

These forms are to be completed and included in the background study of any board proposing to pass an EDC by-law. Please see the EDC Guidelines for further information on how to complete these forms. The Guidelines document can be obtained from the Ministry of Education's FTP site at:
<ftp://ftp.edu.gov.on.ca/sfis/edc>.

Please complete the following information:

Board Name:	
DSB #	
Proposed Date of By-law Passage:	
Date of Public Meeting(s):	

Notes Regarding Forms:

Form A	Please complete both A1 and A2. The board must qualify on only one.
Form B	Please complete a Form B for each municipality in a board's jurisdiction subject to an EDC by-law. Please fill in the appropriate years and indicate whether the timeframe is a calendar or academic year.
Form C	This form summarizes the content of all Form B's completed for each municipality impacted by an EDC by-law and nets off statutory exempt units.
Form D	Please complete only D1 or D2 depending on which method of charging non-residential development the board will utilize.
Form E	Growth-Related Pupils are offset by the number of available pupil places. Adjustments to the number of available pupil places may be required because (1) in review areas generating Net Growth-Related Pupil Place Requirements, the total number of available pupil places are not considered; and (2) in review areas not generating Net Growth-Related Pupil Place Requirements, the total number of available pupil places is capped at the number of Growth-Related Pupils (for mathematical purposes only).
Form F	Form F is to be completed for each elementary and secondary review area as defined by the board. Please fill in the appropriate years and indicate whether the timeframe is a calendar or academic year.
Form G	Form G is to document the costs of each site the board proposes to acquire. Oversized sites are to be footnoted with an explanation why the site exceeds the maximum set out in the EDC Regulation.
Form H	Please complete Form H1 if a Uniform Residential EDC will be imposed. Form H2 is for boards imposing a Differentiated Residential EDC. Please note that Form H2 is in two parts, and both are to be completed.

Ontario Ministry of Education
 Education Development Charges Calculation
 Form A - Eligibility to Impose an EDC

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A1 - Capacity Trigger

Projected Elementary Average Daily Enrolment							
Elementary Board-Wide Capacity	Year 1	Year 2	Year 3	Year 4	Year 5	Average Projected Enrolment Over Five Years	Elementary Average Projected Enrolment Less Capacity

Projected Secondary Average Daily Enrolment							
Secondary Board-Wide Capacity	Year 1	Year 2	Year 3	Year 4	Year 5	Average Projected Enrolment Over Five Years	Secondary Average Projected Enrolment Less Capacity

A2 - EDC Financial Obligations*

Adjusted Outstanding Principal:	
Less: Adjusted EDC Reserve Fund Balance:	
Total EDC Financial Obligations:	

* All calculations are to be estimated as of the date of by-law passage. A detailed **Transaction History** is to be included as part of Form A2. Figures from this **Transaction History** are to be carried forward onto this form.

**Ontario Ministry of Education
 Education Development Charges Calculation
 Form B - Net New Dwelling Units**

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Name of Municipality: _____

Dwelling Unit Type	Fifteen-Year Projection of New Dwelling Units															Gross Dwelling Units
	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	Year 11	Year 12	Year 13	Year 14	Year 15	
Development Type 1																
Development Type 2																
Development Type 3																
Total																

Municipal Summary

Total Gross Dwelling Units - All Development Types	
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**Ontario Ministry of Education
Education Development Charges Calculation
Form C - Net New Dwelling Units - By-Law Summary**

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Municipality in By-Law Area	Total Gross New Units From Form B

Grand Total Gross New Units in By-Law Area	
Less: Exempt Units in By-Law Area	
Total Net New Units in By-Law Area	

**Ontario Ministry of Education
Education Development Charges Calculation
Form D - Non-Residential Development**

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D1 - Non Residential Charge Based on Gross Floor Area

Total Estimated Non-Residential Board-Determined Gross Floor Area to be Constructed Over 15 Years From Date of By-Law Passage:	
Less: Board-Determined Gross Floor Area from Exempt Development:	
Net Estimated Board-Determined Gross Floor Area:	

D2 - Non Residential Charge Based on Declared Value

Total Estimated Declared Value of Non-Residential Development to be Constructed Over 15 Years From Date of By-Law Passage:	
Less: Declared Value of Exempt Development:	
Net Estimated Declared Value:	

Ontario Ministry of Education
 Education Development Charges Calculation
 Form E - Growth-Related Pupils

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Municipality	Dwelling Unit Type	Net New Units (Carried Over from Form B)	Elementary Yield Factor	Secondary Pupil Yield	Elementary Growth- Related Pupils	Secondary Growth- Related Pupils

Subtotal:		
Less: Available Pupil Places (Form F):		
Net Growth-Related Pupils:		

