

## DISTRICT OF LAKE COUNTRY

### BYLAW 1233

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#### A BYLAW TO AMEND DEVELOPMENT COST CHARGES

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The Council of the District of Lake Country, in open meeting assembled, enacts as follows:

1. Development Cost Charge Bylaw 950, 2016 is hereby amended by:
  - 1.1. In Section 1, Definitions, subsection 1.2, adding the following definitions in alphabetical order:

**“Accessory Dwelling Units (ADUs)”** means an additional residential structure containing **Dwelling Units** separate from the principal dwelling. Examples include but are not limited to coach houses, garden suites, and accessory garage suites but does not include a Secondary Suite.

**“Secondary Suite”** means a self-contained dwelling unit located within a single-family dwelling unit. For the purposes of this bylaw, a Secondary Suite located within a principal dwelling is not considered a separate or Accessory Dwelling Unit and has been accounted for in the development cost charge calculation.
  - 1.2. In Section 1, Definitions, subsection 1.2, deleting and replacing the definition of “Single Detached Residential” with the following:

“Single Detached – Residential” means housing on a single titled lot that contains one single family dwelling unit including mobile or modular homes and a Secondary Suite.
  - 1.3. In Section 3. Exemptions, amending subsection:
    - (a) 3.1(b) by deleting and replacing “\$50,000” with “\$100,000” and removing the word “or” at the end of the section;
    - (b) 3.2 by deleting and replacing “\$50,000” with “\$100,000”.
  - 1.4. In Section 4. Calculation of Applicable Charges, deleting subsection 4.2 and replacing it with the following:

“4.2 Development cost charge rates are paid as follows:

    - (a) All development within the District of Lake Country shall pay mobility and parks development cost charges;
    - (b) All development within the Drainage DCC Sector boundary as shown on Schedule B of this bylaw, shall pay drainage development cost charges;
    - (c) All development connected to a community sewer system shall pay sewer development cost charges; and
    - (d) All development located within the areas established by:
      - a. Lake Country Water Service Area Bylaw 695, 2008,
      - b. Coral Beach Water System Specified Area Establishment Bylaw 076, 1996, and

c. Lake Pine Local Service Area Establishment Bylaw 736, 2010, shall pay water development cost charges.

1.5. Deleting Schedule A in its entirety and replacing it with Schedule A (Municipal-Wide DCCs), attached to and forming part of this Bylaw.

1.6. Deleting Schedule B in its entirety and replacing it with Schedule B (Drainage DCC Sector), attached to and forming part of this Bylaw.

1.7. Deleting Schedule C (Water DCC Sector Boundary) in its entirety and replacing it with Schedule C (Lake Country Business Park, Area Specific DCCs) attached to and forming part of this bylaw.

2. This bylaw may be cited as "Development Cost Charge (DCC) Amendment Bylaw 1233, 2024"

READ A FIRST TIME this 21<sup>st</sup> day of May, 2024.

READ A SECOND TIME AS AMENDED this 16<sup>th</sup> day of July, 2024.

READ A THIRD TIME this 9<sup>th</sup> day of September, 2024.

Certified correct at third reading.

September 13, 2024

Dated at Lake Country, B.C.

Original signed by Reyna Seabrook

Corporate Officer

THIRD READING RESCINDED and READ A THIRD TIME AS AMENDED this x day of x, 2025.

Certified correct at third reading.

\_\_\_\_\_  
Dated at lake Country, B.C.

\_\_\_\_\_  
Corporate Officer

Approved by the Inspector of Municipalities the \_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_  
Inspector of Municipalities

ADOPTED this xx day of xx, 2025.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Corporate Officer

**Schedule A to Bylaw 1233, 2024****SCHEDULE A**  
Municipal-Wide DCCs*DCC Rates at Date of Adoption*

Land Use Category	Collection Basis	Mobility 10% MAF	Water 10% MAF	Sewer 10% MAF	Drainage 1% MAF	Parks 1% MAF	Total
Single Detached Residential	Per Lot	\$9,312	\$10,824	\$10,811	\$389	\$12,790	\$44,126
Multi-Family Residential	Per Unit	\$6,053	\$7,036	\$7,027	\$253	\$12,790	\$33,159
Accessory Dwelling Unit	Per Unit	\$3,026	\$3,518	\$3,514	\$127	\$0	\$10,185
Commercial	Per Gross Floor Area in m <sup>2</sup>	\$31.29	\$36.37	\$36.33	\$1.31	\$22.24	\$127.54
Industrial	Per Gross Floor Area in m <sup>2</sup>	\$31.29	\$36.37	\$36.33	\$1.31	\$14.48	\$119.78
Institutional	Per Gross Floor Area in m <sup>2</sup>	\$31.29	\$36.37	\$36.33	\$1.31	\$22.24	\$127.54

