

CORPORATION OF THE CITY OF NEW WESTMINSTER

BYLAW NO. 8474, 2024

A Bylaw to authorize the exemption from
taxation of certain lands and premises

WHEREAS BY Section 224 of the Community Charter the Council of a Municipality may exempt from taxation certain land or improvements as determined by Council should be so exempted to the extend, for the period and subject to the conditions provided by bylaw;

THE CITY COUNCIL of the Corporation of the City of New Westminster ENACTS AS FOLLOWS:

1. This Bylaw may be cited for all purposes as "2025 Permissive Property Tax Exemption Bylaw No. 8474, 2024".
2. All those lands and premises more particularly known and described in the list of properties appearing as Attachment "A" to this bylaw are exempt from taxation for the succeeding year pursuant to the provisions of Section 224 of the Community Charter.
3. Permissive Tax Exemption Bylaw No. 8419, 2023 is hereby repealed in its entirety.

GIVEN FIRST READING this 9th day of September 2024

GIVEN SECOND READING this 9th day of September 2024

GIVEN THIRD READING this 9th day of September 2024

ADOPTED and the seal of the Corporation of the City of New Westminster affixed this 23rd day of September, 2024


MAYOR PATRICK JOHNSTONE


HANIEH BERG, CORPORATE OFFICER

Section 224(2)(a) – Used for Charitable or Philanthropic purposes
(TOTAL EXEMPTION)

<u>ROLL #</u>	<u>OWNER</u>	<u>LEGAL</u>	<u>CIVIC ADDRESS</u>
1. 01051000	Kinsight Community Living	Lot 31 Blk. 36 Pl.57988 PID 005-665-850	811 Royal Avenue
2. 03466000	Sapperton Old Age Pensioners Association	Pcl. "A" Lots 8/9 Sub. Blk.3 Ex. Pl.9528 Pl.2620	318 Keary Street
3. 01613501	Kolumbia Inn Daycare Society daycare portion - lessee	Lt B, DL115, Gp. 1, Pl BCP25520 – leased portion of folio 01613501	230 Ross Drive
4. 00111100	The Fraser River Discovery Centre	Pl.LMP29059 Pcl A Airspace, DL3979 & 3982, that portion occupied by Discovery Centre	788 Quayside Drive
5. 01441001	Honour House Society	Blk H, Pcl C St. George's Square, Plan 2620	509 St. George Street

Section 224(2)(b) – Land or improvements owned by the municipality and used for the purpose of the municipality (75% EXEMPTION)

1. 04317000	Royal City Curling Club	Lot 87 SB. 4 & 13 Pl.28208	75 E Sixth Ave
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Section 224(2)(b) – Land or improvements owned by the municipality and used for a purpose of the municipality (TOTAL EXEMPTION)

1. 05873100	513 Hornet Royal Canadian Air Cadet Squadron – located on a portion of Queens Park		
2. 09206100	New Westminster Lawn Bowling Club – located on a portion of Moody Park		
3. 00853100	New Westminster Tennis Club – located on a portion of Tipperary Park		
4. 05873150	Vagabond Players – located on a portion of Queens Park		
5. 09206101	New Westminster Amateur Radio Club – located on portion of Moody Park		
6. 05873103	Arts Council of New Westminster – located on portion of Queen's Park		
7. 05873102	Queen's Park Preschool Society – located on portion of Queen's Park		

Section 224 (2)(f) – Owned and Occupied for the purpose of Public Worship
(TOTAL EXEMPTION)

	<u>ROLL #</u>	<u>OWNER</u>	<u>LEGAL</u>	<u>CIVIC ADDRESS</u>
1.	00444000	Holy Trinity Romanian Orthodox Parish Society	Lot D NWD PI EPP48991 PID 029-589-941	220 Carnarvon St
2a.	00648001	Emmanuel Pentecostal Church of New Westminster	Lot A (Z129828) Blk.26 PI.2620 PID 004-513-801 (800 sq.ft. living quarters taxable)	321 Carnarvon St
2b.	00419001	Emmanuel Pentecostal Church of New Westminster – New Church Hall	Lot 1 Blk. 16 PI.LMS2926	335 Carnarvon St
3.	00424000	Word Christian Community Church	Lot E Blk. 16 PI. 9562	336 Agnes St
4.	00734000	The Roman Catholic Archbishop of Vancouver – St. Peter's Church	Lots A, Blk.31 PI.3142	330 Royal Ave
5a.	01124000	Columbia Congregation of Jehovah's Witnesses	Lot 3 of Lot 15 Blk.36 PI.2620	126 – Tenth St (parking lot)
5b.	01125000	Columbia Congregation of Jehovah's Witnesses	Lot 4 of Lot 15 Blk.36 PI.2620	120 – Tenth St
6.	01288000	Holy Trinity Parish of New Westminster BC	Pcl. 1 Victoria Gardens Ref. PL. 74708 PID 008-186-430	514 Carnarvon St
7.	01411000	Trustees Congregation of Queen's Avenue United Church of Canada	Lot "D" Blk. "H" St. George's Square PI. 17922 (650 sq ft. living quarters taxable)	513 Queen's Ave
8.	03307000	The Parish of St. Mary the Virgin	Lot 21 Sub. Blk. 3 PI.4606 PID 011-110-473	121 E. Columbia St
9.	03472001	Sapperton Baptist Church	Lot 127 Sub. Blk.3 PI.51113 PID 004-900-065	322 Hospital St
10.	03575000	Coastal Church	Lot A SB3 PI.85177 GP1. PID 015-949-613	403 E Columbia St
11.	03680000	The Roman Catholic Archbishop of Vancouver – Sts. Cyril & Methodius Church	Lots 1/2/3/4 of Blk 2 Sub. Blk.3 PI.3984 (580 sq ft Manse only taxable)	472 E Eighth Ave

