

CENTRAL COAST REGIONAL DISTRICT

BYLAW NO. 422

A bylaw to establish the rates and charges for the operation and management of the Bella Coola Airport

WHEREAS the board of directors for the Central Coast Regional District has adopted the "Central Coast Regional District Airport and Facilities Conversion and Service Establishment Bylaw, 410, 2011" with Electoral Areas C, D & E participating;

AND WHEREAS pursuant to Section 803(1)(c) and 363(1)(b) of the Local Government Act the board may impose fees and charges in respect of the operation and management of the Bella Coola Airport;

AND WHEREAS the board of directors for the Central Coast Regional District deem it necessary to establish the rates and charges for the Bella Coola Airport Facilities;

NOW THEREFORE THE Board of Directors for the Central Coast Regional District, in open meeting assembled enacts as follows:

- 1. Bylaw 382 cited as the "Bella Coola Airport Rates & Charges Bylaw No. 382, 2006" and Bylaw 403 cited as the "Bella Coola Airport Rates & Charges Amending Bylaw No. 403, 2011" are hereby repealed;

2. DEFINITIONS

Airport: means the Bella Coola Airport, located in the Bella Coola Valley on the south bank of the Bella Coola River between the Snootli Creek and Nooklikonnik Creek junctions of the river, and includes terminal building(s), lease lots, runway, parking area and other things associated with the airport facilities.

Airside Leases: means property leases outside the main terminal building adjacent to the runway

Ground Leases: means leases outside the main terminal building not adjacent to the runway

Terminal Leases: means leases held with tenants within the main terminal building

3. RATES AND CHARGES

The rates and charges hereto attached shall be due and payable thirty (30) days after the billing date, if applicable, and any rates or charges remaining unpaid after the said date shall have added thereto a percentage addition of 2% per month on the outstanding balance.

Rates and charges will be reviewed from time to time and may be subject to an adjustment at the discretion of the board of directors, and in all cases applicable taxes will be added to the amounts contained in the attached Schedules;

Board Meeting
DEC 12 2013
CCRD ITEM E(c)

4. All users of the airport terminal and facilities shall be subject to the rates and charges for departure head tax, landing fees, fuel surcharges, aircraft parking fees and airport signage/advertising as prescribed in Schedule 'A'; attached hereto and forming part of this bylaw.
5. The rates and charges for Terminal Leases and Ground/Airside Leases are those as set out in Schedule 'B' attached hereto and forming a part of this bylaw.
6. The Terminal Lease Agreements are those identified and marked as Schedule 'C' attached hereto and forming a part of this bylaw.
7. The Ground/Airside Lease Agreements are those identified and marked as Schedule 'D' attached hereto and forming a part of this bylaw.
8. This bylaw may be cited as "Bella Coola Airport Rates and Charges Bylaw No. 422, 2014".

READ A FIRST TIME THIS	12 th	day of	December	, 2013.
READ A SECOND TIME THIS	12 th	day of	December	, 2013.
READ A THIRD TIME THIS	12 th	day of	December	, 2013.
ADOPTED THIS		day of		, 2014.

Chair

Corporate Officer

I hereby certify that the above is a true and correct copy of Bylaw 422 cited as "Bella Coola Airport Rates and Charges Bylaw No. 422, 2014".

Corporate Officer

CENTRAL COAST REGIONAL DISTRICT**BYLAW NO. 422****SCHEDULE "A"****BELLA COOLA AIRPORT
RATES & CHARGES****1. Departure Head Tax**

A Departure Head Tax of \$5.00 applies to those passengers departing Bella Coola Airport on scheduled services. Calculation and remittance of this payment is determined by the airline operating the service.

2. Landing Fee

A Landing Fee of \$5.25 applies to private and commercial, non-scheduled aircraft landing at the Bella Coola Airport when the aircraft operators are based at the Bella Coola Airport. A Landing Fee of \$30 applies to all other private and commercial, non-scheduled aircraft landing at the Bella Coola Airport. In the event that a commercial operator offers both scheduled and non-scheduled services the \$30 fee shall prevail. Calculation and remittance of this payment is determined by the operator or leaseholder.

3. Fuel Surcharge

A Fuel Surcharge of \$0.0315 per litre, applies to all aviation fuel delivered to the airport, including both Jet A and 100LL fuel. Calculation and remittance of this payment is determined by the operator.

4. Aircraft Parking Fees

This charge does not apply to those leaseholders of the airport facilities outlined in Schedule 'B' of this bylaw.

All aircraft that require parking in the tie-down area are required to pay a parking fee of \$5 per day per aircraft.

5. Airport Signage/Advertising

For those wishing to display or advertise in the designated area on the airport premises, an annual fee of \$52.50 applies. The cost of the display is the sole responsibility of the payee. The format, size, shape and placement of the signage must receive prior approval of the Central Coast Regional District and they reserve the right to refuse to display advertisements that are considered inappropriate or unacceptable or to alter the annual fee based on the size or nature of the display. The annual fee is required to be paid in advance to December 31st of each year or portion of year.

