

BRAMPTON CHRISTIAN SCHOOL

BUILDING A FIRM FOUNDATION



The Honourable Allan Thompson, Mayor
Town of Caledon, 6311 Old Church Road,
Caledon, ON, L7C 1J6

RE: Development Charges for SPA 2019-0033

February 14th, 2022

Dear Mayor Thompson and Town Council,

I am writing to request an exemption under Section 11 (5) of the Development Charge Bylaw which provides for a grant in lieu for institutional uses. This is consistent with the previous exemptions given to BCS.

Although we do not qualify for the automatic exemption which applies to publicly funded school boards, we appreciate that Town Council has consistently waived development charges for the school during its previous capital projects in 1995 and 2008.

As a non-profit educational institution, Brampton Christian School has been serving the community in Caledon since moving on-site in 1978. Beyond the education of our students and service to their families, BCS contributes to the greater community of Caledon in many significant ways. If invited, I would be happy to expand on this orally or in writing for the Council.

If you have any questions or require further information, please feel free to reach out to me directly.

Thank-you for considering our request.

Sincerely,

A handwritten signature in black ink, appearing to read 'Andy Cabral', is written over a horizontal line.

Andy Cabral
Principal

Attached, please find:

- (i) A letter from the Town of Caledon (dated Nov. 13, 2008) which confirms the capital development exemption granted in 2008,
- (ii) The motion and result of the Council's vote (taken November 11, 2008), and
- (iii) Town of Caledon Report CS-2008-029, which provides rationale and recommendation for the 2008 exemption, and references the previous exemption from 1995.

12480 Hutchinson Farm Lane, Caledon, Ontario, Canada, L7C 2B6

Telephone: (905)-843-3771 | **Facsimile:** (905)-843-2929 | **Email:** admin@bramptoncs.org

www.bramptoncs.org



TOWN HALL

6311 Old Church Road, Caledon, ON L7C 1J6

905.584.2272 | 1.888.CALEDON | FAX 905.584.4325 | www.caledon.ca

November 13, 2008

Rev. James Stewart
141 Kennedy Road North
Brampton, ON L6V 1X9

Dear Rev. Stewart:

**RE: Brampton Christian School, 12480 Hurontario Street
Development Charges Exemption Request**

At the regular meeting of Council held on November 11, 2008, Council received Report CS-2008-029 regarding the Brampton Christian School's request for an exemption from the payment of Development Charges. A copy of Report CS-2008-029 is attached for your reference. Council passed resolution W-593-2008 as follows:

That Report CS-2008-029 dated November 11, 2008, regarding Brampton Christian School, 12480 Hurontario Street, Caledon, development charges exemption request, be received; and

That the addition to the Brampton Christian School building be exempted from the payment of Town development charges.

Please do not hesitate Barb Johnson of the Corporate Services Department, if you have any questions or concerns at (905) 584-2272 Extension 4216.

Yours truly,

Debbie Thompson
Legislative Services Supervisor/Deputy Clerk
e-mail: debbie.thompson@caledon.ca
phone: (905) 584-2272 Extension 4189

Attach.

cc **Brampton Christian School**, 12480 Hurontario Street, Caledon, ON L6V 1L6
Ron Kaufman, Deputy CAO/Director of Corporate Services/Treasurer
David Ostler, Senior Legal Consultant
Gillian Smillie, Building Permit Co-ordinator
Barb Johnson, Corporate Services Administrative Assistant



W- 593 -2008

Date: November 11, 2008

Moved by: *am gf* Seconded by: *[Signature]*

That Report CS-2008-029 dated November 11, 2008, regarding Brampton Christian School, 12480 Hurontario Street, Caledon, development charges exemption request, be received; and

That the addition to the Brampton Christian School building be exempted from the payment of Town development charges.

