

**CITY OF TORONTO
BYLAW 1347-2013**

**RESIDENTIAL DEVELOPMENT CHARGES RATES
EFFECTIVE FEBRUARY 1, 2014**

\$ PER DWELLING UNIT OR DWELLING ROOM

Service	Residential Charge By Unit Type					
	Singles & Semis	Multiples 2+ Bedrooms	Multiples 1 Bedroom and Bach.	Apartments 2 Bedrooms and Larger	Apartments 1 Bedroom and Bach.	Dwelling Room
Spadina Subway Extension	1,939	1,598	986	1,218	832	520
Transit (balance)	6,346	5,228	3,226	3,987	2,724	1,700
Parks and Recreation	3,934	3,241	2,000	2,471	1,688	1,054
Library	1,104	910	561	694	474	296
Subsidized Housing	889	733	452	559	382	238
Police	516	425	262	324	221	138
Fire	241	199	123	151	103	65
Emergency Medical Services	136	112	69	85	58	36
Development-related Studies	185	152	94	116	79	50
Civic Improvements	150	123	76	94	64	40
Child Care	264	217	134	166	113	71
Health	41	34	21	26	18	11
Pedestrian Infrastructure	49	40	25	31	21	13
Subtotal General Services	15,794	13,012	8,029	9,922	6,779	4,232
Roads and Related	3,279	2,701	1,667	2,060	1,407	879
Water	2,673	2,202	1,359	1,679	1,147	716
Sanitary Sewer	2,015	1,660	1,024	1,266	865	540
Storm Water Management	538	443	273	338	231	144
Subtotal Engineered Services	8,504	7,006	4,324	5,343	3,650	2,279
TOTAL CHARGE PER UNIT	24,298	20,018	12,353	15,265	10,429	6,511

* ALL RATES ARE SUBJECT TO ADJUSTMENT FOR INDEXING AND PHASE-IN IN ACCORDANCE WITH THE BYLAW

** FIGURES MAY NOT TOTAL DUE TO ROUNDING

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**NON-RESIDENTIAL DEVELOPMENT CHARGES RATES
EFFECTIVE FEBRUARY 1, 2014**

\$ PER SQUARE METRE OF NON-RESIDENTIAL FLOOR AREA

Service	Non-residential Charge per m²
Spadina Subway Extension	15.21
Transit (balance)	50.53
Parks and Recreation	3.31
Library	0.93
Subsidized Housing	-
Police	4.11
Fire	1.93
Emergency Medical Services	1.09
Development-related Studies	1.48
Civic Improvements	1.19
Child Care	2.09
Health	0.34
Pedestrian Infrastructure	3.11
Subtotal General Services	85.32
Roads and Related	25.97
Water	21.14
Sanitary Sewer	15.94
Storm Water Management	4.25
Subtotal Engineered Services	67.32
TOTAL CHARGE PER SQ.M.	152.64

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**TORONTO GREEN STANDARD PROGRAM – TIER 2 CAP
EFFECTIVE FEBRUARY 1, 2014**

Type	Development Charge
Residential (\$ per dwelling unit or dwelling room) Single detached and semi-detached Apartment- two bedroom and larger Apartment- one bedroom and bachelor Multiple (all multiples) Dwelling room	4,290 2,737 1,867 3,479 1,159
Non-Residential Use (\$ per square metre)	31.65