valley and Sooke Road. This is a significant catalyst for the revitalization of the Sooke Road Corridor.
5. Building permits totaled over \$107 million in value with 632 new residential homes added for the population of Langford.

2005 was a very busy year for all departments given the ongoing high levels of growth and community improvements.



Langford Corporate Philosophy Statement:

*Community pride and service excellence
through innovation, flexibility and teamwork.*



City of Langford

Council Standing Committees

o **Administration and Finance Committee**

Councillor John Goudy, Chair
Councillor Matt Sahlstrom, Vice Chair
Mr. John Crook
Mr. Ken Halbert
Mr. Frank Hudson

o **Park and Recreation Committee**

Councillor Lanny Seaton, Chair
Councillor Winnie Sifert, Vice Chair
Councillor Denise Blackwell, Council Representative
Mr. Terry Young
Mr. Dave Dalby
Mr. Graham Terlson
Mr. Glen Brownlow
Mr. Mike Gibbins (VCMMC)
Mr. Ron Kerr
Mr. Randy Prettie

o **Planning and Zoning Committee**

Councillor Denise Blackwell, Chair
Councillor Lanny Seaton, Vice Chair
Councillor John Goudy, Council Representative
Mrs. Denyse Dehler
Mr. Steve Harvey
Mr. Cliff Curtis
Mr. Richard Bauln
Mr. Norm Arden

o **Protective Services Committee**

Councillor Lillian Szpak, Chair
Councillor Lanny Seaton, Vice Chair
Councillor Winnie Sifert, Council Representative
Mr. Jim Henry
Mr. Mike Gibbins
Mr. John Crook
Mr. Kelly Zado, Volunteer Firefighter Representative

o **Transportation and Public Works Committee**

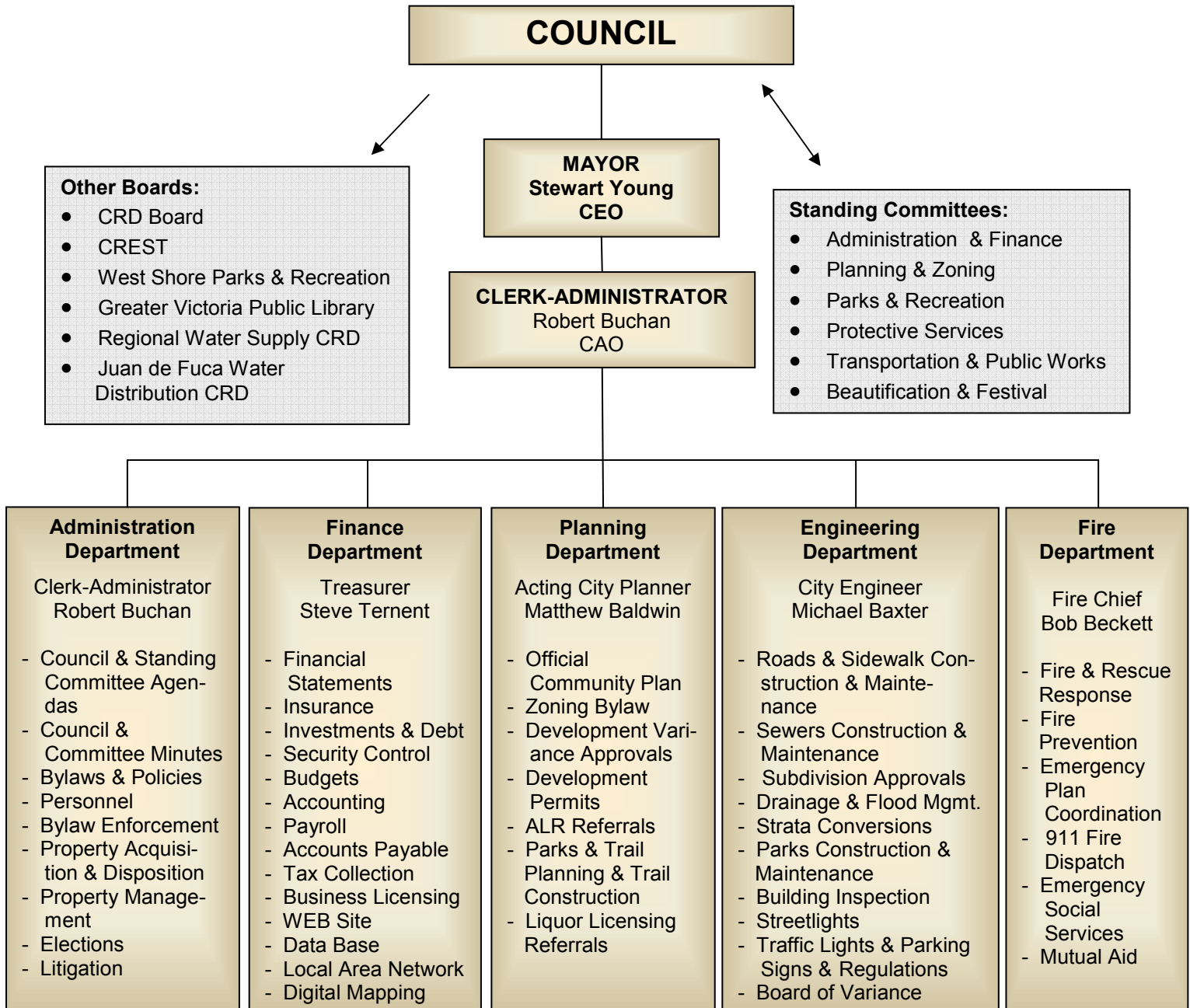
Councillor Winnie Sifert, Chair
Councillor John Goudy, Vice Chair
Councillor Lanny Seaton, Council Representative
Mr. Terry Young
mr. Ron Drewery
Mrs. Jean Tarr
Mr. Gerald Kalk
Mr. Nirmal Johal
Mr. Joe Arden
Mr. Mike Gibbins (VCMMC)

o **Beautification & Festival Committee**

Councillor Denise Blackwell, Chair
Councillor John Goudy, Vice Chair
Councillor Winnie Sifert, Council Representative
Mayor Stewart Young
Mr. Al Kelly
Mr. Les Bjola
Mr. Richard Irwin
Mr. Mike Gibbins
LES Representative

City of Langford

Functional Organizational Chart



2005 City of Langford Accomplishments

1. Completed north side boulevard landscaping sidewalks on Goldstream Avenue between Granderson and Grainger Road.
2. Completed landscaping sidewalk extension on Goldstream Avenue west of Jacklin Road in front of Langford United Church.
3. Completed landscape sidewalk improvements on west side of Jacklin Road and Jenkins Road intersection.
4. Widened Jacklin Road to 4-lanes through redevelopment of Hull's Field.
5. June 30th, 2005 completed purchase of JJM Highways Works Yard from BCBC and through a Assignment Agreement with a developer the alignment of Attree Avenue would be routed to Langford Parkway at a new traffic light. Alignment to be completed by November 2005 (Roads DCC project).
6. Completed the reconstruction of Goldstream River Bridge on July 25th, 2005.
7. Completed Happy Valley Road Bridge over Bilston Creek Replacement with a new bridge September 20th, 2005.
8. Constructed and opened a new Fire Rescue Station #2 at Sooke Road and Happy Valley Road. Official opening scheduled for November 10th, 2005.



New Fire Station #2

9. Completed sale of the remainder 2 acres of Hotel option site in May 2005 to Starwood Properties for \$702,900.
10. Started construction on Eagle Ridge Arena at City Centre Park and issued a Request for Proposals for the Arena operator and for the Daycare Playzone operator.

Planning Department:

1. completed park design for Willing Park
2. completed Dorothy Eng Park
3. Completed Phelps/Thetis Trail
4. Complete Fisher Field Trail (by November)
5. Completed concept plan for City Centre Park
6. Completed Parking Inventory for Downtown.
7. Complete Parking Strategy for Downtown (by December)
8. Draft Plan for South Langford Neighbourhood (by year end)
9. Completed Community Profile
10. Communities In Bloom (four bloom award with environmental mention)
11. Second annual tree planting and garden contest
12. Planning Institute of British Columbia award for Planning Excellence for Langford's Affordable Housing Program.
13. Established Affordable Housing Committee and awarded first three affordable houses under this program.



Affordable Housing Initiative

14. Finished third fish ladder rock work in Millstream Creek
15. Added three new statues in the Downtown (sleeping dog and veteran with teenager by Nov 11)
16. Initiated environmental enhancement project with partners in Fire Hall Creek.

Engineering Department:

Parks and Trails

- o Dry Floor Arena building constructed – internal finishing and parking lot underway – 50% complete

- o New parks as part of subdivision
 - o City Centre Park – 14.6 acres – earthworks and pond construction 30% complete
 - o Ed Fisher memorial ball field- 4.1 acres – 80% complete
 - o Goldstream Meadows – 24.2 acres natural park land
 - o Bear Mtn Phase 5 – Tot lot (to be built in 2006)
 - o Bear Mtn – Bear Mtn Park – natural park land
 - o Valley View Park – 2.4 acres acquired– for ball field construction in 2006
- o Hansen Park – prepared landscaping to be completed by the Langford Enhancement Society
- o Dorothy Eng Park – parking lot completed
- o Leigh Rd. Park – Outhouse installed in 2005
- o Sunderland – 147 metres of trail
- o Phelps/ Thetis – 222 metres of trail to Thetis Lake Park
- o Fisher Field trails – 156 metres of trail in 2005, Boardwalk in 2006
- o Humpback Park – community outreach program underway with park improvements
- o Santana trail to Willaway School – improvements underway - for completion December 2005
- o Millstream/Sparrow trail– underway - for completion December 2005
- o Bear Mountain trails – 1434 metres of trail complete
- o Agreement in principal to acquire Lake Ida Ann – in process
- o Cornerstone Park – design underway
- o Centennial Park Hedge Replacement – underway
- o Centennial park Tot Lot to be installed in November
- o Henry Eng Well to service Centennial Park – complete – awaiting Hydro service



Ed Fisher Memorial Ball Field

Sewers

Four pump stations were constructed:

- o Happy Valley Road pump station at Dicker and Valley View Pump Station both to serve Happy Valley.
- o Shelby Lift Station to serve the north side of Langford Lake and the Goldstream Meadows neighbourhood.
- o Hull's Field lift station to serve the new dry floor arena.

Approximately 15km of sewer construction completed or in progress:

- o Happy Valley Road sewer from the Metchosin boundary to Sooke Road
- o Flatman sewer to serve 93 new lots on Flatman Avenue (in progress)
- o Glen Lake Sewers serving all lakefront properties (in progress)
- o Kelly Road/Jacklin/Rex link to serve Hull's Field development and lands beyond Amy Road/Goldstream Avenue/Leigh Road sewer to serve the north side of Langford Lake and the Goldstream Meadows neighbourhood.
- o Force main serving the 400 block and part of the 300 block of Atkins Avenue and all of Selica Road
- o Duncan Place and Toth Place sewers
- o Rainville (south), Wentwich(south) and Rockingham sewers (in progress)

- o Design commenced on Florence Lake/Setchfield sewers

Inflow and Infiltration Program:

- o Rehabilitation of the remainder of the old leaking sewer system in the Phelps/Treanor subdivision
- o Leigh Road pump station rehabilitation (in progress)

West Shore Assessments and Contract Administration:

- o Over 400 new customers connected to sewers
- o Over 1000 properties provided with sewer service to the property line

Storm Drainage

- o Eliminated flooding potential up to a one in 200 year storm for 12 houses in the Wiltshire – Isabel area.
- o Klahanie/Willing culvert replacement (in progress)
- o Jacklin/Walfred culvert replacement (in progress)
- o Kershaw canal culverting for flood prevention continued
- o Rainville and Wentwich drainage design to address ongoing issues in this area (in progress)
- o Rainville and Wentwich drainage upgrades to be constructed in conjunction with sewer construction
- o Contract awarded for Gardner Creek box culvert upgrade of old culvert
- o Contract awarded for Klahanie, east of Dicker culvert replacement
- o New seepage pit installed at 1040 Jenkins Avenue
- o West Nile Virus – survey of likely habitat for these mosquitoes completed – aerator installed in Hansen Pond
- o Happy Valley Storm water management plan – under review for completion with the South Langford Area Plan late 2005.

