

**SCHEDULE E**  
**BUILDING PERMIT FEES**

**Indexing**

Building fees imposed pursuant to this by-law may be adjusted annually without amendment to this bylaw, commencing on the passing of this bylaw and on January 1<sup>st</sup> of each year thereafter, in accordance with the Consumer Price Index. Fees for 2021 come into effect as of January 1, 2021.

<b>Type of Construction</b>	<b>Permit Fee</b>
<b><u>Group “C” –Residential</u></b>	
Administration Fee	\$277.68
Living area	\$1.06/sqft
Basement	\$510.00
Accessory Structure	\$1.06/sqft
Greenhouses	\$0.34/sqft
<b><u>Group “A” – Assembly</u></b>	
Assemblies	\$1.13/sqft
<b><u>Group “B” Institutional</u></b>	
Institutional	\$0.72/sqft
<b><u>Group “D” &amp; “E” Commercial</u></b>	
Building shell	\$1.06/sqft
Interior Tenant Improvements	\$0.72/sqft
<b><u>Group “F” – Industrial</u></b>	
Total building	\$0.72/sqft
Offices in Industrial Buildings, Additions	\$0.47/sqft

**Farm Building**

Barns	\$0.42/sqft
Greenhouses	\$0.21/sqft

**Demolition**

All structures (gross area)	\$0.11/sqft
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**House move**

Residential structures	\$11.14 per \$1,000.00 plus bond \$20,000.00
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**Other Fees**

Tents (temporary)	\$83.43 per tent
Pool Enclosure Permit	\$161.34
Fireplace permits on existing homes	\$161.34
Plan examination without the issuance of permit per dwelling	\$83.43 per hr
Plan re-examination	\$83.43 + \$83.43 per hour for other
Power Generation Systems	\$11.14 per \$1,000.00 based on contract value

**Note:**

- 1) Building permit fees for projects not specifically listed shall be as determined by the *Chief Building Official*. A minimum permit fee of \$161.34 will be assessed to all projects.
- 2) A Building Indemnity bond of \$1500.00 and a Public Works fee of \$200.00 and a Public Works Deposit of \$2300.00 will be assessed for every new residential building permit and for other projects with a construction value of \$250,000.00 and over. The \$1500.00 from the Building Division is refundable as well as the \$2300.00 from the Public works Department to the individual(s) who deposited the amount with Municipality upon total completion of the project. That refund will be made only if clearance is attained within one (1) year from the date of occupancy.
- 3) Every application for new residences, large commercial, industrial and institutional type projects, must be accompanied by a deposit in the amount of \$1,500.00 (\$4000.00 for new residences only). Smaller type project applications must have the full permit fee at time of submittal.

- 4) An additional fee of 25% (of permit fee) will be assessed for construction that has begun without approval from the *Chief Building Official*.
- 5) Construction that was completed without submission of appropriate plans, application, and/or approval from the *Chief Building Official* will be assessed at twice the applicable fees.
- 6) A fee of \$83.43 per inspection will be assessed for additional inspections made necessary due to work not ready for inspection.
- 7) Transfer of permit from permit holder to another individual will be on the basis of \$1,500.00 indemnity fee deposit where applicable.
- 8) Conditional Permits, when applicable shall have a fee assessed on the basis of 50% of the actual permit fees calculated. Balance of fees are payable at the time the permit is issued.
- 9) Authorization of Equivalents by an applicant or a permit holder, along with the prescribed forms shall submit a fee of \$111.18 for consideration of the *Chief Building Official*.

Special inspections - Inspection outside of normal working hours

(Monday to Friday 8:30AM – 4:30PM) - \$83.43 per hour minimum of 4 hours (pre-paid)

- 10) A \$500.00 indemnity bond for On Ground or Above Ground residential pool enclosure permits will be required and refunded upon completion of all work including fencing and gates.
- 11) A \$1000.00 indemnity bond for In Ground residential pool enclosure permits will be required and refunded upon completion of all work including fencing and gates.
- 12) NOTE: Extra fees with respect to extra inspections will be deducted automatically from indemnity fees.
- 13) When constructing a new dwelling on a property where there is an existing dwelling, a \$10,000.00 indemnity bond is required. The existing dwelling must be demolished within one month of occupancy being granted for the new dwelling (before the deposit is eligible for return).

