

Medical Clinic Development Charge Deferral Program

Regional Council has approved a time-limited development charge deferral program (the Medical Clinic DC Deferral Program) to support Medical Clinic development in Durham Region. Below is an outline of the program and how to apply.

1. Eligible developers can defer payment of commercial DCs for new medical clinic developments from the time of building permit issuance until the earlier of an issuance of an occupancy permit, occupancy, or 24 months from the date of the initial building permit, where DCs will be owed in full.
2. For the purposes of this program, a new “medical clinic” is a commercial establishment offering attachment of new patients by family physicians and/or primary care nurse practitioners.
3. Participation is voluntary. Developers may choose to pay DCs at building permit issuance.
4. Applicants electing to use the Medical Clinic DC Deferral Program must enter into a deferral agreement with the Region. Developments that have entered into a deferral agreement with the Region are required to have a building permit issued within 14 months of entering into the agreement in order to remain eligible to defer the payment of DCs until occupancy. If 14 months have elapsed since the date of the deferral agreement and no building permit is issued, DCs are owed at the time of building permit issuance.
5. Interest is charged at 2.6 per cent starting at building permit issuance until Development Charges are paid in full. Interest also applies on any late payments.
6. The program is available to first building permits for eligible medical clinics issued after June 24, 2026, and will be available for developments that are issued a building permit prior to July 1, 2027.
7. Developers can request to participate in the program through the existing Region Development Charge Information Form, submitted prior to building permit issuance.
8. If you have any questions, please contact Paul Gillespie at 905-668-4113 ext. 3443 or paul.gillespie@durham.ca