

**8. Registration of Agreements for the Deferral of Development Charges**  
**Enregistrement des ententes de report des redevances d'aménagement**

**Committee recommendation**

That Council approve that the Mayor be requested to write a letter to the Minister of Municipal Affairs and Housing and the Minister of Government and Consumer Services to seek the necessary amendment to the Development Charges Act or the regulations thereunder to permit the registration of agreements for the deferral of development charges.

**Recommandation du Comité**

Que le Conseil approuve que le maire écrive au ministre des Affaires municipales et du Logement et au ministre des Services gouvernementaux et des Services aux consommateurs pour demander la modification de la Loi sur les redevances d'aménagement ou de son règlement d'application afin que puissent être enregistrées les ententes de report de paiement des redevances d'aménagement.

**Documentation/Documentation**

1. Report from the Committee Coordinator, Office of the City Clerk, dated June 24, 2021 (ACS2020-OCC-PLC-0006)  
  
Rapport de la Coordonnatrice du comité, Bureau du Greffier Municipal, daté le 24 juin 2021 (ACS2020-OCC-PLC-0006)

Planning Committee  
Report 46  
July 21, 2021

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Comité de l'urbanisme  
Rapport 46  
Le 21 juillet 2021

Report to  
Rapport au:

Planning Committee  
Comité de l'urbanisme  
8 July 2021 / 8 juillet 2021

and Council  
et au Conseil  
21 July 2021 / 21 juillet 2021

Submitted on June 24, 2021  
Soumis le 24 juin 2021

Submitted by  
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Ward: CITY WIDE / À L'ÉCHELLE DE LA VILLE      File Number: ACS2020-OCC-PLC-0006

**SUBJECT: Registration of Agreements for the Deferral of Development Charges**

**OBJET: Enregistrement des ententes de report des redevances  
d'aménagement**

## **REPORT RECOMMENDATIONS**

That Planning Committee recommend to Council that the Mayor be requested to write a letter to the Minister of Municipal Affairs and Housing and the Minister of Government and Consumer Services to seek the necessary amendment to the *Development Charges Act* or the regulations thereunder to permit the registration of agreements for the deferral of development charges.

## RECOMMANDATIONS DU RAPPORT

**Que le Comité de l'urbanisme recommande au Conseil que le maire écrive au ministre des Affaires municipales et du Logement et au ministre des Services gouvernementaux et des Services aux consommateurs pour demander la modification de la Loi sur les redevances d'aménagement ou de son règlement d'application afin que puissent être enregistrées les ententes de report de paiement des redevances d'aménagement.**

## BACKGROUND

At the Planning Committee meeting on June 24, 2021, the Acting Vice-Chair, Councillor Jeff Leiper, introduced a Notice of Motion, which had been drafted by the Planning, Infrastructure and Economic Development Department, for consideration at the subsequent meeting.

The purpose of the motion is to seek Committee and Council approval for a letter to be sent to the Minister of Municipal Affairs and Housing and the Minister of Government and Consumer Services to seek the necessary amendment to the Development Charges Act or the regulations thereunder to permit the registration of agreements for the deferral of development charges.

The motion is now before Planning Committee for consideration.

## DISCUSSION

The Acting Vice-Chair, Councillor Jeff Leiper, has provided the following Motion, for Planning Committee's consideration:

Whereas the *Development Charges Act*, section 27, and its predecessor legislation, has permitted, since the enactment of the *Development Charges Act* in 1989, the City and an applicant to voluntarily enter into an agreement to postpone the payment of development charges to a date after the issuance of a building permit; and

Whereas the City of Ottawa was permitted, until a recent change in procedure by the Land Titles Office, to register such agreements on title; and

Whereas Bill 108 has provided a statutory entitlement to deferring development charges for rental housing, institutional development and non-profit housing; and

Whereas registration of a deferral agreement will provide notice that the development charges are outstanding and additional security for their repayment;

and

Whereas the Mayor by letter dated August 20, 2019 to the Minister of Municipal Affairs and Housing requested that the necessary provisions be enacted to permit the registration of deferral agreements; and

Whereas the General Manager, Planning, Infrastructure and Economic Development recommends that the City again approach the Government of Ontario to seek to have the necessary provisions be enacted;

Therefore Be It Resolved that Planning Committee recommend to Council that the Mayor be requested to write a letter to the Minister of Municipal Affairs and Housing and the Minister of Government and Consumer Services to seek the necessary amendment to the *Development Charges Act* or the regulations thereunder to permit the registration of agreements for the deferral of development charges.

The matter has been submitted to Planning Committee, by way of this report, for consideration at its meeting of July 8, 2021.

## **RURAL IMPLICATIONS**

There are no direct rural implications associated with the report recommendation.

## **CONSULTATION**

No specific consultation was conducted in respect of this report.

The public was notified of this report in such that the Notice of Motion was raised at the public meeting of the Planning Committee on June 24, 2021, and was listed on the associated meeting Disposition, which was posted to Ottawa.ca. Subsequently, the meeting was advertised in community newspapers and on Ottawa.ca, and the agenda was published on Monday, June 28, 2021.

Public delegations may be received by the Planning Committee with respect to this report at its meeting of June 8, 2021.

## **COMMENTS BY THE WARD COUNCILLORS**

This is a City-wide report – Not applicable.

## **LEGAL IMPLICATIONS**

There is no legal impediment to the adoption of the recommendation from the motion. A

revision to the legislation would enable the reinstatement of the ability to register deferral agreements.

### **RISK MANAGEMENT IMPLICATIONS**

There are no known risk management implications associated with this report.

### **FINANCIAL IMPLICATIONS**

There are no direct financial implications.

### **ACCESSIBILITY IMPACTS**

There are no accessibility impacts with the recommendations of this report.

### **TERM OF COUNCIL PRIORITIES**

This project addresses the following Term of Council Priority:

- **Healthy and Caring Communities:** it will help maintain a high quality of life for residents and contribute to community well-being through healthy, safe, secure, accessible and inclusive places

### **DISPOSITION**

Upon approval from Council, Planning, Infrastructure and Economic Development and Legal Services staff will work with the Mayor's office to write a letter to the Minister of Municipal Affairs and Housing and the Minister of Government and Consumer Services, which will be sent by the Office of the City Clerk.