**SCHEDULE F**  
**PLUMBING PERMIT FEES**

The permit fees for the construction, reconstruction, alteration or repair of drainage piping and/or water piping and inspection thereof shall be as follows:

<b>SECTION 1</b>		
Single family dwelling	Semi-detached dwellings, Multiple Dwelling Units	\$260.14 per dwelling unit
<b>SECTION 2</b>		
Drainage piping within a building;		
(a) To install plumbing in the following types of buildings:		
(i) Condominium buildings Base Fee		\$111.18 per unit
(ii) all other building types		\$22.23 for the first stack plus \$11.14 for each additional soil and waste stack
(iii) Any replacement or alteration to a drainage system		\$83.43 per dwelling unit
b) (i) For installation of the following:		
each fixture or appliance		\$11.14
each water heater		\$16.68
each roof hopper or roof drain		\$8.90
each fixture trap receiving an indirect waste pipe		\$8.90
(ii) Installation of a Back Water Valve		\$163.73
(iii) Construction, repair, renewal or alteration of a building drain and/or building storm drain - each 50 feet or fraction thereof		\$16.68
(iv) For replacement of a hot water tank		\$22.23
(v) For installation of additional fixtures or appliances prior to the completion of plumbing work covered by a previous permit		\$ 16.68

**SECTION 3**

Drainage piping and storm drainage piping not within a building excluding a grease, oil or sediment interceptor

(a)	To construct, repair, renew or alter;	
(b)		
(i)	Drainage piping and/or storm drainage piping servicing any type of building other than a single family dwelling; - each 100 feet or part thereof to be calculated from the property line or place of disposal to the furthest point shown on the plans submitted	\$50.05
(ii)	Storm drainage piping servicing land, but not connected to a building – - each 100 feet or part thereof to be calculated from the property line or place of disposal to the furthest point shown on the plans submitted	\$50.05
(iii)	For each manhole or catch basin.	\$16.68
(iv)	Rear yard drainage	\$163.73

**SECTION 4:**

Installation of grease, oil or sediment interceptor, sewage ejector and/or sump pump	\$150.00
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**SECTION 5**

Water Piping: Installation of water distributing piping Other than buildings listed in 2(a) (i)	\$150.00
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**SCHEDULE G****PART 8 SEPTIC SYSTEMS****PERMITS**

Class 4 – new or Replacement System -----	\$785.00
Class 4 – Tertiary System -----	\$903.98
Class 4 – Tank Replacement only -----	\$444.75
Class 5 – Holding Tank -----	\$778.30
Septic bed only -----	\$444.75
Septic Compliance Review -----	\$83.43

**SCHEDULE H**

**WORK ORDER AND ZONING COMPLIANCE REQUESTS**

Letters provided by the Corporation indicating availability of services, zoning information, Tax Certificates, building restrictions, outstanding work orders, conformity to developer's agreements or any other pertinent municipal information either legislatively or internal municipal policy or by-laws shall be subject to a fee of \$83.43.

**SCHEDULE I**

**HEATING PERMIT  
FEES**

Permit fees for the installation of heating and air conditioning units and boilers:

Installation of Heating and Cooling for a new residence	\$83.43/residence
Installation of Heating, Cooling unit or Boiler for Commercial, Institutional and/or Industrial buildings	\$161.34/unit
Installation of distribution system (ductwork, etc.,) Commercial or Industrial buildings	\$161.34/unit space
In-floor (hydronic) heating systems	\$83.43/system

**SCHEDULE J**

**SIGN PERMIT FEES**

No permit shall be issued hereunder until payment of the proper fee for the installation of regulated signs (By-law No. 6407, March 23, 2004) within the Municipality of the Town of LaSalle are paid in full to the Planning and Development Services Department for approval of the plans as herein set forth, which fees shall be calculated as follows:

<b>TYPE OF SIGN</b>	<b>FEE</b>	<b>COMMENTS</b>
Banner	None	
Billboard	\$2.21/ft <sup>2</sup>	
Business	\$83.43 per sign	
Construction Site	\$83.43 per sign	
Development Information	\$83.43 per sign	
Electric Message Board	\$11.14 /\$1,000.00 value	
Fascia – Wall	\$11.14/\$1,000.00 value	
Flashing or Animated	None	Sign Prohibited
Ground	\$11.14/\$1,000.00 value	
Inflatable	None	Sign Prohibited
Off Site	None	Sign Prohibited
Pole	\$11.14/\$1,000.00 value	
Political	None	
Projecting Wall	\$11.14/\$1,000.00 value	
Public and Official	None	
Public Service Information	None	
Real Estate	None	
Roof	None	Sign Prohibited
Others	As assigned by C.B.O.	

**Note**

1. Minimum Permit Fee of \$83.43 applies.

**SCHEDULE K**

**ADDRESS CHANGES**

Changing an address for a Residential Property	\$277.96
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