

## Council Resolutions

At the October 19 and 27, 2015 Council Workshop meetings, the components of the CAC Program were discussed and a Resolution passed for each. The following is a summary of the framework of the CAC Program based on the content of the Resolutions:

1. Each CAC will be based on a percentage value of lift. [Note: A percentage value was not included in the discussion]
2. The CAC Program will apply city-wide.
  - a. Those properties within the Town Centre Area Plan boundaries are exempt from the CAC Program.
3. The Density Bonus Framework established in the Albion Area Plan will continue to apply, in addition to the city-wide CAC Program. For developments that take advantage of the density bonus provisions included in the Maple Ridge Zoning Bylaw for the Albion Area Plan, the amenity contribution rate will be \$3100 per lot or dwelling unit.
4. The CAC Program applies to the development of all residential dwellings, including those that are included in a mixed-use development (such as commercial and residential) with the following exceptions:
  - a. Affordable and special needs housing that are secured through a Housing Agreement as established in Section 905 of the Local Government Act
  - b. Rental housing units that are secured through a Housing Agreement established under Section 905 of the Local Government Act will also be subject to a covenant enacted under Section 219 of the Land Titles Act.

Additional exemptions from the CAC Program include:

- single family residential subdivisions proposing fewer than 3 lots;
  - duplex dwelling units where only one building is being constructed; and
  - triplex dwelling units where only one building is being constructed.
5. An Official Community Plan amending bylaw was to be prepared that includes the components of the Community Amenity Contribution Program. Development applications that are in process (in-stream) at the time of enactment of this Council Policy will be subject to the provisions of the Policy unless the applicable Official Community Plan and/or Zoning Bylaw amending bylaw has/have received Third Reading.
  6. Council will establish one or more Reserve Funds and identify those amenities that may benefit from the community amenity contributions.