



**First Nations Tax Commission**  
**Commission de la fiscalité des premières nations**

April 4, 2016

**FMA Registration:  
#20160330-1034**

Mr. Dalyn Bear – Director of Lands  
Whitecap Dakota First Nation  
182 Chief Whitecap Trail  
Whitecap, SK S7K 2L2

Dear Mr. Bear,

We are writing to advise that at a duly convened meeting held on March 30, 2016 the First Nations Tax Commission reviewed and approved the following law(s):

*Whitecap Dakota First Nation Development Levies (Development Cost Charges) Law, 2016*

Please be advised that the afore-mentioned law has been registered in the FMA Law Registry pursuant to subsection 31(4) of the *First Nations Fiscal Management Act*, S.C. 2005, c.9.

I provide herein for your records “certified true copy” of the afore-mentioned law.

If you have any questions please feel free to contact me at (250) 828-9895.

Sincerely,

**FIRST NATIONS TAX COMMISSION**

Tracey C. Simon,  
FMA Registrar

/tcs

Enclosures.



**First Nations Tax Commission**  
**Commission de la fiscalité des premières nations**

The First Nations Tax Commission, pursuant to the *First Nations Fiscal Management Act*, hereby approves the following law made by the Whitecap Dakota First Nation in the Province of Saskatchewan,

***Whitecap Dakota First Nation Development Levies  
(Development Cost Charges) Law, 2016***

Dated at Vancouver, British Columbia this 30th day of March, 2016.


On behalf of the First Nations Tax Commission

C.T. (Manny) Jules – Chief Commissioner  
First Nations Tax Commission





**First Nations Tax Commission**  
**Commission de la fiscalité des premières nations**

I, Tracey C. Simon, do hereby affirm as the FMA Registrar for the First Nations Tax Commission that the attached copy is a true copy of the original law, *Whitecap Dakota First Nation Development Levies (Development Cost Charges) Law, 2016*, duly made on March 16, 2016 by the Council of the Whitecap Dakota First Nation and as such has been stamped  on each of the pages.

Signed at Kamloops, British Columbia this 4th day of April, 2016.

  
\_\_\_\_\_  
Tracey C. Simon, FMA Registrar  
First Nations Tax Commission



**WHITECAP DAKOTA FIRST NATION  
DEVELOPMENT LEVIES (DEVELOPMENT COST CHARGES) LAW, 2016**

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**SCHEDULES**

- I Calculation of Development Levies
- II Complaint to Administrator Respecting Development Levies
- III Map showing the Zone B

**WHEREAS:**

A. Pursuant to section 5 of the *First Nations Fiscal Management Act*, the council of a first nation may make laws respecting taxation for local purposes of reserve lands, interests in reserve lands or rights to occupy, possess or use reserve lands, including the imposition of development cost charges, also known as development levies in the Province of Saskatchewan and so referred to in this law, in respect of reserve lands;

B. The Council of the Whitecap Dakota First Nation deems it to be in the best interests of the First Nation to make a law for the imposition of development levies to assist the First Nation to pay the capital costs of providing, constructing, altering, or expanding sewage, water, drainage and transportation facilities, and providing and improving park and recreation land, in order to serve, directly or indirectly, the development in respect of which such charges are imposed;

C. The Council has considered, in the Whitecap Dakota First Nation's Long-term Capital Plan dated June 8, 2015, the charges imposed by this Law as related to future land use patterns and development, the phasing of works and services, and the provision of park and recreation land, and has determined that the development levies imposed by this Law are related to capital costs attributable to projects included in that Long-term Capital Plan; and

D. The Council has given notice of this Law and has considered any representations received by the Council, in accordance with the requirements of the *First Nations Fiscal Management Act*;

NOW THEREFORE the Council of the Whitecap Dakota First Nation duly enacts as follows:

**PART I  
CITATION**

**Citation**

1. This Law may be cited as the *Whitecap Dakota First Nation Development Levies (Development Cost Charges) Law, 2016*.



**PART II**  
**DEFINITIONS AND REFERENCES**

**Definitions and References**

2.(1) In this Law:

