

Rural Municipality of North Shore

2021 Land Use Bylaw

SCHEDULE C - SCHEDULE OF FEES, Updated as of May 2024

Development Permit Fees	FEE per square foot	Minimum	Maximum
Residential - New Construction	\$0.20	\$350	\$1,500
Residential - Renovations/additions	\$0.25	\$200	\$1,500
Commercial/Industrial- New Construction	\$0.40	\$500	\$3,000
Commercial/Industrial - Renovations/additions	\$0.40	\$400	\$2,000
Agricultural/Forestry	\$0.15	\$200	\$1,500
Institutional	\$0.40	\$500	\$3,000
Accessory building	\$0.20	\$75	\$1,500
Any Other Structure or addition	\$0.15		

Development Permit Fees (continued)	Flat fee
Residential - Multiple Units in the same Building	\$1,000
Deck, pool, fence	\$60
Change of use	\$50
Demolition	\$75
Temporary Permits	\$75
Other - Special Permit Use	\$75
Excavation Pit - New	\$1,400
Excavation Pit - Renewal	\$500

Development Permit Fees (continued)	Fee	Plus Costs*
Wind Turbine	\$200	yes
Solar array, ground-mounted	\$100	yes

Subdivision Application Fees	Initial Fee	Each additional Lot
Subdivision—up to 4 lots per subdivision	\$300	\$150
Subdivision—5 or more lots per subdivision	\$900	\$125
Lot Consolidation	\$300	\$50

Variance, Amendment, Rezoning	Fee	Plus Costs*	Deposit
Variance - no public meeting required	\$200	yes	n/a
Variance - public meeting required	\$300	yes	n/a
Official Plan Amendment	\$400	yes	\$4,000
Bylaw Amendment/Rezoning	\$400	yes	\$4,000
Concurrent	\$500	yes	\$4,000

Agreement Fees	Fee	Plus Costs*
Development Agreement	\$200	yes
Subdivision Agreement	\$400	yes
Other Agreements	\$100	yes

General Fees	
Permit Extension (prior to expiration of permit)	\$100
Permit Renewal (after expiration of permit)	Full Fees after 12 months
Permits obtained after work has started	\$500 or double the Permit fee, whichever is greater
Black and white copy of <i>Official Plan</i> and <i>Land Use Bylaw</i>	\$25

* Associated costs shall be actual, quantifiable costs incurred by the Municipality in order to process the application or amendment, including professional and legal fees, notification fees for newspaper ads, hall rental, rental of public address system, and advertisement costs, postage, signage and any other the cost associated with the public meeting. A \$4,000.00 deposit must be paid by the applicant prior to the holding of any public meetings required under the Bylaw or by Council. Any monies paid in excess of the applicable fees and associated costs shall be refunded to the applicant.

Policy for Refunds for Applications

All fees are non-refundable.