Roads

- o Completed a new traffic model for the West Shore which will allow us to complete traffic planning through to 2026 early next year.
- o Treanor Avenue road and drainage improvements design in progress for 2006 construction budget consideration
- o Treanor and Bellamy intersection design in progress for 2006 construction budget consideration
- o Florence Lake Road improvements design in progress for 2006 construction budget consideration – work planned to be completed in conjunction with the sewer construction in this area
- o Shaw Avenue (Florence Lake to Gade) road rebuild design in progress for 2006 construction budget consideration – work planned to be completed in conjunction with the sewer construction in this area
- o Rail Crossing at Peatt Road – preliminary investigation and design complete – moving through process for approvals with Rail America
- o Rail Crossing at West Shore Parkway – preliminary report underway

- o Savory- Brock Connection – Alternative Route Study to be complete by January 2006
- o Working with MOT on Bear Mountain Interchange Functional Design, Millstream Interchange improvements and Malahat review
- o Peatt Road paver sidewalks, lighting and landscaping completed fronting the Red House, SM Cycle, Dentist Office, Valentine Place (Evedars)
- o Goldstream paver sidewalks, landscaping, streetlights, North side between Granderson and Grainger.
- o Paver sidewalks, landscaping, streetlights and bus pull-out fronting Gordon United Church
- o Pulverize and complete overlay of Phelps (its all looking really good from Bellamy to Heather-Ann)
- o Pulverize and Pave Strathmore
- o Luxton curb, trail and intersection improvements at Sooke Road
- o Jacklin road widening from Station to Kelly including sidewalks and landscaping and streetlights on the west side.
- o Realignment of Attree to meet Jacklin/Langford Parkway in a new signalized junction to improve traffic safety and flow in the downtown – in progress.
- o Extended bike lanes on Goldstream Avenue West to Spencer School.
- o Created left turn lanes and crosswalk improvements on Goldstream in front of Spencer School
- o Extended bike lanes on Jacklin Road from Kelly to the Colwood border
- o Extended bike lanes on Goldstream to Colwood border.
- o Goldstream/Grainger Traffic Signals designed.
- o New pedestrian crossing with flashing yellow lights at 900 block Goldstream (actually waiting for the poles to complete this).
- o Both Duncan Place and Toth Place were repaved in conjunction with the sewer works
- o Construction of the new landscaped cul-de-sac island on Monnington Place was completed in conjunction with the Glen Lake sewer works
- o Repaving of Churchwood Place was completed in conjunction with the Glen Lake sewer works
- o Repaving of Elroy Place in progress in conjunction with the Treanor sewer works
- o New West Shore Parkway under construction with junction improvements at the Trans Canada Highway ready for construction
- o Intersection improvements at Goldstream Avenue and the Trans Canada Highway – design done
- o Rotten wooden Goldstream River Bridge replaced with new concrete bridge with walkway.
- o Old rusting Happy Valley Bridge replace with new concrete bridge with walkway.
- o Lippincott bridge condition survey done
- o Langford Parkway & Jacklin Intersection under construction

Frontage improvements

- o Started the construction of additional lanes on Millstream between Treanor and the TCH which by April 2006 will relieve this congestion for years to come.
- o Treanor Avenue sidewalks and Frontage for millstream Village Development Corp underway for November 2005 completion.
- o New traffic circle at Deville and Brock
- o Sidewalk and access ramp in front of Tim Horton's on Millstream Road
- o Atkins Road dedication acquired and leveled through subdivision process which will create a safe walking area along this portion of Atkins (helping to improve slope stability)
- o Sidewalks, landscaping, streetlights and crosswalk improvements at St. Anthony's

- o New bus pull-out and sidewalks at Valley View on Happy Valley road plus state of the art traffic calming at existing road crossing of the Galloping Goose
- o Langvista drive – sidewalks and overlay
- o Sidewalk on Atkins from Mill Hill park to Legget lane
- o Some sidewalks on Bellamy and Gourman roads
- o Happy Valley and Walfred road – extended existing sidewalks.
- o Crystalview Drive Street Lights installed
- o Fire Hall #2 – Sooke Road and Happy Valley – sidewalks, landscaping and street lights
- o McCallum at Sheraton/Citation Village – sidewalks, landscaping and street lights

Subdivision

- o Over 400 new lots created in the first 9 months (not a statistic that has universal appeal).
- o Existing roads improved as part of subdivision
 - o Langvista Drive (2 locations)
 - o Happy Valley and Walfred
 - o 400 Block Atkins
 - o Deville at Arncott
 - o Hoffman at Cornerstone Terrace
- o Sewers extended to existing roads as part of subdivision
- o Langvista Drive

Engineering Emergency Plan

- o The Engineering Draft Emergency Plan completed
- o Testing of the plan will begin in 2006
- o Dry Floor Arena - Emergency Generator on order for Dry Floor arena for Post Disaster use. Committee Rooms and bathrooms designed as post disaster structures



Goldstream Ave - Christmas Lights

Planning Department

Year End Report for 2005

Date: January 16, 2006

File: 0650-20

Subject: Planning Department Development Activity

Applications Received to Date

Type of Application	1994	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005	Dec	Total
Agricultural Land Reserve	0	3	4	1	2	2	1	0	3	3	1	1	0	21
Development Permits	7	14	24	22	24	24	22	34	46	60	47	61	4	385
Amended Development Permits	0	1	0	0	0	1	0	9	6	10	12	17	3	56
Development Variance Permits	3	9	6	12	17	11	19	21	29	40	36	38	2	241
OCP Amendments	4	6	7	16	16	11	8	12	8	12	17	16	0	133
Sign Development Permits	0	0	0	0	0	0	0	0	32	28	29	51	4	140
Strata-Title Conversions	2	0	0	0	0	0	2	0	0	0	0	0	0	4
Temporary Industrial Use Permits	0	0	0	0	0	0	0	1	0	0	1	1	0	3
Zoning Amendments	10	15	15	28	24	19	24	23	27	22	38	31	1	276
Total	26	48	56	79	83	68	76	100	151	175	181	216	14	1259

Volume of applications in 2005 increased 18.8% over volumes in 2004 and 22.9% over volumes in 2003.

Application	Received	Issued	Civic Address	Proposal
1. DP-05-58	13 Dec 05		3006 Glen Lake Road	Duplex in full compliance
2. DP-05-59	15 Dec 05		1400 Lynburne Place	Finlayson Reach, 155-unit, 9-storey, 2 levels underground parking
3. DP-05-60	19 Dec 05		957 Glenwillow Place	Environmental DP for 6 residential lots
4. DP-05-61	19 Dec 05		2813 A and B Montego Drive	Duplex in full compliance
5. SDP-05-49	8 Dec 05	8 Dec 05	103-829 Goldstream Avenue	Cowboy Cones signage
6. SDP-05-50	22 Dec 05	22 Dec 05	688 Hoffman Avenue	Additional Temporary Real Estate Signage
7. SDP-05-51	22 Dec 05		2945 Jacklin Road	Fairway Market Signage

Application		Received	Issued	Civic Address	Proposal
8.	DVP-05-37	6 Dec 05		703 Massie Drive	Vary rear yard
9.	DVP-05-38	16 Dec 05		957 Glenwillow Place	Vary rear yard
10.	Z-05-31	14 Dec 05		2792 Lakeshore Place	GB1 to RS2

Applications In Process

Agricultural Land Reserve Applications	Development Permits	Sign Development Permits	Development Variance Permits	OCP Amendments	Zoning Amendments	Total
0	25	12	8	10	19	74

Applications Approved in December

Agricultural Land Reserve	Development Permits	Sign Development Permits	Development Variance Permits	OCP Amendments	Zoning Amendments	Total
0	6	4	5	0	2	17

Project Status Report

1. Parks and Recreation:

- Willing Park: Plans have been presented to West Shore Recreation Commission Board and Field Committee. Decision on plans on hold pending user needs study by Westshore Recreation Commission.
- Dorothy Eng Park: Complete
- Phelps/Thetis Trail: Complete
- Fisher Field Trail: Clearing is complete. Seventy percent of project is complete and VCMMC anticipates 100% completion by mid-November.
- City Centre Park: Concept Plan is complete.
- Parks Tour completed in August.

2. Planning:

- Parking Inventory: Complete
- Parking Strategy: Background information is being compiled and work is underway.
- South Langford Plan: Planning research under way. Consultants have been contacted. Environmental Inventory is complete. Agricultural viability Study is complete. Floodplain Study is complete. Workshop was held on July 7, 2005. Completion of project is anticipated for early 2006. Plan options have been prepared. Preparation by next public open house is underway.
- Community Profile Update: Complete
- Communities in Bloom: Brochure is complete. Garden Contest is finished. Judging Tour is complete. Preparations for 2006 underway.
- Millstream Creek Fishery Enhancement: Work is complete to third fish ladder. Coho smolt monitoring is complete.

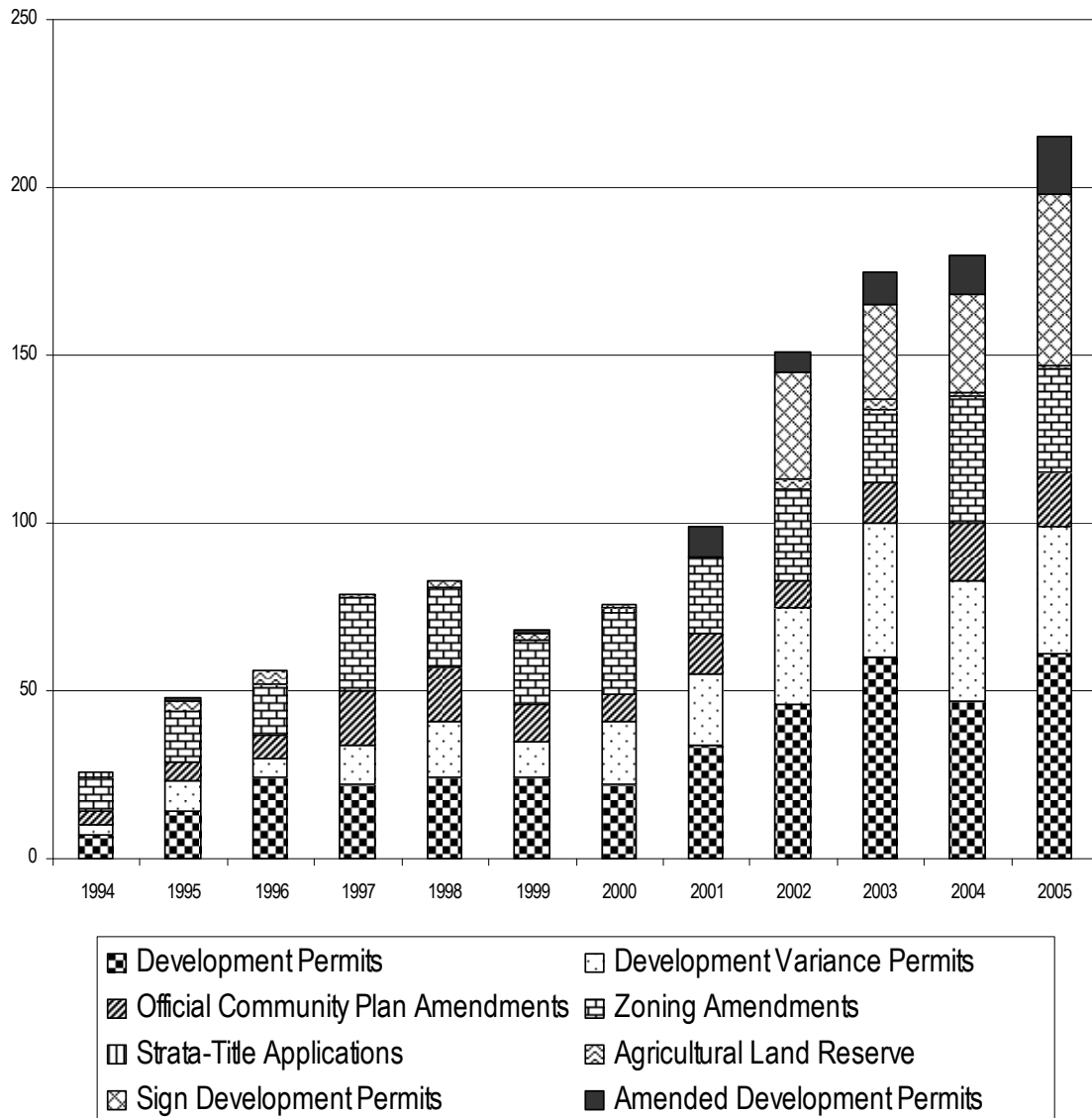
- g) Downtown Art Strategy: Sleeping dog statue is complete. The statues of the veteran and teenager in Veterans' Park were installed in December. Purchase orders have been issued for the other four statues to be installed in 2005.
- h) Bilston Creek Environment Project has begun.

