



Park Dedication

Parks play a crucial role in enhancing quality of life by providing vital components for sustainable, healthy, connected, and vibrant communities. As such, any land development or redevelopment within the Town necessitates a commitment to contribute to the Town's parks and open space network.

PARK CONVEYANCE

As a condition of development and redevelopment of land, the Town can require one of the following:

- dedication of land for parks or other public recreational purpose; or
- cash-in-lieu (CIL) of parkland; or
- combination of parkland conveyance and a CIL of parkland payment.

It is the Town's priority to obtain parkland, however, in certain cases where the Town does not find the land to be desirable for parkland, a cash-in-lieu of parkland conveyance or a combination of land and cash may be accepted. The amount of parkland and CIL are calculated in accordance with the Town's Parkland Conveyance By-law, Official Plan and the Planning Act.



TOWN OF CALEDON



PARKLAND CONVEYANCE BY-LAW

The Parkland Conveyance By-law approved by Council applies on a Town-wide basis, outlining the parkland conveyance requirements and CIL of parkland rates.

Requirement:

Town's Parkland Conveyance By-law, Official Plan and the Planning Act permit the Town to require parkland and collect CIL of parkland at the following rates:

Commercial, Industrial or Institutional uses:

- Two per cent of the total area of land.

Residential uses – whichever is greater:

- Five per cent of the total area of land.
- One hectare per 600 residential units, when dedicating land.
- One hectare per 1000 residential units, when dedicating cash-in-lieu of land.
- All other developments – Five per cent of the total area of land.
- Mixed uses – whichever is greater of above calculation.

Maximum amount of land is capped if:

- Site is under 5 hectares in area – 10 per cent of the land or the value of the land.
- Site is greater than 5 hectares in area – 15 per cent of the land or the value of the land.

The owner of the land is required to provide the Town with an appraisal report prepared by a qualified appraiser.

EXEMPTIONS TO PARKLAND DEDICATION

Some types of development are exempt from the parkland dedication requirement. These exemptions include, but are not limited to, land owned by a board of education, hospital, agricultural or farm purpose, temporary building or structure and place of worship. For a full list of exemptions, review section 33 of the Parkland Conveyance By-law.

For more information on Park Dedication visit:

caledon.ca/park-dedication