- “Act” means the *First Nations Fiscal Management Act*, S.C. 2005, c. 9, and the regulations enacted under that Act;
- “administrator” means a person appointed by Council under subsection 3(1) to administer this Law;
- “assist factor” means that percentage of the capital costs of each development levy class that will be paid by the First Nation;
- “building” means any structure used or intended for supporting or sheltering any use or occupancy and includes a manufactured home;
- “building permit” means a permit issued by the First Nation authorizing the construction, alteration, or extension of a building or structure;
- “capital costs” includes planning, engineering and legal costs directly related to the work for which a capital cost may be incurred, and interest costs incurred by the First Nation that are directly related to the work;
- “commercial development” means a development used or intended to be used for the carrying on of any business, including the provision or sale of goods, accommodation, entertainment, meals or services, but excludes an industrial or residential development;
- “Council” has the meaning given to that term in the Act;
- “developer” means a person undertaking a development on the reserve;
- “development” means the subdivision of a parcel, or the construction, alteration, or extension of a building or structure on the reserve;
- “development levy” means an amount imposed under subsection 5(1);
- “development levy class” means a class of works, or park and recreation land acquisition and improvement, for which development levies are imposed under this Law;
- “Development Servicing Requirements” means laws, regulations, policies or other lawful requirements or applicable standards for the provision of sewer, water, drainage and transportation facilities, or park and recreation land acquisition and improvement, in respect of a development, established or applied by the First Nation in respect of development on the reserve;
- “dwelling unit” means one (1) or more habitable rooms having collectively its or their own entrance from the exterior, used or intended to be used for the residential accommodation of not more than one (1) person or family, having provision for living, sleeping and sanitary facilities and containing or providing for not more than one (1) cooking facility;
- “expenditure law” means an expenditure law enacted by Council under paragraph 5(1)(b) of the Act;
- “First Nation” means the Whitecap Dakota First Nation, being a band named in the schedule to the Act;
- “FMB” means the First Nations Financial Management Board;
- “gross floor area” means the combined area of all floors within a building, including any basement or cellar, measured to the inside surface of the exterior walls of the building;
- “gross site area” means the total area of land that is proposed for development in a building permit application, including access, parking, loading and landscape areas;



- “improvement” means any building, fixture, structure or similar thing constructed, placed or affixed on, in or to land, or water over land, or on, in or to another improvement and includes a manufactured home;
- “industrial development” means a development used or intended to be used for manufacturing, production, assembly, testing, warehousing, distribution or storage of products or materials;
- “institutional development” means a building or structure used or intended to be used only on a non-profit basis for cultural, recreational, social, religious, governmental, public hospital or educational purposes, and also includes any building or structure that is serviced with sewer, water or drainage and which is not a residential, commercial or industrial development;
- “interest in land” or “property” means land or improvements, or both, in the reserve and, without limitation, includes any interest in land or improvements, any occupation, possession or use of land or improvements, and any right to occupy, possess or use land or improvements;
- “local revenues” means monies raised under a local revenue law enacted pursuant to subsection 5(1) of the Act;
- “manufactured home” means a structure, whether or not ordinarily equipped with wheels, that is designed, constructed or manufactured to
- (a) be moved from one place to another by being towed or carried, and
  - (b) provide
    - (i) a dwelling house or premises,
    - (ii) a business office or premises,
    - (iii) accommodation for any other purpose,
    - (iv) shelter for machinery or other equipment, or
    - (v) storage, workshop, repair, construction or manufacturing facilities;
- “manufactured home park development” means a residential development where spaces and utilities are provided for two (2) or more manufactured homes;
- “parcel” means a parcel, block or other defined area of property on the reserve as set forth in the Whitecap Land Registry or the First Nations Land Registry System;
- “parcel area” means the total area of land of a parcel;
- “park improvements” means fencing, landscaping, drainage and irrigation, trails, restrooms, changing rooms, and playground and playing field equipment;
- “person” includes a partnership, syndicate, association, corporation and the personal or other legal representatives of a person;
- “reserve” means Whitecap No. 94;
- “residential (multi-family) development” means a development for residential purposes that does not include single-family residential, two-family residential or three-family residential development;
- “resolution” means a motion passed and approved by a majority of Council present at a duly convened meeting;
- “secondary suite” means an additional dwelling unit that is contained within a single-family residential building;
- “single-family residential” means a detached building consisting of only one (1) dwelling unit, and may also include a secondary suite;
- “structure” means a construction of any kind whether fixed to, supported by or sunk into land or water;
- “three-family residential” means a detached building consisting of three (3) dwelling units;

