

## **SCHEDULE "A"**

### **BY-LAW 232-2005**

#### **CLASSES OF PERMITS AND FEES**

1. Except where a minimum or flat fee is indicated for Occupancy Classification or Type of Construction, the fee per m2 of floor area set out in Schedule "A" shall be used by the Chief Building Official in determining the permit fee, by multiplying the floor area by the fee per m2.
2. For new buildings and additions, fees for sprinkler and fire alarm systems, unfinished basements (except within dwelling units), finished basement areas in single family, semi-detached and townhouse dwellings and any balconies, decks, patio and porch structures are in addition to the Occupancy Group Fee per m2.
3. Where a change of occupancy from one classification to another classification of a higher hazard is proposed, the fee multiplier for the proposed occupancy applies. Where a change of use permit is denied, fees paid may be credited to an alteration permit which incorporates the construction required to accommodate the change of use.
4. For the purpose of this schedule the occupancy classification and floor area shall be determined on the following basis:
  - a) The occupancy classification shall be established in accordance with the occupancy definitions of the Ontario Building Code.
  - b) Except as provided in 4.d), the floor area is the sum of the areas of all floors including basement, balconies and mezzanines and shall be measured to the outer face of the exterior walls or structure. For interior alterations, measurements are taken to the inner face of walls.
  - c) No deductions shall be made for openings within the floor area, i.e. stairs, elevators, ducts.
  - d) A garage serving only the dwelling unit to which it is attached or built-in and an unfinished basement located within a dwelling unit shall not be included in the area calculations.
  - e) Horizontal projection of sloping and stepped floors shall be used in lieu of actual surface area.
  - f) "Custom built" means the construction of a new building or addition with finished interior and all required services.
  - g) "Custom built" and "interior alteration" fees include the installation of ceilings.
  - h) The fee for common facilities such as corridors, lobbies, washrooms etc., in "shell" buildings shall be calculated at the "custom built" rate according to the occupancy classification of the floor area on which the facilities are located.

| <u>CLASS OF PERMIT</u>                                   | <u>OCCUPANCY CLASSIFICATION<br/>OR TYPE OF CONSTRUCTION</u>                                    | <u>FEE</u>                      |
|----------------------------------------------------------|------------------------------------------------------------------------------------------------|---------------------------------|
| Building Permit to construct a new building or addition. | <u>Group A (Assembly)</u>                                                                      |                                 |
|                                                          | Speculative (shell)                                                                            | \$11.50 per m2                  |
|                                                          | Custom built                                                                                   | \$13.25 per m2                  |
|                                                          | <u>Group B (Institutional)</u>                                                                 |                                 |
|                                                          | All buildings                                                                                  | \$15.50 per m2                  |
|                                                          | <u>Group C (Residential)</u>                                                                   |                                 |
|                                                          | Apartments and Townhouses                                                                      | \$9.00 per m2                   |
|                                                          | All other buildings                                                                            | \$9.75 per m2                   |
|                                                          | <u>Group D (Business and Personal Services)</u>                                                |                                 |
|                                                          | Speculative (shell)                                                                            | \$8.75 per m2                   |
|                                                          | Custom built                                                                                   | \$11.00 per m2                  |
|                                                          | <u>Group E (Mercantile)</u>                                                                    |                                 |
|                                                          | Speculative (shell)                                                                            | \$7.00 per m2                   |
|                                                          | Custom built                                                                                   | \$9.25 per m2                   |
|                                                          | <u>Group F (Industrial)</u>                                                                    |                                 |
|                                                          | Speculative (shell inclusive of offices to a maximum of 10% of floor area of building or unit) | \$5.40 per m2                   |
|                                                          | Custom built                                                                                   | \$7.65 per m2                   |
|                                                          | Parking garage                                                                                 | \$3.25 per m2                   |
|                                                          | <u>Miscellaneous</u>                                                                           |                                 |
|                                                          | Garages and accessory buildings on single family and semi-detached property                    | \$2.00 per m2<br>(Min. \$50.00) |
|                                                          | Finished basement in dwelling unit                                                             | \$2.50 per m2<br>(Min. \$50.00) |
| New mezzanine                                            | \$5.00 per m2<br>(Min. \$50.00)                                                                |                                 |
| Racking System                                           | \$1.00 per m2<br>(Min. \$50.00)                                                                |                                 |
| Sales pavilion                                           | \$7.50 per m2<br>(Min. \$50.00)                                                                |                                 |
| Tent, air-supported and designated structure             | \$2.00 per m2<br>(Min. \$50.00)                                                                |                                 |
| Tent or trailer                                          | \$50.00 each flat fee                                                                          |                                 |

