

# Local Improvements



The Tempest Local Improvements system tracks the entire life cycle of a project from the petition phase, through to payment allocations and cost recovery. The system allows you to track each local improvement, specified area, business improvement area or assessment area bylaw for:

- tracking of components (for different calculation methods within a bylaw)
- maintenance of the properties benefiting from each bylaw and
- processing commuted properties.

All of the information for local improvement bylaws and accounts is maintained in a single application that provides convenient access to all aspects of each applicable bylaw. Like other Tempest products, the Local Improvements module is fully integrated with the Tempest Land module. This allows you to retrieve local improvements by a wide range of search criteria. In addition, the Local Improvements system is integrated with your GIS system for retrieval or selection of applicable properties using integrated mapping tools. Integration with the Tempest Property Tax system provides the additional benefit of printing local improvement amounts owing on the tax notice and tax certificate.

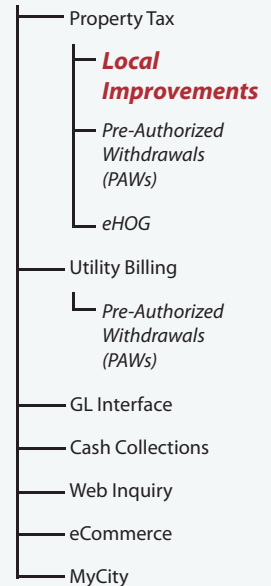


## Benefits

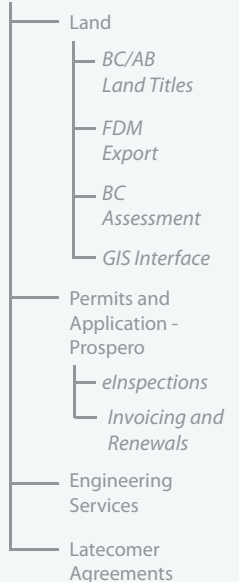
- Improve efficiency by tracking the full life cycle of the bylaw
- Simplifies the complex nature of recovery calculation and cost allocation
- Expedites set up of properties for the bylaw through integration to GIS and guaranteed accuracy of included properties
- Simplifies the complexities involved in the commute process through accurate calculations and integration with Cash Collections
- Convenient integration with tax notices and tax certificates



### Revenue Systems Management



### Community Development



### Bylaws & Ticketing



# Features



- Maintains local improvement bylaws
- Allows multiple improvements per property
- Supports specified areas
- Supports floating or fixed rate cost recovery methods
- Allows for different class rates within components for properties in different assessment classes
- Calculates rates using required recovery
- Supports commuted properties
- Tracks improvements through subdivision changes
- Keeps historical record of charges and rates
- Allows for footnotes on bylaws
- Shows bylaw summaries by year
- Supports all file formats as attachments to a local improvement record (documents, images, etc.)
- Provides for petition generation and records the result
- Provides for a full range of reporting, including assessment and collectors roll reports
- Integrates with your GIS system

Local Improvements - Bylaw Number: 22.3.131 Series: 22 Title: SEWER - YATES RD

Application Edit Bylaw Property Options Tools Reports

QUERIES Active & New Bylaws

2010

General Options Events Comments Attachments Activities Properties Costs Recovery Sewer

Owners Costs 49,156.27 Loan 49,156.27 Term 15 Rate 5,000

Comm Due Date Apr 11, 2008 Interest Start Date Apr 12, 2008 First Payment Due Jul 2, 2008

Year	Payment Date	Principal	Principal Commuted	Principal Carried	Annual Payment	Interest Charged	Principal Paid	Balance Owning
2008	Jul 2, 2008	49,156.27	14,044.64	35,111.63	3,257.30	388.53	2,868.77	32,242.86
2009	Jul 2, 2009	32,242.86		32,242.86	3,257.30	1,612.14	1,645.16	30,597.70
2010	Jul 2, 2010	30,597.70		30,597.70	3,257.30	1,529.89	1,727.41	28,870.29
2011	Jul 2, 2011	28,870.29		28,870.29	3,257.30	1,443.51	1,813.79	27,056.50
2012	Jul 2, 2012	27,056.50		27,056.50	3,257.30	1,352.83	1,904.47	25,152.03
2013	Jul 2, 2013	25,152.03		25,152.03	3,257.30	1,257.60	1,999.70	23,152.33
2014	Jul 2, 2014	23,152.33		23,152.33	3,257.30	1,157.62	2,093.68	21,052.65
2015	Jul 2, 2015	21,052.65		21,052.65	3,257.30	1,052.63	2,204.67	18,847.98
2016	Jul 2, 2016	18,847.98		18,847.98	3,257.30	942.40	2,314.90	16,533.08

Last Modified Feb 06, 2008 By RGOWLING

2 Title: SEWER - YATES RD

Reports

2010

Properties Costs Recovery Sewer

Rate Type FIXED Min Max

Rate 651.46

Show Properties All

Folio	Unit	House	Street	2010 Assmt	Included Assmt	Actual	Taxable	2010 Pmt	Comm Amt
1	TOTAL (7)			2,198,000	2,198,000		7	3,257.30	14,044.64
2	13-01141-060	1895	WESTSYDE RD	342,000	342,000		1	651.46	
3	13-01141-070	765	YATES RD	279,000	279,000		1	651.46	
4	13-01141-100	725	YATES RD	415,000	415,000		1	651.46	
5	13-01146-010	1915	WESTSYDE RD				1		7,022.32
6	13-01146-030	1935	WESTSYDE RD	394,000	394,000		1		7,022.32
7	13-01146-050	730	YATES RD	322,000	322,000		1	651.46	
8	13-01146-060	720	YATES RD	446,000	446,000		1	651.46	

Last Modified Feb 06, 2008 By RGOWLING