

Attainable Housing Development Charge Rebate

This program supports eligible new Developments and Renovations to existing buildings that result in the creation of attainable rental units by providing a proportional rebate of up to 100% the value of applicable Development Charges.



Available Funding:

Eligible applicants can qualify for a rebate of up to 100% of the development charges associated with the creation of attainable rental units. The proportion of fees eligible for rebate is calculated based on the proportion of units that are attainable.



Criteria to Meet:

A developer may apply for funding under this program if the following criteria are met by the application and/or throughout the duration of the project:

- The property is located in the eligible area **AND**
- The application is received in writing at the time of making an application(s) under the Planning Act **AND**
- New dwelling units eligible for the rebate must be attainable as defined in Section 4.3 of the Community Improvement Plan (more information available upon scheduling a pre-consultation meeting with staff) **AND**
- **One of the following:**
 - A new apartment building consisting entirely of attainable rental units is eligible for a 100% rebate of applicable development charges **OR**
 - A new apartment building consisting partly of attainable rental units is eligible for a prorated rebate based on the percentage of attainable units compared to the total number of units. For example, if a development results in 5 attainable units out of a total of 10 units, 50% of the development charges would be eligible for rebate.

Additional Considerations for Program 3:

Development Charges are to be paid when due and shall be reimbursed to approved applicants, to the maximum set by Council, upon the execution of required agreements and proof of full occupancy.

Only the municipal portion of the Development Charges are eligible.

Fees associated with other municipal processes or outside agencies are not eligible for rebate.