



Waterloo Region Home Builders' Association **Advocacy in Action** March 2014



Your Voice on National, Provincial and Regional Issues

Waterloo Region Home Builders' Association (WRHBA) actively participates through a number of committee's organized to represent the interests of the Association related to building and development issues within our region. In addition to these committee's our Association coordinates our advocacy efforts with Canadian Home Builders' Association, Ontario Home Builders' Association and other Home Builders' Associations. Visit WRHBA's website at www.wrhba.com for back issues.

CITY OF KITCHENER LIAISON COMMITTEE

Prepared by Committee Chair, Peter Armbruster, Activa Group, WRHBA Past President, 2007-08

Condominium Exemption Policy - A 1st draft of the Condo Exemption Policy procedures has been circulated to Liaison Committee members for review and comments. The industry will review and their comments will be discussed at the next Liaison meeting.

DC background study update - A sub-committee of the Liaison group has reviewed and provided comments on the first draft of the DC background study. A Council DC Orientation is planned for March 11 and on March 17 Council will receive draft DC rates. A statutory public meeting is planned for April 28 and the by-law passing expected on May 26th. The current DC by-law expires on June 23, 2014. Additional meetings with stakeholders may be called.

City's Official Plan Update - LRT Stations - A draft of the proposed amendment of the Official Plan around Rapid Rail Stations was distributed. A stakeholder session was also held on March 5th.

Interim Update of the Subdivision manual & internal review process - The Subdivision manual is currently undergoing a minor update. The goal is to have it completed before the construction season begins. If the industry has any comments or concerns that they would like to have considered they are encouraged to provide them to Stantec ASAP as the intent is to complete this once and not re-open until the future.

Engineering is currently reviewing their internal practices with regards to the Subdivision review process. MTE is assisting with this review and has been asked to consult the industry. The goal of this internal review is to streamline the process and make it more efficient. MTE is expected to have the review completed by April.

2014 Building Permit Statistics - December's permit application numbers were higher than usual. The review process for new single family homes is currently sitting at 10 days. City staff have requested that when a builder is planning to apply for a large number of permits at one time, can the builder provide Building staff with advance warning. A quick phone call or email to staff allows for schedules to suit (i.e. no meetings) and this greatly helps to ensure staff continues to provide a high level of service and meet provincial time frames.

Planning - Dayna Lafferty has been hired as a Planner – Urban Design and started February 28th.

Engineering - The Manager position remains open. Stakeholders are being consulted on the needs of position to determine the qualifications needed to best fill the position.

Building - If any builders are considering a "Net Zero Housing" project Mike Seiling Mike.Seiling@kitchener.ca would like to discuss it with them. It was decided that a small group "think tank" meet to discuss the subject.

**For further information, please contact Marie Schroeder, Executive Officer at 519.884.7590.
Consult www.wrhba.com for liaison committee listings, meeting dates and past issues of
WRHBA's Advocacy in Action.**