



Subject: 2021 Development Charge Summary

To: Council

From: Corporate Services Department

Report Number: 2022-129

Meeting Date: June 28, 2022

Recommendation:

That Corporate Services Department Report 2022-129 be received for information.

Purpose:

This report seeks to satisfy the reporting requirements of Section 43 of the *Development Charges Act, 1997*, as amended.

Background:

Pursuant to Section 43 of the *Development Charges Act, 1997*, as amended, the treasurer of a municipality shall each year give the council a financial statement (Treasurer's Statement) relating to development charge by-laws and reserve funds.

In addition to providing the Treasurer's Statement to council, the Treasurer's Statement should also be made available to the public, and, if requested, be provided to the Minister of Municipal Affairs and Housing.

Discussion:

The attached Treasurer's Statement for the period January 1, 2019 to December 31, 2021, was prepared pursuant to Section 43 of the *Development Charges Act, 1997*, as amended.

Financial Implications:

Development charges are an important component of the City's long-term financial plan – with underlying principle of growth paying for growth.

While the Treasurer's Statement in Appendix A highlights the balances and transactional activity for the past three years, it is important to keep in mind that development charges are still fairly new for the City of Port Colborne and that the City will still be subsidizing growth until January 1, 2024 when development charges will be charged at 100%.

The following tables summarize the City's phased-in approach to development charges as per By-Law No. 6835/97/19 and By-Law No. 6835/85/20.

Property Class	Year 1	Year 2	Year 3	Year 4	Year 5
	October 7, 2019 to December 31, 2020	January 1, 2021 to December 31, 2021	January 1, 2022 to December 31, 2022	January 1, 2023 to December 31, 2023	January 1, 2024 to October 6, 2024
Residential	20%	40%	60%	80%	100%

Property Class	Year 1	Year 2	Year 1	Year 1	Year 1
	October 7, 2019 to October 6, 2020	October 7, 2020 to October 6, 2021	October 7, 2021 to October 6, 2022	October 7, 2022 to October 6, 2023	October 7, 2023 to October 6, 2024
Multi-Residential	0%	0%	0%	50%	100%
Non-Residential	0%	0%	0%	50%	100%

Strategic Plan Alignment:

The initiative contained within this report supports the following pillar(s) of the strategic plan:

- Service and Simplicity - Quality and Innovative Delivery of Customer Services
 - Attracting Business Investment and Tourists to Port Colborne
 - City-Wide Investments in Infrastructure and Recreational/Cultural Spaces
 - Value: Financial Management to Achieve Financial Sustainability
 - Governance: Communications, Engagement, and Decision-Making
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Conclusion:

That Corporate Services Department Report 2022-129 be received.

Appendices:

- a. Treasurer's Statement

Respectfully submitted,

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Report Approval:

All reports reviewed and approved by the Department Director and also the City Treasurer when relevant. Final review and approval by the Chief Administrative Officer.