Revenue 2005							
Type of	GL Number	January	February	March	April	May	June
ALR	11151970-00	\$0.00	\$0.00	\$0.00	\$600.00	\$0.00	\$0.00
Development Permits	11151920-00	\$45,717.39	\$34,102.98	\$40,388.50	\$31,033.21	\$21,400.41	\$25,877.75
Development Variance Permits	11151950-00	\$2,000.00	\$0.00	\$4,130.00	\$3,375.00	\$2,065.00	\$5,680.00
Rezoning Applications	11151940-00	\$81,182.42	\$7,527.60	\$13,014.53*	\$70,067.27	-\$4,602.25*	\$9,293.72
Public Hearings	11151900-00	\$7,000.00	\$4,200.00	\$1,400.00	\$7,000.00	\$2,800.00	\$2,800.00
Sign Development Permits		\$650.00	\$250.00	\$1,050.00	\$550.00	\$750.00	\$1,400.00
Total		\$136,549.81	\$46,080.58	\$33,953.97	\$112,625.48	\$22,413.16	\$45,051.47

Revenue 2005 cont'd							
Type of Application	July	Aug	Sep	Oct	Nov	Dec	Total Revenue
ALR	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$300.00*	\$300.00
Development Permits	\$62,614.93	\$22,674.88	\$38,866.73	\$13,681.99	\$5,368.76	\$70,409.96	\$412,137.49
Development Variance Permits	\$3,660.00	\$1,325.00	\$2,195.00	\$3,375.00	\$2,130.00	\$4,260.00	\$34,195.00
Rezoning Applications	-\$1,400.00*	\$2,400.00	\$7,805.66	\$5,991.18	\$6,159.81	\$6,760.59	\$178,171.47
Public Hearings	\$0.00	\$0.00	\$2,800.00	\$2,800.00	\$4,200.00	\$1,400.00	\$36,400.00
Sign Development Permits	\$600.00	\$1,970.00	\$300.00	\$1,100.00	\$850.00	\$800.00	\$10,270.00
Total	\$65,474.93	\$28,369.88	\$51,967.39	\$26,948.17	\$18,708.57	\$83,330.55	\$671,473.96

*Includes refunds from previous month's revenue

Number of Applications Received to Date By Year



Rob Buchan

Rob Buchan, MCIP
City Planner

Matthew Baldwin

Matthew Baldwin, MCIP
Planner

Jessica Boot

Jessica Boot
Planning Technician

Alison Myerscough

Alison Myerscough
Planning Technician

Jane Evans

Jane Evans
Planning Technician

Trina Cruikshank

Trina Cruikshank
Planning Assistant

Sharon Jensen

Sharon Jensen
Planning Secretary

Iain Bourhill

Iain Bourhill
Planning Technician

Building Inspection Department

Report to December 31, 2005

File No. 0650-20 (Building)

PERMITS	YEAR TO DATE 2005
Single Family Dwelling No. of Units	259
Construction Cost	\$30,766,737.00
Permit Fee	\$387,631.00
Duplex - No. of Units	9
Construction Cost	\$848,515.00
Permit Fee	\$12,546.00
Multiple Family Dwelling No. of Units	364
Construction Cost	\$32,969,531.00
Permit Fee	\$240,096.00
Residential Additions/Alterations No. of Permits	123
Construction Cost	\$2,728,175.00
Permit Fee	\$36,751.00
Commercial/Industrial No. of Permits	77
Construction Cost	\$38,385,872.00
Permit Fee	\$286,579.00
Institutional - No. of Permits	3
Construction Cost	\$1,775,000.00
Permit Fee	\$10,938.00
Plumbing - No. of Permits	492
Permit Fee	\$166,762.00
Chimney - No. of Permits	176
Permit Fee	\$4,685.00
TOTAL YEAR TO DATE - 2005	
Construction Cost	Permit Fees
\$107,474,830.00	\$1,145,988.00

Secondary Suites = 58 for 2004 (to Dec. 31st) / 85 for 2005

2005 Langford Fire Rescue Facts

SUMMARY

- Land Area 4,146 hectares
- City Population 22,000 approx
- Fire Stations 3
- Fire Suppression Personnel 55
 - Fire Suppression Staff 6
 - Volunteers 49
- Dispatch Operators 5
- Admin. Staff 1

INDIVIDUAL STATION COMPLIMENT

STATION NO. 1
Total Compliment 28
Filled Positions 31

STATION NO. 2
Total Compliment 12
Filled Positions 12

STATION NO. 3
Total Compliment 12
Filled Positions 12



McCallum Rd Hotel Fire 08 October 2005



Bush Fire - Mountain
Top Rd. 11 Aug 2005



MVA @ VMP & Kelly Rd 19 May 2005

LANGFORD FIRE RESCUE ACTIVITY	<u>2005</u>	<u>2004</u>	<u>2003</u>
TOTAL CALLS:	923	886	796
Alarm Bells:	92	83	54
False Alarms:	10	22	19
Fire Calls:	110	114	119
Medical First Response:	352	305	189
Motor Vehicle Accidents:	129	156	122
Public / BC Ambulance Assists:	57	24	22
Miscellaneous Calls:	66	66	72
Natural Gas Leaks:	29	16	8
Open Burning Complaints:	32	52	131
Incinerators:	1	1	4
Smoke Sightings:	41	43	51
Search / Rescue	4	4	5

Approving Officer's Annual Report 2005

File Number: 0645-20-A

Subdivision Applications			
<i>Subdivision Applications</i> received:			
Address	Lot(s)	Address	Lot(s)
616A & 616B Atkins Avenue	1	2966 Jacklin & 3024 Glen Lake Rd	7
891 Attree Avenue	2	2707 Winstar Road	2
2596 Selwyn Road	1	2566 Jeanine Drive	1
2258 Yewtree Place	1	420 Atkins Avenue	2
113 Sunkist Close	2	537 Langvista Drive	2
2645 Citation Phased Strata	65	629 Rason Road	1
466 Atkins Road	6	2968 Jacklin Road	1
464 & 468 Phelps Avenue	11	1000 Gade Road (The Gates 2)	28
Bear Mountain Phase 13 (Navigators Rise)	8	Bear Mountain Phase 8	158
3148 Happy Valley Road	9	3419 Happy Valley Road	6
707 Massie Drive	1	600-604 Atkins Avenue	1
656 Rockingham Road	3	2110 Millstream Road	34
109 Valiant Place	1	2371 Millstream (Millstream Village)	12
891 Attree Avenue Phase 2	4	2655 & 2659 Sooke Road	1
2710 Jacklin Road	1	640 & 642 Atkins Avenue	2
937 Langford Parkway	2	381 Atkins Avenue	1
612 Atkins Avenue	1	109 Sunkist Close	1
957 Glen Willow Place	5	1205 Parkdale Drive	3
Total Lots Received = 387			
<i>Statement of Conditions</i> issued:			
Address	Lot(s)	Address	Lot(s)
3188 Jacklin Road	5	948 Flatman Avenue & 3371 Happy Valley Road	94
2695 Rainville Road	6	891 Attree Avenue	4
616A & 616B Atkins Avenue	1	2566 Jeanine Drive	1
695 Goldie Avenue	1	420 Atkins Avenue	2
113 Sunkist Close	2	537 Langvista Drive	2
629 Rason Road	1	1000 Gade Road	28
999 Gade Road	158	3438 Happy Valley Road	9
3419 Happy Valley Road	6	707 Massie Drive	1
656 Rockingham Road	3	2110 Millstream Road	34
109 Valiant Place	1	2655 Sooke Road	1
937 Langford Parkway	1		
Total Lots Issued SoCs = 361			

Subdivision Applications Continued

Subdivision Approvals issued:

Address	Lot(s)	Address	Lot(s)
891 Attree Avenue	4	595 Langvista Drive	41
Phase 5 – Crystalview	29	2309 Bellamy Road	1
2140 Gourman Common Property	2	481 Treanor Avenue	1
895 Isabel	29	Brandy Place Common Property	8
Bear Mountain Phase 5	35	Eagle Ridge Phase 3, 4A & 4B	20
2206 Millstream Road	1	3691 Happy Valley Road	64
1040 Dunford Avenue	1	2666, 2672 & 2674 Deville Road	20
614 Strandlund Road	2	582 Goldstream Avenue	1
2747 Winster Road	1	948 Flatman & 3371 Happy Valley Road	94
2966 Jacklin Road & 3082 Glen Lake Road	7	2707 Winster Road	2
629 Rason Road	1	707 Massie Drive	1
600 & 604 Atkins	1	2371 Millstream	12
937 Langford Parkway	1		
Total Lots Approved = 286			

New Subdivision Roads created in 2005

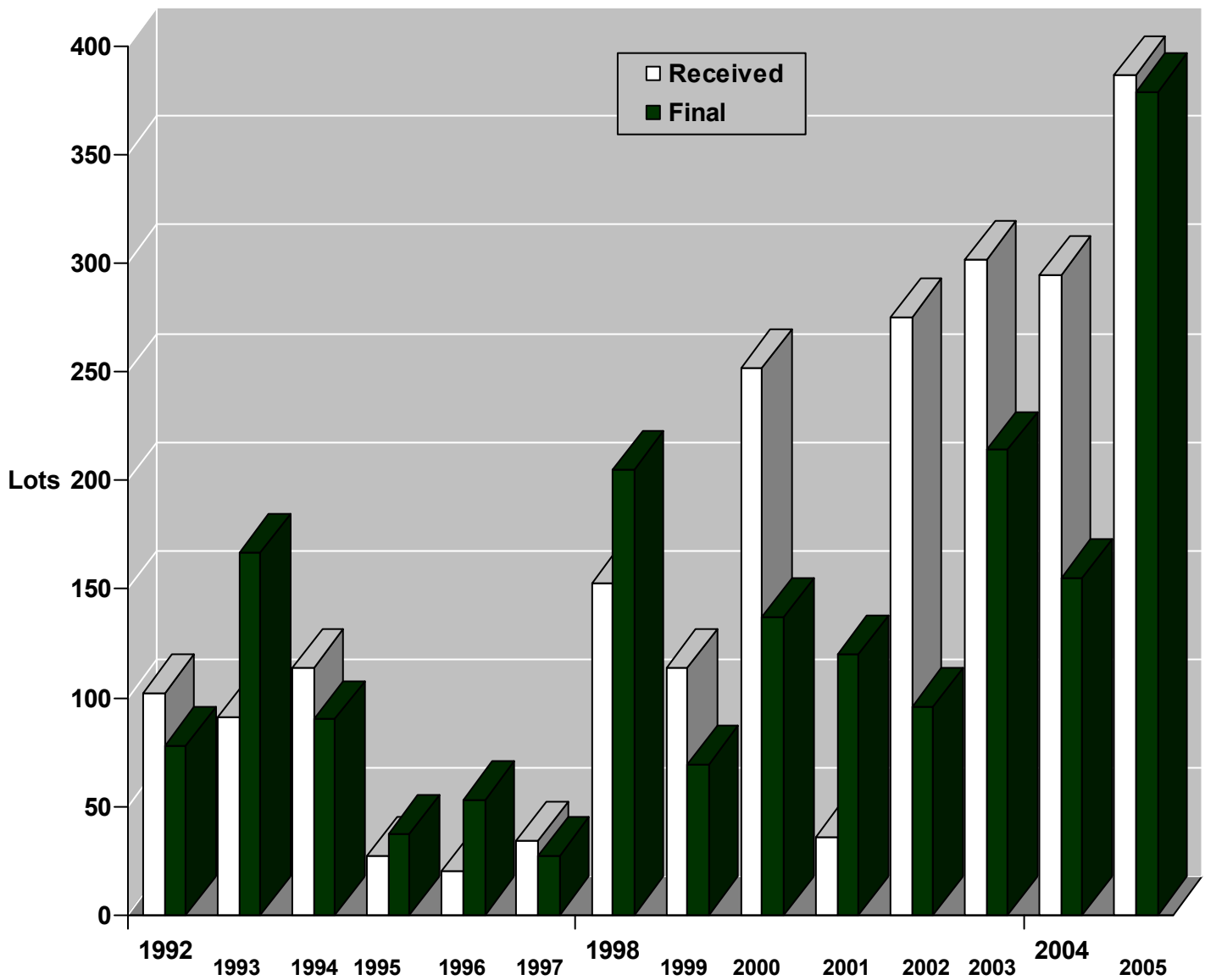
Public Roads		Private Roads
Wild Ridge Way	Sanderling Way	Bluebird Lane
Wild Pond Lane	Kinglet Court	Cavalcade Terrace
Moss Ridge	Starling Court	Bellamy Close
Ridge Pond Drive	Thrush Place	Normark Place
Wild Berry Bend	Turnstone Drive	Legacy Ridge
Arncote Place	Greenmansions Place	Huckleberry Terrace
Rockhampton Close	Goldstone Heights	Blueberry Lane
Willshire Extension	Langford Parkway	
Firehall Creek Road	West Shore Parkway	

2005 Fees / Revenue Application Fees

Subdivisions	Statement of Conditions	\$127,100	
	2% Construction Fee	\$135,100	
	Application for Final	\$85,300	
	DCC Roads North	\$255,000	
	DCC Roads South	\$290,900	
	DCC Roads	\$286,300	
	DCC Storm	\$158,300	
	ISA Survey	\$17,900	
	Strata Title Conversion	\$2,300	
	Park Land Improvement	\$53,300	
	Park Acquisition	\$620,600	
	Affordable Housing	\$2,000	
	Total Fees/Revenue Received:		\$2,034,100
	Park Donated	Ha	
Park Cash-in-Lieu			\$57,800
Sidewalk Donations			\$189,100
CRD Water Department DCC			\$731,310
School Acquisition Charges			\$261,616



