

1. Development charges for municipal services shall be calculated and payable at the availability of a building permit or as specified in an agreement entered into between the owner and the municipality.
2. The following uses are wholly exempt from development charges under these bylaws:
 - a) Land that is owned by and used for the purposes of
 - i. A board of education;
 - ii. Any municipality or local board thereof;
 - iii. A non-residential farm building
 - iv. A farm bunk house
 - b) the enlargement of an existing dwelling unit or the creation of one or two additional dwelling units in an existing detached house where the total residential gross floor area of the dwelling units created does not exceed the residential gross floor area of the existing dwelling unit prior to the enlargement;
 - c) the creation of one additional dwelling unit in any other existing residential building, provided the residential gross floor area of the additional dwelling unit does not exceed the residential gross floor area of the smallest existing dwelling unit in the case of a semi-detached house, or row house, or does not exceed the residential gross floor area of the smallest existing dwelling unit contained in any other residential building
3. A credit for development charges under this bylaw shall be allowed in the case of the demolition or conversion of all or part of a residential or non-residential building, provided that the building permit for the development or redevelopment is issued within five (5) years from when the demolition permit is issued.
4. Please see Bylaw 100-19 section 3(6) for the calculation of an enlargement of an existing industrial building.

**County of Brant
Development Charge Bylaws**

Bylaw 100-19 effective September 1, 2019 to September 1, 2024.

This pamphlet summarizes the County of Brant's policy with respect to development charges.

The information contained herein is intended only as a guide. Applicants should review Bylaw 100-19 and consult with officials in the Development Services Department to determine the applicable charges that may apply to specific development proposals.

Development charge bylaws are available for inspection at the County of Brant Administration Building at 26 Park Avenue, Burford, Ontario, or the Development Services Building at 66 Grand River Street North, Paris, Ontario; these facilities are open Monday to Friday, 8:30am to 4:30pm. These documents are also available on the County's website at www.brant.ca.

For further information, please contact:

Ms. Heather Mifflin, Director of Finance, Treasurer
Corporate Services Department
County of Brant
26 Park Avenue, Burford, Ontario N0E 1A0
heather.mifflin@brant.ca

Tel: (519) 449-2451 Fax: (519) 443-2454

**Development Charges for the County of Brant
Effective September 1, 2019**

Service		RESIDENTIAL					NON-RESIDENTIAL	
		Single and Semi-Detached Dwelling	Multiples	Apartments - 2 Bedrooms +	Apartments - Bachelor and 1 Bedroom	Retirement Homes & Assisted Living Facilities	(per sq.ft. of Gross Floor Area)	(per m ² of Gross Floor Area)
Schedule B-1	County-Wide Services:							
	Services Related to a Highway	8,155	5,253	5,411	3,165	2,897	2.65	28.52
	Fire Protection Services	1,162	749	771	451	413	0.38	4.09
	Police Services	180	116	119	70	64	0.06	0.65
	Administration Engineering Services	162	104	107	63	58	0.06	0.65
	Waste Diversion	123	79	82	48	44	0.01	0.11
Schedule B-2	Outdoor Recreation Services	1,824	1,175	1,210	708	648	0.06	0.65
	Indoor Recreation Services	4,228	2,724	2,805	1,641	1,502	0.12	1.29
	Library Services	942	607	625	366	335	0.03	0.32
	Administration Community Services	104	67	69	40	37	0.03	0.32
	Ambulance	134	86	89	52	48	0.01	0.11
	Total County-Wide Services	17,014	10,960	11,288	6,604	6,046	3.41	36.70
Schedule B-1	Urban Services¹							
	Stormwater Drainage and Control Services	146	94	97	57	52	0.04	0.43
	Wastewater Services	5,852	3,770	3,883	2,271	2,079	1.74	18.73
	Water Services	7,028	4,527	4,663	2,728	2,496	2.07	22.28
	Total Urban Services	13,026	8,391	8,643	5,056	4,627	3.85	41.44
	Grand Total County-Wide	17,014	10,960	11,288	6,604	6,046	3.41	36.70
	Grand Total County-Wide + Urban Services	30,040	19,351	19,931	11,660	10,673	7.26	78.15

¹ The Urban Area as defined by the County's Official Plan

Purpose of Development Charges:

The general purpose for which the County of Brant imposes development charges is to assist in providing the infrastructure required for future development by establishing a viable capital funding source to meet the County's financial requirements.

Development Charge Rules:

The main rules for determining if a development charge is payable, and for determining the amount of that charge, are as follows:

1. Development Charge Bylaw 100-19 applies to all lands within the County of Brant

Charges relating to municipal water services, wastewater services, and stormwater services apply only to development receiving the respective services, based on the provisions of these bylaws.