



LPRCA FEE SCHEDULE FOR THE ONTARIO *PLANNING ACT*

The following fees have been approved by the Long Point Region Conservation Authority (LPRCA) Board of Directors and are required to be paid by the proponent in order for LPRCA staff to review an application under the Ontario *Planning Act*. The Authority's fee schedule needs to be read in conjunction with the **General Notes for all Application Fees** that follow.

APPLICATION TYPE	FEE
Subdivision and Vacant Land Condominium	
Per Lot	\$ 120.00
Red-line revision minor	\$ 270.00
Red-line revision major	\$ 600.00
Clearance letter per phase	\$ 270.00
Official Plan Amendment	\$ 270.00
Application accompanied by 1 technical report*	\$ 500.00
Application accompanied by 2 technical reports*	\$ 675.00
Zoning By-Law Amendment	\$ 270.00
Application accompanied by 1 technical report*	\$ 500.00
Application accompanied by 2 technical reports*	\$ 675.00
Combined OP/Zoning By-Law Amendment	\$ 500.00
Application accompanied by 1 technical report*	\$ 675.00
Application accompanied by 2 technical reports*	\$ 850.00
Consent (severance)	\$ 270.00
Application accompanied by 1 technical report*	\$ 500.00
Application accompanied by 2 technical reports*	\$ 675.00
Variance	\$ 270.00
Application accompanied by 1 technical report*	\$ 500.00
Application accompanied by 2 technical reports*	\$ 675.00
Site Plan Control	\$ 270.00
Application accompanied by 1 technical report*	\$ 500.00
Application accompanied by 2 technical reports*	\$ 675.00
Complex Application (OPA/ZBL/Site Plan)	\$ 1,250.00
*Additional Technical Report Review Fee to Those Listed Above	
Stormwater Management Studies and Proposed Facilities. Includes all phases of SWM plans from preliminary or conceptual to final engineered design (quality, quantity, erosion control). *NOTE: the technical report(s) listed above does not include stormwater management review. This fee would be in addition to fees listed above.	\$ 1,250.00
Subwatershed Study/Master Drainage Plan or Tributary Study	\$ 1,000.00



LPRCA FEE SCHEDULE FOR ONTARIO REGULATION 178/06

The following fees have been approved by the Long Point Region Conservation Authority's Board of Directors and are required to be paid by the proponent in order for LPRCA staff to review an application for Ontario Regulation 178/06 made under Section 28 of the *Conservation Authorities Act*: Development, Interference with Wetlands and Alterations to Shorelines and Watercourses. The Authority's fee schedule needs to be read in conjunction with the **General Notes for all Application Fees** that follow.

APPLICATION TYPE	FEE
1. Development in Hazard Land (Floodplain, Erosion, Unstable Slope, Valleylands)	
Minor	
Non-habitable ancillary structures (decks, fences, above-ground pools, structures less than 100 ft ²)	\$ 110.00
Non-habitable ancillary structures between 100 ft ² and 500 ft ²	\$ 270.00
Perimeter walls, concrete columns or crawl spaces	\$ 270.00
Repairs/renovations to existing building	\$ 180.00
Additions, new or replacement structures	\$ 270.00
Additions, new or replacement structures requiring engineered plans	\$ 350.00
Fill placement, removal and/or grading (landscaping)	\$ 110.00
Fill placement, removal and/or grading (not requiring engineered plans as determined by LPRCA)	\$ 270.00
Septic system	\$ 270.00
Utilities (street lights, directional drill)	\$ 180.00
Pond maintenance or new ponds where no grading plan is required	\$ 180.00
Other applications not deemed by staff to be "Major" in nature	\$ 270.00
Major - Technical Report Required	
All non-habitable ancillary structures or non-residential buildings greater than 500 ft ² in ground floor area	\$ 270.00
Basements	\$ 500.00
Additions, new or replacement structures	\$ 500.00
Fill placement, removal and/or grading (requiring engineered plans as determined by LPRCA)	\$ 500.00
New ponds (grading plan required)	\$ 270.00
Other applications deemed by staff to be "Major" in nature	varies
Note: where application required additional technical documents and/or unusual review time, compensation may be requested prior to issuing the permit	varies

