

DEVELOPMENT COST CHARGES SUMMARY

Bylaw #1983-2010

bylaw #1812-2008 amended July 13 2009

SD 34 Bylaw #21

CITY DCC CHARGES

Applicable Areas as per Map M-580

ROADS
A,B,C,E,F

DRAINAGE
A,B,C

SEWER
A,B,C,D

WATER
A,B

PARKS
A,B,C,D,E,F

JAMES WASTEWATER
A,B,C,D

JOINT WATER
A,D,E

SCHOOL SITE ACQUISITION
all residential uses

Charges By DCC Area as per Map M-580						
	A	B	C	D	E	F
ROADS	✓	✓	✓		✓	✓
DRAINAGE	✓	✓	✓			
CITY SEWER	✓	✓	✓	✓		
CITY WATER	✓	✓				
PARKS	✓	✓	✓	✓	✓	✓
JAMES WASTE WATER	✓	✓	✓	✓		
JOINT WATER	✓			✓	✓	

RURAL RESIDENTIAL	per m ² GFA	\$19.05	\$0.00	\$0.00	\$0.00	\$15.30	\$0.00	\$13.45	\$626.00
		*capped at \$7,142/DU				*capped at \$7,956/DU			* per DU

		\$47.80	\$34.35
		*plus SSAC	*plus SSAC

URBAN RESIDENTIAL									
ULDR1 <5 DU/ha	per dwelling unit	\$14,312.00	\$1,417.00	\$2,181.00	\$798.00	\$10,913.00	\$4,178.00	\$7,394.00	\$626.00
ULDR2 5.1 - 10 DU/ha	per dwelling unit	\$13,094.00	\$797.00	\$1,996.00	\$730.00	\$9,984.00	\$3,822.00	\$6,765.00	\$626.00
ULDR3 10.1 to 12 DU/ha	per dwelling unit	\$12,180.00	\$812.00	\$1,856.00	\$679.00	\$9,288.00	\$3,556.00	\$6,293.00	\$626.00
ULDR4 12.1 to 14 DU/ha	per dwelling unit	\$10,962.00	\$759.00	\$1,671.00	\$611.00	\$8,359.00	\$3,200.00	\$5,663.00	\$626.00
ULDR5 14.1 to 16 DU/ha	per dwelling unit	\$9,744.00	\$664.00	\$1,485.00	\$543.00	\$7,430.00	\$2,845.00	\$5,034.00	\$626.00
ULDR6 16.1 to 20 DU/ha	per dwelling unit	\$8,831.00	\$639.00	\$1,346.00	\$493.00	\$6,733.00	\$2,578.00	\$4,562.00	\$626.00
ULDR7 >20 DU/ha	per dwelling unit	\$7,613.00	\$512.00	\$1,160.00	\$425.00	\$5,805.00	\$2,222.00	\$3,933.00	\$564.00

* per DU

\$41,819.00	\$34,425.00	\$33,627.00
\$37,814.00	\$31,049.00	\$30,319.00
\$35,290.00	\$28,997.00	\$28,318.00
\$31,851.00	\$26,188.00	\$25,577.00
\$28,371.00	\$23,337.00	\$22,794.00
\$25,808.00	\$21,246.00	\$20,753.00
\$22,234.00	\$18,301.00	\$17,876.00
*includes SSAC	*includes SSAC	*includes SSAC

		U/Ha		/DU					
		1 to 20	21 to 50	51 to 125	126 to 200	201+			
MEDIUM DENSITY 17 to 45 DU/ha	per m ² GFA	\$36.39	\$3.10	\$5.94	\$2.17	\$29.62	\$11.38	\$20.07	
HIGH DENSITY >45 DU/ha	per m ² GFA	\$46.76	\$5.10	\$8.12	\$2.98	\$40.69	\$15.56	\$27.57	
CONGREGATE CARE	per m ² GFA	\$23.39	\$4.21	\$8.08	\$2.96	\$0.00	\$15.47	\$27.46	

\$108.67	\$88.60	\$86.43
\$146.78	\$119.21	\$116.23
\$81.57	\$54.11	\$51.15
*plus SSAC	*plus SSAC	*plus SSAC

COMMERCIAL	per m ² GFA	\$73.14	\$16,823.00	\$2.51	\$0.70	\$0.00	\$4.81	\$6.40
			*per developed GSA					
INDUSTRIAL	per ha GSA	\$74,411.00	\$15,938.00	\$14,773.00	\$3,151.00	\$0.00	\$28,297.00	\$38,950.00
INSTITUTIONAL	per m ² GFA	\$41.44	\$2.02	\$1.39	\$0.47	\$0.00	\$2.67	\$3.67

\$87.56	\$80.46	\$79.54	\$73.14
+\$16,823.00per GSA	+\$16,823.00per GSA		
\$175,520.00	\$133,419.00	\$113,361.00	\$74,411.00
\$51.66	\$47.99	\$47.52	\$7.73
		\$45.11	\$41.44

GREENHOUSE AGRICULTURAL	per m ² GFA	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$6.72
GENERAL AGRICULTURAL	per m ² GFA	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2.24

	\$6.72
	\$2.24

