

For a complete list of exemptions and specific incentives, please review the DC by-laws or contact Development Finance staff at [admin.development@brampton.ca](mailto:admin.development@brampton.ca).

**NOTE:** In the case of any discrepancy between this pamphlet and the Development Charges By-law, the By-law shall prevail.

### ADDITIONAL INFORMATION

The City of Brampton collects DCs on behalf of the Region of Peel and the two school boards (Peel District and Dufferin-Peel Catholic). The total DC rates are reflected in the table below:

#### Rates effective August 2, 2024 to January 1, 2025

Residential Development Charges (Per Unit Type)				
	Single & Semi-detached	Rows/Multiples	Large Apartment (> 750 sq.ft.)	Small Apartment (≤ 750 sq.ft.)
City of Brampton	\$53,802.73	\$39,886.09	\$32,346.56	\$18,637.81
Region of Peel	\$74,742.82	\$59,196.65	\$54,216.14	\$28,673.38
GO Transit	\$829.20	\$829.20	\$592.33	\$306.96
Peel District School Board	\$3,776.00	\$3,776.00	\$3,776.00	\$3,776.00
Dufferin-Peel Catholic District School Board	1,300.00	1,300.00	1,300.00	1,300.00
<b>Grand Total</b>	<b>\$134,450.75</b>	<b>\$104,987.94</b>	<b>\$92,231.03</b>	<b>\$52,694.15</b>

Non-residential Development Charges (Per Square Metre)			
	Industrial	Office	Non-Industrial/Non-Office
City of Brampton	\$84.06	\$166.73	\$166.73
Region of Peel	\$230.28	\$299.99	\$299.99
Peel District School Board	\$6.03	\$6.03	\$6.03
Dufferin-Peel Catholic District School Board	\$5.81	\$5.81	\$5.81
<b>Grand Total</b>	<b>\$326.18</b>	<b>\$478.56</b>	<b>\$478.56</b>

#### Rates effective January 2, 2025

Residential Development Charges (Per Unit Type)				
	Single & Semi-detached	Rows/Multiples	Large Apartment (> 750 sq.ft.)	Small Apartment (≤ 750 sq.ft.)
City of Brampton	\$65,404.00	\$51,596.00	\$36,989.00	\$22,763.00
Region of Peel	\$74,742.82	\$59,196.65	\$54,216.14	\$28,673.38
Go Transit	\$829.20	\$829.20	\$592.33	\$306.96
Peel District School Board	\$3,776.00	\$3,776.00	\$3,776.00	\$3,776.00
Dufferin-Peel Catholic District School Board	1,300.00	1,300.00	1,300.00	1,300.00
<b>Grand Total</b>	<b>\$146,052.02</b>	<b>\$116,697.85</b>	<b>\$96,873.47</b>	<b>\$56,819.34</b>

Non-residential Development Charges (Per Square Metre)			
	Industrial	Office	Non-Industrial/Non-Office
City of Brampton	\$114.19	\$206.54	\$394.09
Region of Peel	\$230.28	\$299.99	\$299.99
Peel District School Board	\$6.03	\$6.03	\$6.03
Dufferin-Peel Catholic District School Board	\$5.81	\$5.81	\$5.81
<b>Grand Total</b>	<b>\$356.31</b>	<b>\$518.37</b>	<b>\$705.92</b>

CITY OF BRAMPTON

# DEVELOPMENT CHARGES PAMPHLET



[brampton.ca](http://brampton.ca)





This is a snapshot of rates and policies in the City's development charges (DC) by-laws. This information is intended only as a guide. Interested parties should review the by-laws and consult with Development Finance staff to determine the charges that may apply to specific development proposals. If there is a discrepancy between this information and the by-laws, the by-laws prevail.

## BACKGROUND

City Council passed By-laws 110-2024 to 117-2024 and 126-2024 on July 10, 2024. The by-laws impose DCs on all lands in the City of Brampton, with some limited exemptions. Copies of the by-laws are available on the City's website and at the City Clerk's Office.

