

DEVELOPMENT FEES - TOWN OF FORT MACLEOD

Effective August 24, 2015

Fees are NON-REFUNDABLE (except where noted) once an application has been processed.

**STARTING ANY DEVELOPMENT BEFORE A PERMIT BEING ISSUED WILL
RESULT IN DOUBLE THE FEES**

RESIDENTIAL

	Permitted Use Fees	Discretionary Use A Fees	Discretionary Use B Fees
New Builds:			
Primary Residence (Including Mobile and Manufactured)	\$100.00	\$150.00	\$200.00
Secondary Suites			\$300.00
Duplex, Tri Plex, Four Plex	\$100.00/unit	\$150.00/Unit	add \$200.00
Multi-Family Dwelling including Institutional Housing			
5 - 20 units	\$400.00		add \$200.00
21 - 50 units	\$500.00		add \$200.00
Moved in Buildings:			
Residences		\$150.00	
Garages		\$150.00	
Storage Shops /warehouses		\$150.00	
Office structures (Small Scale)		\$150.00	
Office (Atco style Trailer)			\$250.00
Sea Cans/ Containers/ Compartment Structures			\$250.00
Additions and Accessory Buildings:			
Covered or uncovered decks/Attached decks and carports/porch/breezeways Etc.	\$75.00		\$125.00
Garages/sheds/workshops/warehouses and additions:			
less than 200 Sq.ft.	\$75.00		\$125.00
200-600 Sq.ft.	\$100.00		\$150.00
greater than 600 Sq. ft.	\$150.00		\$300.00
Renovations:			
Minor structural changes (Includes All Zones except Historic Area) not increasing square footage	\$75.00		
Major Structural Changes (Includes All Zones except Historic Area) Not increasing square footage		\$150.00	
Home Occupations *:			
Impact Factor 1		Not required	
Impact Factor 2	\$75.00	\$150.00	
Impact Factor 3		\$200.00	\$250.00
*Business Licence Fees are in addition to these fees (See Business Licence Bylaw for Fees)			

COMMERCIAL/INDUSTRIAL/PUBLIC			
Listed uses within the bylaw (other than list below)	\$75.00	\$150.00	\$250.00
Minor Change of Use or Occupancy	\$75.00	\$100.00	\$200.00
Major Change of Use or increase in intensity		\$150.00	\$300.00
Parking lots	\$200.00	\$250.00	\$300.00
Dealerships/Car sales /trailer Sales/ Automotive repair Etc.	\$200.00	\$250.00	\$300.00
Public Service Buildings (churches, schools, auditoriums, community halls, fire halls, police stations)	\$300.00	\$350.00	\$550.00
Garages (Built or moved in)	\$100.00	\$150.00	\$250.00
Shops /Warehouses :			
0 - 5000 ft ²	\$200.00	\$250.00	\$450.00
5001 - 20 000 ft ²	\$300.00	\$350.00	\$550.00
20 001 - 50 000 ft ²	\$400.00	\$450.00	\$650.00
Greater than 50 000ft ²	\$500.00	\$550.00	\$750.00
Office (Atco style Trailer)	\$75.00	\$150.00	\$300.00
Sea Cans/ Containers/ Compartment Structures	\$100.00	\$200.00	\$350.00
Office structures	\$100.00	\$150.00	\$200.00
Gravel Extraction		\$150.00	300.00
Kennels:			
Minor		\$150.00	\$300.00
Major		\$250.00	\$400.00
Historic Area:			
Minor Structural Changes		\$100.00	
Major Structural Changes			\$250.00
Paint refresh on a previously approved color	\$25.00		
Moved in Buildings:			
Storage Shops /warehouses	\$100.00	\$175.00	\$250.00
Office structures (Small Scale)	\$100.00	\$175.00	\$250.00
Office (Atco style Trailer)	\$100.00	\$175.00	\$250.00
Sea Cans/ Containers/ Compartment Structures	\$150.00	\$200.00	\$250.00
Campgrounds/Major Recreation		\$150.00	\$300.00
SIGNS			
Listed signage types within the Bylaw (other than listed below)	\$75.00	\$125.00	\$250.00
Portable and temporary		\$25.00	
Community / Special Events	At the discretion of the Development Authority		
LAND USE BYLAW AMENDMENT			
Amendment Fee		\$500.00	

MISCELLANEOUS	
Compliance Certificates (7-14 days)	\$50.00
Rush Compliance Certificates (2 days)	\$100.00
Basic Zoning Confirmation Letter	\$20.00
Variences to the Bylaw not specifically listed	Add \$200.00 to the regular permit fee
Variance Waivers after Development (For compliance only)	\$150.00
Request for Service Installation Application (Admin Fee)	\$25.00
Road Closure Application	\$250.00
Demolition Permit (Trailer/ Mobile Home Removal)	\$75.00
Demolition Permit	\$100.00
Request to call a Special Meeting (In addition to application fee)	\$500.00
Subdivision & Development Appeal Board (SDAB) Hearing Fee	\$400.00
Document Registration (Land Transfer / Caveat Etc.) Each	\$125.00
Land Use Bylaw/ MDP or any Hard Copy of major document	cost +15%
Land Use Bylaw Maps :	
Large	cost +15%
Small	cost +15%
REFUNDABLE DEPOSITS	
Refundable Landscaping Deposit	\$1000.00 or where otherwise stated in a written agreement or by discretion of the Development Authority
Refundable Sidewalk Security Deposit	\$500.00 or where otherwise stated in a written agreement or by discretion of the Development Authority

*** Please Note***In any case where a required fee is not listed in the Fee Schedule, such fee shall be determined by the Development Officer or the Municipal Planning Commission and, that when in the opinion of the Development Officer or the Municipal Planning Commission an application is substantially revised, the applicant may be required to pay 50% of the original permit fee prior to consideration of the revised permit.

***** Building, Gas, Plumbing, Electrical and Sewer Permits fees are in addition to all fees listed above*****