



Planning Application Fees

Application for Official Plan Amendment

Commercial use where lot area is greater than 4,000 m ²	\$2,750.00
Residential use in excess of 25 dwelling units	\$2,750.00
Other	\$2,000.00

Application for Zoning By-Law Amendment

Commercial use where lot area is greater than 4,000 m ²	\$2,000.00
Residential use in excess of 25 dwelling units	\$2,000.00
Other	\$1,500.00
Other – minor (lot less than 1,000 m ²)	\$1,000.00

Combined Application for Official Plan and Zoning By-Law Amendment

Commercial use where the lot area is greater than 4,000 m ²	\$3,500.00
Residential use in excess of 25 dwelling units	\$3,500.00
Other	\$2,500.00

Application for Site Plan Approval

Residential use	\$2,000.00 plus \$50.00 per dwelling unit (maximum \$5,000.00)
Commercial or institutional use	\$2,000.00 plus \$200.00 for each 200 m ² or part thereof gross floor area (maximum \$5,000.00)
Industrial or other use	\$2,000.00 plus \$200.00 for each 1,000 m ² or part thereof gross floor area (maximum \$5,000.00)
All buildings/additions 20 m ² to 70 m ² gross floor area	\$1,000.00
All buildings/additions less than 20 m ² gross floor area	nil

Application for Amendment to Site Plan

Major revision (engineering review required)	\$1,000.00
Minor revision (engineering review not required)	\$500.00
Amendment to Site Plan Agreement	\$500.00



Subdivision / Condominium

Application for Subdivision / Condominium		\$2,000.00 plus \$100.00 per lot / unit
Request to extend Draft Plan Approval		\$2,000.00
Request to Redline Draft Plan of Subdivision	Minor (No Circulation)	\$1,000.00
	Major (Circulation Required)	\$2,000.00
Application for Condominium Exemption		\$5,000.00
Application for Condominium Conversion		\$5,000.00 plus \$500.00 per lot / unit

Other

Application for Site Plan Undertaking		\$800.00
Sign fee for Zoning By-Law and /or Official Plan Amendments		\$250.00
*Additional signs \$100.00 per sign		
Removal of Holding 'H' symbol		\$500.00
Application for a Part Lot Control By-Law		\$750.00
Application for Consent to create a new lot (per lot)		\$2,500.00
Application for all other types on consents (ie. lot addition, easement, right-of-way)		\$1,000.00
Application for Minor Variance or Permission		\$750.00
Combined applications for Consent (new lot) and Minor Variance		\$3,000.00
Combined applications for Consent (no new lot) and Minor Variance		\$1,500.00
Zoning and business compliance letters		\$75.00

Important notes

Revisions to applications

Additional public meeting, advertising or other city costs arising from revision by Applicant to planning application already being processed. The City may, depending on the magnitude of the revision, require the applicant to pay additional costs incurred by the City.

Peer review

If assistance from experts or professionals is required to evaluate, review or report on an application, then the applicant is responsible for all costs.