RECORDED VOTE	YES	NO	CONFLICT	ABSENT
Councillor Beffort				
Councillor deBoer				
Councillor Groves				
Councillor McClure				
Mayor Morrison				
Councillor Paterak				
Councillor Payne				
Councillor Thompson				
Councillor Whitehead				
TOTAL				

MAYOR: *[Signature]*

CARRIED	LOST
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CORPORATE SERVICES DEPARTMENT
Report CS-2008-029

To: Mayor and Members of Council

From: Ronald H. Kaufman, CA
Deputy CAO/Director of Corporate Services/Treasurer

Meeting: November 11, 2008

Subject: **BRAMPTON CHRISTIAN SCHOOL
(KENNEDY ROAD TABERNACLE SCHOOL)
12480 HURONTARIO STREET, CALEDON
DEVELOPMENT CHARGES EXEMPTION REQUEST**

RECOMMENDATION

Requires Action ☒

For Information Only ☐

THAT Report No. CS-2008-029 dated November 11, 2008, regarding Brampton Christian School, 12480 Hurontario Street, Caledon, development charges exemption request, be received; and,

THAT the addition to the Brampton Christian School building be exempted from the payment of Town development charges.

ORIGIN/BACKGROUND

The Brampton Christian School property is located on the west side of Highway No. 10 opposite the Valleywood subdivision. The school has about 500 students from Junior Kindergarten to Grade 12. The school is operated on a not-for-profit basis and is registered with the Canada Revenue Agency as a charity. The school is governed by a board of directors and provides education in accordance with the Ministry of Education curriculum.

The school has been experiencing increasing demand from the parents of existing and prospective students to provide full high school facilities. In response to that demand, the school intends to construct an addition of approximately 3,890 square metres (approximately 41,880 square feet) to its building. The addition includes six classrooms, a computer room, a music room, a science laboratory, a gymnasium and change rooms, as well as other facilities. The Brampton Christian School filed a site plan application with the Town for the proposed addition earlier this year. The school filed a building permit application with the Town in September.

DISCUSSION

Under By-law No. 2004-118, being the Town-wide development charges by-law, land that is owned by and used for the purposes of a board as defined in Subsection 1(1) of the *Education Act* is exempt from the payment of Town development charges. Pursuant



Board and the Dufferin-Peel Catholic District School Board are exempt from the payment of Town development charges. The Brampton Christian School does not qualify under this exemption because, even though it does have a board, it is not a board as defined in Subsection 1(1) of the *Education Act*.

By-law No. 2004-118 includes a provision that allows the Council on a case-by-case basis to waive the payment of Town development charges in whole or in part for institutional uses. In 1995, under this provision, the Council exempted an addition of approximately 1,485 square metres (approximately 16,000 square feet) to the Brampton Christian School (then known as the Kennedy Road Tabernacle School) building.

FINANCIAL IMPLICATIONS

The Town development charges applicable to the proposed addition to the Brampton Christian School building are in the amount of approximately \$79,000.00, provided that the building permit is issued on or before January 5, 2009. If a building permit is not issued until after January 5, 2009, the Town development charges applicable to the addition would be approximately \$101,100.00.

CALEDON COMMUNITY WORK PLAN

Not applicable

POLICIES/LEGISLATION

By-law No. 2004-118

CONSULTATIONS

None

ATTACHMENTS

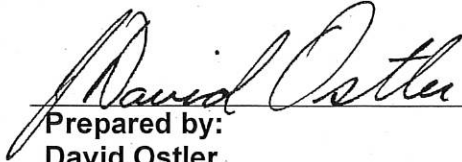
None

CONCLUSION

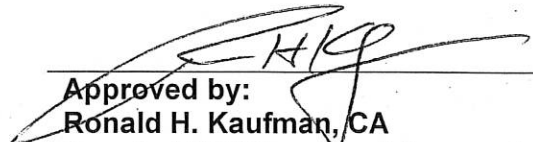
As noted earlier, the Brampton Christian School teaches the same curriculum as is provided by the Peel District School Board and the Dufferin-Peel Catholic District School Board; however, unlike the Brampton Christian School, both of the latter boards are automatically exempt from the payment of Town development charges under By-law No. 2004-118. Also, as noted earlier, a previous addition to the Brampton Christian School building was exempted from the payment of Town development charges. To exempt the proposed addition to the building would be consistent with the treatment of other schools




under the by-law; it would also be consistent with the decision that was made back in 1995 with respect to the previous addition.


Prepared by:

David Ostler
Senior Legal Consultant


Approved by:
Ronald H. Kaufman, CA
Deputy CAO/Director of Corporate
Services/Treasurer


Approved by:
Douglas Barnes
CAO