

The Corporation of the Town of LaSalle

By-law Number 8729

Being a By-law to amend By-Law 8501,
Respecting Development Charges

Whereas the Town of LaSalle (the “Town”) enacted By-law 8501 pursuant to the *Development Charges Act, 1997*, S.O. 1997, c. 27, as amended (the “Act”), which Act authorizes Council to pass By-laws for the imposition of development charges against land;

And whereas the Town has undertaken a study pursuant to the Act which has provided an updated Schedule B to By-law 8501;

And whereas Council has before it a report entitled “Town of LaSalle 2022 Development Charge Update Study” prepared by Watson & Associates Economists Ltd., dated June 15, 2022 (the “update study”);

And whereas the update study was made available to the public on June 15, 2022 and Council gave notice to the public pursuant to Section 12 of the Act;

And whereas the proposed amending By-law was made available to the public on June 15, 2022, and Council gave notice to the public pursuant to Section 12 of the Act;

And whereas Council, on August 9, 2022, held a meeting open to the public, pursuant to Section 12 of the Act, at which Council considered the study, and written and oral submissions from the public.

Now therefore the Council of the Corporation of the Town of LaSalle hereby enacts as follows:

1. **That** By-law 8501 is hereby amended as follows:

A. Section 6 (12) is added as follows:

(12) Wastewater – Town Centre Sanitary Service Area

B. Replace Section 13 (1) with the following:

“The following schedules shall form part of this By-law:

Schedule A: Components of Services and Classes Designated in Section 6

Schedule B: Schedule of Development Charges

Schedule C: Map of Urban Serviced Areas of the Town

Schedule D: Map of Applicable Lands for Wastewater – Reaume Sanitary Service Area Area-specific Development Charges

Schedule E: Map of Applicable Lands for Wastewater – “Town Centre Area” Area-Specific Development Charges

C. Schedule “A” is deleted and the attached Schedule “A” is substituted therefore.

D. Schedule “B” is deleted and the attached Schedule “B” is substituted therefore.

E. The attached Schedule “E” is added.

2. **That** this By-law shall come into force and effect at 12:01AM on August 23, 2022.
3. **That** except as amended by this By-law, all provisions of By-law 8501, as amended, are and shall remain in full force and effect.

Read a first and second time and finally passed this 23rd day of August, 2022.

1st Reading – August 23, 2022

2nd Reading – August 23, 2022

3rd Reading – August 23, 2022

Mayor

Clerk

Schedule A

By-law 8501

Components of Services and Classes Designated in Section 6

Town-wide Services

- Services Related to a Highway
 - Roads
- Fire Protection Services
 - Fire Facilities
 - Fire Vehicles
 - Fire Small Equipment & Gear
- Policing Services
 - Police Facilities
 - Police Vehicles
 - Police Small Equipment & Gear
- Transit Services
 - Transit Vehicles
- Water Services
 - Water Distribution
- Parks and Recreation Services
 - Parkland Development
 - Parkland Amenities
 - Recreation Facilities
- Library Services
 - Library Facilities

Town-wide Classes of Services

- Public Works
 - Services Related to a Highway
- Water Services
- Wastewater Services
- Growth Studies
 - Services Related to a Highway
- Water Services
- Wastewater Services
- Fire Protection Services
- Policing Services
- Transit Services
- Library Services
- Parks and Recreation Services

Urban Area Services

- Wastewater Services
 - Wastewater Collection & Treatment

Area-specific Services

- Wastewater Serces
- Reaume Sanitary Service Area
- Town Centre Area

Schedule B

By-law 8729

Schedule of Development Charges

(2020 \$)

Service/Class of Service	Single and Semi-Detached Dwelling	Other Multiples	Apartments – 2 Bedrooms +	Apartments – Bachelor and 1 Bedroom	Special Care/ Special Dwelling Units	Non-Residential (per sq.ft. of Gross Floor Area)
Services Related to a Highway	6,963	4,332	3,776	2,918	2,440	4.14
Public Works (Facilities and Fleet)	494	308	268	208	173	0.30
Fire Protection Services	959	597	520	402	336	0.57
Policing Services	112	69	60	47	39	0.07
Parks and Recreation Services	8,190	5,097	4,442	3,433	2,869	1.19
Transit Services	116	73	62	49	40	0.07
Library Services	0	0	0	0	0	0.00
Growth Studies	203	126	110	85	71	0.11
Water Services	2,408	1,499	1,306	1,009	844	1.43
Sub-total Town-wide Services	19,445	12,100	10,545	8,150	6,812	7.88
Wastewater Services	2,379	1,481	1,290	998	834	1.32
Sub-total Urban Area Services	2,379	1,481	1,290	998	834	1.32
Wastewater - Reaume Sanitary Service Area	2,513	1,558	1,357	1,056	879	0.00
Wastewater - Town Centre Sanitary Service Area	2,001	1,245	1,085	839	701	1.16
Grand Total - Town-wide	19,445	12,100	10,545	8,150	6,812	7.88
Grand Total - Urban Area	21,824	13,581	11,835	9,148	7,645	9.19
Grand Total - Reaume Sanitary Service Area	24,337	15,139	13,192	10,203	8,525	9.19
Grand Total - Town Centre Sanitary Service Area	23,825	14,826	12,920	9,986	8,346	10.35

Schedule E

By-law 8729

Map of Applicable Lands for Wastewater Town Centre Area Area-Specific Development Charge

