

SCHEDULE "A"
 TO BY-LAW 2005-91 OF THE CITY OF WELLAND
CLASSES OF PERMITS AND PERMIT APPLICATION FEES

Permit application fees payable upon application for permit shall be as specified in the City Fees and Charges By-law. (By-law 2007-193)

EXCERPT FROM BY-LAW 2006-193, AS AMENDED BY BY-LAW 2008-201

CLASS OF PERMIT	PERMIT DESIGNATION PREFACE	PERMIT APPLICATION FEE ¹⁻¹⁶
1. CONSTRUCTION		
1.1. NEW BUILDING CONSTRUCTION AND ADDITIONS^{6,8}	B	
MAJOR OCCUPANCY⁷		
GROUP A - ASSEMBLY OCCUPANCIES		
School; church; restaurant; daycare; hall; transit; recreation facility; other		\$1.20/ft ²
GROUP B – INSTITUTIONAL OCCUPANCIES		
Hospital; retention facility; nursing home; other		\$1.41/ft ²
GROUP C - RESIDENTIAL OCCUPANCIES		
Single detached dwelling		\$0.91/ft ²
Semi-detached dwelling; duplex dwelling		\$0.91/ft ²
Multiple unit dwellings; apartment building; townhouse		\$0.75/ft ²
Hotels; motels		\$0.75/ft ²
Other residential		\$0.75/ft ²
GROUP D – BUSINESS/PERSONAL SERVICES OCCUPANCIES		
Office; bank; medical; police stations; other		\$1.14/ft ²
GROUP E - MERCANTILE OCCUPANCIES		
Store; shopping mall/plaza; shop; market; retail; other		\$0.91/ft ²
GROUP F – INDUSTRIAL OCCUPANCIES		
Industrial mall/plaza/garage; plant; factory; warehouse; other		\$0.59/ft ²
Industrial buildings with no partitions; no plumbing		\$0.31/ft ²

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and no mechanical		
SPECIAL CATEGORIES/OCCUPANCIES		
Farm building; greenhouse		\$0.15/ft ²
Trailer; air supported structure		\$0.08/ft ²
Tent; temporary fabric structure		\$0.08/ft ² (to maximum of \$146.00)
Houses: ¹⁴		
Garage; carport		\$0.31/ft ²
Covered deck/porch		\$0.31/ft ²
Uncovered deck/porch		\$0.23/ft ²
Sunroom/solarium		\$0.59/ft ²
Shed/accessory building		\$0.31/ft ²
1.2 ALTERATIONS	B	
DESCRIPTION		
Unfinished basement		\$0.23/ft ²
Under pinning foundation		See Note 12
Roof structure		\$0.08/ft ²
Fireplace; woodstove; chimney		\$90.00
Interior Alterations:		
including plumbing and mechanical		\$0.31/ft ²
including plumbing or mechanical		\$0.23/ft ²
excluding plumbing and mechanical		\$0.16/ft ²
Finishing Basement Other Than Houses		\$0.46/ft ²
Houses: ¹⁴		
finishing basement		\$0.23/ft ²
other minor alteration		\$90.00
1.3 PARTIAL PERMIT/STAGED CONSTRUCTION¹¹	B	
All partial permits subject to a surcharge applied to the stage permit value		50%
FOUNDATION STAGE¹¹		

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Complete to grade including or excluding underground services within building		15%
BUILDING SHELL STAGE¹¹		
Completed structural shell stage		40%
Completed architectural shell stage		80%
BUILDING COMPLETION STAGE¹¹		
Includes completed building stage		100%
1.4 PLUMBING ONLY	P	
Fixture; plumbing appliance; stack; interceptor; tank; floor drain; sewage ejector; sump; manhole; catchbasin; rain water leader; other		\$6.18 each
All buried piping including building drain and sewer; building storm drain and sewer; storm drainage piping; water service pipe		\$0.97/lf ¹³
Water distribution pipe inside a building		\$90.00
1.5 MECHANICAL HVAC ONLY	M	
Group A, B, C (except houses), D, E		\$0.06/ft ²
Houses		\$90.00
Group F		\$0.04/ft ²
Commercial type Kitchen Exhaust		\$120.00
1.6 POOL	W	
Public pool		\$312.00
Inground pool		\$101.00
1.7 DESIGNATED STRUCTURE	G	
Retaining wall; pedestrian bridge; crane runway		\$1.59/lf
Communication tower		\$218.00
Other designated structure		\$90.00
2. DEMOLITION	D	
One-family dwelling; buildings less than 3,000 sq. ft. gross area		\$90.00
Other demolitions		\$0.03/ft ²
3. CONDITIONAL¹⁶	C	

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Surcharge		50%
4. USE CHANGE	U	
Permit for the change of use of a building or part thereof		\$90.00
5. SEWAGE SYSTEM	H	
Class 4		\$727.00
Repair of Class 4		\$213.00
Other than Class 4		\$436.00
6. OCCUPANCY	O	
Permit to allow occupancy		
Houses, semi-detached dwellings, townhouses		\$90.00
Other buildings		\$90.00 min ⁴
7. TRANSFER	T	
Transfer of permit to a new owner		\$90.00

NOTES TO SCHEDULE "A":

1. Permit application fee is \$/square foot (ft²), \$/linear foot (lf), or \$ (flat fee).
2. Ft² is gross area of all floors above grade measured from the outer face of exterior walls, unless noted otherwise. Mezzanines, lofts and habitable attics are included.
3. Where there is no floor or exterior walls for the project, ft² is the greatest horizontal area of the structure.
4. \$90.00 paid at application plus \$63/hour for each inspection in excess of one which must be paid prior to issuance of Occupancy Permit.
5. There are no deductions from the gross floor area for openings such as stairs, elevators, shafts, etc.
6. Unfinished basements and crawl spaces are not used in the fee calculation for new construction and additions, and attached garages are not used in the fee calculation for new dwellings.
7. Major occupancy is based upon the Ontario Building Code.
8. New construction and additions include plumbing, HVAC and all other regulated building services/components. (Site servicing fees specified in Section 1.4 plumbing only not included)
9. Minimum permit fee is \$90.00.
10. Revision or amendment to permit is \$63.00/hour with a minimum \$63.00 fee.
11. For a Partial Permit, the percentage shown for the applicable stage of construction (minus the percentage for any previous Partial Permits) must be multiplied by the applicable permit application fee shown for new construction and then increased by a 50% surcharge to obtain the required total fee for that stage.
12. If the work regulated by the permit cannot be described otherwise, the permit application fee shall be \$12.52 for each \$1,000.00 value of work proposed.
13. For water and fire service pipes 4" and greater in diameter the permit application fee is 5% of the estimated value of work as prescribed by the Engineering Department under the Public Utilities Act and under this Act
14. Houses in Special Categories and Alterations includes semi-detached, duplexes, triplexes, and townhouses.
15. See Schedule "G" for deposits which may be required.
16. The fee for a Conditional Permit is equal to the regular permit fee described in Classes 1-7 plus an additional surcharge of 50% of the regular permit fee. If the Conditional Permit also happens to be a Partial Permit, the Partial Permit fee already increased by 50% must be increased by an additional 50% to obtain the required total fee.