Impacts of CBC Regulations on Costs for New Housing Development, Low Density

Region/ County (Upper Tier):	N/A			Town/Township/City (Lower Tier): Under New System (as Proposed)		Guelph		
		Current System				Difference		
Low Density				-				
Value of Lot (Per Front-Foot)		\$	8,500.00	\$	8,500.00	\$	-	
Size of Lot (Feet) Total Lot Value		\$	30.00 255,000.00	\$ \$	30.00 255,000.00	\$ \$ \$	-	
Total Lot Value		Ş	253,000.00	ş	255,000.00	Þ	-	
Parkland Dedication / Cash-in-Li	eu		500 "					
Parkland Dedication Value of Parkland Dedication		1 ha p	er 500 units 2,222.81	n.a.	0	-\$	2,222.81	
		*	_,					1
Community Benefits Charge	Guelph	n.a.			15%		g full 15% cap is in CBC Study	
Community Benefits Charge	N/A	n.a.				justineu	iii CBC Study	
0 " 0 " 0	0.11				20.252.00			
Community Benefits Charge Community Benefits Charge	Guelph N/A	n.a. n.a.		\$	38,250.00			
Total CBC	.,			\$	38,250.15	\$	38,250.15	
nc's								
DC's DC Hard (\$/Unit -	_							
SDU)		\$	19,883.00	\$	19,883.00	\$	-	
DC Soft (\$/Unit -		\$	15 214 00	\$	16 106 50	-\$	002 E0	
SDU) Total DC		\$	15,214.00 35,097.00	\$	16,196.50 36,079.50	-\$ -\$	982.50 982.50	
								-
Grand Total (Per Unit)		\$	37,319.81	\$	74,329.65	\$	37,009.84 99%	1
				Under New System (as		Maintained/10%		
DC Breakdown **		Current System		Proposed)		Increase/CBC		
ansit		\$ \$	2,750.00	\$ \$	2,750.00	Maintain		
Parking Services		Ş	1,160.00	ş	1,160.00	Maintain	ieu	
							to account for	
Outdoor Rec		\$	3,357.00	\$	3,692.70	removal	of 10% Statutory	
						Increase	to account for	
ndoor Rec		\$	4,393.00	\$	4,832.30	removal	of 10% Statutory	
						Increase	to account for	
ibrary		\$	967.00	\$	1,063.70		of 10% Statutory	
						_		
Administration		\$	762.00	\$	838.20		to account for of 10% Statutory	
Provincial Offences		\$	7.00	\$	7.00	Maintain		
						In a	to coordinately	
Health		\$	235.00	\$	258.50		to account for of 10% Statutory	
		\$	111.00	r				
N walan da wasa				ć	122.40		to account for	
Ambulance Fire Protection		\$	316.00	\$ \$	122.10 316.00	removal Maintain	of 10% Statutory led	
Police		\$	661.00	\$	661.00	Maintain		
Waste Diversion		\$	495.00	\$	495.00	Maintain	ned	_
otal Soft DC		\$	15,214.00	\$	16,196.50			
				Under New System (as		Maintained/10%		
lard DC Breakdown **		Current System		Proposed)		Increase/CBC		
Stormwater		\$	225.00	\$	225.00	Maintain	ned	
astewater				\$	6 516 00	Maintained		
		\$	6,516.00		6,516.00			
Vater		\$	6,893.00	\$	6,893.00	Maintain		
Vater		\$ \$		\$ \$				
Water		\$ \$ \$	6,893.00 6,249.00 -	\$ \$ \$	6,893.00	Maintain		
Wastewater Water Highway		\$ \$	6,893.00	\$ \$	6,893.00	Maintain		

^{**} Under the proposed CBC regulations funding for Public Libraries, Long Term Care, Parks Development, Public Health and Recreation such as Community Recreation Centres and Arenas will be fully funded eliminating the current 10% statutory deduction.

Impacts of CBC Regulations on Costs for New Housing Development, High Density

Region/ County (Upper Tier):	N/A			Town/	Town/Township/City (Lower Tier): Under New System (as Proposed)		Guelph	
		Current System		Unde			Difference	
Low Density								
Site Area Total Site Value Number of Units Value per Unit		\$ \$	0.277 ha 6,000,000.00 200 30,000.00	\$ \$	0.277 ha 6,000,000.00 200 30,000.00	\$ \$ \$: :	
Parkland Dedication / Cash-in-Li	ieu							
		_						
Parkland Dedication		1 ha per 500 units up to 20% max		n.a.	n.a.			
Value of Parkland Dedication		\$	6,000.00		0	-\$	6,000.00	
Community Benefits Charge	Guelph	n.a.			15%	Assuming f justified in	ull 15% cap is CBC Study	
Community Benefits Charge	N/A	n.a.						
Community Benefits Charge Community Benefits Charge	Guelph N/A	n.a. n.a.		\$	4,500.00			
Total CBC	NA	11.0.		\$	4,500.00	\$	4,500.00	
DC's								
DC Hard (\$/Unit - SDU)	_	\$	15,163.00	\$	15,163.00	\$	_	
DC Soft (\$/Unit -							-	
SDU) Total DC		\$ \$	11,603.00 26,766.00	\$ \$	12,352.20 27,515.20	-\$ -\$	749.20 749.20	
Total DC		Ą	20,700.00	, ,	27,313.20	- - -	743.20	
Grand Total (Per Unit)		\$	32,766.00	\$	32,015.20	<mark>-\$</mark>	750.80 -2%	
Soft DC Breakdown **	Current System		Unde	Under New System (as Proposed)		Maintained/10% Increase/CBC		
Transit		\$	2,097.00	\$	2,097.00	Maintained		
Parking Services		\$ \$	885.00 2,560.00	\$ \$	885.00 2,816.00	Maintained Increase to	l account for	
Outdoor Rec						removal of	10% Statutory	
Indoor Rec		\$	3,350.00	\$	3,685.00		account for 10% Statutory	
		\$	737.00	\$	810.70	Increase to	account for	
Library		\$	581.00	\$	639.10		10% Statutory account for	
Administration						removal of	10% Statutory	
Provincial Offences		\$ \$	5.00 179.00	\$ \$	5.00 196.90	Maintained Increase to	account for	
Health							10% Statutory	
Ambulance		\$	85.00	\$	93.50		account for 10% Statutory	
Fire Protection		\$	241.00	\$	241.00	Maintained	1	
Police Waste Diversion		\$ \$	505.00 378.00	\$ \$	505.00 378.00	Maintained Maintained		
Total Soft DC		\$	11,603.00	\$	12,352.20	Walltallice		
				Unde	r New System (as	Mai	ntained/10%	
Hard DC Breakdown **	XXX	XXX Current System		·	Proposed)		Increase/CBC	
Stormwater		\$	172.00	\$	172.00	Maintained		
Wastewater Water		\$ \$	4,969.00 5.257.00	\$ \$	4,969.00 5.257.00	Maintained Maintained		
Water Highway		\$ \$	5,257.00 4,765.00	\$ \$	5,257.00 4,765.00	Maintained		
- '		•	,	\$	- -			
				\$ \$	- -			
Total Hard DC		\$	15,163.00	\$	15,163.00			

^{**} Under the proposed CBC regulations funding for Public Libraries, Long Term Care, Parks Development, Public Health and Recreation such as Community Recreation Centres and Arenas will be fully funded eliminating the current 10% statutory deduction.