## WHAT ARE DCs?

DCs are fees collected by the City to help recover the cost of building new infrastructure that is needed to service new development and redevelopment occurring in Brampton. Development charge funds may only be used for the purpose for which they are collected. Development charges are based on the philosophy that existing taxpayers should not be liable for the capital costs required to service growth.




## DO I HAVE TO PAY DCs?

You may be required to pay DCs if you are:

- Constructing a new building
- Making an addition to an existing building that increases the number of residential units or the non-residential gross floor area
- Redeveloping a property or making interior alterations that result in a change of use to all or part of a building

## WHAT DOES THE CITY DO WITH THE DCs COLLECTED?

DCs help to pay for the following services provided by the City:

-  • Library
-  • Fire and Emergency Services
-  • Recreation

-  • Public Works
-  • Transit
-  • Roads
-  • Development Related Studies
-  • By-law Enforcement Services
-  • General Services

## WHEN ARE DCs PAYABLE TO THE CITY?

In most cases, DCs are calculated and payable on the date a building permit is issued. The building department will not release the permit until the DCs have been paid in full.

Development charges are payable in equal annual installments for rental and non-profit housing, and institutional development. The installments begin on the earlier of building permit issuance and first occupancy and continue for 5 years for rental housing and institutional development. Non-profit housing developments are exempt from development charges.

As a result of the passage of Bill 23, More Homes Built Faster Act, purpose-built rental housing is eligible for development charge discounts ranging from 15-25% based on the size of the unit being built.

## CALCULATION OF CHARGE

The development charge payable is the charge that would be determined under the by-law on:

- the day of application for site plan control; or, if not applicable;
- the day of application for rezoning; or, if both not applicable;
- the day set out in the by-law.

## INDEXING OF DEVELOPMENT CHARGES

DCs are indexed on February 1 and August 1 of every year, in accordance with the most recent change in the Statistics Canada, Non-Residential Building Construction Price Index (NRBCPI).

## TREASURER'S STATEMENT

An annual statement identifying opening and closing balances of the DC reserves funds and the yearly transactions relating to the funds are available for review at [www.brampton.ca/Development Charges](http://www.brampton.ca/Development Charges), or in the printed version at the City Clerk's Office during regular business hours.

## CITY OF BRAMPTON DC RATES

Rates effective August 2, 2024 to January 1, 2025

Residential Development Charges (Per Unit Type)			
Single & Semi-detached	Rows/Multiples	Large Apartment (> 750 sq.ft.)	Small Apartment (≤ 750 sq.ft.)
<b>\$53,802.73</b>	<b>\$39,886.09</b>	<b>\$32,346.56</b>	<b>\$18,637.81</b>

Non-residential Development Charges (Per Square Metre)		
Industrial	Office	Non-Industrial/Non-Office
<b>\$84.06</b>	<b>\$166.73</b>	<b>\$166.73</b>

Rates effective January 2, 2025

Residential Development Charges (Per Unit Type)			
Single & Semi-detached	Rows/Multiples	Large Apartment (> 750 sq.ft.)	Small Apartment (≤ 750 sq.ft.)
<b>\$65,404.00</b>	<b>\$51,596.00</b>	<b>\$36,989.00</b>	<b>\$22,763.00</b>

Non-residential Development Charges (Per Square Metre)		
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<b>\$114.19</b>	<b>\$206.54</b>	<b>\$394.09</b>

## EXEMPTIONS AND INCENTIVES

The DC by-laws and DC Act provide some limited exemptions and they include:

- Public hospital
- Place of worship
- Colleges and universities
- Second units in new or existing homes
- Agricultural uses
- Changes of use for industrial to non-industrial, where the original building was built prior to 2004
- New major office developments in freestanding or mixed-use buildings with a minimum of 20,000 square feet dedicated to office space

