



November 7, 2023

VIA EMAIL

Victoria Mortelliti, MCIP, RPP.
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**Re: City of Vaughan – BILD Comments
Agreement Template Modernization and Process Review**

Thank you for your letter dated November 20th regarding the City's Agreement Template Modernization and Process Review. We appreciated the engagement from our Vaughan Development Community and the advocacy efforts of BILD on their behalf.

We would like to address the primary issue raised in your letter relating to Front Ending Agreements (FEA's). We understand and appreciate the issues you have raised. The City is proposing to introduce FEA's as an **option** for our development community, available at the request of one or more front ending developers wishing to avail themselves of the statutory protections under section 44 of the *Development Charges Act*. The City will, however, continue to offer our development community the option and ability to address Development Charge reimbursement through Subdivision, Development and Spine Servicing Agreements pursuant to section 38 of the *Development Charges Act*. The Agreement Template Modernization and Process Review makes no change to the manner in which the City currently administers DC credits and/or reimbursements.

The current agreement modernizations proposed by the City are intended to streamline the agreement finalization process by creating more organized, readable and robust templates, as well as address statutory and other legal requirements. **Please find attached the updated Subdivision Agreement. We will provide BILD with a copy of all remaining agreements under separate cover.** As noted at the consultation meeting on September 29th, the City is happy to have an ongoing dialogue with our development community regarding ways and means to improve our agreement templates and processes, as part of the ongoing Phase II of this project.

Sincerely,

Frank Suppa
Director, Development Engineering