Veteran's Memorial Park - Lavender Festival



Respectfully submitted,

Suzette Chapman
Lead Engineering Secretary

Chad Parry
Subdivision Technologist

Rachael Sansom
Subdivision Coordinator

Michael Baxter, P.Eng.
Approving Officer

Victor Chen
Chief Engineering Technologist

Administration Department

Number

1. Council Meetings:

➤ Regular Council Meetings	22
➤ Special Council Meetings	6
➤ Special 'In Camera'	22
➤ Committee of the Whole	1

2. Committee Meetings:

➤ Planning and Zoning	17
➤ Protective Services	9
➤ Transportation & Public Works	12
➤ Administration & Finance	8
➤ Parks & Recreation	6
➤ Beautification & Festival Committee	2

3. Bylaws:

➤ Adopted in 2005	74
➤ Started in 2005	80

Types of Bylaws:

➤ OCP Amendments	9
➤ Zoning Amendments	19
➤ Public Hearings	33
➤ Financial	22
➤ Regulatory Amendments	17
➤ Sewer	5
➤ Other	1

4. Personnel:

- 74 active working employees at December 31st, 2005
- 2 employees on Maternity Leave
- 19 positions recruited in 2005

5. Property Purchases - None

6. Property Dispositions

- a) Lot F amenity McCallum Hotel site sold to Starwood Holdings
- \$700,000

Bylaw Enforcement Issues

2005 Year to date - 31 Dec. 2005

	2005	2004
Complaints received	627	474
Complaints not verifiable		1
Complaints investigated & Resolved - No file open	572	376
False Alarm Dispatches (RCMP)	N/A	305
Files opened (including reopen of previous files)	13	51
Files closed	10	29
Violation notices (warnings) issued	627	271
MTI tickets issued (not including ACO)	18	34
MTI tickets canceled	9	1
MTI tickets paid	57	25
MTI tickets disputed	1	3
Convicted	12	2
Acquitted	2	1

CRD Bylaw Services Division

Animal Control Summary for 2005

TOTALS FOR 2005	
COMPLAINTS	
Livestock	2
Cats	59
Dogs - Livestock Harassment	0
Dogs - At Large	168
Dogs - Biting	28
Dogs - Barking	71
Miscellaneous	17
Total Complaints:	345
ENFORCEMENT ACTIONS	
Impounds - Cats	46
Impounds - Dogs	72
Impounds - Livestock	13
Impounds - Other	2
Total Impound/Tickets:	133
RETURNS - DOGS	
Adopted	2
Euthanized	2
Returned to Owner	63
Remaining in Pound	11
Total Returns - Dogs:	78
RETURNS - CATS	
Adopted	12
Euthanized	7
Returned to Owner	5
Remaining in Pound	27
Total Returns - Cats:	51

R.C.M.P. Operational Statistics 2005



Royal Canadian
Mounted Police

Gendarmerie royale
du Canada

Officer In Charge
West Shore RCMP
698 Atkins Avenue
Victoria, BC, V9B 3A4

Mayor Stewart Young
City of Langford
2nd Floor, 877 Goldstream Avenue
Victoria, BC
V9B 2X8



Security Classification/Designation
Classification/désignation sécuritaire

UNCLASSIFIED

0550-20-P

Your File - Votre référence

Our File - Notre référence
302-3-1

Date

January 10, 2006

Dear Sir,

RE: Monthly Mayors Report - December 2005

There were seven hundred and ninety-five (795) calls or occurrences received during the month of December. Below is a snapshot of various police occurrences for the month of December 2005:

Occurrence	This month	This month last year	Year-to-date	Last year-to-date
Assaults (Including Sex Assaults)	13	24	210	330
Break & Enter - Business	3	4	36	43
Break & Enter - Residence	12	11	80	92
Break & Enter - Sheds	3	3	22	19
Theft of Vehicle	5	2	71	124
Theft from Vehicle Over \$5000.00	0	0	2	1
Theft from Vehicle Under \$5000.00	25	29	257	297
Theft Over \$5000.00	1	0	5	3
Theft Under \$5000.00	38	52	394	831
Possession of Stolen Property	0	5	2	24
Mischief/ Property Damage Over \$5000.00	0	0	6	0

Occurrence	This month	This month last year	Year-to-date	Last year-to-date
Mischief/ Property Damage Under \$5000.00	39	60	436	540
Traffic Collision - Fatal	0	0	2	1
Traffic Collision - Non Fatal Injury	5	14	110	142
Traffic Collision - Property Damage	30	35	267	263
Impaired Operation of MV	11	35	114	409
Roadside Suspension - 24hr	7	10	66	90
Other traffic moving	18	78	472	1261
Other traffic non-moving	22	28	231	322
Written Warnings	35	23	232	465

For your information, please find enclosed copies of the following reports for the month of December:

- ☐ Street Crime Report
- ☐ Guardroom Statistics
- ☐ Criminal Record Check Statistics

Sincerely,


J.R Faulkner, Inspector
Office In Charge
West Shore RCMP

BREAK AND ENTER COMPARISON TO PREVIOUS YEARS:

	2001	2002	2003	2004	2005
JAN	28	29	34	14	35
FEB	21	25	25	26	21
MAR	37	27	21	20	20
APR	30	35	15	35	24
MAY	24	14	26	18	31
JUN	11	16	21	19	23
JUL	14	21	25	28	27
AUG	22	33	24	21	19
SEP	22	43	26	22	22
OCT	17	40	14	27	28
NOV	20	25	25	21	27
DEC	24	28	20	38	37
TOTALS:	270	336	276	289	314

THEFTS FROM VEHICLES:

During the month of December-2005 there were sixty nine (69) theft from vehicles complaints in the West Shore Detachment area.

Langford	25
Colwood	21
View Royal	09
Metchosin	10
Highlands	04
Songhees	00
Esquimalt R.	00

Of note there were seventy seven (77) complaints of miscellaneous thefts and twenty (20) complaints of theft of bicycles in the West Shore area during the month.

The following are the number of reported thefts from vehicles during December-2005, in comparison to previous years.

	2001	2002	2003	2004	2005
JAN	88	29	46	34	77
FEB	76	39	73	60	63
MAR	66	44	62	47	46
APR	66	46	50	42	36
MAY	38	68	41	54	38
JUN	44	81	40	44	41
JUL	37	59	28	47	45
AUG	56	76	55	62	44
SEPT	36	61	50	55	43
OCT	40	68	64	57	34
NOV	33	46	65	96	36
DEC	25	30	42	77	69
TOTALS:	605	647	616	675	572

GUARD ROOM STATISTICS MONTH ENDING DECEMBER 2005

MONTH							
Municipality	DIPP	Court	Jail	PTA	Other PD	Total	% of Total
Langford	25	3	—	6	1	35	50
Colwood	3	2	—	2	—	7	10
View Royal	8	4	—	1	—	13	19
Provincial	2	12	1	—	—	15	21
Totals	38	21	1	9	1	70	100

MONTH					
Male	Female	VOM	VOF	Total	% of Total
29	—	5	1	35	50
5	1	1	—	7	10
11	2	—	—	13	19
12	3	—	—	15	21
57	6	6	1	70	100

YEAR TO DATE							
Municipality	DIPP	Court	Jail	PTA	Other PD	Total	% of Total
Langford	239	88	1	74	18	420	49
Colwood	63	25	—	29	1	118	14
View Royal	94	41	1	29	4	169	20
Provincial	25	97	1	19	3	145	17
Totals	421	251	3	151	26	852	100

YEAR TO DATE					
Male	Female	VOM	VOF	Total	% of Total
312	49	49	10	420	49
77	23	15	3	118	14
133	24	7	5	169	20
105	31	6	3	145	17
627	127	77	21	852	100

MONTH							
Watch	DIPP	Court	Jail	PTA	Other PD	Total	% of Total
A	11	4	—	3	—	18	26
B	4	—	—	—	—	4	6
C	13	2	—	—	—	15	22
D	9	5	1	6	1	22	31
SCU	—	—	—	—	—	—	—
OTHER	1	10	—	—	—	11	15
TOTALS	38	21	1	9	1	70	100

YEAR TO DATE						
DIPP	Court	Jail	PTA	Other PD	TOTAL	% of Total
146	37	2	27	7	219	26
83	28	—	29	4	144	17
103	31	—	36	7	177	21
80	65	1	42	3	191	22
—	3	—	7	—	10	1
9	87	—	10	5	111	13
421	251	3	151	26	852	100

	Month	YTD
Guard Hours	526	6189
Matron Hours	—	—
Meals	26	436
Recoverable Meals	—	—

**GUARD ROOM STATISTICS
3 YR PERIOD - ENDING 2005**

	2005	%	2004	%	2003	%
TOTAL PRISONERS :	852	100	861	100	815	100
LANGFORD	420	49	454	53	456	56
COLWOOD	118	14	138	16	124	15
VIEW ROYAL	169	20	142	16	138	17
PROVINCIAL	145	17	127	15	97	12
 A WATCH	219	26	220	26	170	21
B WATCH	144	17	161	19	199	24
C WATCH	177	21	238	28	188	23
D WATCH	191	22	165	19	144	18
S.C.U.	10	1	28	1	52	6
OTHER	111	13	49	7	62	8
 ADULT MALE	627	74	635	74	600	74
ADULT FEMALE	127	15	121	14	110	13
Y.O. MALE	77	9	84	10	79	10
Y.O. FEMALE	21	2	21	2	26	3
 GUARD HOURS	6189	-	6031	-	6180	-
MEALS	436	-	439	-	403	-

2005 MISCELLANEOUS STATS

<u>LANGFORD: 420 PRISONERS</u>			<u>COLWOOD: 118 PRISONERS</u>		
DIPP	=	57 %	DIPP	=	53 %
COURT	=	20 %	COURT	=	21 %
JAIL	=	1 %	JAIL	=	—
PTA	=	18 %	PTA	=	25 %
OTHER P.D.'s	=	4 %	OTHER P.D.'s	=	-1 %
ADULT MALES	=	74 %	ADULT MALES	=	65 %
ADULT FEMALES	=	12 %	ADULT FEMALES	=	20 %
Y.O. MALES	=	12 %	Y.O. MALES	=	13 %
Y.O. FEMALES	=	2 %	Y.O. FEMALES	=	2 %
<u>VIEW ROYAL: 169 PRISONERS</u>			<u>PROVINCIAL: 145 PRISONERS</u>		
DIPP	=	56 %	DIPP	=	17 %
COURT	=	24 %	COURT	=	66 %
JAIL	=	1 %	JAIL	=	2 %
PTA	=	17 %	PTA	=	13 %
OTHER P.D.'s	=	2 %	OTHER P.D.'s	=	2 %
ADULT MALES	=	77 %	ADULT MALES	=	72 %
ADULT FEMALES	=	14 %	ADULT FEMALES	=	22 %
Y.O. MALES	=	5 %	Y.O. MALES	=	4 %
Y.O. FEMALES	=	4 %	Y.O. FEMALES	=	2 %
<u>WATCH</u>	<u>DIPP</u>	<u>COURT</u>	<u>JAIL</u>	<u>PTA</u>	<u>OTHER P.D.'s</u>
A (219)	67 %	17 %	1 %	12 %	3 %
B (144)	58 %	19 %	—	21 %	2 %
C (177)	58 %	18 %	—	20 %	3 %
D (191)	41 %	34 %	1 %	22 %	2 %
OTHER (121)	8 %	74 %	—	14 %	4 %

CITY OF LANGFORD

**British Columbia
Canada**



Consolidated Financial Statements

Fiscal Year Ended December 31, 2005

Audited Consolidated Financial Statements of

CITY OF LANGFORD

Year ended December 31, 2005

CITY OF LANGFORD

MUNICIPAL COUNCIL

2005

Mayor

Stewart Young

Councillors

Denise Blackwell

John Goudy

Matt Sahlstrom

Lanny Seaton

Winnie Sifert

Lillian Szpak

MUNICIPAL OFFICERS

Clerk-Administrator

Treasurer

City Engineer

City Planner

Fire Chief

Geoff Pearce, ACIS, P.Adm.

Steve Ternent, CGA

Michael Baxter, P.Eng.