**Ontario Ministry of Education
 Education Development Charges Calculation
 Form F - Growth-Related Pupil Place Requirements**

Panel: _____

Review Area: _____

Requirements of the Existing Community

Existing Schools & Projects in Review Area	On-The-Ground Capacity of Facility	Number of Temporary Facilities	Current Year	Average Daily Enrolment Fifteen Year Projections															
				Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	Year 11	Year 12	Year 13	Year 14	Year 15	
Total																			
Number of Available Pupil Places																			

Requirements of New Development

Cumulative Projected Enrolment	Average Daily Enrolment Fifteen Year Projections																		
	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	Year 11	Year 12	Year 13	Year 14	Year 15				

Calculation of Growth-Related Pupil Place Requirements

Requirements of New Development in Year 15	
Available Pupil Places in Existing Facilities in Year 15	
Net Growth-Related Pupil Place Requirements	

Ontario Ministry of Education
Education Development Charges Calculation
Form H1 - EDC Calculation - Uniform Residential and Non-Residential

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Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	
Add:	EDC Financial Obligations (Form A2)	
Subtotal:	Net Education Land Costs	
Less:	Operating Budget Savings	
	Positive EDC Reserve Fund Balance	
Subtotal:	Growth-Related Net Education Land Costs	
Add:	EDC Study Costs	
Total:	Growth-Related Net Education Land Costs	

Apportionment of Total Growth-Related Net Education Land Costs

	%	\$
Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)		
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development		

* If the board has an EDC Financial Obligation, any Positive EDC Reserve Fund Balance has already been incorporated into the determination of the EDC Financial Obligation. As such, do not include any Positive EDC Reserve Fund Balance if the board also has an EDC Financial Obligation.

Calculation of Uniform Residential Charge

Residential Growth-Related Net Education Land Costs	
Net New Dwelling Units (Form C)	
Uniform Residential EDC per Dwelling Unit	

Calculation of Non-Residential Charge -
Use Either Board-Determined GFA or Declared Value

Non-Residential Growth-Related Net Education Land Costs	
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GFA	Non-Exempt Board-Determined GFA (Form D)	
Method:	Non-Residential EDC per Square Foot of GFA	

Declared Value	Non-Exempt Declared Value (Form D)	
Method:	Non-Residential Growth Related Net Education Land Costs ÷ Non-Exempt Declared Value X 100	

Ontario Ministry of Education
 Education Development Charges Calculation
 Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 1 of 2)

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Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	
Add:	EDC Financial Obligations (Form A2)	
Subtotal:	Net Education Land Costs	
Less:	Operating Budget Savings	
	Positive EDC Reserve Fund Balance	
Subtotal:	Growth-Related Net Education Land Costs	
Add:	EDC Study Costs	
Total:	Growth-Related Net Education Land Costs	

**Calculation of Non-Residential Charge -
 Use Either Board Determined GFA or Declared Value**

Non-Residential Growth-Related Net Education Land Costs	
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GFA	Non-Exempt GFA (Form D)	
Method:	Non-Residential EDC per Square Foot of GFA	

Declared Value	Non-Statutory Declared Value (Form D)	
Method:	Non-Residential Growth Related Net Education Land Costs ÷ Non-Exempt Declared Value X 100	

Apportionment of Total Growth-Related Net Education Land Costs

	%	\$
Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)		
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development		

SEE NEXT PAGE FOR DETERMINATION OF DIFFERENTIATED RESIDENTIAL COMPONENT

* If the board has an EDC Financial Obligation, any Positive EDC Reserve Fund Balance has already been incorporated into the determination of the EDC Financial Obligation. As such, do not include any Positive EDC Reserve Fund Balance if the board also has an EDC Financial Obligation.

Ontario Ministry of Education
 Education Development Charges Calculation
 Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 2 of 2)

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Residential Growth-Related Net Education Land Cost	
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Determination of Distribution of New Development

Type of Development (Form B)	Net New Units (Form B & C)	15-Year Elementary Pupil Yield (Form E)	Elementary Gross Requirements of New Development	Distribution of Elementary Gross Requirements of New Development	15-Year Secondary Pupil Yield (Form E)	Secondary Gross Requirements of New Development	Distribution of Secondary Gross Requirements of New Development	Total Gross Requirements of New Development	Distribution Factor
Development Type 1									
Development Type 2									
Development Type 3									
Sum									

Calculation of Differentiated Charge:

Type of Development (Form B)	Apportionment of Residential Net Education Land Cost by Development Type	Net New Units (Carried over from above)	Differentiated Residential EDC per Unit by Development Type
Development Type 1			
Development Type 2			
Development Type 3			

Total EDC Revenue Generated:	
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