|                                                |                                                                                |                                       |
|------------------------------------------------|--------------------------------------------------------------------------------|---------------------------------------|
|                                                | (temporary use)                                                                |                                       |
|                                                | Deck, patio or porch structure and residential balcony                         | \$50.00 each flat fee                 |
|                                                | Retaining wall                                                                 | \$50.00 flat fee                      |
|                                                | Farm buildings and silos                                                       | \$3.00 per m2<br>(Min. \$50.00)       |
|                                                | Unfinished basement<br>(except dwelling unit)                                  | \$3.25 per m2                         |
|                                                | Fire alarm system                                                              | \$100.00 flat fee                     |
|                                                | Sprinkler system                                                               | \$0.35 per m2<br>(Min. \$50.00)       |
|                                                | Portable classroom                                                             | \$200.00 per unit                     |
| Building permit to alter or repair a building. | Interior alteration and repair of buildings not listed below                   | \$2.75 per m2<br>(Min. \$50.00)       |
|                                                | Interior alteration for Group A eating establishment/restaurant uses           | \$5.00 per m2<br>(Min. \$50.00)       |
|                                                | Balcony and garage repair                                                      | \$0.35 per m2<br>(Min.\$50.00)        |
|                                                | Re-cladding                                                                    | \$0.20 per m2<br>(Min. \$50.00)       |
|                                                | Window replacement                                                             | \$1.00 each<br>(Min. \$50.00)         |
|                                                | Demising walls                                                                 | \$50.00 each flat fee                 |
|                                                | Fireplace/stove                                                                | \$50.00 each flat fee                 |
|                                                | Ceilings (new or replacement)                                                  | \$0.35 per m2<br>(Min. \$50.00)       |
|                                                | Residential heating, mechanical ventilating and air-conditioning equipment     | \$50.00 per unit                      |
|                                                | Non-residential mechanical heating, ventilating and air-conditioning equipment | \$100.00 per unit                     |
| Demolition Permit.                             | Fire alarm system                                                              | \$100.00 flat fee                     |
|                                                | Sprinkler system                                                               | \$0.35 per m2<br>(Min. \$50.00)       |
|                                                | Electro-magnetic locks                                                         | \$100.00 flat fee<br>\$50.00 flat fee |
| Permit to authorize occupancy                  |                                                                                | \$50.00 per unit                      |

of a building prior to its completion pursuant to Section 2.4.3.1(1) of The Ontario Building Code.