Rob Buchan, MCIP

Bob Beckett, MA

* * * * *

Auditors

Solicitors

Bankers

Police

KPMG LLP

Lidstone Young Anderson

Bank of Montreal

RCMP - West Shore

CITY OF LANGFORD

Audited Consolidated Financial Statements

Year ended December 31, 2005

	<u>Page</u>
Financial Reporting Responsibility	1
Auditors' Report	2
Statements	
A Consolidated Statement of Financial Position	3
B Consolidated Statement of Financial Activities	4
C Consolidated Statement of Changes in Financial Position	5
D Consolidated Statement of Operating Funds Financial Activities	6
E Consolidated Statement of Capital Funds Financial Activities	7
F Consolidated Statement of Reserve Funds and Accounts Financial Activities	8
Notes to Consolidated Financial Statements	9

FINANCIAL REPORTING RESPONSIBILITY

The accompanying statements of the City of Langford are the responsibility of management. To ensure their integrity, objectivity and reliability, management has selected appropriate accounting policies that are consistent with generally accepted accounting principles for local governments as recommended by the Public Sector Accounting Board of the Canadian Institute of Chartered Accountants. The financial statements necessarily include some amounts that are based on estimates and the judgment of management with appropriate consideration to materiality.

The City's accounting systems and related internal controls and supporting procedures are designed and maintained to provide reasonable assurance that financial records are complete and accurate and that assets are safeguarded against loss from unauthorized use or disposition. The procedures include training and selection of qualified staff, the establishment of an organizational structure that provides a well-defined division of responsibilities, accountability for performance and communication of standards of business conduct.

The Municipal Council, acting through its Standing Committees, oversees management's responsibilities for the financial reporting and internal control systems. The Committees meet periodically with management and the independent auditors to satisfy themselves that management's responsibilities are properly discharged, to review the consolidated financial statements and to recommend approval of the consolidated financial statements to Council.

KPMG LLP, Chartered Accountants, the independent auditors appointed by the City have examined these consolidated financial statements and issued their report which follows. The auditors have full and unrestricted access to the Council to discuss their audit and their related findings as to integrity of the financial reporting process.



Clerk-Administrator



Treasurer



KPMG LLP
Chartered Accountants
St. Andrew's Square II
800 - 730 View Street
Victoria BC V8W 3Y7

Telephone (250) 480-3500
Fax (250) 480-3539
Internet www.kpmg.ca

AUDITORS' REPORT TO THE MAYOR AND COUNCILLORS OF THE CITY OF LANGFORD

We have audited the consolidated statement of financial position of the City of Langford (the "City") as at December 31, 2005 and the consolidated statements of financial activities and changes in financial position and the operating funds, capital funds and reserve funds and accounts consolidated statements of financial activities for the year then ended. These financial statements are the responsibility of the City's management. Our responsibility is to express an opinion on these financial statements based on our audit.

We conducted our audit in accordance with Canadian generally accepted auditing standards. Those standards require that we plan and perform an audit to obtain reasonable assurance whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation.

In our opinion, these consolidated financial statements present fairly, in all material respects, the financial position of the City as at December 31, 2005 and the results of its operations and its cash flows for the year then ended in accordance with Canadian generally accepted accounting principles.

Chartered Accountants

Victoria, Canada

March 15, 2006

CITY OF LANGFORD

Consolidated Statement of Financial Position

STATEMENT A

December 31, 2005, with comparative figures for 2004

	2005	2004
Financial Assets		
Cash and short-term investments (note 2)	\$ 22,341,583	\$ 14,513,601
Property taxes receivable	1,062,976	778,111
Accounts receivable	3,962,630	2,687,770
Other assets	198,762	189,366
Total financial assets	27,565,951	18,168,848
Liabilities		
Accounts payable and accrued liabilities	4,933,966	2,719,146
Deferred revenue - development cost charges (note 3)	6,797,995	4,055,086
Prepaid property taxes and licences	379,412	161,948
Deposits	5,071,074	3,895,151
Capital lease obligations (note 4)	85,789	106,696
Debt (note 5):		
Short-term	11,414,294	6,480,000
Long-term	5,872,645	6,472,508
Total liabilities	34,555,175	23,890,535
Net financial liabilities	(6,989,224)	(5,721,687)
Capital assets (note 6)	114,950,834	95,269,835
Sewer franchise agreement (note 7):		
Cost of sewer infrastructure constructed	16,217,710	564,817
Remaining cost to be recovered	(15,390,356)	(564,817)
	827,354	-
	\$ 108,788,964	\$ 89,548,148

Municipal Position

Fund balances:		
Operating Funds (Statement D)	\$ 5,604,058	\$ 5,677,729
Capital Funds (Statement E)	(1,059,664)	(3,994,768)
Reserve Funds and Accounts (Statement F)	5,839,110	5,654,556
	10,383,504	7,337,517
Equity in capital assets	98,405,460	82,210,631
	\$ 108,788,964	\$ 89,548,148

Commitments and contingencies (notes 8 and 9)

See accompanying notes to consolidated financial statements.



Treasurer

CITY OF LANGFORD

Consolidated Statement of Financial Activities

STATEMENT B

Year ended December 31, 2005, with comparative figures for 2004

	Budget	2005	2004
Revenue:			
Net taxes available for municipal purposes (note 10)	\$ 12,248,919	\$ 12,150,246	\$ 11,259,718
Utility charges	45,000	44,363	237,514
Investment earnings	105,000	339,843	116,328
Fines and penalties	170,000	185,743	175,848
Government transfers (note 11)	1,468,955	1,579,938	1,267,748
Commercial leasing	145,100	160,193	143,450
Other	2,497,301	3,912,709	6,268,434
Licences and permits	2,149,750	2,549,396	1,958,925
Proceeds from sale of capital assets	-	695,324	911,831
Developer and property owner contributions	1,391,200	9,723,320	3,242,409
Development cost charges revenue	6,281,250	3,176,030	900,671
Casino revenue	950,000	1,136,299	1,017,659
	27,452,475	35,653,404	27,500,535
Expenditure:			
General government services:			
Legislative	232,300	152,767	119,600
Administrative	1,924,600	2,390,804	1,835,384
Other	356,650	330,688	266,849
	2,513,550	2,874,259	2,221,833
Protective services:			
Police and bylaw enforcement	3,679,447	3,452,667	3,244,226
Fire protection and emergency response	2,344,290	2,422,801	1,662,399
Building inspection and other	615,300	607,656	519,759
	6,639,037	6,483,124	5,426,384
Engineering and public works:			
Common services	461,400	757,928	521,741
Subdivision services	503,200	238,282	204,109
Roads, streets and storm drainage	9,782,930	12,222,935	5,891,723
	10,747,530	13,219,145	6,617,573
Community services:			
Environmental and development services	613,000	689,861	498,763
Recreation and cultural services	10,477,735	10,981,451	6,727,550
West Shore Parks and Recreation Society (note 12)	-	2,808	19,600
	11,090,735	11,674,120	7,245,913
Utility and enterprise services:			
Sewer infrastructure	1,352,000	17,015,202	1,799,118
Sewer maintenance	-	3,777	223,638
Debt interest payments	885,900	481,114	395,351
	2,237,900	17,500,093	2,418,107
	33,228,752	51,750,741	23,929,810
Excess (deficiency) of revenue over expenditure	(5,776,277)	(16,097,337)	3,570,725
Sewer franchise, remaining cost to be recovered	-	14,825,539	564,817
Debenture borrowings	2,693,450	5,074,294	6,460,092
Debt principal reduction	(1,111,900)	(760,769)	(1,017,913)
Change in fund balances	(4,194,727)	3,041,727	9,577,721
Balance, beginning of year	3,525,283	7,337,517	(2,269,059)
Proportionate share of West Shore opening balances (note 12)	-	4,260	28,855
Balance, end of year	\$ (669,444)	\$ 10,383,504	\$ 7,337,517

See accompanying notes to consolidated financial statements.

CITY OF LANGFORD

Consolidated Statement of Changes in Financial Position

STATEMENT C

Year ended December 31, 2005, with comparative figures for 2004

	2005	2004
Cash provided by (used in):		
Operating activities:		
Excess (deficiency) of revenue over expenditure	\$ (16,097,337)	\$ 3,570,725
Decrease (increase) in property taxes receivable	(284,865)	14,601
Increase in accounts receivable	(1,274,860)	(1,249,376)
Increase in other assets	(9,396)	(31,769)
Increase (decrease) in accounts payable and accrued liabilities	2,214,820	(1,066,917)
Increase in prepaid property taxes and licenses	217,464	108,458
Increase in deferred revenue - development cost charges	2,742,909	1,613,240
Increase in deposits	1,175,923	2,161,473
	(11,315,342)	5,120,435
Financing activities:		
Increase in sewer franchise, remaining cost to be recovered	14,825,539	564,817
Increase (decrease) in capital lease obligation	(20,907)	106,696
Increase in short-term debt	4,934,294	5,902,000
Debt principal reduction	(599,862)	(566,516)
	19,139,064	6,006,997
Increase in cash and short-term investments	7,823,722	11,127,432
Cash and short-term investments, beginning of year	14,513,601	3,357,314
Proportionate share of West Shore Parks opening balances (note 12)	4,260	28,855
Cash and short-term investments, end of year	\$ 22,341,583	\$ 14,513,601

See accompanying notes to consolidated financial statements.

CITY OF LANGFORD

Consolidated Statement of Operating Funds Financial Activities

STATEMENT D

Year ended December 31, 2005, with comparative figures for 2004

	Budget	2005	2004
Revenue:			
Net taxes available for municipal purposes	\$ 12,079,919	\$ 12,150,246	\$ 10,935,946
Utility charges	45,000	44,363	237,514
Interest	105,000	206,728	7,068
Fines and penalties	170,000	185,743	175,848
Government transfers (note 11)	759,130	991,391	741,266
Commercial leasing	145,100	160,193	143,450
Licences and permits	2,149,750	2,549,396	1,958,925
Casino revenue	484,000	257,127	297,933
Other	3,023,801	2,906,013	6,127,293
	18,961,700	19,451,200	20,625,243
Expenditure:			
General government services:			
Legislative	232,300	152,767	119,600
Administrative	976,900	1,017,789	973,374
Other	356,650	330,688	266,849
	1,565,850	1,501,244	1,359,823
Protective services:			
Police and bylaw enforcement	3,588,877	3,364,785	3,212,763
Fire protection and emergency response	1,330,840	1,314,619	1,150,555
Building inspection and other	610,300	602,493	503,805
	5,530,017	5,281,897	4,867,123
Engineering and public works:			
Common services	387,200	676,709	480,135
Subdivision services	503,200	238,282	204,109
Roads, streets and storm drainage	2,829,620	2,062,691	1,763,188
	3,720,020	2,977,682	2,447,432
Community services:			
Environmental and development services	608,000	654,682	493,176
Recreation and cultural services	5,718,035	5,472,796	4,840,961
	6,326,035	6,127,478	5,334,137
Utility and enterprise services:			
Sewer maintenance	-	3,777	223,638
Other	885,900	481,114	395,351
	885,900	484,891	618,989
	18,027,822	16,373,192	14,627,504
Excess of revenue over expenditure	933,878	3,078,008	5,997,739
Net interfund transfers:			
To General Capital Fund	(49,161)	(1,323,413)	(550,282)
To Reserve Funds	(509,635)	(718,752)	(771,819)
To Sewer Capital	-	(382,557)	(693,352)
Debt principal reduction	(1,111,900)	(586,282)	(876,772)
To Reserve Accounts	(67,522)	(142,127)	422,549
From surplus	338,340	1,313,340	325,000
	(1,399,878)	(1,839,791)	(2,144,676)
Change in fund balances	(466,000)	1,238,217	3,853,063
Balance, beginning of year	1,910,000	5,677,729	2,140,411
Surplus appropriated	(338,340)	(1,313,340)	(325,000)
Proportionate share of West Shore opening balances (note 12)	-	1,452	9,255
Balance, end of year	\$ 1,105,660	\$ 5,604,058	\$ 5,677,729

See accompanying notes to consolidated financial statements.

CITY OF LANGFORD

Consolidated Statement of Capital Funds Financial Activities

STATEMENT E

Year ended December 31, 2005, with comparative figures for 2004

	Budget	2005	2004
Revenue:			
Government transfers (note 11)	\$ 709,825	\$ 588,547	\$ 526,482
Developer and property owner contributions	864,700	8,925,781	3,025,606
Proceeds from sale of capital assets	-	2,992	13,513
Sewer capital recovery fees (note 7)	-	827,354	-
Taxation	169,000	-	323,772
Development cost charges revenue (note 3)	6,281,250	3,176,030	900,671
Other	-	174,487	141,141
	8,024,775	13,695,191	4,931,185
Expenditure:			
Capital assets:			
General government services:			
Administrative	947,700	1,373,015	862,010
Protective services:			
Police and bylaw enforcement	90,570	87,882	31,463
Fire protection and emergency response	1,013,450	1,108,182	511,844
Building inspection and other	5,000	5,163	15,954
	1,109,020	1,201,227	559,261
Engineering and public works:			
Common services	74,200	81,219	41,606
Roads, streets and storm drainage	6,953,310	10,160,244	4,128,535
	7,027,510	10,241,463	4,170,141
Community services:			
Environmental development services	5,000	35,179	5,587
Recreation and cultural services	4,759,700	5,508,655	1,886,589
West Shore (note 12)	-	2,808	19,600
	4,764,700	5,546,642	1,911,776
Utility and enterprise services:			
Sewer infrastructure (note 7)	1,352,000	17,015,202	1,799,118
	15,200,930	35,377,549	9,302,306
Excess of expenditure over revenue	(7,176,155)	(21,682,358)	(4,371,121)
Net interfund transfers:			
From Operating Funds	1,101,796	1,705,970	1,243,634
From Reserve Funds	3,507,705	3,183,338	1,767,164
Sewer franchise, remaining cost to be recovered	-	14,825,539	564,817
Debenture borrowings	2,693,450	5,074,294	6,460,092
Debt principal reduction	-	(174,487)	(141,141)
	7,302,951	24,614,654	9,894,566
Change in fund balance	126,796	2,932,296	5,523,445
Balance, beginning of year	(772,000)	(3,994,768)	(9,537,813)
Proportionate share of West Shore opening balances (note 12)	-	2,808	19,600
Balance, end of year	\$ (645,204)	\$ (1,059,664)	\$ (3,994,768)

See accompanying notes to consolidated financial statements.

