



NOTICE OF THE PASSING OF A DEVELOPMENT CHARGES BY-LAW BY THE REGIONAL MUNICIPALITY OF DURHAM

TAKE NOTICE that the Council of The Regional Municipality of Durham passed Development Charges By-law No. 2024-029 being a by-law to establish Area-Specific Development Charges for the Seaton Community – Water Supply and Sanitary Sewerage Services on the 29th day of May 2024 pursuant to Section 2(1) of the *Development Charges Act, 1997* ("Act");

AND TAKE NOTICE that any person or organization may appeal a development charge by-law to the Ontario Land Tribunal pursuant to Section 14 of the Act, in respect of By-law No. 2024-029, by filing with the Regional Clerk of The Regional Municipality of Durham on or before the 8th day of July, 2024 a Notice of Appeal setting out the objection to By-law No. 2024-029 and the reasons supporting the objection.

The schedules of development charges imposed by By-law No. 2024-029 are as follows:

SCHEDULE "B"
RESIDENTIAL DEVELOPMENT CHARGES PER DWELLING UNIT
\$ per DWELLING UNIT

Service Category	Detached & Semi-Detached	Medium Density Multiples	Apartments
Sanitary Sewerage			
(i) Seaton Landowners Constructed Sanitary Sewerage Development Charges	7,706	6,088	3,545
(ii) Regional Seaton-Specific Sanitary Sewerage Development Charges	2,290	1,809	1,053
(iii) Regional Attribution Sanitary Sewerage Development Charges	2,650	2,094	1,219
Subtotal – Sanitary Sewerage	12,646	9,991	5,817
Water Supply			
(i) Seaton Landowners Constructed Water Supply Development Charges	2,661	2,102	1,224
(ii) Regional Seaton-Specific Water Supply Development Charges	6,911	5,460	3,179
(iii) Regional Attribution Water Supply Development Charges	5,377	4,248	2,473
Subtotal – Water Supply	14,949	11,810	6,876
Total Development Charges	27,595	21,801	12,693
With Phase-Ins when applicable (see Section 3.18)			
July 1, 2024 to June 30, 2025 (80%)	22,077	17,440	10,153
July 1, 2025 to June 30, 2026 (85%)	23,456	18,532	10,788
July 1, 2026 to June 30, 2027 (90%)	24,835	19,621	11,425
July 1, 2027 to June 30, 2028 (95%)	26,216	20,712	12,058

NOTE: The development charges described above shall be adjusted annually on July 1 pursuant to Section 3.14 of this By-law

SCHEDULE "C"
INSTITUTIONAL DEVELOPMENT CHARGES
\$ per SQUARE FOOT OF GROSS FLOOR AREA

Service Category	Institutional Development Charges
Sanitary Sewerage	
(i) Seaton Landowners Constructed Sanitary Sewerage Development Charges	0.85
(ii) Regional Seaton-Specific Sanitary Sewerage Development Charges	0.27
(iii) Regional Attribution Sanitary Sewerage Development Charges	0.73
Subtotal – Sanitary Sewerage	1.85
Water Supply	
(i) Seaton Landowners Constructed Water Supply Development Charges	0.11
(ii) Regional Seaton-Specific Water Supply Development Charges	0.27
(iii) Regional Attribution Water Supply Development Charges	0.68
Subtotal – Water Supply	1.06
Total Development Charges	2.91
With Phase-Ins when applicable (see Section 3.18)	
July 1, 2024 to June 30, 2025 (80%)	2.33
July 1, 2025 to June 30, 2026 (85%)	2.47
July 1, 2026 to June 30, 2027 (90%)	2.62
July 1, 2027 to June 30, 2028 (95%)	2.77

NOTE: The development charges described above shall be adjusted annually on July 1 pursuant to Section 3.14 of this By-law

