

**Form: Request to Speak to Committee of Council**

**Committee:** Planning Committee

**Name of Individual:** Caroline Baker (on behalf of New Horizon Development Group)

**Name of Organization:** GSP Group Inc

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**Reason(s) for delegation request:**

Seeking to request that the Development Charge Deferral Agreement for City Square Phase 2 be transferred to the land title for City Square Phase 3. As has been noted, until the issue of the Development Charge Deferral Agreement is resolved, all 99 purchasers of the dwelling units will not be able to purchase their units.

To reiterate the issue, the Draft Plan of Condominium Approval for City Square Phase 2 requires 100% of the DC's to be paid at the time of registration (when the dwelling units are sold). As we are in a position to register, the DC's would be payable 2 ½ years in advance of the intended payment date in the Deferral Agreement (the payment was due December 2017).

It is noted that:

- The intent of the 5 year DC Deferral (2012 to 2017) on City Square 2 was to allow the City of Hamilton time to consider the request from New Horizon for relief on the DC Payments for City Square 2;
- The understanding was that the City would be reviewing the CIPA in that 5-year timeframe (2012-2017); and,
- The CIPA Review has just commenced. We understand that the project will likely be completed in 2016.

The request to transfer to the City Square Phase 3 land meets the intent of the original deferral – to allow staff time to review the DC rates prior the DC's being paid on City Square 2. If the DC's on Phase 2 were paid at Registration, the intent of the deferral would not be upheld. By registering the Deferral Agreement on title, the City still has the authority to collect payment in 2017.

**Will you be requesting funds from the City?** No

**Will you be submitting a formal presentation?** No