



## DEVELOPMENT COST CHARGES

Effective January 15, 2020

| <b>DEVELOPMENT</b>           | <b>UNIT</b>                             | <b>CITY<sup>(i)</sup><br/>DCC<br/>BYLAW<br/>No. 2845</b> | <b>GVS&amp;DD<sup>(ii)</sup><br/>REGIONAL<br/>SEWER DCC</b> | <b>SD 35<sup>(iii)</sup><br/>SCHOOL<br/>SITE<br/>ACQUISITION</b> | <b>TRANSLINK<sup>(iv)</sup><br/>REGIONAL<br/>TRANSPORTATION<br/>DCC</b> | <b>TOTAL</b>     |
|------------------------------|---|--|---|--|---|------------------|
| <b>Residential</b>           | Single Family Dwelling Lot              | \$18,409.00  | \$5,428.00  | \$737.50   | \$2,100.00  | \$26,674.50/ lot |
|                              | Townhouse Dwelling Unit                 | \$14,503.00  | \$4,695.00  | \$663.75   | \$1,900.00 <sup>(v)</sup>   | \$21,761.75/unit |
|                              | Apartment <sup>1</sup> Dwelling Unit    | \$9,549.00   | \$3,530.00  | \$590.00   | \$1,200.00  | \$14,869.00/unit |
|                              | Apartment <sup>2</sup> Dwelling Unit    | \$9,549.00   | \$3,530.00  | \$516.25   | \$1,200.00  | \$14,795.25/unit |
|                              | Apartment <sup>3</sup> Dwelling Unit    | \$9,549.00   | \$3,530.00  | \$442.50   | \$1,200.00  | \$14,721.50/unit |
| <b>Commercial</b>            | Retail/Service Gross Floor Area (sq ft) | \$6.8330   | \$2.67  |  | \$1.25  | \$10.7530/sq ft  |
|                              | Office Gross Floor Area (sq ft)         | \$6.8330   | \$2.67  |  | \$1.00  | \$10.503/sq ft   |
| <b>Industrial</b>            | Gross Floor Area (sq ft)                | \$3.0333   | \$2.67  |  | \$0.30  | \$6.0033/sq ft   |
| <b>Other Non-Residential</b> | Gross Floor Area (sq ft)                |  | \$2.67  |  | \$0.50  | \$3.17/sq ft     |

Source: City of Langley, Greater Vancouver Sewerage and Drainage District, School District No. 35, TransLink

- (i) See Schedule "A" to "City of Langley Development Cost Charges Bylaw, 2010, No. 2845". Commercial and Industrial DCC's shown in this table were converted from the metric units given in Bylaw No. 2845 (@ 1 m<sup>2</sup> = 10.7639104 ft<sup>2</sup>). In the event of any dispute, the fees listed in Schedule "A" of "City of Langley Development Cost Charges Bylaw, 2010, No. 2845" shall prevail.
- (ii) Please contact the Greater Vancouver Sewer and Drainage District for additional information.
- (iii) Pursuant to School District No. 35 (Langley) Property Bylaw No. 2-2001A adopted February 25, 2014
- (iv) Pursuant to South Coast British Columbia Transportation Authority Bylaw Number 124-2018 effective January 15, 2019
- (v) The Regional Transportation DCC for townhouses also applies to duplexes

Apartment Densities

<sup>1</sup>51-125 units/hectare (21-50 units/acre)

<sup>2</sup>126-200 units/hectare (51-81 units/acre)

<sup>3</sup>>200 units/hectare (>81 units/acre)