



## Infrastructure Impact Charge (IIC) and Community Amenity Charge (CAC)

Rates effective January 3, 2017

**Infrastructure Impact Charge** levied on Market Housing, Campus Housing, Industry Research, Commercial, and Separate Parking Structures prior to building permit issuance.

**Community Amenity Charge** levied on Market Housing prior to building permit issuance.

**Rate Structure:** The IIC and CAC shall be levied based on the **building area** as defined below.

**Building Area:** The sum of all horizontal areas of each storey within the exterior stud face of all exterior and basement walls (including the floor area of the floor below for areas which have a ceiling height greater than 3.7 m and are likely to be used for additional living space), but excluding:

- Open residential balconies, sun decks, patios, porches, and roof gardens;
- Areas used exclusively for parking of vehicles and bicycles within the standards set out in the Development Handbook;
- Areas used exclusively for loading, and for electrical and mechanical equipment;
- Habitable areas with ceilings less than 1.2 m above finished grade;
- Amenity areas such as day care, recreation, meeting rooms to a max. 10% of total gross floor area;
- Up to 3.7 m<sup>2</sup> of in-suite storage space per dwelling; and
- Areas of undeveloped floors above the highest storey to which there is only hatch access.

Classification	IIC Rate *	CAC Rate *
Market Housing	\$35.32 per ft <sup>2</sup>	\$3.25 per ft <sup>2</sup>
Institutional (Campus Housing, Ancillaries, etc.)	\$6.00 per ft <sup>2</sup>	\$0
Academic Buildings (Provincial Funding)	\$0	\$0
Industry Research	\$4.71 per ft <sup>2</sup>	\$0
Commercial	\$35.41 per ft <sup>2</sup>	\$0
Separate Parking Structures	\$4.74 per ft <sup>2</sup>	\$0

## Regional Sewerage Levy

UBC levies a fee equivalent to the Greater Vancouver Sewerage and Drainage District (GVS&DD) Development Cost Charge (DCC) fee on market-oriented housing and market-oriented non-residential floor space within the areas of campus where neighbourhood plans have been approved. These DCC-like fees shall be paid prior to the issuance of a building permit. The levy is collected according to the following rates:

Duplexes (per unit)	\$944
Townhouses (per unit)	\$826
Apartments (per unit)	\$590
Non-Residential (per square foot)	\$0.443

**Non-residential Building Area:** The floor area of the building or structure (measured from the outside edge of all exterior walls of the building or structure), less the number of square feet of the building or structure that is used or intended to be used for the parking of motor vehicles and the storage of bicycles.

It is the applicant's responsibility to provide the building area and applicable dwelling unit count.