

CITY OF WEST KELOWNA

BYLAW NO. 190.01

A BYLAW TO AMEND DEVELOPMENT COST CHARGES

WHEREAS the Council of the City of West Kelowna wishes to amend a bylaw adopted under the *Local Government Act* to impose development cost charges.

NOW THEREFORE the Council of the City of West Kelowna, in open meeting assembled, enacts as follows:

1. This bylaw may be cited as “CITY OF WEST KELOWNA DEVELOPMENT COST CHARGE AMENDMENT BYLAW NO. 190.01, 2022”.
2. Amendments

City of West Kelowna Development Cost Charge Bylaw No. 190, 2015 is hereby amended as follows:

- 2.1 By deleting Section 8 in its entirety and replacing with the following Sections 8.1 and 8.2:

8.1 Every person who obtains a building permit authorizing the construction, alteration or extension of a building for an Industrial use shall pay to the City, at the time a building official issues the building permit, the development cost charges indicated in Schedule A to this bylaw in accordance with the floor area of the building or structure indicated in the application for the permit.

8.2 Every person who obtains a building permit authorizing the construction, alteration or extension of a building for an Institutional use shall pay to the City, at the time a building official issues the building permit, the development cost charges indicated in Schedule A to this bylaw in accordance with the floor area of the building or structure indicated in the application for the permit.

- 2.2 By deleting Section 13 in its entirety and replacing with the following Section 13:

13. A charge is not payable in respect of a building permit if the value of the work authorized by the permit does not exceed \$100,000, and for this purpose the value of the work shall be the construction value on which the building permit fee was based or such greater value as the building official may determine in any case where the value indicated on the application does not, in the building official's opinion, represent the fair market value of the work.

2.3 By adding the following section 15:

15. A development cost charge is payable under this bylaw in relation to a development authorized by a building permit that authorizes the construction, alteration or extension of a building that will, after the construction, alteration or extension, contain fewer than 4 self-contained dwelling units, and be put to no other use other than the residential use in those dwelling units.

2.4 By deleting Schedule A and replacing with a revised Schedule A, attached to and forming part of this bylaw.

READ A FIRST, SECOND AND THIRD TIME THIS 24TH DAY OF MAY, 2022

APPROVED BY THE INSPECTOR OF MUNICIPALITIES ON 21ST DAY OF JULY, 2022

ADOPTED THIS DAY OF , 2022

MAYOR

CORPORATE OFFICER

SCHEDULE A

SECTION 1

DEVELOPMENT COST CHARGES PAYABLE UPON APPROVAL OF SUBDIVISION

Land Use	Unit of Charge	Roads	Water	Sewer	Drainage	Parks	Total
Single Family Residential Subdivision	Per Lot	\$15,221	\$2,972	\$251	\$658	\$6,717	\$25,819
Small Lot Residential Subdivision	Per Lot	\$12,679	\$2,477	\$209	\$494	\$6,717	\$22,576

SECTION 2

DEVELOPMENT COST CHARGES PAYABLE UPON ISSUANCE OF BUILDING PERMIT

Land Use	Unit of Charge	Roads	Water	Sewer	Drainage	Parks	Total
Small Residential	Per Unit	\$9,289	\$2,229	\$188	\$376	\$6,717	\$18,799
Apartment	Per m ² floor area	\$65.84	\$19.43	\$1.64	\$3.01	\$65.85	\$155.77
Carriage Home	Per m ² floor area	\$31.98	\$9.44	\$0.80	\$2.51	\$21.32	\$66.05
Commercial	Per m ² floor area	\$50.40	\$7.43	\$0.63	\$1.17	\$16.79	\$76.42
Industrial	Per m ² floor area	\$12.54	\$16.51	\$1.40	\$4.39	\$0.00	\$34.84
Institutional – care facility	Per bed	\$4,370	\$1,239	\$105	\$154	\$2,799	\$8,667
Institutional - other	Per m ² floor area	\$50.40	\$9.91	\$0.84	\$0.99	\$0.00	\$62.14
Campground	Per site	\$1,071	\$736	\$0	\$0	\$0	\$1,807
Golf Course	Per ha	\$6,571	\$16,349	\$0	\$0	\$0	\$22,920