“two-family residential” means a detached building consisting of two (2) dwelling units;

“Zone A” means the reserve; and

“Zone B” means that portion of the reserve shown on the map attached as Schedule III.

(2) In this Law, references to a Part (e.g. Part I), section (e.g. section 1), subsection (e.g. subsection 2(1)), paragraph (e.g. paragraph 3(5)(a)) or Schedule (e.g. Schedule I) is a reference to the specified Part, section, subsection, paragraph or Schedule of this Law, except where otherwise stated.

### PART III ADMINISTRATION

#### Administration

3.(1) Council must, by resolution, appoint an administrator to administer and enforce this Law on the terms and conditions set out in the resolution.

(2) The administrator must administer and enforce this Law and undertake such further duties as specified by Council.

(3) The administrator must maintain a separate development levy reserve fund for each development levy class under this Law.

(4) The administrator must maintain records for all development permits granted and all development levies imposed and collected.

(5) The administrator must report annually to Council on the administration of this Law, which report must include, for each development levy class,

(a) the amount of development levies received;

(b) the expenditures from the development levy reserve fund;

(c) the balance in the development levy reserve fund account at the start and at the end of each calendar year;

(d) any exemptions, credits, rebates or refunds of development levies;

(e) the amount of all outstanding installment payments of development levies; and

(f) a summary of the works completed and the works to be undertaken within each development levy class.

(6) The administrator must make available to the public, upon request, the considerations, information and calculations used to determine the development levies imposed under this Law, except that information respecting the contemplated acquisition costs and locations of specific properties need not be provided.

#### Authorization of FMB

4. Notwithstanding any other provision of this Law, if the FMB gives notice to Council pursuant to the Act that third-party management of the revenues raised under this Law is required, Council authorizes the FMB to act as agent of the First Nation to fulfill any of the powers and obligations of the Council under this Law and the Act.

### PART IV

#### IMPOSITION, CALCULATION, AND PAYMENT OF DEVELOPMENT LEVIES

##### Imposition of Development Levies

5.(1) Development levies are hereby imposed on, and must be paid by, every person who obtains

(a) a building permit;

- (b) a development approval authorizing a development on a parcel, where Council requires payment of the development levies at that time in accordance with subsection 7(2); or
- (c) subdivision approval, where Council requires payment of the development levies at that time in accordance with subsection 7(2).

**Calculation of Development Levies**

- 6.(1) Where a person, in accordance with the Development Servicing Requirements, applies for
- (a) a building permit,
  - (b) an approval authorizing the development of a parcel, or
  - (c) subdivision approval in respect of a parcel,

the administrator must calculate the amount of development levies payable in relation to the application in accordance with this section and using the applicable charges and formula set out in Schedule I.

(2) For a development is located in Zone B then the development levies payable are those found in Schedule I for both Zones A and B.

(3) For a development not located in Zone B, then the development levies payable are those found in Schedule I for Zone A only.

(4) Where a type of development is not identified in Schedule I, the amount of development levies to be paid to the First Nation must be equal to the development levies that would have been payable for the most comparable type of development, as determined by the administrator.

(5) Where a development contains two (2) or more uses, the development levies must be calculated separately for each use within the development, and the total amount payable must be the sum of the development levies imposed for all uses in the development.

(6) Where a building permit relates only to the expansion or alteration of an existing Commercial, Industrial or Institutional development, the development levies must be imposed only on that portion of the development that expands the existing development.