CITY OF LANGFORD

Consolidated Statement of Reserve Funds and Accounts Financial Activities STATEMENT F

Year ended December 31, 2005, with comparative figures for 2004

	Budget	2005	2004
Revenue:			
Interest	\$ -	\$ 133,115	\$ 109,260
Developer's contributions	-	797,539	216,803
Other	-	4,855	-
Casino revenue	466,000	879,172	719,726
Proceeds from sale of capital assets	-	692,332	898,318
Excess of revenue over expenditure	466,000	2,507,013	1,944,107
Net interfund transfers:			
Net transfer from Operating Funds	523,747	673,752	726,819
Transfer to Capital Funds	(3,507,705)	(3,183,338)	(1,767,164)
Transfer from Sewer Operating Fund	45,000	45,000	45,000
Transfer from (to) Operating Funds re: Reserve for Future Expenditures	67,522	142,127	(422,549)
	(2,871,436)	(2,322,459)	(1,417,894)
Change in balances	(2,405,436)	184,554	526,213
Balance, beginning of year	472,718	5,654,556	5,128,343
Balance, end of year	\$ (1,932,718)	\$ 5,839,110	\$ 5,654,556

Summary of Reserve Funds and Accounts

Reserve Funds:			
Capital Works Reserve	\$ 1,738,459	\$ 1,721,158	
Affordable Housing Reserve	211,137	79,571	
Legion's Affordable Housing Reserve	52,143	-	
Parks and Open Space Reserve	1,080,833	983,995	
Parkland Improvement Reserve	36,658	8,045	
General Amenity Reserve	55,330	-	
Statues/Art/Beautification Reserve	73,746	-	
Equipment Replacement Reserve	1,057,194	775,573	
Sidewalk Capital Reserve	273,983	74,077	
Civic Centre Capital Reserve	-	717,081	
Police Services Reserve	154,363	375,195	
Seniors' Reserve	76,460	38,465	
Special Police Capital Reserve	182,515	182,198	
	4,992,821	4,955,358	
Reserve Accounts:			
Reserve for Future Expenditures	846,289	699,198	
	\$ 5,839,110	\$ 5,654,556	

See accompanying notes to consolidated financial statements.

CITY OF LANGFORD

Notes to Consolidated Financial Statements

Year ended December 31, 2005

The City of Langford is incorporated and operates under the provisions of the British Columbia Local Government Act.

1. Significant accounting policies:

The consolidated financial statements of the City of Langford (the "City") are prepared by management in accordance with generally accepted accounting principles for local governments, as recommended by the Public Sector Accounting Board ("PSAB") of the Canadian Institute of Chartered Accountants. Significant aspects of the accounting policies adopted by the City are as follows:

(a) Reporting entity:

The consolidated financial statements reflect the assets, liabilities, revenues, expenditures, and changes in fund balances and in financial position of the reporting entity. The financial statements also reflect the proportionate consolidation of the City's share of the West Shore Parks and Recreation Society.

(b) Revenue recognition:

Sources of revenue are recorded on the accrual basis and include revenues in the period in which the transactions or events occurred that gave rise to the revenues and expenditures in the period the goods and services are acquired and a liability is incurred or transfers are due.

Revenue unearned in the current period is recorded as deferred revenue or deposits.

(c) Fund accounting:

Funds within the consolidated financial statements consist of the operating, capital, sewer and reserves funds. Transfers between funds are recorded as adjustments to the appropriate fund balance.

(d) Investments:

The investments are recorded at cost which approximates fair market value.

(e) Capital assets:

Capital assets acquired or constructed are recorded at cost as expenditures in the period they are acquired. Capital assets contributed from developers are reported at estimated cost.

Depreciation is not recorded on capital assets.

(f) Reserve for future expenditures:

Certain amounts, as approved by Council, are set aside in reserves for future operating and capital expenditures. Transfers to and/or from reserves are reflected as an adjustment to the respective fund.

CITY OF LANGFORD

Notes to Consolidated Financial Statements

Year ended December 31, 2005

1. Significant accounting policies (continued):

(g) Equity in capital assets:

Equity in capital assets represents the investment in capital assets, after deducting the portion financed by related debt.

(h) Government transfers:

Government transfers are recognized in the consolidated financial statements as revenues in the period in which events giving rise to the transfer occur, providing the transfers are authorized, any eligibility criteria have been met, and reasonable estimates of the amounts can be made.

(i) Use of estimates:

The preparation of consolidated financial statements in conformity with Canadian generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the consolidated financial statements, and the reported amounts of revenues and expenditures during the period. Significant items subject to such estimates and assumptions include collectability of government receivables relating to construction contracts and valuation of sewer infrastructure constructed. Actual results could differ from those estimates.

2. Cash and short-term investments:

	2005	2004
West Shore Parks and Recreation Society cash	\$ 847,105	\$ 557,734
Municipal Finance Authority – Money Market	11,789,123	4,539,370
RBC Dominion – Canadian T-bill Mutual Fund	4,756,396	4,539,468
Bank deposits	4,948,959	4,877,029
	<u>\$ 22,341,583</u>	<u>\$ 14,513,601</u>

CITY OF LANGFORD

Notes to Consolidated Financial Statements

Year ended December 31, 2005

3. Deferred revenue - development cost charges:

This restricted revenue liability represents funds received from developers for capital expenditures. In accordance with the British Columbia Local Government Act, these funds must be deposited into a separate reserve fund. In accordance with PSAB recommendations, the City records development cost charges as deferred revenue. When the related costs are incurred, the development cost charges are then recognized as revenue.

Continuity schedule of development cost charges for 2005:

	Balance December 31, 2004	Interest earned	Collections and other revenue	Expenditures	Balance December 31, 2005
Purpose:					
Parks	\$ 2,181,734	74,529	1,367,080	-	3,623,343
Storm drainage	201,413	12,155	497,719	(60,079)	651,208
Roads	1,265,880	33,110	93,616	(86,965)	1,305,641
Roads north	323,973	19,454	1,478,798	(1,748,986)	73,239
Roads south	39,436	16,495	1,874,109	(1,230,818)	699,222
Parkland improvement	-	8,094	442,680	(49,182)	401,592
Sewers	42,650	1,100	-	-	43,750
Total restricted revenues	\$ 4,055,086	164,937	5,754,002	(3,176,030)	6,797,995

4. Capital lease obligations:

2006	\$ 21,393
2007	21,995
2008	22,614
2009	19,787
Total minimum lease payments	\$ 85,789

Total interest expense during the year was \$2,698 and interest rates ranged from 2.75% to 3%.

CITY OF LANGFORD

Notes to Consolidated Financial Statements

Year ended December 31, 2005

5. Debt:

(a) Short-term debt:

The short-term debt is comprised of MFA interim financing and bears interest at the Bank of Montreal 30-day banker's acceptance rate.

(b) Long-term debt:

The City issues its debt instruments through the MFA. The amount payable is net of sinking fund balances of \$3,332,178 (2004 - \$2,733,848).

Principal payments on long-term debt for the next five years are as follows:

		2006	2007	2008	2009	2010
General	\$	129,527	129,527	129,527	129,527	129,527
Sewer		295,849	295,849	295,849	295,849	295,849
	\$	425,376	425,376	425,376	425,376	425,376

(c) Maturities and interest rates:

Existing long-term debt matures in annual amounts to the year 2016 and debenture interest is payable at rates ranging from 5.69% to 7.421% per annum.

6. Capital assets:

	2005	2004
Land	\$ 16,878,985	\$ 16,876,438
Building	27,088,800	24,588,744
Sanitary sewer system	20,557,960	19,195,652
Engineering structures	47,088,517	31,547,243
Equipment	3,336,572	3,061,758
	\$ 114,950,834	\$ 95,269,835

CITY OF LANGFORD

Notes to Consolidated Financial Statements

Year ended December 31, 2005

7. Sewer franchise and partnering agreement:

During 2004, the City entered into a franchise and partnering agreement with West Shore Environmental Services Inc. ("WSES") and Terasen Utility Services Inc. ("TUS"). The term of the agreement is 21 years, with a single 21-year renewal. Under the agreement, the City grants an exclusive franchise to WSES to design, construct, finance, own, operate and maintain sanitary sewers in the City. The City also grants an exemption from municipal property tax for sewer infrastructure and WSES has been granted an Order in Council to extend that exemption to property taxes for all other jurisdictions. Upon termination of the agreement, the sewer infrastructure constructed by WSES will be acquired by the City for a nominal payment.

WSES will recover its capital costs by imposition of a sewer capital recovery fee ("SCRF") on owners of property who wish to connect to the sewer. WSES will also bill and collect all user fees. Fees are frozen for five years from the implementation of the agreement. WSES will pay the City franchise fees that are estimated to total \$11 million over the 21-year term of the agreement.

The City records the costs of sewer infrastructure constructed by WSES (2005 - \$15,652,893) and a corresponding remaining cost to be recovered. The remaining cost to be recovered is reduced as SCRF's are collected.

8. Municipal Finance Authority of British Columbia debt reserve fund deposits:

The Municipal Finance Authority of British Columbia ("MFA") provides capital financing for regional districts and their member municipalities. The MFA is required to establish a Debt Reserve Fund. Each regional district through its member municipalities who share in the proceeds of a debt issue is required to lodge security by means of demand notes and pay into the Debt Reserve Fund certain amounts set out in the debt agreements. The MFA pays into the Debt Reserve Fund these monies from which interest earned thereon, less administrative expenses, becomes an obligation to the regional districts. It must then use this fund if, at any time, there are insufficient funds to meet payments on its obligations. When this occurs, the regional districts may be called upon to restore the fund.

Upon maturity of a debt issue, the unused portion of the Debt Reserve Fund established for that issue will be discharged to the City. The proceeds from these discharges will be credited to income in the year they are received. As at December 31, 2005 the total of the Debt Reserve Fund was \$533,284 (2004 - \$527,595).

CITY OF LANGFORD

Notes to Consolidated Financial Statements

Year ended December 31, 2005

9. Commitments and contingencies:

(a) Contingent liabilities:

- (i) The City, as a member of the Capital Regional District, is jointly and severally liable for their net capital liabilities.
- (ii) The loan agreements with the MFA provide that if the MFA does not have sufficient funds to meet payments on its obligations, it shall make payments from the Debt Reserve Fund which, in turn, is established by a similar Debt Reserve Fund in the City and all other borrowing participants. If the Debt Reserve Fund is deficient, the MFA's obligations become a liability of the regional district and may become a liability of the participating municipalities.
- (iii) The City is a shareholder and member of the Capital Region Emergency Service Telecommunications (CREST) Incorporated whose services provide centralized emergency communications, and related public safety information services to municipalities, regional districts, the provincial and federal governments and their agencies, and emergency service organizations throughout the Greater Victoria region and the Gulf Islands. Members' obligations to share in funding ongoing operations and any additional costs relating to capital assets are to be contributed pursuant to a Members' Agreement.

(b) Litigation liability:

There are several lawsuits pending in which the City is involved. It is considered that the potential claims against the City resulting from such litigation will be covered by insurance and not materially affect the consolidated financial statements of the City.

(c) Commitments:

- (i) The City entered into a long-term contract with the Royal Canadian Mounted Police for the provision of police services effective October 1, 1994. Under the terms of this contract, the City is responsible for 90% of policing costs. The 2006 estimated cost of this contract is \$2,804,750.
- (ii) Effective for 2002, the City together with the other owners of the Juan de Fuca Recreation Complex entered into a five-year commitment with the West Shore Parks and Recreation Society for the operation and maintenance of the facilities. Annual commitments are apportioned to each municipality based on annual municipal converted assessment values. The City's commitment for 2006 is \$1,567,850.