	<u>ROLL #</u>	<u>OWNER</u>	<u>LEGAL</u>	<u>CIVIC ADDRESS</u>
12.	03724000	Gospel Church in Christ	Lot "M" Sub. Blk.3 Pl. 18045 PID 010-346-490	520 McDonald St
13.	05476000	Olivet Baptist Church	Pcl A Sub. Blk.5 Pl.33098 (819 sq. ft. living quarters taxable)	613 Queen's Ave
14.	06128000	Trustees of the Congregation of the First Presbyterian Church	Lots 9/10 of Lots 8/9/35/36/37/38 Sub. Blk.6 Pl.2620	616 Fourth Ave
15.	06156000	The Governing Council of the Salvation Army Canada	Lots 32/33 of Lots 8/9/35-38 Sub. Blk.6 Pl.2620	325 Sixth St
16.	06191000	Burnaby Apostolic Christian Church	Lot 16 of Lot 10 & E.1/2 of Lot 11 Sub Blk.6 Pl.2620	316 Seventh St
17a.	06207000	Ukrainian Orthodox Church of St. Peter & Paul	LT 1, NWD, PL NWP3958 LOT 1, NEW WEST DISTRICT, PLAN NWP3958 SUBURBAN BLOCK 6, GROUP 1 (900 sq. ft residence taxable)	302 Eighth St
17b.	06208000	Ukrainian Orthodox Church of St. Peter & Paul AND Hohite Semay St Marie	Lot 2 Sub Blk.6 Pl3958 PID 002-219-557	304 Eighth St
18.	06420000	Trustees of New Westminster Congregation Free Methodist Church in Canada	Lot 17 Sub.Blk.6 Pl37978 Ex. Plan 38812 (1600 sq.ft. Manse taxable)	320 Eighth St
19.	06755000	The Ukrainian Catholic Eparchy of New Westminster	Lots 5/6/7 of Lot 6 Sub. Blk.7 Pl.2620	501 Fourth Ave
20.	06866000	Vancouver Japanese Gospel Church	Lot 21 of Lots 12/13/20/21 Sub. Blk.7 Pl.2620	425 Eleventh St
21a.	06879000	The Parish of St. Barnabas (Church)	Lot "A" (Z205283 of Lots 12/13/20/21 Sub. Blk.7 Pl.2620 PID 005-293-839 (3284 sq.ft. Manse taxable)	1002 Fifth Ave
21b.	06881000	The Parish of St. Barnabas (Hall)	Lot 33 of Lots 12/13/20/21 Sub. Blk.7 Pl.2620	1010 Fifth Ave
22a.	09047000	The Redeemed Christian Church of God	LT 2, NWD, PL NWP2620, SBBLCK 11 & LT 3, NWD, PL NWP2620, SBBLCK 11 PID 013-568-019/013-568-001	1105 Sixth Ave

