



### **DEVELOPMENT PERMIT AND COMPLIANCE FEES**

Effective January 1, 2016

### A. Residential Applications

Application Type	2016 Fee
Accessory Buildings, Swimming Pools, Uncovered Decks	\$108
Hot tubs, Solar Panels (unless part of another development permit application)	\$108
Additions to Single Detached, Duplex, or Semi-Detached Housing – increase in floor area or height	\$393
Exterior Alterations, Additions to Single Detached, Duplex, or Semi- Detached Housing – no increase in floor area or height	\$159
Over-height Fences, Recreational Vehicle Parking	\$165
Secondary Suites, Garage and Garden Suites (outside of the combo permit)	\$266
New Single Detached Housing (outside of the house combo permit application), Duplex, Semi-detached, Residential Sales Centres	\$456
Mobile Home Move On and Additions	\$160
New or Additions to Apartment and Row Housing, and all other housing not listed above, up to four dwelling units	\$786
- Plus, for each additional dwelling unit	\$70
Exterior Alterations to Existing Apartment Units or Row Housing Units	\$340
Home Occupation:	
a) Minor Home Occupation	a) \$117
b) Major Home Occupation	b) \$297
Group Homes, Limited Group Homes	\$319
Residential Move On	\$319

# B. Commercial, Industrial, Institutional, Mixed-Use Applications

Application Type	2016 Fee
For new buildings or additions to existing buildings with a gross Floor Area up to 500 m <sup>2</sup> (5,381.95 sq. ft.)	\$893
<ul> <li>Plus, for each additional 100 m<sup>2</sup> (1,076.39 sq. ft.) of gross floor area or part thereof in commercial portion</li> </ul>	\$90
For new mixed-use buildings with a gross Floor Area up to 500 m <sup>2</sup> in commercial portion and up to four dwelling units in residential portion	\$1,740
<ul> <li>Plus, for each additional 100 m<sup>2</sup> (1,076.39 sq. ft.) of gross floor area or part thereof in commercial portion</li> </ul>	\$90
- Plus, for each additional dwelling unit in residential portion	\$70

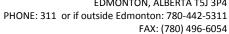


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Exterior alterations or renovations to existing buildings	\$340
Outdoor Patio, Temporary Event Tents, Temporary Garden Greenhouse,	\$340
Garden Centre, Solar Panels	
Sidewalk Café	
- Minor	\$26/5 years
- Major (includes Sidewalk Café Licence)	\$102/5 years
Commercial Move On	\$828

# C. All Land Use Applications

Application Type	2016 Fee
Change of Use:	
a) Permitted Use or Uses in Direct Control Districts	a) \$260
b) Discretionary Use	b) \$323
c) Child Care Services	c) \$306
Demolitions	\$80
Vehicular Parking Lots	\$786
Cell Towers:	
a) Rooftop	a) \$2472
b) Freestanding	b) \$3310
Sign Developments:	
a) Temporary Signs:	a)
i. Permit valid for up to 90 days	i. \$87
ii. Permit valid for up to 365 days	ii. \$261
b) Fascia Signs	b) \$87
c) Freestanding, Projecting or Roof Signs	c) \$261
d) Digital Signs	d) \$425
Satellite Signal Receiving Antennae, Amateur Radio Antennae and support structures	\$176
Urban Agriculture:	
a) Urban Indoor Farm	a) \$254
b) Urban Outdoor Farm	b) \$50
c) Urban Garden	c) \$50
c) Orban Garden	





# **D.** Compliance Certificates / Zoning Confirmation

Application Type	2016 Fee
Single Detached, Semi-Detached or Duplex:	
a) Regular Service	a) \$123
b) Express Service	b) \$244
Others:	
a) Regular Service	a) \$255
b) Express Service	b) \$509
Compliance Certificate Restamp	\$77
Written Confirmation of Zoning (per site)	\$102
Search of Files for Outstanding Orders (per site)	\$102

### E. Leave as Built Permit (structures constructed not in accordance to approved plan)

Application Type	2016 Fee
Accessory building for house	\$102
Single Detached House, Semi-Detached House, Duplex	\$153
Other than above (Multi-Family, Commercial, Industrial, etc.)	\$357

### F. Additional Fees

	2016 Fee
Notification Fee:	
a) Minor residential applications	a) \$41
<ul> <li>Includes: accessory building, uncovered deck, swimming pool, hot tub, additions, exterior alterations, over-height fence, etc.</li> </ul>	
b) All other applications	b) \$102
<ul> <li>Includes: secondary suites, new house construction, all commercial and industrial permits, group homes, signs, change of use etc.</li> </ul>	
- Excludes: major home occupation	
Developments Existing Without Permits	Double the regular application fee
Minor Amendment to Development Permit Application:	
a) Minor Residential Applications	a) \$102
b) Single Detached House, Semi-Detached House, Duplex	b) \$153





CURRENT PLANNING BRANCH 5<sup>th</sup> FLOOR, 10250 - 101 STREET NW EDMONTON, ALBERTA T5J 3P4

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c) Other than above (Multi-Family, Commercial, Industrial, etc.)	c) \$357
Re-circulation Fee (3 <sup>rd</sup> and subsequent re-circulation)	50% of original
	application fee
Pre-application Meeting	\$306

#### G. Fee Policy

Development Permit applications will be accepted ONLY when accompanied with the appropriate fees and complete submission requirements.

Additional fees may be required after the initial application submission, as determined by the Development Officer, and must be paid prior to the decision of the Development Permit application, or release for Building Permit review. See Section "F. Additional Fees".

#### **Revisions to an Application:**

- 1. Any minor amendments to a Development Permit application will be assessed an additional fee, in accordance to Section "F. Additional Fees". The Development Officer shall determine when to impose the additional fee.
- 2. Any major amendments to a Development Permit application will require a new Development Permit application with full Development Permit application fees. The Development Officer shall determine whether changes to a Development Permit application are considered major.
- **3.** Any Development Permit application under review which requires a 3<sup>rd</sup> circulation to other Departments, as a result of proposed revisions initiated by the applicant, will be subject to an additional fee, in accordance to Section "F. Additional Fees".

#### **Application Fee Refunds:**

- 1. Where circulation has not commenced, \$100.00 or 20% of the development permit fee (whichever is greater) will be retained for administration costs.
- **2.** Where circulation has commenced or if a decision has been made, there will be no refund of the fees paid.