CENTRAL COAST REGIONAL DISTRICT

BYLAW NO. 422

SCHEDULE "B"

**BELLA COOLA AIRPORT
LEASE AGREEMENTS**

<u>Terminal Leases</u>	<u>Size</u> (ft ²)	<u>Rate</u> (mo.)	<u>Rate</u> (yr.)	<u>Term Start</u>	<u>Term End</u>
TERM 1	603.3	\$818.00	\$9,816.00	Jan 1997	Dec 2017
TERM 2	159.5	\$303.00	\$3,636.00	May 2006	Dec 31st
TERM 3	126.0	\$215.00	\$2,580.00	Jan 2006	Dec 31st
TERM 4	150.0	\$329.00	\$3948.00	Jan 2006	Dec 2015
*TERM 5	518.0	\$000.00	N/A	N/A	N/A

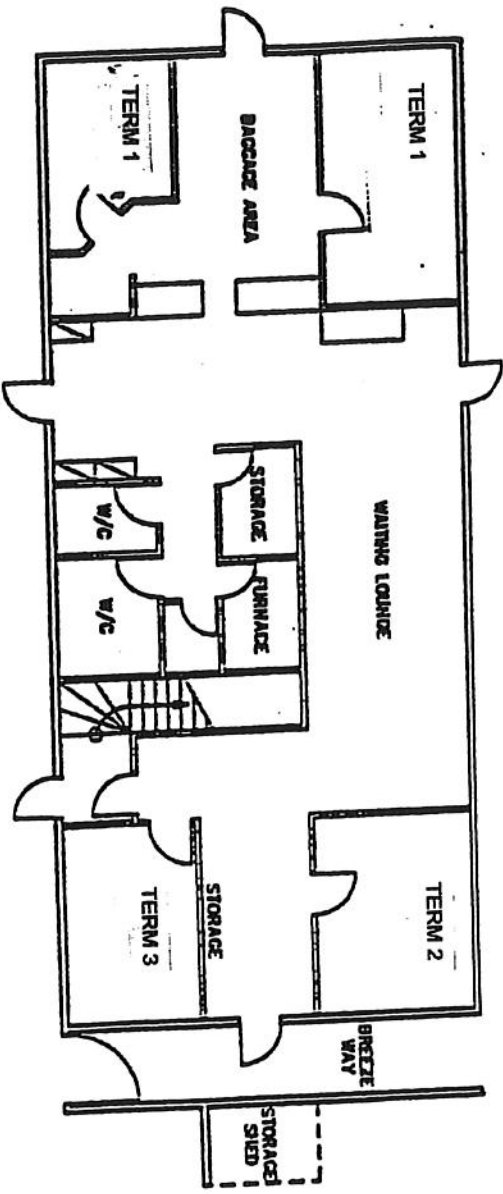
*TERM 5 is designated for community use at the discretion of the Central Coast Regional District.

<u>Ground/Airside Lease</u>	<u>Size</u> (ft.2)	<u>Rate</u> (yr.)	<u>Term Start</u>	<u>Term End</u>
LOT 1 Pacific Coastal – Tank Farm	7,900	\$ 711	Jan 1997	Dec 2016
LOT 2 Cindy Gamblin	15,700	\$1,412	Jan 2004	Dec 2023
LOT 3 Bella Coola Air - Hangar	10,000	\$ 900	Jan 1997	Dec 2016
LOT 4 Bella Coola Air	10,000	\$ 900	Jan 1997	Dec 2016
LOT 5	10,000	\$ 900		
LOT 6	10,000	\$ 900		
LOT 7 Monarch Resource Consult.	10,000	\$ 900	Jun 2004	May 2017
LOT 8 Bella Coola Air	10,000	\$ 900	Jan 1997	Dec 2016
LOT 9	10,000	\$ 900		
LOT 10 Lower Dean River Lodge	10,000	\$ 900	Sept 2000	Dec 2019
LOT 11	10,000	\$ 900		
LOT 12	10,000	\$ 900		
LOT 13 Martin Lehr	5,000	\$ 449	Oct 1999	Sept 2019
LOT 14 Kristal Stranaghan	5,000	\$ 1	Jan 1997	Dec 2016
LOT 15 Ministry of Forests & Range	13,000	\$1,290	Aug 2003	Jul 2023

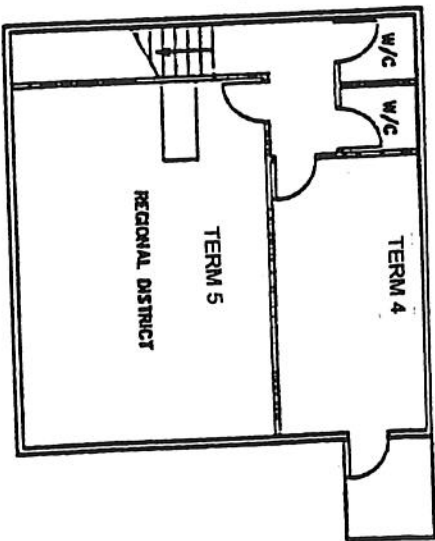
Airport Terminal Building Layout

Central Coast Regional District Bylaw No. 422 – Schedule 'C'

AIRCRAFT RAMP



EXISTING GROUND FLOOR
SCALE - 1/8"=1'-0"



EXISTING SECOND FLOOR
SCALE - 1/8"=1'-0"

Central Coast Regional District - Bylaw No. 422, 2014 - Schedule 'D'