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22b	09047000	The Redeemed Christian Church of God	LT 2, NWD, PL NWP2620, SBBLCK 11 & LT 3, NWD, PL NWP2620, SBBLCK 11 PID 013-568-019/013-568-001	1111 Sixth Ave
23.	09204000	The Trustees of St. Aiden's Presbyterian Church	Lots 23 & 24 of Lot 10 Sub. Blk. 11 PI.2620 (2300 sq.ft. Manse taxable)	1316 Seventh Ave
24.	09778000	Unity of New Westminster Church	Lot 10 Sub. Blk.12 PI.5153	1636 Edinburgh St
25.	10145000	The Image of God Church	Lot 32 of Lot 1 of Lot 13 Sub. Blk. 12 PI.2620 PID 013-483-617	925 Tenth St
26a.	10884000	Mount Calvary Evangelical Lutheran Church of New Westminster	Lot "A" Sub. Blk.13 PI.18173 (1620 sq.ft. Manse taxable) PID 004-757-173	701 Sixth Street
26b.	10886000	Mount Calvary Evangelical Lutheran Church of New Westminster	Lot 34 of Lot 15 SB13 Plan 39977 PID 001-497-588	511 Seventh Ave (parking lot)
27.	11003000	First Church of Christ Scientist of New Westminster BC	Lot 21 Sub. Blk. 13 PI.36862	633 Eighth St
28.	11174000	Mt. Zion Lutheran Church of New Westminster	Parcel B SB14 PI.71817 PID 004-168-721	930 Cumberland St
29.	12878100	The Roman Catholic Archbishop of Vancouver – Holy Spirit Church	PCL B, BLK 21, PL NWP2620, DL 757, GRP 1, NWD (2640 sq.ft. Manse taxable)	244 Lawrence St
30a.	13294000	The Khalsa Diwan Society	Pcl. 1 Blk.27 PI.LMP12733 DL 757 Grp.1 PID 018-496-598 (250 sq. ft. living quarters taxable)	347 Wood Street
30b.	13300001	The Khalsa Diwan Society	Lot 98, Blk 27 NWD PL NWP2620 DL 757 & 758	331 Wood Street (parking area)
30c.	13299000	The Khalsa Diwan Society	Lot 96, Blk 27 NWD PL NWP2620 DL 757	335 Wood Street (parking area)
30d.	13300000	The Khalsa Diwan Society	Lot 97, Blk 27 NWD PL NWP2620 DL 757	333 Wood Street (parking area)

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30e.	13314001	The Khalsa Diwan Society	Lot 1, DL 757 NWD, PL LMP1695	348 Wood Street (vacant land)
30f.	13278000	The Khalsa Diwan Society	Lot 75 BL 27 DL 757 PL NWP2620	334 Boyne Street (parking area)
30g.	13280000	The Khalsa Diwan Society	Lot 77 BL 27 DL 757 PL NWP2620	338 Boyne Street (parking area)
30h.	13279000	The Khalsa Diwan Society	Lot 76 BL 27 DL 757 PL NWP2620	336 Boyne Street (parking area)
31a.	15475002	Trustees Congregation Connaught Heights Pentecostal Assembly	Lot 63 D.L. 172 G.P.1 PI.59349 PID 005-742-846	2201 Eighth Ave
31b.	15570001	Trustees Congregation Connaught Heights Pentecostal Assembly	Pcl. "A" D.L. 172 Group 1 EX PI.61292 PID 002-744-406	2201 Edinburgh St. (parking lot)
32.	06154000	Seventh-day Adventist Church BC Conference	Lot30, NWD, Plan NWP2620 Suburban Block 6, of lots 8, 9 & 35 to 38.	333 Sixth St
33.	03178000	Vancouver Chin Baptist Church	Lt 1, DL 115, NWD, PL NWP82717	76 Jamieson Crt (church only)

Section 224(2)(g) – Used or occupied by a church as tenant for the purpose of public worship
(TOTAL EXEMPTION)

1.	07811000	Gheorghe and Fancia Serban (St. Gheorghe Romanian Orthodox Church)	Lot 14 Sub. Blk. 9 PI.2531	1932 Eighth Ave
2.	11831000	Thornebridge Gardens Holdings (Royal City Christian Centre portion only – registered 99 year lease)	Lot A PI.16995 D.L. 2056 (250 Sq Ft. living quarters taxable)	601 Eighth Ave

Section 224(2)(h) – Hospitals and Private Schools
(TOTAL EXEMPTION)

1a.	01612001	BC Buildings Corp (Queen's Park Hospital Society - Queen's Park Hospital)	Lt. 3 DL115, GP1, Plan BCP8786 PID 025-813-901	315 McBride Blvd
1b.	01612002	Fraser Health Authority (Administration building for Queens Park Hospital)	Lt. C DL115 GP.1 PI LMP 8439	33 Blackberry Dr

Section 224(2)(k) – Homes for elderly citizens constructed with assistance of aid granted by the Province
after
January 1, 1947 and before March 31, 1974
(TOTAL EXEMPTION)

<u>ROLL #</u>	<u>OWNER</u>	<u>LEGAL</u>	<u>CIVIC ADDRESS</u>
1. 06417000	Free Methodist Church Senior Citizen Home Society	Lot 16 Sub Blk.6 Pl.28109 PID 008-937-079	815 Kennedy St
2. 11111000	New Westminster Rotary Senior Citizen's Home Society	Lot 7 Sub Blk.14 Pl.36206 Subsidy Lot A	25 Clute St
3. 15474000	Connaught Heights Pentecostal Villa Society	Lot "A" Blk.12 D.L.172 G.P.1. Pl.2974	2222 Edinburgh St