TOWN OF CALEDON

DEVELOPMENT CHARGES - NON-RESIDENTIAL

DATE:

BUILDING APPL'N # BA/ /

1. ***PROJECT LOCATION:*** ☐ **New Building** ☐ **Addition/Alteration** ☐ **Demolition** ☐ **Industrial** ☐ **Non-Ind** ☐ **Institutional**

Property Roll No. _____

Municipal Address _____
Street Unit/Suite City/Town

Legal Description _____
Lot/Block Plan/Concession Reference Plan Description

2. ***PROPERTY OWNER:*** _____

CONTACT: Agent _____

Address _____
Street Unit/Suite Town/City Postal Code

Telephone _____ Fax _____ Email _____

3. ***FLOOR AREA / DEVELOPMENT INFORMATION (To be completed by applicant/agent)***

OFFICE USE ONLY

Checked by:

A-1.	**"Total floor area"** means the total of the areas of the floors in a building or structure, whether at, above or below grade measured between the exterior faces of the exterior walls of the building or structure or from the centre line of a common wall separating two uses, or from the outside edge of a floor where the outside edge of the floor does not meet an exterior or common wall. Includes space occupied by interior walls and partitions; below grade floor area that is used for commercial, industrial, retail, office, warehousing purposes; mezzanine; air supported structure; where a building or structure does not have any walls, the total floor area shall be the total area of the land directly beneath the roof of the building or structure and the total areas of the floors in the building or structure. (For calculation of Town & Region DC)	_____ sq.m.	
A-2.	**"Gross Floor Area"** means total floor area measured between the outside of exterior walls or between the outside of exterior walls and the centre line of party walls dividing the building or structure from another building or structure, of all floors at, above or below the average level of finished ground adjoining the building or structure at its exterior walls ("established grade"), and, for the purpose of this definition, the non-residential portion of a mixed-use building or structure is deemed to include one-half of any area common to the residential and non-residential portions of such mixed-use building or structure, including the floor area of a mezzanine and air supported structure. (For calculation of Education DC)	_____ sq.m.	
A-3.	**"Retail",** when used with respect to non-residential development charges, means floor area that is used or designed or intended to be used for displaying or storing articles, goods, merchandise, wares or other things for retail sale or rental to the public, and shall include the floor area of a mall in an indoor shopping centre.	_____ sq.m.	
A-4.	**"Office",** the use of land, or of a building or structure, or that portion of a building or structure, for or in connection with office or administrative purposes. For the purposes of this calculation, this definition excludes office administrative uses located in a shopping centre, except where the building or structure has an office or administrative component equal to or greater than 75 percent of the total floor area, and excludes office or administrative uses where such uses are accessory to an industrial use.	_____ sq.m.	
A-5.	**"Hotel",** premises in which temporary overnight lodging or sleeping accommodations are provided to the travelling public, containing more than 29 guest rooms, and which may include accessory services such as restaurants, meeting facilities, recreation facilities, convention facilities, banquet facilities and accommodation of staff. (Areas that are not exclusively used by overnight guests will be DC chargeable, i.e. meeting facilities, restaurants)	_____ sq.m.	
B.	**Deductible Area:**		
	B.1 Parts of the building or structure used for mechanical equipment related to the operation or maintenance of the building or structure, stairwells and elevators.	_____ sq.m.	
	B.2 Parts of the building used for washrooms.	_____ sq.m.	
	B.3 Parts of the building or structure used for the parking or loading of motor vehicles, provided such use is ancillary to some other use on the same site.	_____ sq.m.	
	B.4 Parts of the building <u>below</u> established grade <u>other</u> than that used for retail, commercial, office, industrial, institutional or warehousing purposes.	_____ sq.m.	
	B.5 The area of any self contained structural shelf and rack storage facility approved by the Building Materials Evaluation Commission.	_____ sq.m.	
	B.6 The portion of the building or structure owned by a church or religious organization which is used only as a place of worship.	_____ sq.m.	
	B.7 The area of outbuilding considered to be accessory to a primary or main non-residential buidling or mixed use building, that is located on the same land as such primary or main non-res building and that is used for a storage purpose that is accessory to the primary or main use on such land, such as the storage of equipment used to maintain such land or the buildings and structures theron or the storage of equipment that is ordinarily used for the purposes of the primary or main use on such land, but shall not include a building used for the storage of inventory.	_____ sq.m.	
	B.8 The total floor area of the guest rooms in a hotel, lodge or motel. Must contain more than 29 guest rooms (or cabins). See Town of Caledon Bylaw 2011-082 for definition of lodge and motel.	_____ sq.m.	
	B.9 The total floor area within a hotel, lodge or motel that are exclusively used by overnight guests. Must contain more than 29 guest rooms (or cabins). See Town of Caledon Bylaw 2011-082 for definition of lodge and motel.	_____ sq.m.	
C.1	**DEMOLITION:** **Area of building(s) or structure(s) demolished (attach site plan and copy of permit(s) or application(s)). Pertains only to Industrial, Commercial or Institutional buildings.** **For the Town and Region: Demolition must have occurred on or after November 6, 1991. For Education: Demolition must have occurred prior to April 1, 1996.**	_____ sq.m.	
	ADDITION TO AN EXISTING BUILDING:		Original Bldg. GFA ___ m^2
3.C.2	**Gross Floor Area of the original building (NOTE: the applicant must provide a reduced dimensioned copy of a site plan or architectural plans showing the original GFA in order to qualify for an exemption/reduction)**	_____ sq.m.	proposed addition _____m^2 Tax class _____
	Total Floor Area of Addition	_____ sq.m.	☐ distribution centre ☐ warehouse ☐ bulk storage of goods ☐ truck terminal
	Gross Floor Area of Addition	_____ sq.m.	☐ other_____
	MULTIPLE UNIT RESIDENTIAL BUILDINGS (mixed use) # of suites	_____	

I hereby declare that I have verified this information and certify that the statements made herein are correct to the best of my knowledge.

Architect's/Engineer's Stamp:

Signature of Applicant: Name (Please print)

Signature of Engineer or Architect Date:

PLEASE FAX or EMAIL COMPLETED FORM TO: BARB JOHNSON @ (905) 584-4325/ barb.johnson@caledon.ca