



TOWNSHIP OF SEGUIN

DEVELOPMENT CHARGES PAMPHLET

By-law No. 2024-080

This pamphlet summarizes the Township of Seguin's development charges. By-law 2024-080 imposes Township-wide development charges on both residential and non-residential development and takes effect on January 1st, 2025. Development charges under this by-law are levied subject to certain terms, conditions and limited exemptions as identified therein.

The information contained herein is intended only as a guide. Interested parties should review the relevant by-law and consult with Township staff to determine the charges that apply to specific development proposals.

BACKGROUND

The Council for the Township of Seguin enacted a new development charges By-law 2024-080 on October 7th, 2024 and comes into force on January 1st, 2025.

The by-law imposes development charges on all lands developed in the Township except for lands subject to exemptions under the *Development Charge Act, 1997* and in the by-law. A copy of the by-law is available from the Clerk's Department and at:

seguin.ca/DC-Bylaw/

GENERAL PURPOSE OF DEVELOPMENT CHARGES

Development charges are collected to pay for increased capital costs required because of increased needs for services arising from development.

INDEXING OF DEVELOPMENT CHARGES

The development charges will be indexed annually commencing January 1st, 2026, without amendment to the by-law, in accordance with the most recent annual change in the Statistics Canada Quarterly, Construction Price Statistics (catalogue number 62-007).

TREASURER'S STATEMENT

The Treasurer for the Township will present before Council each year, a financial statement relating to the development charges by-law and its reserve funds. The statement will include, for each reserve fund, a description of the service, opening and closing balances, details of any credit transactions, details of any borrowing from the reserve fund that may have occurred, the amount spent on growth related projects, the portion of each project that is funded from the reserve fund and the portion funded from other sources of financing.

A copy of the Treasurer's statement can be viewed by the public at the Township's offices upon request during regular office hours, Monday to Friday, between 8:30 a.m. to 4:30 p.m.

SERVICES INCLUDED

Township-wide development charges are imposed for services including:

- Library Services
- Fire Services
- Parks and Recreation
- Waste Diversion
- Services Related to a Highway
- Development-Related Studies
- Emergency Preparedness

RESIDENTIAL DEVELOPMENT CHARGES

Service	Residential Charge by Unit Type			
	Single & Semi-Detached	Entry Level Singles & Semis (GFA of 1,100 sq.ft. or less)	Rows & Other Multiples	Apartments
Library Services	\$410	\$308	\$303	\$247
Fire Services	\$1,350	\$1,013	\$996	\$813
Parks and Recreation	\$1,912	\$1,434	\$1,411	\$1,152
Waste Diversion	\$202	\$152	\$149	\$122
Services Related to a Highway	\$1,443	\$1,082	\$1,065	\$869
Development-Related Studies	\$114	\$86	\$84	\$68
Emergency Preparedness	\$35	\$26	\$26	\$21
TOTAL	\$5,466	\$4,100	\$4,034	\$3,292

NON-RESIDENTIAL DEVELOPMENT CHARGES

Service	Non-Residential Charge per Square Metre
Library Services	\$0.00
Fire Services	\$10.24
Parks and Recreation	\$0.00
Waste Diversion	\$1.54
Services Related to a Highway	\$10.94
Development-Related Studies	\$0.86
Emergency Preparedness	\$0.26
TOTAL	\$23.84

EXEMPTIONS & INCENTIVES

The following exemptions to development charges apply:

- Township or a local board;
- Board of Education;
- Places of worship, cemeteries, and burial grounds;
- Bona-fide farm use pursuant to Section 12 of the by-law;
- Affordable housing as per the Act;
- Attainable housing as per the Act;
- Non-profit housing as per the Act;
- Residential intensification pursuant to Section 8 of the by-law;
- Industrial enlargement pursuant to Section 11 of the by-law;
- The first 140 square metres of a Non-Residential Use Building pursuant to Section 12 of the by-law, and;
- Temporary buildings or structures pursuant to Section 12 of the by-law.

Development charges for rental housing development are now discounted based on the number of bedrooms proposed pursuant to Section 9(d) of the by-law.

For a complete list of exemptions and discounts, please review Section 12 of the by-law or contact Township staff.

COLLECTION POLICY

Charges for residential development and all non-residential development are payable at building permit issuance. Charges are calculated and payable at the rate in existence when payment is due.

FURTHER INFORMATION

Please visit sequin.ca/developmentcharges to obtain the most current development charges information as it is subject to change. For further information, please contact Michele Fraser, CFO/Treasurer, at:

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