

**DEVELOPMENT CHARGES BYLAW INFORMATION PAMPHLET**

1. Development charges for municipal services shall be calculated as follows:
  - a) Development charges for Roads & Related, Fire Protection Services, Police Services, Outdoor Recreation Services, Indoor Recreation Services, Library Services, Administration, and Ambulance shall be calculated and payable at the availability of a building permit.
  - b) Development charges for Water Services, Wastewater services, and Stormwater services shall be calculated and payable as follows:
    - i. In the case of residential development, 20% of the charge at signing of the Subdivision Agreement by both parties; 20% at registration of the Plan of Subdivision; and 50% at availability of building permits;
    - ii. In the case of non-residential development, 100% at availability of building permits.
2. The following uses are wholly exempt from development charges under these bylaw:
  - 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
  - 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 51-15 section 3(6) for the calculation of an enlargement of an existing industrial building.

**County of Brant  
Development Charge Bylaws**

Bylaw 51-15 effective May 1, 2015 to September 1, 2019.

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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 51-15 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](http://www.brant.ca).

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**For further information, please contact:**

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**Development Charges for the County of Brant  
Effective September 1, 2018**

Service	Per Residential Dwelling Unit					Non-Residential
	Single Family & Semi-Detached	2 Bedroom & Larger Apartments	Bachelor & 1 Bedroom Apartments	Other Multiples	in Retirement Homes & Assisted Living Facilities	Non-Residential per sq. m of Total Floor Area†
Roads & Related	\$ 7,074	\$ 4,119	\$ 3,235	\$ 4,979	\$ 2,327	25.99
Fire Protection	\$ 276	\$ 161	\$ 57	\$ 194	\$ 91	0.97
Police Services	\$ 126	\$ 73	\$ 559	\$ 89	\$ 42	0.48
Outdoor Recreation Services	\$ 1,224	\$ 713	\$ 613	\$ 861	\$ 403	0.61
Indoor Recreation Services	\$ 1,341	\$ 781	\$ 158	\$ 945	\$ 441	0.61
Libraries	\$ 347	\$ 202	\$ 136	\$ 245	\$ 115	0.12
Administration	\$ 297	\$ 173	\$ 136	\$ 209	\$ 98	1.09
Ambulance	\$ 3	\$ 2	\$ 1	\$ 2	\$ 1	-
<b>County-wide subtotal</b>	<b>\$ 10,689</b>	<b>\$ 6,224</b>	<b>\$ 4,896</b>	<b>\$ 7,524</b>	<b>\$ 3,518</b>	<b>\$ 29.86</b>
Stormwater Services	\$ 244	\$ 142	\$ 111	\$ 172	\$ 80	0.97
Wastewater Services	\$ 6,449	\$ 3,755	\$ 2,948	\$ 4,540	\$ 2,122	21.16
Water Services	\$ 6,768	\$ 3,941	\$ 3,094	\$ 4,765	\$ 2,226	20.55
<b>Total with full services</b>	<b>\$ 24,150</b>	<b>\$ 14,061</b>	<b>\$ 11,050</b>	<b>\$ 17,001</b>	<b>\$ 7,945</b>	<b>\$ 72.55</b>

**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 51-15 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.