

## **BYLAW 32-20 – FEES, RATES, AND CHARGES BYLAW AMENDMENT**

### **Purpose**

The purpose of Bylaw 32-20 is to reinstate the fees for development applications and land use changes that were previously waived in order to provide financial relief to residents during the COVID-19 pandemic.

### **Readings**

This Bylaw is ready for three readings.

### **Report, Analysis and Financial Implications**

On April 27, 2020, Council considered a budget re-evaluation due to the impacts of COVID-19 on individuals and the local economy. As part of the re-evaluation, Council chose to waive planning fees for a number of application types. Since that time, public health measures have resulted in a reduced rate of infection, and have allowed the health care system to effectively deal with the COVID-19 crisis. As a result, the province has moved to Stage 2 of the economic relaunch, which has allowed many businesses to re-open with certain restrictions such as social distancing and maximum gathering numbers.

Within planning services, many fees were waived in April to assist small business and individuals to endure the early effects of the economic shut down. Now that the province has entered Stage 2 of the relaunch and many businesses are operating again, it is appropriate to reinstate planning fees that were previously waived.

Planning activity levels are at their highest in many years, and at the date of this report, planning services had received 92 total development permits, which has almost reached the total numbers received for all of 2019.

### **Development Applications Year over Year**

<b>Development Permit Type</b>	<b>2019</b>	<b>2020 (Year to date)</b>
Change of Use	9	5
Home Occupation	5	5
Multi-Residential	4	4
New Non-Residential	4	2
Non-Residential Accessory	24	14
Residential Accessory	20	41
Signs	19	12
Suites	11	9
<b>Grand Total</b>	<b>96</b>	<b>92</b>

It is important that some revenue be recovered in the remainder of 2020 to minimize long-term budget impacts. To date, over \$50,000 in revenue has been lost through fee waivers. It is expected that if development activity remains strong for the remainder of the year, this figure could grow to over \$100,000.

Administration is recommending that planning fees be reinstated to minimize this budgetary impact. Should Council choose to adopt the amended Fees, Rates, and Charges Bylaw reinstating the waived planning fees, the change would come into effect on September 21, 2020.

### Strategic Plan Goals

<input checked="" type="checkbox"/>	Manage Community Growth	<input checked="" type="checkbox"/>	Provide Strong Governance
<input type="checkbox"/>	Provide Quality Community Infrastructure	<input type="checkbox"/>	Healthy and Safe Community
<input checked="" type="checkbox"/>	Enhance Organizational Excellence	<input type="checkbox"/>	Foster Economic Vitality
		<input type="checkbox"/>	Promote Environmental Excellence

### Public Hearing / Participation Strategy

n/a

### Alternatives for Consideration

Council could choose to maintain the current fee waivers until a later date.

### CAO Comments

I support the recommendation of administration. This increased activity was important to support the economy however the principle in development is that it should not be entirely tax supported so shifting back to a fee for service is important.

### Attachment(s)

1. Draft Bylaw 32-20
2. Bylaw 09-19 – Fees, Rates, and Charges Schedule “A” Red Lined Version

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