(7) Where a building permit relates only to the expansion or alteration of an existing residential development, development levies must be imposed only where the expansion or alteration will create a new dwelling unit.

(8) Where required by the administrator, the developer must provide to the administrator the calculation of the development levies payable under this Law, as determined and certified by a professional engineer who is registered and licensed under applicable provincial legislation.

**Payment of Development Levies**

7.(1) Except as provided in this section, development levies imposed under this Law must be paid in full to the First Nation at the time, and as a condition, of building permit issuance authorizing the construction, alteration or extension of a building or structure as part of the development.

(2) Council may, in its sole discretion, require a developer to pay development levies in full at the time, and as a condition, of subdivision approval or at the time of, and as a condition of, the approval of a development.

(3) In the case of a phased development, development levies paid at the time of subdivision approval or development approval are payable only in respect of the phase respecting which a subdivision approval or development approval is given.

(4) On request by a developer in writing, and where the total development levies otherwise payable would amount to \$250,000 or more, the Council may, in its sole discretion, allow the developer to pay development levies in installments as follows:



- (a) the maximum number of installments is 24;
- (b) installments must be paid monthly and are due on the first business day of each month;
- (c) each installment will be of an equal amount being calculated as the total amount due further to the calculation made under subsection 6(1) divided by the number of months allowed by Council in its decision.

(5) Where a developer pays the development levy by installments and fails to pay an installment within any time required for payment, the total balance becomes due and payable immediately.

(6) No interest is payable on the unpaid balance of a development levy until it becomes due and payable, but when it does, it is a condition of Council's agreement to allow the developer to pay by installments that interest is payable from the due date until payment is received at the rate of ten percent (10 %) per year.

(7) Council may require a developer to provide, at the time of the first installment payment, an irrevocable standby letter of credit or undertaking from a bank, credit union or a trust company, or a bond of a licensed surety, or a security duly assigned, which ensures to the satisfaction of Council that upon default the balance of the unpaid development levies will be recoverable from the person, the bank, the surety or from the proceeds of the realization of the security, as the case may be.

**Application of Development Levies**

8.(1) Despite section 5, no development levies are required to be paid where

- (a) the development does not impose any new capital cost burdens on the First Nation; or
- (b) development levies have previously been paid for the same development unless, as a result of a further development, new capital cost burdens will be imposed on the First Nation.

(2) For the purpose of subsection (1), a development imposes new capital cost burdens where it creates any new or additional demand on, or usage of an existing or planned service or facility that is in a development levy class.

**Exemptions From Development Levies**

9. Despite section 5, no development levies are required to be paid where a building permit authorizes the construction, alteration or extension of a building that will be owned and occupied by a member of the First Nation, provided that in such cases the First Nation must pay, using moneys that are not local revenues, into the appropriate development levy reserve funds an amount equivalent to the development levies that would have been payable had the exemption not applied.

**Developer Contributions under Written Agreement**

10.(1) If a developer has, pursuant to a written agreement with the First Nation, provided or paid the cost of providing a specific service outside the boundaries of the parcel being subdivided or built upon that is included in the calculations used to determine the amount of development levies, the cost of the service must be deducted from the development levies otherwise owing for that development levies class.

(2) Where a service is included in the calculations used to determine the amount of a development levy and a developer has, pursuant to a written agreement with the First Nation,

- (a) provided that service outside the boundaries of the parcel being subdivided or built upon, and
- (b) provided the service to a standard that exceeds the local standard required,

the First Nation must offer a rebate of development levies for the incremental portion of costs beyond the local standard required for that development levy class.

**PART V**

**USE OF DEVELOPMENT LEVIES**

**Management and Use of Development Levies**



11.(1) The First Nation must establish by expenditure law a separate development levy reserve fund for each development levy class.

(2) All development levies paid to the First Nation under this Law must be deposited in the appropriate development levy reserve fund established for each development levy class.