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|----------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------|
| Pool Enclosure Permit (Fence).                                                   |                                                                                                                                                                                                                                     | \$50.00 flat fee                                                                                                                         |
| Revised Permit.<br>(Revised application and revision to permit).                 | Administration only.                                                                                                                                                                                                                | \$50.00 per unit                                                                                                                         |
|                                                                                  | Administration, architectural, and structural plans review – residential                                                                                                                                                            | \$100.00 per unit                                                                                                                        |
|                                                                                  | Administration, architectural and structural plans review – industrial, commercial and institutional                                                                                                                                | \$200.00 per unit                                                                                                                        |
|                                                                                  | Administration and lot grading review – residential                                                                                                                                                                                 | \$50.00 per unit                                                                                                                         |
|                                                                                  | Changing house type/model, (within a residential plan of subdivision where building permits have been issued for various house types)                                                                                               | \$200.00 plus \$9.75 per m2 or portion thereof for any increase in building area                                                         |
|                                                                                  | Miscellaneous plans review (heat loss, truss, minor changes, etc.)<br>Where revisions involve alterations to the building envelope the original permit fee shall be refunded in accordance with Section 6.(4) and a new fee levied. | \$50.00 per unit                                                                                                                         |
| Partial Permit. (Where a permit has already been issued for part of a building). |                                                                                                                                                                                                                                     | \$50.00                                                                                                                                  |
| Transfer Permit.(To new owner).                                                  |                                                                                                                                                                                                                                     | \$50.00                                                                                                                                  |
| Renewal Permit.                                                                  |                                                                                                                                                                                                                                     | \$50.00                                                                                                                                  |
| Change of Use Permit.                                                            |                                                                                                                                                                                                                                     | \$5.00 per m2 for Group A eating establishment/restaurant uses<br>\$2.50 per m2 for all other uses                                       |
| Conditional Permit.                                                              |                                                                                                                                                                                                                                     | Full Permit Fee plus Administration Fee of 10% of Full Permit Fee. Administration Fee minimum \$100.00, maximum \$1000.00 per agreement. |
| Plumbing Fixtures                                                                | Toilets, urinals, lavatories, floor drains                                                                                                                                                                                          | \$10.00/fixture                                                                                                                          |

|                                                |                                                                                                          |                                                                                   |
|------------------------------------------------|----------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|
|                                                | Vented traps, roof drains and backflow Preventers                                                        |                                                                                   |
| Water Services                                 | 50mm or less                                                                                             | \$20.00                                                                           |
|                                                | 100mm                                                                                                    | \$40.00                                                                           |
|                                                | 150mm                                                                                                    | \$60.00                                                                           |
|                                                | 200mm                                                                                                    | \$80.00                                                                           |
|                                                | 250mm                                                                                                    | \$100.00                                                                          |
|                                                | 300mm or larger                                                                                          | \$120.00                                                                          |
| Drains – Residential                           | Flat rate for Sanitary, Storm Sewer and Inside Drains                                                    | \$50.00                                                                           |
| Drains – Non Residential and Multi Residential | 100mm                                                                                                    | \$40.00                                                                           |
|                                                | 150mm                                                                                                    | \$60.00                                                                           |
|                                                | 200mm                                                                                                    | \$80.00                                                                           |
|                                                | 250mm                                                                                                    | \$100.00                                                                          |
|                                                | 300mm or larger                                                                                          | \$120.00                                                                          |
| Miscellaneous                                  | Manholes, Catch Basins and Area Drains                                                                   | \$20.00/unit                                                                      |
| Septic Systems                                 | (i) Residential, Commercial, Industrial, Institutional, or Farm Related Project (with internal plumbing) | GFA<186m <sup>2</sup> - \$500.00<br>GFA>186m <sup>2</sup> - \$3.22/m <sup>2</sup> |
|                                                | (ii) Farm Related Project (without internal plumbing)                                                    | \$100.00                                                                          |
|                                                | (iii) Additions and Structures                                                                           |                                                                                   |
|                                                | Non Habitable Addition/Structure (no effect on system)                                                   | \$100.00                                                                          |
|                                                | Non Habitable Addition/Structure (change to system)                                                      | \$200.00                                                                          |
|                                                | Habitable Addition/Structure (no effect on system)                                                       | \$100.00                                                                          |
|                                                | Habitable Addition/Structure < 186m <sup>2</sup> -                                                       | \$500.00                                                                          |
|                                                | (Change to system) > 186m <sup>2</sup> -                                                                 | \$3.22/m <sup>2</sup>                                                             |