

SCHEDULE "E"

TO MASTER RATES BYLAW 1/82

DEVELOPMENT FEES
GST EXEMPT

			2021
1.	Discretionary Use and Waiver Fee		57.00 per item
2.	Land Use Compliance Certificate		
	- Single Family Residential (Regular Service)		235.00
	- Single Family Residential (Accelerated Service)		374.00
	- Other Residential (e.g. R3, R3A, R4) (Regular Service)		1,067.00
	- Commercial/Industrial (Regular Service)		1,067.00
	- Mixed Use		1,067.00
	- Other (Regular Service)		235.00
	- Basement Suite		-
3.	Development Permits:		
(a)	New Construction – Application Fee		
	- R1, R2, RX, RXL, BW (Residential)		391.00
	- R3, R3A, R4, DR, Residential in ICC & DT		911.00
	- C1, C2, CC, MC, RC, Commercial/Other in BW, ICC & DT		911.00
	- BP, CIS, BPT, BP2		911.00
	- P, PS, IF		275.00
	- DC, UR, DCMU, DCNUV		Equivalent to Comparable Land Use
	-variance consideration for new development for R1, R2, RX, RXL		204.00
	-variance consideration for new development for all remaining districts		333.00
(b)	New Construction or Additions – Approval Fee		
	- Residential in R3, R3A, R4, DR, C1, C2, CC, RC, MC, BW, ICC, DCMU, DCNUV, & DT		\$94.00/ unit to max \$9,000
	- Commercial/Other in C1, C2, CC, RC, BW, ICC, DCMU, DCMUV, & DT		
	- up to 200m ²		\$9.20/m ²
	- over 200m ²		\$3.60/m ²

	- maximum		27,050.00
	- BP, CIS, BPT, BP2		
	- up to 200m ²		\$9.20/m ²
	- over 200m ²		\$3.60/m ²
	- maximum		27,050.00
	- PS, IF		
	- up to 200m ²		\$2.45/m ²
	- over 200m ²		\$1.75/m ²
	- maximum		5,046.00
	- DC, UR		Equivalent to Comparable Land Use
(c)	Interior Renovation Applications, Garages, Accessory Developments		
	- R1, R2, R3, R3A, R4, RX, RXL, DR, Residential in BW, ICC & DT		72.00
	- C1, C2, CC, MC, RC, BP, BP2, CIS, BPT, Commercial/Other in BW, ICC & DT		240.00
	P, PS, IF		240.00
	- DC, UR, DCMU, DCNUV		Equivalent to Comparable Land Use
(d)	Use Changes		
	- C1, C2, CC, MC, BP, BP2, CIS, BPT, Commercial/Other in BW & DT		240.00
	- R1, R2, R3, R3A, R4, RX, RXL, DR, Residential in C1, C2, CC, RC, MC, BW, ICC, DCMU, DCNUV, & DT		240.00
(e)	Fences (corner lot)		94.00
(f)	Home Occupations		156.00
(g)	Business Development Centre (NABI)		44.00
(h)	Signs		
	- Signs (Portable, Balloon, Banner)		161.00 per sign
	- Signs (Permanent)		240.00 per sign
	- Signs (With a Digital Display)		480.00 per sign
	- Comprehensive Sign Plan		950.00 per sign

(i)	Retroactive Development Permits		
	- Single Family Residential & Residential Accessory Uses		Per established fee schedule (no retroactive surcharge)
	- Signs (Portable, Balloon, Banner)		416.00
	- Signs (Permanent)		479.00
	- Signs (With a Digital Display)		959.00
	- All other uses including Direct Control		287.00
(j)	Other		77.00
(k)	Resubmission Fee – a 50% resubmission fee applies to all the fees in Schedule “E” if revised plans are submitted by the proponent after the processing of plan(s) has been initiated.		50% of original fee
(l)	Basement Suite		
	- renovation of existing suite		208.00
	- new suite		208.00
	- new suite as part of new construction		208.00
	Secondary Suite		208.00
4.	Cell Tower Application Fee		2,507.00
5.	Road Closure		2,034.00
6.	Infill review		306.00
7.	In-depth file search (generally > 1 hr) - zoning, BP's, DP's, etc.		133.00
8.	Stripping and Grading		
	- outside of a Development Agreement, 3 ha or less		396.00
	- outside of a Development Agreement, greater than 3 ha		1,114.00
9.	Variance		153.00