(3) Money in development levy reserve funds, together with interest on it, must be used only for the following:

(a) to pay the capital costs of providing, constructing, altering, improving, replacing or expanding sewer, water, drainage and transportation facilities that relate directly or indirectly to the development in respect of which the development cost charge was collected;

(b) to pay the capital costs of

(i) acquiring park and recreation land or reclaiming land as park and recreation land, and

(ii) providing park improvements on park and recreation land,

subject to the restriction that the capital costs must relate directly or indirectly to the development in respect of which the development levy was collected;

(c) to pay the principal of and interest on a debt incurred by a First Nation as a result of an expenditure under paragraphs (a) or (b);

(d) to pay a person subject to a development levy for some or all of the capital costs the person incurred in completing a project described in paragraph (a) or (b) if

(i) the project was completed under a written agreement between the person and the First Nation, and

(ii) the project is included in the calculations used to determine the amount of that development levy.

(4) All payments made under subsection (3) must be authorized by an expenditure law.

(5) Moneys in a development levy reserve fund that are not immediately required may be invested or reinvested by the administrator only in one or more of the following:

(a) securities of Canada or of a province;

(b) securities guaranteed for principal and interest by Canada or by a province;

(c) securities of a municipal finance authority or the First Nations Finance Authority;

(d) investments guaranteed by a bank, trust company or credit union; or

(e) deposits in a bank or trust company in Canada or non-equity or membership shares in a credit union.

### **Transfer of Development Levies**

12. Council may, in an expenditure law, transfer moneys in a development levy reserve fund to another development levy reserve fund, where the amount to the credit of a reserve fund is greater than required for the purpose for which the reserve fund was established.

### **Borrowing from a Development Levy Reserve Fund**

13.(1) If money in a development levy reserve fund is not currently required for its purpose, and the First Nation has another reserve fund established for a capital purpose, the First Nation may borrow money in the development levy reserve fund to use for the purpose of the second reserve fund.

(2) In the event the FMB assumes third-party management of the First Nation's local revenue account in accordance with the Act, the FMB may, acting in the place of the Council, borrow moneys from a development levy reserve fund where it determines that such borrowing is necessary to meet the financial obligations of the First Nation.

(3) Borrowing from a reserve fund under this section must be authorized by an expenditure law.

(4) If money from one reserve fund is used under subsection (1) for the purposes of another reserve fund, the First Nation must repay to the first reserve fund, no later than the time when the money is needed for the purposes of that reserve fund,

(a) the amount used; and

(b) an amount equivalent to the interest that would have been earned on the amount had it remained in the first reserve fund.

(5) Interest paid under paragraph (4)(b) must be at a rate that is at or above the prime lending rate set from time to time by the principal banker to the First Nation.

## PART VI

### REFUNDS OF DEVELOPMENT LEVIES

#### Refund of Development Levies

14.(1) A developer may apply to the administrator for a refund of development levies previously paid by the developer in whole or in part when the subdivision or development is not proceeding or the building permit is cancelled, provided that an application for a refund is made within six (6) months of the developer's abandonment of the subdivision or development, or building permit cancellation, as the case may be, and a new or replacement subdivision or development application, or building permit application, has not been received or approved in respect of the parcel.

(2) Upon application under subsection (1), the administrator must determine whether a development levy should be refunded in whole or in part and, if so, refund the development levy.

## PART VII

### COMPLAINTS TO ADMINISTRATOR

#### Complaints to Administrator

15.(1) A developer may, within seven (7) days of receiving from the administrator the calculation of development levies under subsection 6(1), make a complaint to the administrator in writing.

(2) A complaint may only be made respecting one or more of the following:

(a) there is an error or omission respecting the calculation of the development levies; and

(b) an exemption has been improperly applied.

(3) A complaint must be made in the form set out in Schedule II and delivered to the administrator and must include any reasons in support of the complaint.

(4) Within twenty-one (21) days after receipt of a complaint, the administrator must review the matter and attempt to resolve the complaint.

(5) If the administrator concludes that the development levies were improperly calculated or imposed and the developer is owed a refund, the administrator must correct the error and refund to the developer the excess development levies paid.