CITY OF LANGFORD

Notes to Consolidated Financial Statements

Year ended December 31, 2005

9. Commitments and contingencies (continued):

(c) Commitments (continued):

(iii) At December 31, 2005, the following major contracts were incomplete:

	Total amount of contracts	Paid or accrued on contracts to December 31, 2005
Trails maintenance	\$ 501,491	\$ 60,473
Parks and boulevards	2,362,827	1,369,956
Sewer construction (net of grant)	1,201,296	-
	<u>\$ 4,065,614</u>	<u>\$ 1,430,429</u>

10. Net taxes available for municipal purposes:

	2005	2004
Taxes:		
General purposes	\$ 11,897,870	\$ 11,015,741
Collections for other governments	13,538,968	11,752,239
Revenue in lieu of taxes	62,355	67,590
1% utility taxes	190,021	176,387
	<u>25,689,214</u>	<u>23,011,957</u>
Less taxes on behalf of:		
School authorities	9,977,270	8,538,702
Capital Regional Hospital District	792,994	710,138
Capital Regional District	1,822,995	1,693,311
B.C. Assessment Authority	307,595	259,955
Municipal Finance Authority	641	504
Victoria Regional Transit Authority	603,697	520,080
Revenue in lieu of taxes	33,776	29,549
	<u>13,538,968</u>	<u>11,752,239</u>
Net taxes available for municipal purposes	<u>\$ 12,150,246</u>	<u>\$ 11,259,718</u>

CITY OF LANGFORD

Notes to Consolidated Financial Statements

Year ended December 31, 2005

11. Government transfers:

The following government transfers have been included in revenues:

	2005	2004
Operating transfers:		
Federal	\$ 26,455	\$ 23,470
Provincial	433,403	196,476
Other	531,533	521,320
	991,391	741,266
Capital transfers:		
Provincial	588,547	526,482
	\$ 1,579,938	\$ 1,267,748

12. West Shore Parks and Recreation Society (the "Society"):

(a) Capital asset transfer:

The Capital Regional District (the "CRD") transferred the lands and facilities comprising the Juan de Fuca Recreation Centre to the following municipal partners (the "Municipalities") effective January 2, 2002: City of Langford, City of Colwood, District of Highlands, The District of Metchosin and the CRD (on behalf of a portion of the Juan de Fuca Electoral Area).

The lands and facilities were transferred to the Municipalities in their proportionate share, as specified in the *Co-Owners' Agreement*. Future improvements are allocated among the partners as per the cost sharing formula in effect each year for each service or facility, as outlined in a *Members' Agreement*. Because the cost sharing formula in the *Members' Agreement* produces slightly different cost shares for the members from year to year, there is a gain or loss on the opening fund balances. In 2005, the City recorded a gain of \$4,260.

The repayment of the long-term debt associated with the transferred assets will continue to be a regional function, in accordance with the terms of an *Agreement to Transfer* between the CRD, the Municipalities and the Society. The debt payments are charged to the Municipalities as part of CRD's annual requisition. The maturity dates of the various borrowings range from 2012 through 2014. The proportionate share of the debt funded by the City through the requisition process as at December 31, 2005 was \$2,472,735.

The Municipalities have each become members in the Society, which was incorporated to provide parks, recreation and community services to the Municipalities under contract. Under terms of an *Operating, Maintenance and Management Agreement*, the Society is responsible to equip, maintain and operate the facilities located at the recreation centre.

CITY OF LANGFORD

Notes to Consolidated Financial Statements

Year ended December 31, 2005

12. West Shore Parks and Recreation Society (the "Society") (continued):

(b) Consolidation:

Financial results and budget for the Society are consolidated into the City's financial statements proportionately, based on the cost sharing formula outlined in the *Members' Agreement*. In 2005, the City's proportion for consolidation purposes was 49.3% (2004 - 49.1%). Condensed financial information for the Society is as follows:

	2005	2004
Financial assets	\$ 1,995,068	\$ 1,663,286
Financial liabilities	806,167	772,530
Net financial assets	1,188,901	890,756
Capital assets	1,795,714	1,722,947
	\$ 2,984,615	\$ 2,613,703
Society position	\$ 1,188,901	\$ 890,756
Equity in capital assets	1,795,714	1,722,947
	\$ 2,984,615	\$ 2,613,703
Revenues	\$ 5,204,072	\$ 4,612,373
Requisition for members	2,806,815	2,806,793
	8,010,887	7,419,166
Expenditures	4,905,927	4,398,499
Requisition for members	2,806,815	2,806,793
	7,712,742	7,205,292
Net revenues	\$ 298,145	\$ 213,874

13. Expenditures by object:

	2005	2004
Salaries, wages and employee benefits	\$ 6,018,031	\$ 4,963,810
Contracted and general services	42,796,938	16,074,229
Materials, goods, supplies and utilities	1,280,300	1,489,280
Interest and bank charges	847,537	759,048
Other	807,935	643,443
	\$ 51,750,741	\$ 23,929,810

CITY OF LANGFORD

Notes to Consolidated Financial Statements

Year ended December 31, 2005

14. Pension plan:

The City and its employees contribute to the Municipal Pension Plan (the plan), a jointly trustee pension plan. The Board of Trustees, representing plan members and employers, is responsible for overseeing the management of the pension plan, including investment of the assets and administration of the benefits. The pension plan is a multi-employer contributory pension plan. Basic pension benefits provided are defined. The plan has about 130,000 active members and approximately 48,000 retired members. Active members include approximately 30,000 contributors from local governments.

Every three years an actuarial valuation is performed to assess the financial position of the plan and the adequacy of plan funding. The most recent valuation as at December 31, 2003 indicated an unfunded liability of \$789 million for basic pension benefits. The next valuation will be as at December 31, 2006 with results available in 2007. The actuary does not attribute portions of the unfunded liability to individual employers. The City of Langford paid \$236,121 for employer contributions to the plan in fiscal 2005.

15. Comparative figures:

Certain comparative figures have been reclassified to conform with the financial statement presentation adopted in the current year.

CITY OF LANGFORD

BYLAW NO. 883

A BYLAW TO EXEMPT CERTAIN LANDS AND IMPROVEMENTS WITHIN THE CITY OF LANGFORD FROM TAXATION FOR THE YEAR 2005

WHEREAS Council may exempt land and improvements from taxation under Section 224 of the Community Charter;

NOW THEREFORE the Council of the City of Langford, in open meeting assembled, hereby enacts as follows:

1. The buildings and improvements together with certain lands surrounding the buildings and improvements and more particularly described as:
 - a) Roll No. 01-62-327-06159.000
Lot: 7, Plan 6190, Section 79, Esquimalt District
Juan de Fuca Cadet Youth Society
948 Dunford Road
 - b) Roll No. 01-62-327-7522.001
Lot: 10, Plan 10901, Section 111, Esquimalt District
Langford Fifty and Up Club
2637 Sunderland Road
 - c) Roll No. 01-62-327-06411.005
Section 84, Esquimalt District, All that portion of the Hollywood Road (renamed Hazelwood Road by Gazette notice dated February 22, 1956), as dedicated by Plan 1718 and extending northerly from the extension easterly of the south boundary of Block 2, Plan 1718, Section 84, Esquimalt District to the extension north-easterly of the north-west boundary of Lot A, Plan 13728.
Metchosin Farmers' Institute
1040 Marwood Avenue
 - d) Roll No. 01-62-327-06439.200
Parcel M, Esquimalt District, Section 86, Metchosin District & Sections 83 and 84 Esquimalt District except that part lying to south of production westerly of the northerly boundary of Lt 3 Blk 2, PL 1524 DD1512501, (PID #000-173-886)
Metchosin Farmers' Institute
1040 Marwood Avenue
 - e) Roll No. 01-62-327-06439.250
Esquimalt District, LD 30 & 21 PT Sections 83, 84, 85, 86 Metchosin District & Sections 83 & 84 Esquimalt District Except Parcel M (DD15125) shown outlined in red on Plan 82 RW Part held under licence of occupation by the Metchosin Farmers' Institute.
Metchosin Farmers' Institute
1040 Marwood Avenue

- f) Roll No. 01-62-327-06431.030
That part of Parcel M (DD 1512501) of Section 86, Metchosin District, and of Section 83 and 84, Esquimalt District, lying within said sections 84 and 86 and lying to the south of the production westerly of the northerly boundary of Lot 3, Block 2, Plan 1524 (PID 009427198)
Metchosin Farmers Institute
Marwood Avenue
- g) Roll No. 01-62-327-06411.001
Block 2, Plan 1718, Sections 84 and 90, Esquimalt District, and Section 86 and 87, Metchosin District, except that part shown outlined in red in Plan deposited under DD 228921 (PID 007095490)
Metchosin Farmers Institute
1040 Marwood Avenue
- h) Roll No. 01-62-327-13906.060
Esquimalt District, Lot 1 of Plan 17393, Sections 79, 83, 84 and 90, Esquimalt District (PID 003908968)
South Vancouver Island Rangers
3498 Luxton Road
- i) Roll No. 01-62-327-6001.002
Lot A, Plan 26335, Section 81, Esquimalt District
Redeemer Lutheran Church
911 Jenkins Avenue
- j) Roll No. 01-62-327-4124.001
Lot 4, Plan 9088, Section 5, Esquimalt District
Gordon United Church of Canada
929 Goldstream Avenue
- k) Roll No. 01-62-327-4125.001
Lot 1, Plan 14459, Section 5, Esquimalt District
Gordon United Church of Canada
935 Goldstream Avenue
- l) Roll No. 01-62-327-6299.010
Lot 1, Plan 15933, Section 88 & 89, Esquimalt District
Lighthouse Christian Academy
1289 Parkdale Drive
- m) Roll No. 01-62-327-4250.003
Lot A, Plan 28120, Esquimalt District
Grace Baptist Church
2731 Matson Road
- n) Roll No. 01-62-327-5647.010
Lot A, Plan 42956, Esquimalt District
Society of St. Vincent De Paul
2784 Claude Road

- o) Roll No. 01-62-327-5790.010
Lot A, Plan VIP64037, Esquimalt District
West Shore Chamber of Commerce
697 Goldstream Avenue
- p) Roll No. 01-62-327-13860.000
Lot 7, Plan 1957, Metchosin District
The Trustee Board of the Presbyterian Church in Canada
760 Latoria Road
- q) Roll No. 01-62-327-5646.100
Lot 1, Plan VIP69262, Esquimalt District
Bishop of Victoria
798 Goldstream Avenue
- r) Roll No. 01-62-327-06694-030,
Lot 1, Plan 44619, Metchosin District
Western Community Baptist Church
2610-2612 Sooke Road

shall hereby be exempt from taxation for the year 2005.

2. The buildings and improvements together with certain lands surrounding the buildings and improvements, and more particularly described as:

- a) Roll No. 01-62-327-5731.010,
Lot 1, Plan 27859, Section 0072, Esquimalt District
Royal Canadian Legion
761 Station Road

shall hereby be exempt from taxation for the year 2005, to the extent that the part of the said buildings and improvements together with certain lands surrounding the buildings and improvements is equivalent to (50%) fifty percent of that part of both.

4. This Bylaw may be cited as the "Tax Exemption Bylaw No. 883, 2005."

READ A FIRST TIME this 20th day of September, 2004.

READ A SECOND TIME this 20th day of September, 2004.

READ A THIRD TIME this 20th day of September, 2004.

RECONSIDERED AND FINALLY ADOPTED this 18th day of October, 2004.

MAYOR

CLERK-ADMINISTRATOR



CITY OF LANGFORD

British Columbia Canada

Municipal Council

Mayor

Stewart Young

Councillors

**Denise Blackwell
John Goudy
Matt Sahlstrom
Lanny Seaton
Winnie Sifert
Lillian Szpak**

Municipal Officials

**Clerk Administrator
Treasurer
City Engineer
City Planner
Fire Chief**

**Geoff Pearce, ACIS, P. Adm.
Steve Ternent, CGA
Michael Baxter, P. Eng.
Rob Buchan, MCIP
Bob Beckett, MA**

**Auditors
Solicitors
Bankers
Police**

**KPMG
Lidstone Young Anderson
Bank of Montreal
RCMP-West Shore**

City of Langford Results for 2005

Objectives: That Council establish the following as its Statement of Municipal Objectives for 2005.

Measures: Measures that will be used to determine progress respecting those objectives

For the current year 2005 (set in 2003 annual report)

RESULTS: Results for 2005 based on measures of objectives.

A. Objective It is Council's objective to continue improving the assessed tax base of commercial development in Langford;

A. Measure To measure improvements to the assessment tax base of commercial development, Council will compare the 2004 class 6 "Business and other" December 22, 2004 BC Assessment Authority Completed Roll Tax Base Change report per net assessed value for General Purposes to the 2005 comparable information.

