

**BYLAW 1640/23**  
**ASSESSMENT OF DESIGNATED MANUFACTURED HOMES IN A MANUFACTURED HOME**  
**COMMUNITY**  
**STURGEON COUNTY, ALBERTA**

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A BYLAW TO DESIGNATE THE OWNER OF A MANUFACTURED HOME COMMUNITY AS THE ASSESSED PERSON FOR DESIGNATED MANUFACTURED HOMES AND IMPROVEMENTS IN A MANUFACTURED HOME COMMUNITY

**WHEREAS**, Sturgeon County must prepare annually an assessment roll for all assessable property in the County and section 331 of the *Municipal Government Act*, RSA2000, c M-26, provides that the person who is the assessed person is the person liable to pay property tax;

**AND WHEREAS**, section 304 (1)(j)(ii) of the *Municipal Government Act*, provides that Council may, by bylaw, designate the owner of a manufactured home community as the assessed person for a designated manufactured home on a site in a manufactured home community and any other improvements located on the site and owned or occupied by the person occupying the designated manufactured home;

**AND WHEREAS**, Council wishes to pass a bylaw to designate the owner of a manufactured home community as the assessed person for a designated manufactured home on a site in a manufactured home community and any other improvements located on the site and owned or occupied by the person occupying the designated manufactured home in the County;

**NOW THEREFORE**, the Council of Sturgeon County, in the Province of Alberta, duly assembled, enacts as follows:

**1. Title**

1.1. This Bylaw may be referred to as the “Assessment of Designated Manufactured Homes in a Manufactured Home Community Bylaw”.

**2. Purpose**

2.1. The purpose of this Bylaw is to designate the owner of a manufactured home community as the assessed person for designated manufactured homes and improvements in a manufactured home community.

**3. Definitions**

3.1 In this Bylaw, words shall have the same meanings as in the Act, and the regulations thereunder, except as otherwise defined below.

3.2 In this Bylaw:

a. “Act” means the *Municipal Government Act*, RSA 2000, c M-26, as amended;

- b. "Council" means the duly elected Council of Sturgeon County;
- c. "County" refers to the municipal corporation of Sturgeon County; and
- d. "Manufactured Home Community" means a parcel of land under one title which has been planned and divided into manufactured home lots and improved for placement of manufactured homes for permanent residential use; and

**4. Assessment of Designated Manufactured Homes**

- 4.1 The owner of a Manufactured Home Community within the County shall be the assessed person recorded on the assessment roll in respect of a designated manufactured home on a site in a manufactured home community and any other improvements located on the site and owned or occupied by the person occupying the designated manufactured home.
- 4.2 For purposes of identifying the assessed person, the owner of a manufactured home community shall be the person(s) listed as the owner(s) on the Certificate of Title for the parcel of land constituting the manufactured home community.
- 4.3 This Bylaw shall apply to all manufactured home communities located within the County.

**5. Effective Date**

- 5.1 This Bylaw shall come into force one year from the date that it is passed.

Read a first time this 12<sup>th</sup> day of December, 2023.

Read a second time this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Read a third time this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

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Alanna Hnatiw  
MAYOR

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Reegan McCullough  
COUNTY COMMISSIONER (CAO)

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DATE SIGNED