*DCC Rates at Date of Adoption plus One Year*

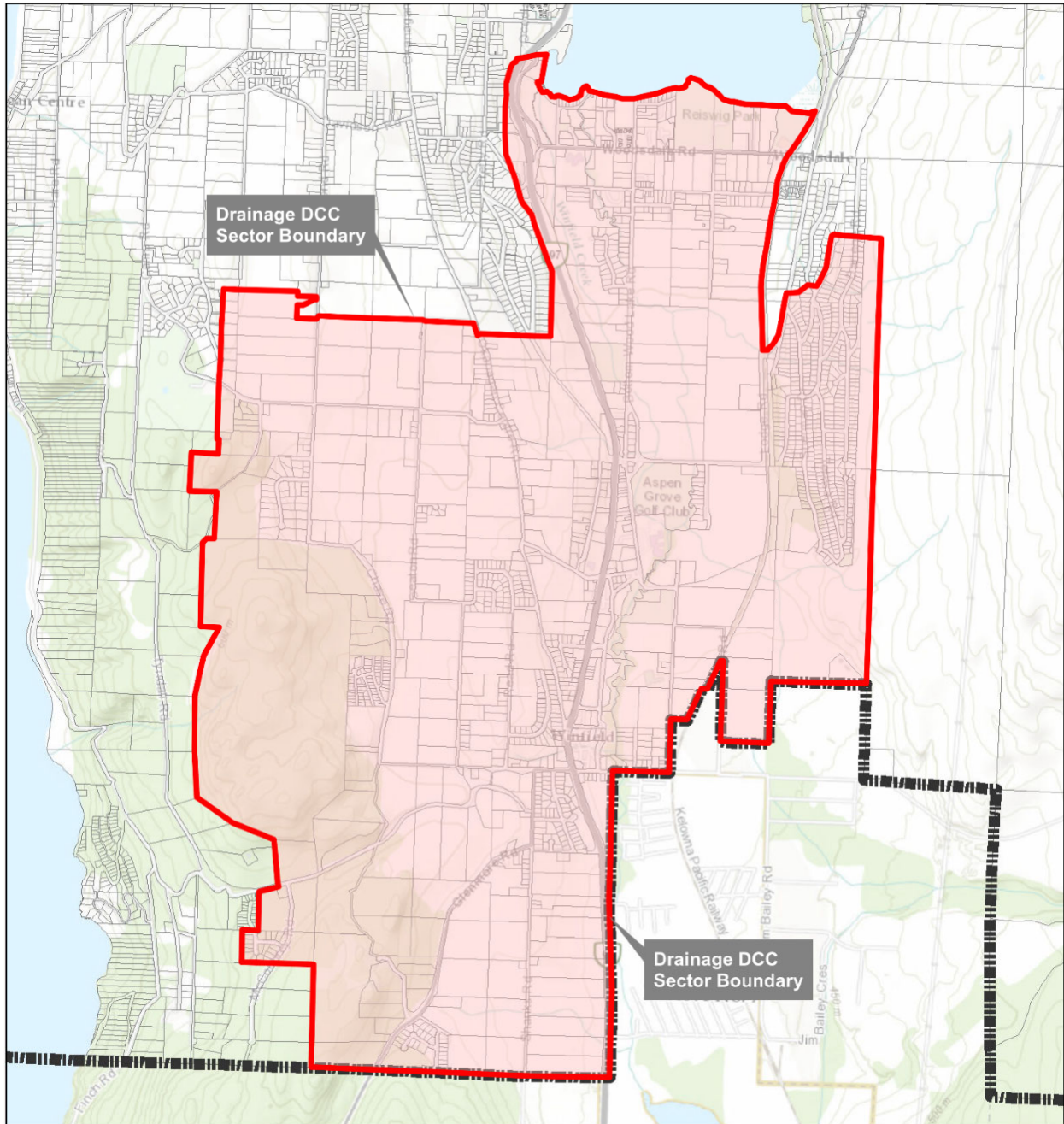
Land Use Category	Collection Basis	Mobility 5% MAF	Water 5% MAF	Sewer 5% MAF	Drainage 1% MAF	Parks 1% MAF	Total
Single Detached Residential	Per Lot	\$9,834	\$11,452	\$11,395	\$389	\$12,790	\$45,860
Multi-Family Residential	Per Unit	\$6,392	\$7,444	\$7,407	\$253	\$12,790	\$34,286
Accessory Dwelling Unit	Per Unit	\$3,196	\$3,722	\$3,703	\$127	\$0	\$10,748
Commercial	Per Gross Floor Area in m <sup>2</sup>	\$33.04	\$38.48	\$38.29	\$1.31	\$22.24	\$133.36
Industrial	Per Gross Floor Area in m <sup>2</sup>	\$33.04	\$38.48	\$38.29	\$1.31	\$14.48	\$125.60
Institutional	Per Gross Floor Area in m <sup>2</sup>	\$33.04	\$38.48	\$38.29	\$1.31	\$22.24	\$133.36