(6) If the administrator concludes that the development levies were improperly calculated or imposed and that further amounts are owed by the developer, the developer must pay the balance of the development levies owing within ten (10) days of notice from the administrator.

(7) The administrator must provide a report to Council in respect of each complaint received under this section, which report must include the nature of the complaint and the resolution of the complaint, if any.

(8) Where a developer makes a complaint under this Law, the developer must still pay when due the full amount of the development levies assessed and such payment will not prejudice the developer's rights in respect of the complaint.

**PART VII**  
**GENERAL PROVISIONS**

**Validity**

16. Nothing under this Law must be rendered void or invalid, nor must the liability of any person to pay a development levy under this Law be affected by

- (a) an error or omission in a valuation or a determination made by the administrator; or
- (b) a failure of the First Nation or the administrator to do something within the required time.

**Notices**

17.(1) Where in this Law a notice is required to be given and where the method of giving the notice is not otherwise specified, it must be given

- (a) by mail to the recipient's ordinary mailing address;
- (b) where the recipient's address is unknown, by posting a copy of the notice in a conspicuous place on the recipient's property; or
- (c) by personal delivery or courier to the recipient or to the recipient's ordinary mailing address.

(2) Except where otherwise provided in this Law,

- (a) a notice given by mail is deemed received on the fifth day after it is posted;
- (b) a notice posted on property is deemed received on the second day after it is posted; and
- (c) a notice given by personal delivery is deemed received upon delivery.

**Interpretation**

18.(1) The provisions of this Law are severable, and where any provision of this Law is for any reason held to be invalid by a decision of a court of competent jurisdiction, the invalid portion must be severed from the remainder of this Law and the decision that it is invalid must not affect the validity of the remaining portions of this Law.

(2) Where a provision in this Law is expressed in the present tense, the provision applies to the circumstances as they arise.

(3) Words in this Law that are in the singular include the plural, and words in the plural include the singular.

(4) This Law must be construed as being remedial and must be given such fair, large and liberal construction and interpretation as best ensures the attainment of its objectives.

(5) Reference in this Law to an enactment is a reference to the enactment as it exists from time to time and includes any regulations made under the enactment.

(6) Headings form no part of the enactment and must be construed as being inserted for convenience of reference only.

**Force and Effect**

19. This Law comes into force and effect on the day after it is approved by the First Nations Tax Commission.

THIS LAW IS HEREBY DULY ENACTED by Council on the 16<sup>th</sup> day of March, 2016, at Whitecap Dakota First Nation, in the Province of Saskatchewan.

A quorum of Council consists of two (2) members of Council.



**Chief Darcy Bear**



**Councillor Dwayne Eagle**

\_\_\_\_\_

**Councillor Frank Royal**



**FNTC Certified True Copy**  
**CFPN copie certifiée**  
**authentique de l'original**



**APR 04 2016**  
Date

**SCHEDULE I**  
**CALCULATION OF DEVELOPMENT LEVIES**

**PART 1 – LEVIES APPLICABLE FOR ZONE A**

**DEVELOPMENT LEVIES FOR TRANSPORTATION FACILITIES**

1. Development levies are payable for transportation facilities as follows:

<u>Type of development</u>	<u>Development levy</u>
Single-family residential	\$ 2,898 per dwelling unit
Two-family residential	\$ 2,898 per dwelling unit
Residential (multi-family)	\$ 2,898 per dwelling unit
Commercial/Industrial	\$ 0.63 per square foot of gross floor area
Institutional	\$ 0.63 per square foot of gross floor area

2. The assist factor for transportation facilities is 0%

**DEVELOPMENT LEVIES FOR DRAINAGE FACILITIES**

1. Development levies are payable for drainage facilities as follows:

<u>Type of development</u>	<u>Development levy</u>
Single-family residential	\$ 1,930 per dwelling unit
Two-family residential	\$ 1,930 per dwelling unit
Residential (multi-family)	\$ 1,930 per dwelling unit
Commercial/Industrial	\$ 0.42 per square foot of gross floor area
Institutional	\$ 0.42 per square foot of gross floor area

