

Association for the Protection of Rural Metchosin\*  
#1 - 4401 William Head Road, RR#1, Victoria, B.C. V9C 3Y6  
March 3, 2010

Mayor John Ranns and Council  
District of Metchosin

Dear Mayor Ranns and Council,

### **Secondary Suites and Assessment Roll**

Representatives of APRM have observed the meetings of the Detached Secondary Suites committee from the beginning. Many members also attended the public meeting in November at the Municipal Hall. Among the many queries which have been raised are the impacts on the tax rolls (and hence taxes) of secondary residences, and the number of such residences, which would obviously affect the tax impact. Various parties have offered interesting estimates on these questions, but there has been no official input.

It has been over 10 years since the BC Assessment Authority has undertaken a comprehensive assessment of Metchosin. We understand that B.C. Assessment Authority (BCAA) has a regular program of on-the-ground assessment updates on all properties in particular jurisdictions. Such a review for Metchosin would help to clarify the facts on secondary residences (and effects on the tax roll), as well as possibly remove uncertainty on other assessment-related issues which give rise to distrust in the community (e.g., farm taxes).

We therefore urge the District ask BCAA to carry out a comprehensive re-assessment of Metchosin. This action could, with minimal community disruption, provide some authoritative light on secondary suite issues.

Yours sincerely,

Derek Wulff  
President

\*The APRM is a registered non-profit society established in 1993 dedicated to preserving the quality of rural life and peaceful co-existence of homes, farmlands, diverse livelihoods, forests, natural habitats and trails in our community. Our membership is open to both resident and non-resident friends of rural Metchosin and currently comprises over 200 families.