

Schedule A

To By-Law Number 17-24 Tariff of Planning Fees – Effective January 1, 2025

Pre-Application Consultation

Type of Application	Fee
Minor (per meeting) (note 1)	\$625
Major (per meeting)	\$1,040

Official Plan Amendment

Type of Application	Fee
Major (note 2)	\$30,025
Minor	\$12,470
Major Regional Official Plan Amendment (note 2)	\$20,260
Minor Regional Official Plan Amendment	\$8,310
Aggregate Pit or Quarry	\$45,300

Zoning By-law Amendment

Type of Application	Fee
Major (note 3)	\$17,765
Minor	\$6,960
Removal of Holding 'H' Symbol	\$3,115
Extension of Temporary Use	\$1,455

Draft Plan of Subdivision or Draft Plan of Condominium

Type of Application	Fee
Subdivision Application Fee	\$27,015
Condominium Application Fee	\$20,990
Per Unit (and per unit for amendments over 3 units)	\$675
Amendment to Draft Plan Approval Request	\$7,895
Extension of Draft Plan Approval Request	\$3,115
Application of Condominium Conversions	\$14,650
Preparation of Agreement (note 5 and 6)	\$12,050
Request to Clear Conditions of Draft Approval	\$8,000
Engineering Review – Inspection of Services (note 11)	3% of estimated costs to construct municipal services, excluding any costs of external engineering and / or legal consultants

Site Plan Approval / Amendment

Type of Application	Fee
Base Application	\$11,740
Multi-Residential per Unit	\$580
Non-Residential per square metre of Gross Floor Area	\$1.27
Oak Ridges Moraine Base	\$6,440
Oak Ridges Moraine per square Metre of Gross Floor Area	\$1.27
Preparation of Site Plan Amendment (note 5 and 6)	\$5,715
Minor Amendment to Registered Agreement (within 1 year of registration) (note 8)	\$1,765
Inspection Review	\$520 per visit
Amendment to Registered Agreement	\$2,910 + applicable per unit and GFA rate
Recirculation of Submission (note 7)	\$1,040

Consents

Type of Application	Fee
Base Fee	\$6,440
Consent Agreement (note 5 and 6)	\$3,015
Clearing of Conditions	\$2,285
Stamping of the Deeds	\$2,285
Tabling of Applications	\$605

Minor Variance (Note 4)

Type of Application	Fee
Residential	\$2,700
Non-residential	\$4,365
Tabling and Recirculation Fee	\$605
Request for Special Committee of Adjustment Meeting	\$1,975

Part Lot Control

Type of Application	Fee
Base Fee	\$1,245
Part Lot Control Per Lot	\$105
Part Lot Control Agreement (Note 5 and 6)	\$935

Peer Review

Type of Application	Fee
Peer Review	Applicant responsible for 100% of Township's full costs of undertaking a Peer Review
Administration Fee for Peer Review Consulting Services	\$520

Street Name Change Request

Type of Application	Fee
Street Name Change Base Fee	\$1,455
Street Name Change per Municipal Address	\$55

Telecommunication Tower

Type of Application	Fee
Base fee	\$14,440

Patio Permit

Type of Application	Fee
Patio on Private Property Initial Application	\$260
Patio on Private Property Annual Renewal	\$105

Miscellaneous

Type of Application	Fee
Land Use Information and Compliance Letter	\$520
Preparation of Pre-servicing or Earthworks Agreement	\$5,195
Additional Public Meeting or Public Open House (note 9)	\$3,430
Cash Payment in Lieu Of Parking (per space)	\$5,195
Newspaper Advertising	\$520 per advertisement
Reactivation of Dormant Application (longer than 1 year)	\$1,040

Notes:

Note 1

The following are criteria for determining what constitutes a **Minor Pre-consultation**:

- Applications associated with a single detached dwelling; and/or
- Applications associated with an agricultural use

Note 2

The following criteria for determining what constitutes a **Major Regional Official Plan Amendment** or **Major Township Official Plan Amendment** application:

- New golf courses or expansion to existing golf courses;
- New waste facility or expansion to existing waste facility;
- Commercial Development greater than 500 m²;
- Deletion or addition of arterial or collector road;
- Any application that would require the need to review or manage studies due to the broader policy implications for the Township; and/or
- or any application deemed to be a major by the Director of Development Services

Note 3

The following are criteria for determining what constitutes a **Major Zoning By-law Amendment** application:

- Associated with an Official Plan Amendment;
- Associated with an application for proposed Plan of Subdivision or Condominium;
- Application involving multiple properties; and/or
- Any application that requires the review of technical support documents or studies (e.g. Environmental Impact Study, transportation, servicing)

Note 4

Minor Variance applications for the construction or placement of an accessibility device to provide access to a single-detached/link or townhouse dwelling is exempt from the fee. An “accessibility device” is defined as a device including a ramp that aids persons with physical disabilities in gaining access to a dwelling unit.

Note 5

Agreement preparation fee does not include the cost of registering the agreement and all related documents (e.g. Transfers, Postponements, or inhibiting orders) in the Land Registry office. The Applicant is responsible for 100% of Township’s full costs of such registrations.

Note 6

For preparation of any **development/servicing agreement** the applicant is required to reimburse the Township for its legal costs. The legal work undertaken will be charged at the legal counsel’s hourly rate.

Note 7

Recirculation fees will be required on the 4th resubmission of application materials that require circulation to internal departments and/or external agencies.

Note 8

The following are criteria for determining what constitutes a **Minor Amendment to Registered Site Plan Agreement** (within 1 year of registration):

- Does not require circulation to outside agencies.

Note 9

The following are criteria for determining what constitutes the requirements for an **additional Public Meeting or Public Open House**:

- Substantial revision(s) to proposal that requires further notice and another public meeting,
- Requested by Council; and/or
- Held at a Township facility.

Note 10

The following are criteria for determining what constitutes an **Amendment to Draft Approval**:

- Application is within two years of initial draft approval

Note 11

Estimated costs of internal and external works associated with a Draft Plan of Subdivision or Condominium, such as erosion and sediment control inspections, construction meetings, and project administration with consultants, plus a 10% contingency added to the estimate. The payment shall be included as a condition of the Subdivision, Condominium, Pre-servicing and/or Earthworks Agreement(s), and due prior to the execution of the Agreement.

General

All fees are inclusive of HST.

All fees do not include the costs of legal agreements or external consulting costs, which may be charged to the applicant and which will be determined on a case by case basis. See Paragraph 2(d) of this By-law. All fees shall be adjusted annually on January 1st, without amendment to this By-law to account for the effects of inflation.

Estimated cost of internal and external works associated with the Plan of Subdivision, as prepared by the Consulting Engineer. Includes erosion and sediment controls, underground and above-ground works, streetlights, etc. plus a 10% contingency added to the estimate.