



Corporation of the Town of Newmarket

By-law 2019-78

A By-law to adopt Fees And Charges For Services Or Activities Provided By The Town Of Newmarket. (Planning Department Application Fees)

Whereas the *Municipal Act, 2001* authorizes a municipality to pass by-laws imposing fees and charges for services or activities provided or done by or on behalf of it; and,

Whereas some fees and charges are authorized by the *Planning Act* R.S.O. 1190cP.13, as amended; and,

Whereas Council enacted By-law 2018-63 to establish planning application fees for the Corporation of the Town of Newmarket; and,

Whereas it is deemed necessary to enact a new by-law setting out the Planning Department fees and charges and to repeal said By-law 2018-63.

Therefore be it enacted by the Municipal Council of the Corporation of the Town of Newmarket as follows:

1. That the fee structure of the Planning Department of the Corporation of the Town of Newmarket shall be as in Schedule 'A' attached hereto; and,
2. That should any section of this by-law be declared invalid by a court of competent jurisdiction, such section shall be construed as being severed here from and the remainder of the by-law shall continue in full force and effect; and,
3. That notwithstanding fees and charges prescribed in other legislation, this by-law supersedes all other Planning Application Fees by-laws; and,
4. That this By-law shall be referred to as the Planning Application Fees By-law and shall come into full force and effect on January 1, 2020 at which time By-laws 2018-63 be repealed.

Enacted this 2nd day of December, 2019.

John Taylor, Mayor

Lisa Lyons, Town Clerk

**TOWN OF NEWMARKET
2020 USER FEES
SCHEDULE A**

Department: Planning

Effective Date:

January 1, 2020

SERVICE PROVIDED	UNIT OF MEASURE	SUBJECT TO HST YES/NO	2019 FEE BEFORE TAX	2020 FEE BEFORE TAX	HST AMOUNT	TOTAL FEE	% INCREASE
Official Plan and Zoning By-law Amendments							
Official Plan Amendment	each	Y	\$ 24,645.48	\$ 25,261.61	\$ 3,284.01	\$ 28,545.62	2.5%
Zoning By-law Amendment	each	Y	\$ 21,482.64	\$ 22,019.71	\$ 2,862.56	\$ 24,882.27	2.5%
Removal of Holding (H)	each	Y	\$ 4,004.00	\$ 4,104.10	\$ 533.53	\$ 4,637.63	2.5%
Plans of Subdivision							
Subdivision - Residential	Base fee	Y	\$ 78,305.28	\$ 80,262.91	\$ 10,434.18	\$ 90,697.09	2.5%
	Plus per unit	Y	\$ 202.73	\$ 207.80	\$ 27.01	\$ 234.81	2.5%
Subdivision - Commercial	Base fee	Y	\$ 84,015.81	\$ 86,116.20	\$ 11,195.11	\$ 97,311.31	2.5%
	Plus per hectare	Y	\$ 1,554.18	\$ 1,593.04	\$ 207.09	\$ 1,800.13	2.5%
Subdivision - Industrial	Base fee	Y	\$ 86,347.16	\$ 88,505.84	\$ 11,505.76	\$ 100,011.60	2.5%
	Plus per hectare	Y	\$ 388.53	\$ 398.25	\$ 51.77	\$ 450.02	2.5%
Subdivision - Institutional	Base fee	Y	\$ 85,568.94	\$ 87,708.17	\$ 11,402.06	\$ 99,110.23	2.5%
	Plus per hectare	Y	\$ 777.10	\$ 796.52	\$ 103.55	\$ 900.07	2.5%

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Revision of Draft Plan Approval Requiring Circulation	each application	Y	\$ 3,022.40	\$ 3,097.96	\$ 402.74	\$ 3,500.70	2.5%
Revision to Conditions of Draft Approval	each application	Y	\$ 3,022.40	\$ 3,097.96	\$ 402.74	\$ 3,500.70	2.5%
Extension of Draft Approval	each application	Y	\$ 1,511.19	\$ 1,548.97	\$ 201.37	\$ 1,750.34	2.5%
Registration of each Phase of a Plan	each	Y	\$ 1,511.19	\$ 1,548.97	\$ 201.37	\$ 1,750.34	2.5%
Part Lot Control	each	Y	\$ 1,897.04	\$ 1,944.47	\$ 252.78	\$ 2,197.25	2.5%
Draft Approval and Final Registration Coordination Fee (payable at time of draft approval)							
Industrial Subdivisions		Y	\$ 21,969.57	\$ 22,518.81	\$ 2,927.45	\$ 25,446.26	2.5%
Residential Subdivisions (more than 30 lots)		Y	\$ 21,980.87	\$ 22,530.39	\$ 2,928.95	\$ 25,459.34	2.5%
All other Subdivisions		Y	\$ 16,478.00	\$ 16,889.95	\$ 2,195.69	\$ 19,085.64	2.5%
Coordination Fee for Engineering Drawing Submissions beyond 4th Submission (payable at time of 5th submission)							
Industrial Subdivisions		Y	\$ 5,385.50	\$ 5,520.13	\$ 717.62	\$ 6,237.75	2.5%
Residential Subdivisions (more than 30 lots)		Y	\$ 5,385.50	\$ 5,520.13	\$ 717.62	\$ 6,237.75	2.5%
All Other Subdivisions		Y	\$ 2,692.73	\$ 2,760.05	\$ 358.81	\$ 3,118.86	2.5%
Site Plan Approval							
Residential or residential and other uses	each	Y	\$ 40,236.51	\$ 41,242.42	\$ 5,361.51	\$ 46,603.93	2.5%

