

CITY OF HAMILTON
MOTION

Audit, Finance & Administration Committee: May 7, 2019

MOVED BY COUNCILLOR MAUREEN WILSON.....

SECONDED BY MAYOR / COUNCILLOR

Academic and Student Residence Development Grant Program

WHEREAS, the proposed 2019 Development Charges (DC) By-law, inclusive of exemption policy, has been released for public input and consultation;

WHEREAS, the cost of providing the existing portfolio of discretionary DC exemptions exceeds the current capital financing plan allocation and the cost to maintain the existing discretionary DC exemption policy is forecasted at \$40 M annually of which the City current budgets approximately \$15 M annually;

WHEREAS, some academic institutions are established as Crown agents and a municipality is not able to enforce a Development Charge on academic space by those Crown agents;

WHEREAS, the 2019 Development Charges By-law is recommended to not provide an academic space exemption;

WHEREAS, student residences developed solely by a university, college of applied arts and technology or other accredited post-secondary institution is exempt from 50% of the applicable Development Charges until June 30, 2020 as currently recommended;

WHEREAS, in 2011, the Municipal Property Assessment Corporation (MPAC) confirmed that private schools that met the criteria for exemption prior to amendments in Bill 149, will continue to be exempt on the assessment roll, unless there has been an ownership change, a change in occupancy or a change in usage;

WHEREAS, educational institutions that are not defined as a public educational institution are not required to pay heads and beds; and,

WHEREAS, Council values and appreciates the contributions that academic institutions have on growth and prosperity and their support in achieving the City’s strategic vision of being “The Best Place to Raise a Child and Age Successfully”;

THEREFORE BE IT RESOLVED:

That staff be directed to report back to the Audit, Finance & Administration Committee with options available to establish an academic and student residence (solely-owned by the academic institution) development grant program, with the following guidelines:

- (i) That staff only report on post-secondary non-profit universities which the Province of Ontario has authorized to offer degrees; and post-secondary universities which receive funding from the Province of Ontario (excluding Crown agents, for-profit institutions and trade institutions that are either for-profit or not-for-profit) that are located outside of the Downtown Hamilton Community Improvement Project Area (Downtown Hamilton CIPA);
- (ii) That consideration for the academic and student residence development grant program be predicated on financially sustainable funding principles and framework; and,
- (iii) That the student residence development grant program shall provide that projects receiving a Development Charge exemption will not be eligible for a development grant.