SCHEDULE "D"
NON-INSTITUTIONAL NON-RESIDENTIAL DEVELOPMENT CHARGES
\$ per SQUARE FOOT OF GROSS FLOOR AREA

Service Category	Non-Institutional Development Charges
Sanitary Sewerage	
(i) Seaton Landowners Constructed Sanitary Sewerage Development Charges	2.56
(ii) Regional Seaton-Specific Sanitary Sewerage Development Charges	0.82
(iii) Regional Attribution Sanitary Sewerage Development Charges	2.20
Subtotal – Sanitary Sewerage	5.58
Water Supply	
(i) Seaton Landowners Constructed Water Supply Development Charges	0.33
(ii) Regional Seaton-Specific Water Supply Development Charges	0.80
(iii) Regional Attribution Water Supply Development Charges	2.05
Subtotal – Water Supply	3.18
Total Development Charges	8.76
With Phase-Ins when applicable (see Section 3.18)	
July 1, 2024 to June 30, 2025 (80%)	7.01
July 1, 2025 to June 30, 2026 (85%)	7.45
July 1, 2026 to June 30, 2027 (90%)	7.89
July 1, 2027 to June 30, 2028 (95%)	8.32

NOTE: The development charges described above shall be adjusted annually on July 1 pursuant to Section 3.14 of this By-law

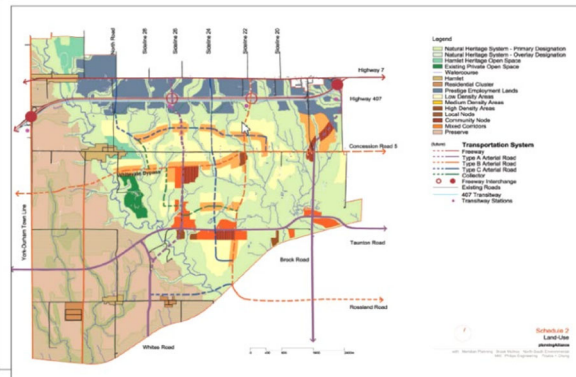
SCHEDULE "E"
PRESTIGE EMPLOYMENT LAND AREA DEVELOPMENT CHARGES
\$ per NET HECTARE

Service Category	Prestige Employment Land Area Development Charges
Sanitary Sewerage	
(i) Seaton Landowners Constructed Sanitary Sewerage Development Charges	134,914
(ii) Regional Seaton-Specific Sanitary Sewerage Development Charges	42,694
(iii) Regional Attribution Sanitary Sewerage Development Charges	111,514
Subtotal – Sanitary Sewerage	289,122
Water Supply	
(i) Seaton Landowners Constructed Water Supply Development Charges	16,536
(ii) Regional Seaton-Specific Water Supply Development Charges	40,957
(iii) Regional Attribution Water Supply Development Charges	108,321
Subtotal – Water Supply	165,814
Total Development Charges	454,936
With Phase-Ins when applicable (see Section 3.18)	
July 1, 2024 to June 30, 2025 (80%)	363,949
July 1, 2025 to June 30, 2026 (85%)	386,696
July 1, 2026 to June 30, 2027 (90%)	409,443
July 1, 2027 to June 30, 2028 (95%)	432,188

NOTE: The development charges described above shall be adjusted annually on July 1 pursuant to Section 3.14 of this By-law



SCHEDULE "G"
MAP OF PRESTIGE EMPLOYMENT LAND AREA
(CENTRAL PICKERING DEVELOPMENT PLAN – LAND USE PLAN)



A copy of the complete By-law No. 2024-029 is available for examination in the office of the Regional Clerk during regular office hours, Monday to Friday, 8:30 a.m. to 4:30 p.m., at the address shown below.

DATED AT the Town of Whitby this 29th day of May 2024.
For further information please contact:
Alexander Harras, Regional Clerk/Director of Legislative Services
clerks@durham.ca
The Regional Municipality of Durham
605 Rossland Road East, Level 1
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Whitby, ON L1N 6A3
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