



REGIONAL MUNICIPALITY OF DURHAM

CARRUTHERS CREEK SANITARY SEWERAGE SERVICE AREA DEVELOPMENT CHARGE INFORMATION

The information provided is intended only as a guide. Applicants should review the approved by-law and consult with the Regional Works Department to determine the charges that may apply to specific development proposals.

PURPOSE

Each new residential and non-residential unit and the corresponding occupancy of that unit generate capital costs which should be financed from this new development. Area Specific development charges are a viable capital funding source to recover the net cost of these capital expenditures which are specific to the Carruthers Creek Service Area. In arriving at the net cost, allowance is made for provincial and/or federal grants, where applicable, and other sources of funding as well as the other deductions required by the *Development Charges Act, 1997*.

BY-LAW # 29-2018

On June 13, 2018, in accordance with the *Development Charges Act, 1997*, the Council of the Regional Municipality of Durham passed By-law # 29-2018 (effective July 1, 2018) for the imposition of area specific development charges against all lands within the Carruthers Creek service area generally bounded by Pickering Beach Road, Taunton Road, Audley Road and Lake Ontario that are developed for residential and non-residential uses (refer to key map on page 3).

This area specific development charge is in addition to the Region- wide development charge and will apply to most residential and non-residential development. The development charge is \$15,903 per net hectare of land related to the development, effective July 1, 2018. The charge will be indexed on July 1st of each year in accordance with the Statistics Canada Construction Price Index.

OVERVIEW

- the development charge is for sanitary sewerage service in the Carruthers Creek area
- effective July 1, 2018, the area specific development charge for sanitary sewerage services will be \$15,903 per net developable hectare
- the charge will be indexed on July 1st of each year in accordance with the annual change in the Statistics Canada Quarterly Construction Price Index
- the charge will be applicable to all development for which an approval will be issued during the term of the by-law (i.e. the by-law expires on August 31, 2019)
- there is no credit for redevelopment

STATEMENT OF TREASURER

Each year the Regional Treasurer will document the continuity of each Development Charge Reserve Fund, inclusive of services covered, draws, interest earnings, development charge collections, borrowings and landowner credit transactions.

The annual statement by the Treasurer of the Region regarding the Development Charge Reserve Funds will be available by June 30th of the subsequent year and may be reviewed by the public in the offices of the Regional Clerk at the following address during regular business hours.

FURTHER INFORMATION

For further information, please contact:

Development Approvals
Works Department
Regional Municipality of Durham
605 Rossland Road East
Whitby, Ontario
L1N 6A3
(905) 668-7711

OR

The Regional Clerk
Regional Municipality of Durham
605 Rossland Road East
Whitby, Ontario
L1N 6A3
(905) 668-7711

The Development Charge By-law #29-2018, the Carruthers Creek Sanitary Sewerage Service Area Specific Development Charge Report #2018-COW-109, and the Carruthers Creek Sanitary Sewerage Service Area Specific Development Charge Background Study are available for inspection in the Regional Clerk's office during regular business hours.

Carruthers Creek Sanitary Sewerage Service Area