*DCC Rates at Date of Adoption plus Two Years*

Land Use Category	Collection Basis	Mobility 1% MAF	Water 1% MAF	Sewer 1% MAF	Drainage 1% MAF	Parks 1% MAF	Total
Single Detached Residential	Per Lot	\$10,252	\$11,953	\$11,862	\$389	\$12,790	\$47,246
Multi-Family Residential	Per Unit	\$6,664	\$7,770	\$7,710	\$253	\$12,790	\$35,187
Accessory Dwelling Unit	Per Unit	\$3,332	\$3,885	\$3,855	\$127	\$0	\$11,199
Commercial	Per Gross Floor Area in m <sup>2</sup>	\$34.45	\$40.16	\$39.86	\$1.31	\$22.24	\$138.02
Industrial	Per Gross Floor Area in m <sup>2</sup>	\$34.45	\$40.16	\$39.86	\$1.31	\$14.48	\$130.26
Institutional	Per Gross Floor Area in m <sup>2</sup>	\$34.45	\$40.16	\$39.86	\$1.31	\$22.24	\$138.02

Schedule B to Bylaw 1233, 2024



SCHEDULE B  
Drainage DCC Sector



Lake Country Development  
Cost Charge Bylaw

Drainage DCC Sector

Legend

-  Boundary of Drainage DCC Sector
-  DLC Boundary



Coordinate System:  
NAD 1983 UTM Zone 11N

Data Sources:  
Data provided by -  
District of Lake Country

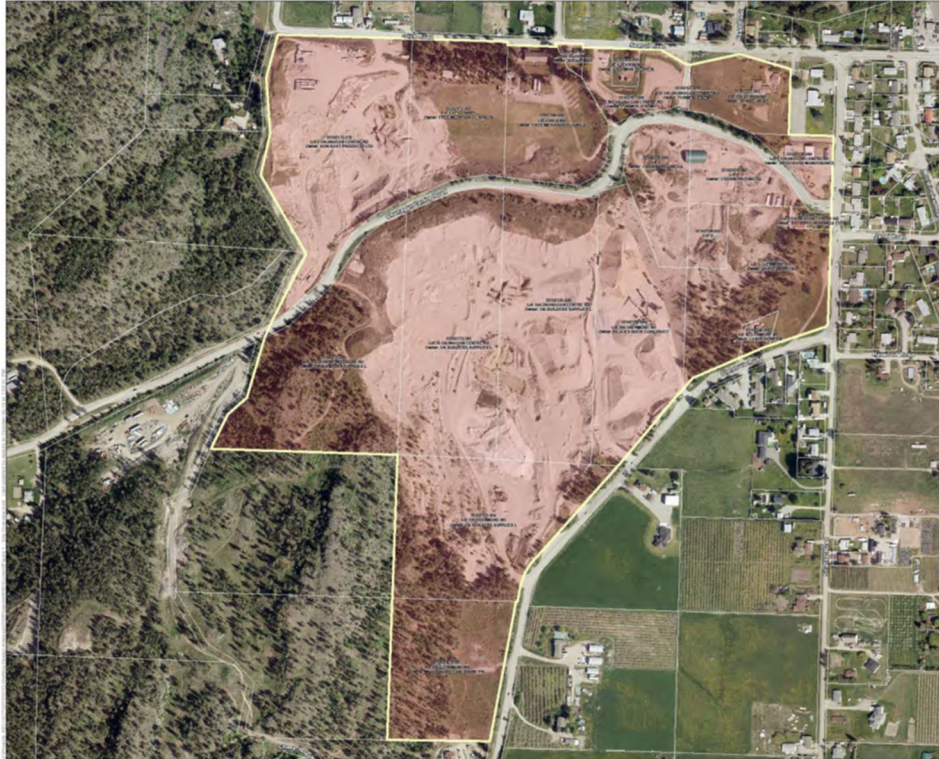
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Project #: 1577.0066.01  
Author: BP  
Checked: JS  
Status: FINAL  
Revision: A  
Date: 2016 / 2 / 22



## Schedule C to Bylaw 1233, 2024

**SCHEDULE C**  
**Lake Country Business Park**  
**Area-Specific DCCs**



Land Use Category	Collection Basis	Mobility	Water	Sewer	Drainage	Parks	Total
Commercial	Per Gross Floor Area in m <sup>2</sup>	\$45.50	\$14.16	\$7.41	\$0	\$0	\$67.07
Industrial	Per Gross Floor Area in m <sup>2</sup>	\$45.50	\$14.16	\$7.41	\$0	\$0	\$67.07

1. All development in the subject area identified above shall pay the Area-Specific development cost charges for mobility, water and sewer as noted in the table above, in addition to the Municipal-Wide development cost charges identified in Schedule A.
2. Development cost charges are payable based on land use category. Where the land use category is not specified, then no area-specific DCCs are levied for development in that land use category, but the municipal-wide DCCs identified in Schedule A are still payable.