



DCC Bylaw Amendment – Parks DCC

October 28th, 2019



Development Cost Charges

- ▶ DCCs are collected from land developers to pay for infrastructure to service new development.
- ▶ DCCs are imposed by bylaw pursuant to the Local Government Act.
- ▶ DCCs facilitate development by providing a method to finance capital projects related to growth.
- ▶ Payable at subdivision or building permit.
- ▶ DCC Bylaw requires Provincial approval.

Eligible Infrastructure

- ▶ Transportation – not off street parking
- ▶ Sewage
- ▶ Water
- ▶ Drainage
- ▶ Parkland Acquisition and Improvement



Ineligible Infrastructure

- ▶ Fire Halls, Police Buildings
- ▶ Recreation and Cultural Centers
- ▶ City Halls
- ▶ Works Yards
- ▶ Arenas
- ▶ Affordable housing
- ▶ Child care facilities

Funding for DCC Services

2030 Major Services - Funding Sources (\$ Millions) - 2019 Parks Development Amendment								
Major Service	Gov't Funded	Developer Funded		City Funded				
	Grant	Developer Construct	DCC's	Taxation	Utility User Rates	New Totals	Current Totals	Change
Arterial Roads	39.7	75.1	234.1	168.9		517.9	517.9	-
Water Distribution		6.4	26.3		31.3	64.0	64.0	-
Wastewater Trunks		7.4	28.2		9.4	45.1	45.1	-
Wastewater Treatment			66.1		21.9	88.0	88.0	-
Parkland Acquisition	5.4		150.1	18.8		174.3	165.4	8.9
Parks Development			65.8	38.2		104.0	-	104.0
New Totals	45.1	88.9	570.8	225.9	62.5	993.3	880.3	113.0
Current Totals	45.1	88.9	497.1	186.6	62.5	880.3		
Change	-	-	73.7	39.3	-	113.0		



City's Share of Funding

Revenues	\$/year
Taxation/Gas Tax (10-year capital plan)	\$3,550,173
Infrastructure Levy (27%)	\$1,404,000
Parkland Revenues	\$453,500
Total	\$5,407,673



Changes from previous Report

- ▶ Remove Ritchie Brook and Tower Ranch #2 Neighbourhood Parks.

A vertical photograph on the left side of the slide shows a paved path in a park. Two people are walking away from the camera on the path. The path is lined with trees that have yellow and orange autumn leaves. A street lamp is visible on the right side of the path.

2040 OCP Update

- ▶ DCC Bylaw will be updated in 2021 in conjunction with 2040 OCP
- ▶ Update will include all eligible infrastructure to accommodate growth:
 - ▶ Roads,
 - ▶ Water,
 - ▶ Sewer,
 - ▶ Parks.
- ▶ Infrastructure demands from other areas to be reviewed as part of 2040 OCP/ 20-Year Servicing Plan update.



Next Steps

- ▶ Council readings (1st, 2nd and 3rd) of proposed DCC Bylaw (Oct 28st, 2019),
- ▶ Submission of DCC Bylaw and Supporting Documentation to Ministry of Community Services,
- ▶ Statutory approval from Inspector of Municipalities
- ▶ Fourth Reading and adoption of DCC Bylaw by Council (December, 2019),
- ▶ Bylaw implementation.
- ▶ In-Stream Protection



Questions?

For more information, visit kelowna.ca.