

- (r.1) not apply for any building permit in respect of residential buildings in the Development or make an application for subdivision for the Lands (other than in respect of the First Subdivision) unless and until the boundaries of the Union Bay Improvement District have been expanded to include all of the Lands and an agreement has been entered into between the Regional District and UBID to transfer the Langley Lakes water supply assets, including that the Langley Lakes water licenses;
  
- (s) design, construct and maintain the Sewer System as follows:
  - (i) except as set out in subparagraphs 3.1(s)(ii) and (iv) below, the Developer is responsible for all costs for the design and construction of the Sewer System;
  
  - (ii) without limiting the generality of the foregoing of paragraph 3.1(s)(i), the Developer is responsible for all costs in connection with the provision of the land within the Development for the Sewer System, the cost of over-sizing the force main within the Lands to accommodate sewage flow from outside of the Lands and the Sewer System infrastructure for a wastewater treatment facility. The Regional District shall be responsible for the incremental increase in infrastructure and carrying capacity within the Sewer System for sewage flow from outside of the Lands to the Developer's wastewater treatment facility. The Regional District shall be responsible for all costs associated with the collection and transfer of sewage flow from outside of the Lands to the Sewer System, including, without limitation, the incremental increase in infrastructure and carrying capacity within the Sewer System for sewage flow from outside of the Lands to the Developer's wastewater treatment facility. The Regional District is responsible for bearing all costs, charges and expenses in connection with any and all sewer system infrastructure and provision of any land outside the boundaries of the Lands;
  
  - (iii) the Sewer System infrastructure located within the Lands, including force mains, shall be compatible with the Regional District's existing sewer system infrastructure, to the satisfaction of the Regional District, and shall permit the Royston and Union Bay sanitary sewer systems to be tied into the Sewer System without obligating the Developer to build, install, construct or replace any (A) sewer lines between the Developer's Sewer System lines located within the Lands and the existing sewer lines servicing Royston and Union Bay or (B) pump stations to accommodate such additional sewer lines;
  
  - (iv) the Developer's wastewater treatment facility will be designed to accommodate additional cells installed therein to handle the sanitary sewer flow from Royston and Union Bay if those sewer systems are subsequently tied into the Sewer System. The installation of additional cells (but not the initial design of the Developer's wastewater treatment