2. Development and Interference with Wetlands	
Minor: within adjacent lands	
Refer to minor development listed in section 1. above for applicable fee	
Additional technical review fee (e.g., EIS is required as determined by LPRCA staff)	\$ 270.00
Other applications not deemed by staff to be "Major" in nature	varies
Major: greater than 30 m from PSW and 15 from 'other'	
Additions exceeding 50% of the original gross floor area	\$ 270.00
New perimeter wall, crawl space or basement	\$ 270.00
Additional technical review fee (e.g., EIS is required as determined by LPRCA staff)	\$ 270.00
Refer to major development as listed in section 1. above for other applicable fees associated with the category	varies
Major: less than 30 m from PSW and 15 m from 'other'	
Perimeter wall, crawl spaces or basements	\$ 500.00
Additions exceeding 50% of the original gross floor area	
New or replacement structures	
Fill placement, removal and/or grading	
New ponds or in-ground pool	
Additional technical review fee (e.g., EIS is required as determined by LPRCA staff)	\$ 270.00
Other applications deemed by staff to be "Major" in nature	varies
Note: where application required additional technical documents and/or unusual review time, compensation may be requested prior to issuing the permit	varies
3. Alterations to Shorelines and Watercourses	
Minor	
Utilities (directional drill)	\$ 180.00
Docks and Boathouses	\$ 270.00
Dredging	\$ 270.00
Maintenance work on existing structures, including shoreline protection works (slope stability not an issue)	\$ 270.00
Access crossing maintenance and repair	\$ 270.00
Bridges or culverts (replacement/reconstruction)	\$ 270.00
Fill placement, removal and/or grading	\$ 270.00
Major - Technical Report Required	
Dredging and clean-outs	\$ 500.00
New offline pond with overflow or channel connection	\$ 675.00
New watercourse protection structures	\$ 675.00
Channel realignment	\$ 1,000.00
New Lake Erie shoreline protection structures	\$ 1,000.00
Access crossing - new/replacement	\$ 500.00
New bridges, culverts or dams (not covered under LRIA)	\$ 500.00
Placing/removal of fill and/or grading	\$ 500.00
Cut and fill	\$ 675.00
Golf courses	\$ 1,000.00
Note: where application required additional technical documents and/or unusual review time, compensation may be requested prior to issuing the permit	varies

4. General	
Municipal Projects	no charge
On Site Technical Advice Fee (<i>Note : fee will be applied to permit application if submitted within 12 months from inspection</i>)	\$ 270.00
Board Hearing Fee (<i>Note: to be paid prior to calling of Hearing</i>)	\$ 400.00
Violation Notices and/or applications where work has proceeded without authorizations	2nd offence Double Fee
Permit revisions (<i>Note : permit must still be valid and Board Approval may be required</i>)	50% of original fee
Permit renewal (<i>Note : only applicable if applied for prior to expiration date, no modifications have been made to submitted application or changes to applicable legislation. Board Approval required</i>)	\$ 90.00

OTHER FEES ASSOCIATED WITH PLANNING AND REGULATORY SERVICES	FEE
Property Inquiry Solicitor, realtor, other requests for detailed property information <i>Note: Fee will be applied to permit application if submitted within 12 months of inspection</i>	\$ 200.00
GIS Mapping Services	
Tiff or Sid orthoimagery (<i>Note : Data sharing agreement is required</i>)	\$60 /tile (~40 sq.km)
Digital orthoimagery entire watershed (DVD in Sid format)	\$ 565.00
Hardcopy of Orthoimagery	\$10 (8.5"x11")
	\$15 (11"x17")
Photocopies	
Black and White	\$0.10 /page
Colour	\$0.50 /page

GENERAL NOTES FOR ALL APPLICATION FEES

1. The minimum permit fee of \$270 will be paid at the time of filing an application with LPRCA. In the event that the application is placed in a higher category, the difference in fees must be paid prior to issuing a permit. If the application is placed in a lower category LPRCA will reimburse the proponent accordingly.
2. LPRCA reserves the right to levy supplementary fees should the review require a substantially greater level of effort than covered by the standard categories above.
3. All applicable taxes are included.
4. All permits are issued for two years unless otherwise specified.
5. The proponent should contact LPRCA 48 hours prior to commencing permitted activities.
6. It is strongly recommended that the proponent pre-consult with LPRCA and the municipality prior to preparation of the detailed technical report.
7. The fees for technical report review include one comprehensive report review and one revised report review. LPRCA reserves the right to charge a processing fee or additional technical report fees for additional reviews.
8. Fees for multiple applications made for the same parcel within one year will be discounted as follows:
 - a) First application . full fee per lot/application
 - b) Additional applications . 50% of full fee per lot/application
9. Where a Section 28 permit approval is required in addition to the Planning Act approval, the fee may be discounted.
10. Projects carried out by LPRCA or under the supervision of LPRCA Healthy Watershed Services program may be exempt from this fee schedule.
11. All planning applications carried out by or on behalf of a Municipality will be exempt from any fees.
12. This fee schedule is effective as of January 2nd, 2012 and LPRCA reserves the right to revise this fee schedule at any time without notice to adequately cover the costs to provide the service.
13. Fees must be paid prior to the issuance of a permit and can be paid at the administration office by credit card, debit, cash or cheque (made out to the Long Point Region Conservation Authority) or over the phone by credit card.