

SCHEDULE "G"
TO MASTER RATES BYLAW 1/82
Effective January 1, 2024
PLANNING FEES
GST EXEMPT

				2024
1.	Statutory & Non-Statutory Plans			
	Land Use Bylaw Amendment/Redistricting			7,150.00
	Land Use Bylaw - New Land Use District			11,650.00
	Land Use Bylaw - New Direct Control District, <0.4 Ha			7,150.00
	Land Use Bylaw - New Direct Control District, >0.4 Ha			11,650.00
	Municipal Development Plan Amendment/Inter-municipal Plan Amendment			6,000.00
	Area Structure Plan/Area Redevelopment Plan Amendment			14,850.00
	(a) Area Structure Plan/Area Redevelopment Plan Amendment- Minor change			7,400.00
	(b) Pre- application Fee Area Structure Plans New and Amended			650.00
	New Area Structure Plan/Area Redevelopment Plan Bylaw			14,850.00
	3 rd Party or Extraterritorial (outside of City Boundaries) Area Structure Plan			29,650.00
	Neighbourhood Plan			7,400.00
2.	Miscellaneous			
	Pre-app meeting (inter-departmental)			600.00
	In-depth (generally >1 hr) file review fee			150.00
	Technical Review/Expert Fee			205.00/hr
	Urban Design Review Fee			5,000.00
	Legal Review Fee			480.00/hr
	EMRB Referral Fee			600.00
	Road Closure			2,320.00
3.	Condominium Plans:			
	Examination & Approval (set by the Alberta Condo Property Regulation)			40.00

	Strata Space Subdivision (per unit)			1,500.00
			Application Fee per Unit/ Lot	Approval Fee per Unit/ Lot
4.	Subdivision Fees			
	- R1, R2, BW (Residential)		490.00	205.00
	- RX, RXL		515.00	235.00
	- P, PS, IF		490.00	205.00
	- UR		490.00	205.00
	- R3 & R3A, & R4 (≤ 9 units) (Freehold/Fee Simple Units) - flat rate		710.00	285.00
	- R3, R3A, R4 (10 and more units)		6,985.00	1,550.00
	- R3, R3A, R4, DR, Residential in ICC & DT		3,690.00	1,550.00
	- R1, R2 Infill		710.00	285.00
	- C1, C2, CC, MC, RC, Commercial/Other in BW, ICC & DT		3,690.00	1,550.00
	- BP, BP2, CIS, BPT (Less than 0.4 ha)		3,690.00	1,550.00
	- BP, BP2, CIS, BPT (Greater than 0.4 ha)		3,690.00	1,550.00
	- DC, DCMU, DCNUV		3,690.00	1,550.00
	Rural Subdivision (UR/Ag Transition)		490.00	205.00
5.	Phased Condominiums/Subdivision Application		3,690.00	
	Phased Development Condominium Unit & titled parking and/or titled storage within a structure (Set by the Alberta Condo Property Regulation)			40.00
	Phased Development Titled Parking Unit (surface) and/or titled surface storage unit			165.00
6.	Subdivision Endorsement Time Extension Fee			550.00
7.	Subdivision Registration Time Extension Fee			550.00
8.	Resubmission Fee			
	– a 50% resubmission fee applies to all of Schedule “G” if revised plans are submitted by the proponent after the circulation of plans has been initiated.		50% of original fee	50% of original fee
9.	File Search Fee (minor (<1 hr))			55.00

File Search Fee (In-depth file search (generally > 1 hr) – zoning, BP's, DP's, etc.)			150/hr
File Search, subsequent hours (per hour, applies to Commercial, Institutional, Industrial, Multi-Family, Condominium, and Townhouse projects).			115/hr

Please note - all fees herein do not guarantee approval, and are non-refundable once review begins on the application