2. The assist factor for drainage facilities is 0%

**DEVELOPMENT LEVIES FOR PROVIDING AND IMPROVING PARK AND RECREATION LAND**

1. Development levies are payable for providing and improving park and recreation land as follows:

<u>Type of development</u>	<u>Development levy</u>
Single-family residential	\$ 734 per dwelling unit
Two-family residential	\$ 734 per dwelling unit
Residential (multi-family)	\$ 734 per dwelling unit
Commercial/Industrial	\$ 0.16 per square foot of gross floor area
Institutional	\$ 0.16 per square foot of gross floor area

2. The assist factor for providing and improving park and recreation land is 0%



FNTC Certified True Copy  
 CFPN copie certifiée  
 authentique de l'original

*[Handwritten Signature]*  
 Signature

APR 04 2016  
 Date

**PART 2 – ADDITIONAL DEVELOPMENT LEVIES FOR ZONE B (SCHEDULE III)**

**DEVELOPMENT LEVIES FOR SEWAGE FACILITIES**

1. Development levies are payable for development taking place in Zone B for sewage facilities as follows:

<u>Type of development</u>	<u>Development levy</u>
Single-family residential	\$ 2,975 per dwelling unit
Two-family residential	\$ 2,975 per dwelling unit
Residential (multi-family)	\$ 2,975 per dwelling unit
Commercial/Industrial	\$ 0.65 per square foot of gross floor area
Institutional	\$ 0.65 per square foot of gross floor area

2. The assist factor for sewage facilities is zero percent (0%).

**DEVELOPMENT LEVIES FOR WATER FACILITIES**

1. Development levies are payable for development taking place in Zone B for water facilities as follows:

<u>Type of development</u>	<u>Development levy</u>
Single-family residential	\$ 8,106 per dwelling unit
Two-family residential	\$ 8,106 per dwelling unit
Residential (multi-family)	\$ 8,106 per dwelling unit
Commercial/Industrial	\$ 1.77 per square foot of gross floor area
Institutional	\$ 1.77 per square foot of gross floor area

2. The assist factor for water facilities is set at zero percent (0%).

For greater certainty, developments in Zone B will pay both the Zone A and Zone B levies.

**SCHEDULE II**  
**COMPLAINT TO ADMINISTRATOR RESPECTING**  
**DEVELOPMENT LEVIES**

TO: Administrator for the Whitecap Dakota First Nation  
182 Chief Whitecap Trail  
Whitecap, Saskatchewan S7K 2L2

PURSUANT to the provisions of the *Whitecap Dakota First Nation Development Levies (Development Cost Charges) Law, 2016*, I hereby make a complaint respecting the imposition of development levies on the development on the following property:

*[description of the development/property]*

This complaint is based on the following reasons:

- (1)
- (2)
- (3)

*(describe the reasons in support of the complaint in as much detail as possible)*

Applicant's mailing address to which a reply to the complaint is to be sent:

---

---

\_\_\_\_\_  
Name of Complainant (please print)

\_\_\_\_\_  
Signature of Complainant (or representative)

Dated: \_\_\_\_\_, 20\_\_.







**Whitecap Dakota First Nation  
Development Levies  
(Development Cost  
Charges) Law, 2016**

**Schedule III  
Development Levies  
Zone B**

Whitecap Dakota First Nation Reserve #94  
Development Levies Zone B



**SOURCE:**  
Aerial photography and cartographic information provided by  
MapInfo Systems Inc. and  
MapInfo Systems Inc.  
Images provided by Google Earth Inc.  
**THE ACCURACY & COMPLETENESS OF THIS INFORMATION IS NOT  
GUARANTEED. IT WILL BE THE RESPONSIBILITY OF  
THE USER OF THIS INFORMATION TO OBTAIN NECESSARY  
& ESTABLISH THE ACCURACY OF ALL DATA INFORMATION  
AND THE SCOPE OF USE.**



**FNTC Certified True Copy  
CFPN copie certifiée  
authentique de l'original**

*[Handwritten Signature]*  
Signature

APR 04 2016  
Date