



• V I L L A G E •
August 29, 2007

To The Homeowners at Country Park Village,

We have been advised by the Tswaut Band that they intend to change the timing of their billing of sewer and water fees. In the past they have billed water once a year in November for that calendar year and every four months at the end of the four months for sewer (for example, they would bill in April for January, February, March and April). They are now going to a monthly billing for both.

Please keep in mind that both of these charges that Country Park collects for the Band to collect are a straight flow-through to the Band. Country Park takes on the administrative burden of collecting these fees and gets no money for doing so - all funds collected go directly to the Band.

The Band is now sending invoices to Country Park every month for both sewer (\$20.83 per home per month) and water (\$23.33 per home per month) which Country Park is required to pay. As a result of this change by the Band, Country Park is going to have to change the timing of its billing to the homeowners.

We have discussed with members of your Homeowners Association the best way of making the transition to the Band's new billing method. The results are as follows:

- 1) Sewer - we will continue with the normal \$83.33 billing on August and December 15th as there are many post-dated cheques on hand;
- effective February 15, 2008 we will bill for January through April at \$83.33 per home;
- 2) Water - water has been paid previously in one lump sum of \$280.00 in November;
- we will be billing you \$140.00 for September 15, 2007 and \$140.00 for November 15, 2007;
- effective February 15, 2008 we will bill for January through April at \$93.33 per home.

The total amount being paid will not change for each home however, because of the change in the Band's billing system, the timing will change slightly. In recap, the following will be the new billing schedule:

August 15, 2007 - sewer - \$83.33 per home
September 15, 2007 - water - \$140.00
November 15, 2007 - water - \$140.00
December 15, 2007 - sewer - \$83.33
(all 2007 sewer/water will then be up to date)
Effective February 15, 2008 and every 4 months thereafter - \$176.66 for sewer & water

Although Country Park will be required to send money to the Band monthly effective immediately, we feel that staggering the payments by you the Homeowners to Country Park will be helpful to you the tenants.

Yours sincerely,
Country Park Village Properties Ltd.


N Eden

20.83
23.33

44.16



September 15, 2008

Ms. J. Klein
#32 - 7583 Central Saanich Road
Saanichton, B.C.
V8M 2B6

RE: FAIR MARKET RENT - 2008

As you are aware, pad rents are currently \$365.00 per month.

We enclose two independent market appraisals. One from Brian McConnell and Associates for 2007 rents and one from Blake Appraisals Ltd. for 2008 rents.

Brian McConnell states rents for 2007 should be \$395.00 per month and Blake Appraisals states 2008 rents should be at \$475.00 per month.

Effective October 1, 2008, your pad rent will be \$390.00 per month.

Thank you.

Yours truly

COUNTRY PARK VILLAGE PROPERTIES LTD.

James S. Duncan

JSD:jp

$$\begin{array}{r} \$390. \\ 44.16 \\ \hline \$434.16 \end{array}$$
 Govt. Levies
Sewer + Water



January 21st, 2008

DEAR HOMEOWNER:

INVOICE
2008 SEWER & WATER UTILITY CHARGES

We enclose herewith a copy of our letter dated August 29th, 2007 and write to remind you that the annual sewer and water utility charges, in the amount of **\$530.00**, are due.

The Tsawout First Nation has advised that the 2008 Sewer Utility Billing will remain at \$250.00 annually and the 2008 Water Utility Billing will remain at \$280.00.

In accordance with the By-Law, Country Park Village Properties Ltd. must collect these utility bills from you and pass it on to the Tsawout First Nation. We are required to pay these utility charges on a monthly basis. As discussed with members of your Homeowners' Association, we will accept three post-dated cheques as follows:

FEBRUARY 15, 2008	\$176.66
JUNE 15, 2008	\$176.67
OCTOBER 15, 2008	\$176.67
	<u>\$530.00</u>

received
post-dated
cheques - with
thanks

Accordingly we ask you to send to Country Park's office **three post-dated cheques**, each in the amount of **\$176.66**, made **payable to COUNTRY PARK VILLAGE**. If you would prefer, you may make one payment of **\$530.00** at this time and the appropriate amounts will be forwarded when due. As noted above, please consider this your invoice for the \$530.00.

Thank you for your cooperation.

Yours sincerely,

COUNTRY PARK VILLAGE PROPERTIES LTD.

N.W. Eden
NWE/pb
encl.

CPV/2008 utility letter to homeowners

$530 \div 12 = 44.16$
per month