

BUILDING PERMIT APPLICATION FEES		
<p>Note: Permit fees for construction of buildings and structures, listed by classification of major occupancy, are calculated on the basis of the Gross Floor Area of the building in square meters (square feet is provided for information only), multiplied by the corresponding figure shown below for each occupancy classification or class of permit unless shown otherwise.</p>		
Description		
Minimum Permit Fee	\$ 174.00	
A. NEW CONSTRUCTION & ADDITIONS		
1. Assembly Occupancies - Group A	m²	ft²
School, Church, Restaurant, Theatre, Educational or Recreational Facility	\$ 17.46	\$ 1.63
2. Institutional Occupancies - Group B		
Hospital, Nursing Home, Reformatory, Prison	\$ 19.74	\$ 1.84
3. Residential Occupancies - Group C		
a. Single Family Dwelling, semi-detached dwelling & duplex dwelling, multiple unit dwelling, apartment dwelling, townhouse dwelling, hotels, motels, other residential buildings or parts thereof	m²	ft²
For Dwelling units up to 117 m ² (1,259 ft. ²) gross floor area - Per Dwelling Unit	\$ 1,702.07	
For dwelling units with gross floor area over 117 m ² (1,259 ft. ²)	\$ 14.51	\$ 1.35
b. Residential additions other than as noted in Section 7 (d) below.	\$ 14.30	\$ 1.33
4. Business/Personal Services Occupancies - Group D	m²	ft²
Office, Bank, Medical Office/Clinic, Fire Hall and similar occupancies	\$ 16.42	\$ 1.53
5. Mercantile Occupancies - Group E	m²	ft²
Store, Shopping Mall/Plaza, Shop, Market, Retail Outlet and similar occupancies	\$ 14.31	\$ 1.33
6. Industrial Occupancies - Group F	m²	ft²
Industrial Mall/Plaza/Garage, Plant, Factory, Warehouse, Manufacturing Building	\$ 10.66	\$ 1.00
7. Special Occupancies/Categories	m²	ft²
a. Farm Buildings		
i. New farm buildings (except as noted in ii.)		
Per farm buildings up to 463 m ² (4,984 ft. ²) gross floor area - Per Building	\$ 1,125.76	
For buildings over 463 m ² (4,984 ft. ²) gross floor area	\$ 2.43	\$ 0.23
ii. Additions or alterations for farm buildings		
Farm buildings up to 116 m ² (1,248 ft. ²) gross floor area - Per Building	\$ 283.68	
Farm buildings over 116 m ² (1,248 ft. ²) gross floor area	\$ 2.43	\$ 0.23
iii. New Silos and Grain Bins - Per Building	\$ 283.68	
b. Tents - Per Tent	\$ 174.00	
c. Park model trailer, mobile home, air supported structure - Per Unit	\$ 174.00	
d. Accessory Buildings/Structures: Garage/carport, deck/porch/patio, sunroom/solarium, shed or other accessory building		
For buildings/additions up to 31m ² (337 ft. ²) gross floor area - Per Building	\$ 174.00	
For buildings or additions over 31 m ² (337 ft. ²) gross floor area.	\$ 5.53	\$ 0.52
e. Comm. tower, ped. bridge, wind turbine - per \$1000.00 of estimated value	\$15.32	