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Per residential unit	Plus per unit	Y	\$ 202.73	\$ 207.80	\$ 27.01	\$ 234.81	2.5%
GFA of other uses	Per additional m2	Y		\$ 7.31	\$ 0.95	\$ 8.26	NEW
Industrial, Commercial, Institutional	First 1,800 m ² of gross floor area	Y	\$ 13,166.47	\$ 13,495.63	\$ 1,754.43	\$ 15,250.06	2.5%
	Per additional m2	Y		\$ 7.31	\$ 0.95	\$ 8.26	NEW
Single-detached or Semi-detached Lot (leading agreement)	Per lot	Y	\$ 750.00	\$ 768.75	\$ 99.94	\$ 868.69	2.5%
Single-detached or Semi-detached Lot (amending agreement)	Per lot	Y	\$ 1,100.00	\$ 1,127.50	\$ 146.58	\$ 1,274.08	2.5%
All Other	each	Y	\$ 12,916.06	\$ 13,238.96	\$ 1,721.06	\$ 14,960.02	2.5%
Technical resubmission after the third subission	each	Y		\$ 1,000.00	\$ 130.00	\$ 1,130.00	NEW
Minor revisions to approved plans	each	Y		\$ 500.00	\$ 65.00	\$ 565.00	NEW
Plans of Condominium							
Condominium - Residential	each	Y	\$ 36,063.74	\$ 36,965.33	\$ 4,805.49	\$ 41,770.82	2.5%
	Plus per unit	Y	\$ 202.73	\$ 207.80	\$ 27.01	\$ 234.81	2.5%
Condominium - All Other	each	Y	\$ 9,049.33	\$ 9,275.56	\$ 1,205.82	\$ 10,481.38	2.5%

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SERVICE PROVIDED	UNIT OF MEASURE	SUBJECT TO HST YES/NO	2019 FEE BEFORE TAX	2020 FEE BEFORE TAX	HST AMOUNT	TOTAL FEE	% INCREASE
Committee of Adjustment							
Consent - Severance	each	Y	\$ 6,743.82	\$ 6,912.42	\$ 898.61	\$ 7,811.03	2.5%
Consent - Other	each	Y	\$ 4,496.42	\$ 4,608.83	\$ 599.15	\$ 5,207.98	2.5%
Minor Variance	each	Y	\$ 1,507.89	\$ 1,545.59	\$ 200.93	\$ 1,746.52	2.5%
Committee of Adjustment Re-circulation Fee Due to Applicant's Revisions or Applicant's Deferrals		Y	\$ 1,000.00	\$ 1,025.00	\$ 133.25	\$ 1,158.25	2.5%
Special Committee of Adjustment Meeting for Emergent Issues	each	Y	\$ 1,035.42	\$ 1,061.31	\$ 137.97	\$ 1,199.28	2.5%
Other Matters							
Telecommunications Tower	each	Y	\$ 12,732.00	\$ 13,050.30	\$ 1,696.54	\$ 14,746.84	2.5%
Application Reactivation Fee	each	Y	\$ 683.00	\$ 700.08	\$ 91.01	\$ 791.09	2.5%
Woodlot Preservation Application (By-Law 2007-71)	per tree	Y	\$ 136.60	\$ 140.02	\$ 18.20	\$ 158.22	2.5%
Tree Preservation, Protection, Replacement and Enhancement Policy Compensation	Based on the "Guide for Plant Appraisal" 9 th (or latest) edition established by the International Society of Arboriculture.						
Request for Support Resolution (Feed-In-Tariff Program)	Per Application	N	\$ 162.16	\$ 166.21	\$ -	\$ 166.21	2.5%
Peer Review and/or External Consulting Fees	Actual Cost	Y					

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Planning Administrative Fee for Checking Consultants' Invoices	15% of consultant's fee	Y					
Town of Newmarket fee for matters appealed to Local Planning Appeal Tribunal(LPAT)	each	N	\$ 163.00	\$ 167.08	\$ -	\$ 167.08	2.5%
Zoning Confirmation Letter	each	Y	\$ 92.17	\$ 94.47	\$ 12.28	\$ 106.75	2.5%
Zoning Compliance Letters	each	Y	\$ 156.42	\$ 160.33	\$ 20.84	\$ 181.17	2.5%
Preconsultation Deposit; Refundable if a complete application is submitted within 12 months of the preconsultation	each	N		\$ 500.00		\$ 500.00	NEW
Site Plan Agreement - Security Release Inspection After the First Inspection	each	Y	\$ 436.50	\$ 447.41	\$ 58.16	\$ 505.57	2.5%
Owner Request for Change of Address	each	Y	\$ 172.88	\$ 177.20	\$ 23.04	\$ 200.24	2.5%