A. RESULTS Increase in the percentage of commercial tax role from 15.808% in 2004 to 17.125% in 2005.

B. Objective That Council's objective is to improve the curb appeal of Langford.

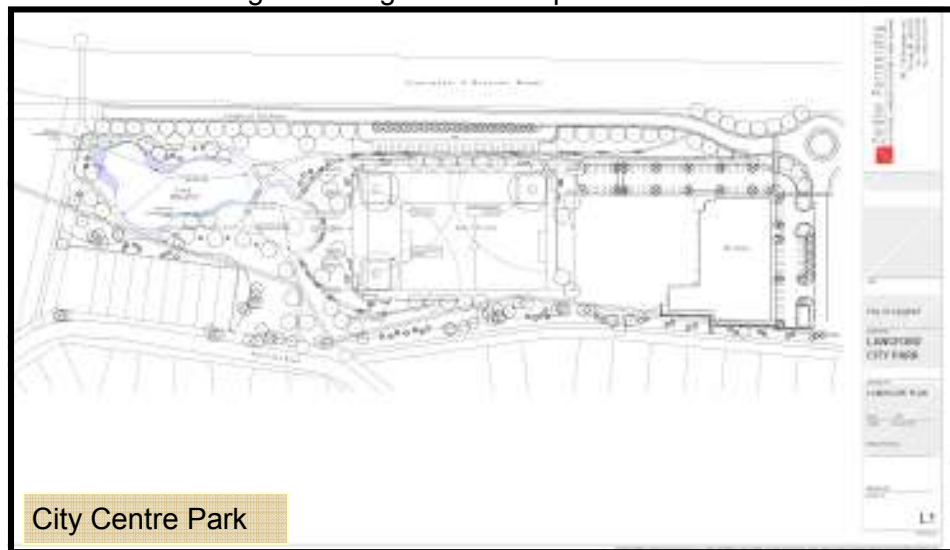
B. Measure

1. Number of new buildings started (Building Permits issued) under a form and character Development Permit;
2. Meters of new sidewalk and boulevards built in 2005;
3. New statues;
4. Number of street trees planted in 2005.

B. RESULTS

1. 244 Building Permits issued under a form and character Development Permit, including commercial, Multi-family, small lots and duplexes.
2. 1,191 meters of new sidewalk and boulevards.
3. 3 new statues.
4. 49 street trees planted.

- C. Objective** It is Council's objective to revitalize the Sooke Road/Happy Valley commercial area.
- C. Measure**
- New commercial construction in 2005 (building permits)
 - New sewers constructed in 2005 to service the area for higher density.
 - New commercial rezoning in the area.
- C. RESULTS**
- 1 new commercial construction permit issued in 2005 for Sooke Road/Happy Valley area.
 - New sewers constructed in 2005 to service the area for higher density - completed in 2005.
 - 1 new commercial rezoning in the area.
- D. Objective** It is Council's objective to develop a City Centre Park with an enclosed multipurpose recreation facility and outdoor sport field and walking / jogging trail.
- D. Measure**
1. Status of enclosed multi-purpose recreation facility;
 2. New meters of trail constructed;
 3. Status of Sports Field construction.
- D. RESULTS**
1. Building permit issued and construction started on enclosed multi-purpose recreation facility.
 2. No trail constructed in City Centre Park.
 3. Clearing and filling of site for Sports Field was started in 2005.



- E. Objective** It is Council's objective to facilitate and have built a new highway interchange – Trans Canada Highway and Bear Mountain Parkway.
- E. Measure**
- Report on progress
- Design
 - Land Assembly
- Contracts Awarded
- Bridge construction status
 - Ramp construction status
- E. RESULTS**
- Progress
- Functional design and alignment completed.
 - Land Assembly started.
- Contracts
- None.

F. Objective It is Council's objective to improve Langford's Communities in Bloom rating to a national level.

F. Measure BC 5 Blooms Provincial rating achieved in 2004;
National Rating is to be done in July 2005.

F. RESULTS 4 Blooms rating achieved in 2005 at the national level.



Goldstream Avenue

G. Objective It is Council's objective to improve recreation facilities and opportunities in the West Shore.

G. Measure

- New fields built in 2005;
- New facilities built in 2005;
- New opportunities in 2005.

G. RESULTS

- 1 new field built in 2005
- New facilities - Eagle Ridge Arena; Mountainside Gym; Lions Pride Gymnastics facilities.
- Phelps/Thetis trail connection completed.
- 9 new parks created.
- 4171 metres new trails built.



Eagle Ridge Arena concept drawing

- H. Objective** It is Council's objective to propose an alternative cost effective private utility method of providing sewer collection and water distribution in Langford.
- H. Measure** Sewage – West Shore Environmental Services Inc.
Franchise and Partnering agreement signed July 2004 –
Bylaw No. 875 adopted September 2004.
- Water – CRD provides Juan de Fuca retail water distribution.
- H. RESULTS** Sewage: Contract under implementation in 2005.
Water: No action taken in 2005.
- I. Objective** It is Council's objective to continue the extension of sidewalks in the community.
- I. Measure** - Sidewalks constructed:
- Goldstream Avenue North Side – West of Grainger
 - Goldstream Avenue South Side – West of Mattson
 - Jacklin Road West Side - South of Attree
 - Meters of new sidewalk built in 2005;
 - The amount of cash in lieu received in 2005.
- I. RESULTS** - Sidewalks completed at
- Goldstream Avenue North Side – West of Grainger
 - Goldstream Avenue South Side – West of Mattson
 - Jacklin Road West Side - South of Attree
 - 1,191 Meters of new sidewalk built in 2005.
 - \$271,414 received in lieu in 2005.



Goldstream Avenue

Council Objectives and Measures for 2006

Objectives: That Council establish the following as its Statement of Municipal Objectives for 2006.

Measures: Measures that will be used to determine progress respecting those objectives.

For the current year 2006 (set in 2004 annual report)

For the next year 2007 (set in 2005 annual report)

A. Objective To complete a Local Area Plan OCP Amendment Bylaw for the South Langford Planning area to guide the area's redevelopment.

A. Measure Status report on progress of Bylaw.

B. Objective To reach an agreement with the Ministry of Transport and key stakeholders on the construction of the Spencer Road interchange on the Trans Canada Highway to improve traffic mobility, and to issue a request for proposals for construction. To acquire the land required for the highway facility.

B. Measure Status on design, land acquisition, and contracts awarded.

C. Objective To have completed construction of the Dry Floor Arena at City Centre Park by April 2006 to improve recreation opportunities.

C. Measure Occupancy permit given and facility open by December 31, 2006.

D. Objective To have Attree Avenue realigned to intersect with Langford Parkway complete at minimal cost to the City to improve traffic mobility.

D. Measure Construction progress to be reported by December 31, 2006.

E. Objective It is Council's objective to continue improving the assessment tax base of commercial development in Langford to keep property taxes affordable.

E. Measure To measure the increase in value of the commercial tax base.

F. Objective	To have 200 new hotel rooms open for business by the end of 2006 in Langford to improve tourism.
F. Measure	Occupancy permit given and facility open by December 31, 2006.
G. Objective	As the new Fire Hall No. 2 at Sooke Road and Happy Valley Road was opened ahead of schedule in November 2005, to have this new hall fully operational by February of 2006 to improve service and public safety.
G. Measure	Facility fully operational.
H. Objective	To have completed two new bridge projects by the end of 2006: <ul style="list-style-type: none"> - Goldstream River Bridge Replacement; - Happy Valley Road Bridge over Bilston Creek replacement to improve public safety and to improve traffic mobility.
H. Measure	Projects completed in 2006.
I. Objective	To complete the Langford Transportation Plan to 2024.
I. Measure	Transportation Plan adopted by Council.
J. Objective	That Council's objective is to improve the curb appeal of Langford.
J. Measure	<ol style="list-style-type: none"> 1. Number of new buildings started (Building Permits issued) under a form and character Development Permit; 2. Meters of new sidewalk and boulevards built in 2006; 3. New statues; 4. Number of street trees planted in 2006.
K. Objective	It is Council's objective to revitalize the Sooke Road/Happy Valley commercial area.
K. Measure	<ul style="list-style-type: none"> - New commercial construction in 2006 (building permits) - New sewers constructed in 2006 to service the area for higher density. - New commercial rezoning in the area.

L. Objective	To construct and open Play Zone facility in the Eagle Ridge community centre.
L. Measure	Occupancy permit and opening of Play Zone facility.
M. Objective	It is Council's objective to facilitate a new Spencer Road interchange.
M. Measure	Report on progress - Design - Land Assembly
N. Objective	It is Council's objective to improve Langford's Communities in Bloom rating at national level.
N. Measure	'4 Blooms' National Rating was achieved in July 2005. Plan to achieve a '5 Blooms' National Rating for 2006.
O. Objective	It is Council's objective to initiate process for securing sewage treatment of Langford sewage.
O. Measure	Award consultant's contract for feasibility study.
P. Objective	Identify and secure land in the Bear Mountain area for Fire Station #4.
P. Measure	Land secured in the Bear Mountain area for Fire Station #4 by end of 2006.
Q. Objective	Initiate Official Community Plan update process.
Q. Measure	Contract given to consultants for process, work with Avi Friedman.
R. Objective	To review the City's organizational structure and update as necessary.
R. Measure	Report received by Council with recommended changes.

S. Objective	Develop an effective employee retention plan.
S. Measure	Report received by Council with recommended changes.
T. Objective	Initiate tourism strategy for Langford.
T. Measure	Contract given to consultants and strategy endorsed by Council.
U. Objective	Initiate the process to create an image and branding of Langford.
U. Measure	Contract given to consultants.
V. Objective	Implement systems to improve interoperability and financial reporting.
V. Measure	Systems implemented.
W. Objective	Preparation of the Engineering Department Emergency Plan.
W. Measure	Report received by Council.
X. Objective	Construction of a community Emergency Reception Center Facility.
X. Measure	Occupancy permit issued and facility operational.
Y. Objective	It is Council's objective to improve recreation facilities and opportunities in the West Shore.
Y. Measure	<ul style="list-style-type: none"> - New fields built in 2006; - New facilities built in 2006; - New opportunities in 2006.
Z. Objective	It is Council's objective to continue the extension of sidewalks in the community.
Z. Measure	<ul style="list-style-type: none"> - Meters of new sidewalks constructed in 2006. - The amount of cash in lieu received in 2006.

Council Objectives and Measures for 2007

- | | |
|---------------------|---|
| A. Objective | It is Council's objective to develop a City Centre Park with an enclosed multipurpose recreation facility, outdoor sports field, and walking / jogging trail. |
| A. Measure | <ol style="list-style-type: none"> 1. Status of enclosed multi-purpose recreation facility; 2. New meters of trail constructed; 3. Status of Sports Field construction. |
| B. Objective | To develop a comprehensive plan and location for a new Fire Department training ground facility. |
| B. Measure | Status report on Fire Department training ground facility. |
| C. Objective | Review of Municipal Emergency Plan. |
| C. Measure | Report received by Council with recommendations. |
| D. Objective | Undertake study assessing local control of efficient water delivery system. |
| D. Measure | Ownership of water facilities by City of Langford if study warrants. |
| E. Objective | That Council's objective is to improve the curb appeal of Langford. |
| E. Measure | <ol style="list-style-type: none"> 1. Number of new buildings started (Building Permits issued) under a form and character Development Permit; 2. Meters of new sidewalk and boulevards built in 2007; 3. New statues; 4. Number of street trees planted in 2007. |
| F. Objective | It is Council's objective to revitalize the Sooke Road/Happy Valley commercial area. |
| F. Measure | <ul style="list-style-type: none"> - New commercial construction in 2007 (building permits) - New sewers constructed in 2007 to service the area for higher density. |

G. Objective	Complete the official community plan.
G. Measure	Bylaw adopted.
H. Objective	Start construction of Spencer interchange.
H. Measure	Contract given and construction underway.
I. Objective	Build and occupy Fire Station #4.
I. Measure	Construction complete, occupancy permit given and station operational.
J. Objective	Start construction of Brock extension.
J. Measure	Contract given and construction complete.
K. Objective	Construction initiated of second community emergency reception centre.
K. Measure	Contract given and construction started.
L. Objective	Construction initiated of the all weather field at City Centre Park.
L. Measure	Contract given and construction started.
M. Objective	It is Council's objective to continue improving the assessed tax base of commercial development in Langford to keep property taxes affordable.
M. Measure	An increase in value of the commercial tax base.
N. Objective	Completion of the construction of the third hotel in the City of Langford.
N. Measure	Construction complete and occupancy permit issued.

O. Objective If feasible, implementation of the sewage treatment plan.

O. Measure Site identified, conceptual design created.

P. Objective It is Council's objective to improve recreation facilities and opportunities in the West Shore.

P. Measure

- New fields built in 2006;
- New facilities built in 2006;
- New opportunities in 2006.

Q. Objective It is Council's objective to continue the extension of sidewalks in the community.

Q. Measure

- Meters of new sidewalks constructed in 2006.
- The amount of cash in lieu received in 2006.



Goldstream Avenue - Flowers



Bear Mountain Golf Course & Mount Finlayson



Swimming Pier on Langford Lake