B. ALTERATIONS & REPAIRS:		
1. Interior Alterations/Repairs/Tenant	m²	ft²
a.Assembly Occupancies	\$ 5.21	\$ 0.49
b.Institutional, Business/Personal Service and Mercantile Occupancies	\$ 5.91	\$ 0.56
c.Residential Occupancies	\$ 3.62	\$ 0.33
d.Business/Personal Service Occupancies	\$ 4.92	\$ 0.47
e.Mercantile Occupancies	\$ 4.29	\$ 0.40
f.Industrial Occupancies	\$ 3.19	\$ 0.30
2. Alter/replace Roof Structure	\$ 2.66	\$ 0.26
3. Fireplace, Woodstove, Insert, Chimney, or similar - Per unit	\$ 174.00	
4. Construction of barrier free accessibility facilities for existing dwellings	m²	ft²
For buildings or additions up to 31m ² (337 ft ²) gross floor area - Per Building	\$ 174.00	
For buildings or additions over 31m ² (337 ft ²) gross floor area	\$ 5.53	\$ 0.52
C. Private Sewage Systems		
1. New System	\$1,165.68	
2. Holding Tank	\$1,165.68	
3. Replacement Septic Tank Only	\$ 666.10	
4. Leaching Bed Repair Only	\$ 638.35	
D. DEMOLITION:		
1. Buildings less than 100 m ² (1,075 ft ²) in building area - per building	\$174.00	
2. Buildings greater than 100 m ² (1,075 ft ²) in building area - per 100m ²	\$174.00	
E. MISCELLANEOUS:		
1. Permit for partial occupancy of a building not completed (non res.) - Per unit	\$174.00	
2. Permit for the change of use (no construction required)	\$174.00	
3. Transfer of a permit to a new owner	\$174.00	
4. Request for deferral of permit revocation	\$174.00	
5. Permit to move a building/structure	\$174.00	
6. Conditional Permit	\$851.04	
7. Non-Routine inspections or special inspections - Per Hour	\$174.00	
8. Additional plans examination fee (once permit is issued)	\$174.00	
9. One year extension of permit	\$174.00	
10. Re-Inspection Fee (Due to improper work, not ready or similar) - Flat fee	\$174.00	
F. PARTIAL PERMIT/STAGED CONSTRUCTION:		
1. Building Foundation - complete to grade level (plus plumbing)	15% of applicable class	
2. Building shell	75% of applicable class	
3. Building completion	10% of applicable class	
G. PLUMBING		
For plumbing work not included in any of the above classes of permit.	\$174.00	

H. REFUND OF PERMIT FEES	
	Refund Amount
1. Where only administrative functions have been completed (application received)	90%
2. Where administrative and zoning functions have been completed	80%
3. Where administrative, zoning and plans exam. functions have been performed	60%
4. Where the permit has been issued and no field inspections have been performed	50%
5. Refund of 50% less a 5% deduction for each field inspection performed	
6. No fees shall be refunded after twelve(12) months from permit issuance	
I. CONSTRUCTION PRIOR TO PERMIT ISSUANCE:	
Where construction has commenced prior to the issuance of a permit for any class of permit described herein. All applicable permit fees shall be doubled and the minimum permit fee shall be \$348.00	
J. EXPLANATORY NOTES	
1. m ² is the gross area of all floors at or above grade measured from the outer face of exterior walls, outer limits of other supporting structure, and as noted otherwise and includes mezzanines, lofts and habitable attics. (Imperial equivalents have been provided for information purposes.)	
2. Major occupancy classifications are based on the Ontario Building Code.	
3. Plumbing fees are normally included with the permit fees for the applicable class of permit. Fees for plumbing work only are listed in "F" above.	
4. If, in the opinion of the Chief Building Official, the construction cannot be categorized or classed as described in the above schedule, the permit fee shall be (\$17.01) for each \$1,000 of estimated value of construction.	
5. Moving permit authorizes moving only. A separate permit is required for the foundation and other applicable construction.	
6. Notwithstanding the refund provision, no refund shall be made of any amount less than (\$174.00)	
7. Permit Fee Increases are indexed based on the Consumer Price Index, Ontario Series, and are adjusted annually on the first of March.	
K. DEPOSITS	
In addition to fees payable to the above, the following amounts shall be paid at the time of permit issue and shall be held as security by the Township of Wainfleet until completion of the work for which the permit was issued.	
a. Residential Accessory Buildings to be removed as a condition of the issuance of the building permit -	
b. All other Buildings, including dwellings and mobile homes, to be removed as a condition of the issuance of the building permit - \$10,000	
c. For all other building and demolition permits: (i) \$300 - permit fee up to \$200 (ii) \$500 - permit fee from \$201 to \$500 (iii) \$750 - permit fee from \$501 to \$1000 (iv) \$1000 - permit fee over \$1000 The property owner shall be responsible for any damage to municipal property during construction and shall be further responsible to ensure construction is carried out and completed as required by the Ontario Building Code. The property owner shall be responsible for any and all costs associated with the cleanup in the event building materials, waste or soil is spilled or tracked onto public streets by vehicles going to/from the subject land during the course of erection, alteration, repair or demolition.	
d. Tracking of Construction Debris Deposit (i) \$500 for all categories of construction with permit fees exceeding \$1,000.00 The property owner shall be responsible for any and all costs for Works required to repair damage to roads or right of way by vehicles going to/from the subject land during the course of erection, alteration, repair or demolition. Damage Deposit (ii) \$1,200 for all categories of construction with permit fees exceeding \$1,000.00	