

By-Law Number 2024-62

A By-Law to Amend the Planning Fees Schedule

Whereas section 69.1(1) of the *Planning Act, R.S.O. 1990*, provides that the council of a municipality, by by-law, may establish a tariff of fees for the processing of applications made in respect of planning matters, which tariff shall be designed to meet only the anticipated costs to the municipality or to a Committee of Adjustment constituted by the council of the municipality in respect of the processing of each type of application provided for in the application;

Whereas the Council of the Corporation of the Township of South Frontenac deems it expedient to ensure that staff time involved in reviewing and processing development applications is properly accounted for in the tariff of fees associated with the processing of planning applications;

Therefore Be It Resolved That the Council of the Corporation of the Township of South Frontenac hereby enacts as follows:

1. That Schedule "C", attached hereto, and by this reference, shall form part of By-law 2024-59.
2. That all other by-laws establishing fees for the processing of planning applications are hereby repealed.
3. This by-law shall come into force in accordance with section 69.1 of the *Planning Act, R.S.O. 1990*, either upon the date of passage or as otherwise provided by said section 69.1.

Given First and Second Readings: Tuesday, September 10, 2024

Given Third Reading and Passed: Tuesday, September 10, 2024

James Thompson, Clerk



Ron Vandewal, Mayor

Schedule A of By-law 2024-62

**SCHEDULE “C”
TO BY-LAW 2024-59
PLANNING FEE SCHEDULE**

Fee Schedule				
Application Type	Fee	Engineering and Legal Deposit	Proposed New Fee	
Pre-consultation fee:				
Minor variances, Consents, Site Plans (pre-consultation fee)	\$150			
Zoning By-law amendments, Official Plan Amendments, Plan of subdivision/condominium (pre-consultation fee)	\$400			
Consent Application:				
Change of conditions - minor	\$1,347			
Change of conditions – major (requiring recirculation)	\$320			
Zoning By-law Amendment:	\$560			
After building without a permit	\$1,964			
Minor Variance Application:				
After building without a permit	\$3,700			
Applications requiring extra work (4+ variances)	\$1,230			
After building without a permit	\$1,445			
Site Plan Agreement:				
Site Plan – Commercial, industrial, institutional developments less than 4000 square feet + Site Engineering / Legal Deposit	\$2,206			
Site Plan – Commercial, industrial, institutional developments equal to or greater than 4000 square feet + Site Engineering / Legal Deposit	\$2,506	\$2,000		
Site Plan – Multi-residential	\$3,300	\$2,000		
Site Plan – Residential Waterfront			\$2,506 + \$2,000 legal deposit	
Site Plan – Residential Waterfront (after minor variance)			\$1,200	
Site Plan – Residential Waterfront (after ZBLA)			\$475	
Official Plan Amendment:				
Plan of subdivision/condominium:	\$2,806			
Draft Plan Application - Plan of subdivision/condominium – less than 20 units	\$2,978	\$3,500	\$5,000 deposit	
Draft Plan Application - Plan of subdivision/condominium – more than 20 units	\$3,583	\$5,000		
Change of condition following Draft Plan Approval including red line revisions	\$1,200		\$2,000	
Draft Plan Extension	\$1,311			
Final Design Review	\$235		\$775	
Zoning:				
Zoning Compliance Review	\$110			
Zoning Compliance Review – Drawing revisions	\$55			
Zoning Compliance Letter	\$123			
Zoning Compliance Letter (within 48 hours)	\$252			
Other fees:				

Calculation of MDS	\$275		
Calculation of MDS (recalculation)	\$140		
Deeming By-law	\$431		
File Search Fee	\$87		
Licence Agreement	\$373		
Lifting of 0.3m reserve	\$1,223		
Lot and Grading Plan – Legal Deposit		\$3,000	
Natural Heritage Review	\$175		
Part Lot Control By-law	\$982		
Preparation of Condominium agreement	\$1,775		
Preparation of Subdivision agreement	\$1,775		
Preparation of Pre-servicing agreement	\$1,775		
Preparation of Model Home agreement	\$1,775		
Preparation of Development agreement	\$373		
Property Information Search	\$87		
Removal of 'H' Symbol	\$965		
Request for Municipal Support Resolution in respect to the OPA FIT or similar programs			
15 Kilowatts or less			\$750
Greater than 15 Kilowatts			\$1,500
Sign Posting	\$157		
Source Water Protection – Risk Assessment Review			\$225
Source Water Protection - Section 59 Notice that activity is not prohibited and does not need a Risk Management Plan			\$225
Telecommunications Tower review	\$1,886		
Validation of Title			\$700