

**By-law 2022-91**

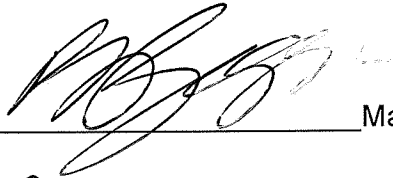
**A By-law of the City of Greater Sudbury to Amend By-law 2022-48  
being a By-law of the City of Greater Sudbury to Establish Miscellaneous  
User Fees for Certain Services provided by the City of Greater Sudbury**

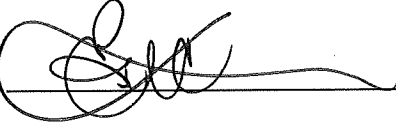
**Whereas** Council of the City of Greater Sudbury deems it desirable to amend By-law 2022-48 being a By-law of the City of Greater Sudbury to Establish Miscellaneous User Fees for Certain Services Provided by the City of Greater Sudbury;

**Now therefore Council of the City of Greater Sudbury hereby enacts as follows:**

1. By-law 2022-48 being a By-law of the City of Greater Sudbury to Establish Miscellaneous User Fees for Certain Services Provided by the City of Greater Sudbury is hereby amended by repealing Schedule "G&I-6" and enacting, in its place and stead, Schedule "G&I-6" attached hereto as Schedule "A" and forming part of this By-law.
2. This By-law shall come into full force and effect upon passage.

**Read and Passed in Open Council** this 31<sup>st</sup> day of May, 2022

  
\_\_\_\_\_  
Mayor

  
\_\_\_\_\_  
Clerk

**Schedule "A"**  
to By-law 2022-91 of the City of Greater Sudbury

**Schedule "G&I-6"**  
**To By-Law 2022-48**  
**Planning Applications**

Note: Fees for these services are not subject to HST

<u>Type of Application</u>	<u>FEE</u>	<u>HST</u>	<u>2022 TOTAL</u>
<b>Processing Fees</b>			
<b>1. Rezoning</b>			
A) Where the application for rezoning is not made concurrently with an application for an Official Plan Amendment			
- Major Rezoning: change in zoning designation except "R1" to "R2"	3,410.00	N/A	3,410.00
- Reclassification or amendment to:			
"R1" to "R2", rezoning to resolve split zoning, title mergers, temporary rezonings or lifting of "H" provisions	1,360.00	N/A	1,360.00
Garden Suit temporary extensions (Notice Fee Included)	690.00	N/A	690.00
Plus: cost of statutory newspaper notice determine in accordance with Section 4 - Statutory Newspaper Notice			
B) Where the application for rezoning is made concurrently with an application for an Official Plan amendment (total fee for Official Plan amendment and rezoning)			
- Major Rezoning: change in zoning designation except "R1" to "R2"	5,450.00	N/A	5,450.00
Plus: cost of statutory newspaper notice determine in accordance with Section 4 - Statutory Newspaper Notice			
C) Request for extension of approval time limits: 50% of above fees for one year extension and 100% for a two year extension			
<b>2. Official Plan Amendment Applications</b>			
Official Plan Amendment Applications	3,410.00	N/A	3,410.00
Plus: cost of statutory newspaper notice determine in accordance with Section 4 - Statutory Newspaper Notice			
Request for extension or rezoning approval and/or Official Plan Amendment time limits - 50% of above fees for one year extension and 100% for a two year extension			

**Schedule "A"**  
to By-law 2022-91 of the City of Greater Sudbury

**Schedule "G&I-6"**  
**To By-Law 2022-48**  
**Planning Applications**

<u>Type of Application</u>	<u>FEE</u>	<u>HST</u>	<u>2022 TOTAL</u>
<b>3. Subdivision and Condominiums</b>			
Draft Subdivision Plan Approvals (Minimum Fee)	3,410.00	N/A	3,410.00
Per Lot	136.00	N/A	136.00
Per Block Where Block is Not Intended for Municipal Use	710.00	N/A	710.00
Per Block Where Block is Intended for Municipal Use		Nil	
<b>Total Fee - a Maximum of \$11,255</b>			
Plus: cost of statutory newspaper notice determine in accordance with Section 4 - Statutory Newspaper Notice			
Deferral of above matters: 50% of application fee with minimum of	260.00	N/A	260.00
Subdivision Administration Fee - Per Lot/Block	210.00	N/A	210.00
Redrafts of subdivision (50% of above fee based on numb of lots or percentage of plan area which is greater)			
Request for subdivision/condominium draft plan extension: 25% for above fees for 3 year extension			
Draft Condominium Plan Approvals	3,410.00	N/A	3,410.00
Plus: cost of statutory newspaper notice determine in accordance with Section 4 - Statutory Newspaper Notice			
<b>4. Statutory Newspaper Notice</b>			
Where Application is made for a rezoning, an Official Plan Amendment, a subdivision or a condominium, in addition to other applicable fees, the cost of Statutory Newspaper Notice as			
A) Where only one of the above types of application is submitted for a property	680.00	N/A	680.00
B) Where two or more of the above types of application are submitted for the same property:			
For the First Type of Application	680.00	N/A	680.00
Plus: Each Additional Type of Application, An Additional	395.00	N/A	395.00
<b>5. Minor Variance or Permission</b>			
Minor Variance or Permission Application (Per Lot Affected) - Processing Fee	780.00	N/A	780.00
Plus: Statutory Newspaper Notice per Property	245.00	N/A	245.00
Sign Variance Applications (Per Lot Affected) - Processing Fee	780.00	N/A	780.00
No Statutory Newspaper Notice for Sign Variance Applications			
Sign Variance Appeal Application - Processing Fee	700.00	N/A	700.00
Minor Variance Application for Hedgerow Height - Processing Fee	67.00	N/A	67.00
Plus: Statutory Newspaper Notice per Property	245.00	N/A	245.00
Deferral or variance, or permission - 50% of the above fees if reactivated within one year from the date of receipt or modified from the original proposal			

**Schedule "A"**  
to By-law 2022-91 of the City of Greater Sudbury

**Schedule "G&I-6"**  
**To By-Law 2022-48**  
**Planning Applications**

<u>Type of Application</u>	<u>FEE</u>	<u>HST</u>	<u>2022 TOTAL</u>
<b>6. Consent Applications</b>			
Consent Application (A Full Consent Fee will apply for each usable remainder)	1,400.00	N/A	1,400.00
Plus: Statutory Newspaper Notice per Property - Regardless of the Number of Lots to be created by the Application	245.00	N/A	245.00
Issuance of Certificates for Applications of Consent and Validation of Title	92.00	N/A	92.00
Validation of Title Applications	1,400.00	N/A	1,400.00
Deferred Applications			
Deferral of consent, validation: 50% of the above fees if reactivated in the original format within 1 year from the date of receipt, full fee, if reactivated after 1 year from the date of receipt or modified from original proposal			
<b>7. Property Standards</b>			
Property Standard Enquiries	81.00	N/A	81.00
<b>8. Site Plans</b>			
Site Plan Control Application Fee			
Up to 500 Sq. M. or up to 10 Residential Units	1,360.00	N/A	1,360.00
501 to 1,500 Sq. M. or 11 to 50 Residential Units	2,060.00	N/A	2,060.00
1,501 to 3,000 Sq. M. or 51 to 100 Residential Units	3,410.00	N/A	3,410.00
Greater than 3,000 Sq. M. or Greater than 100 Residential Units	4,080.00	N/A	4,080.00
Amendments or Extension to Site Plan (Control Agreement Application Fee)	810.00	N/A	810.00
<b>9. NDCA Fees</b>			
Official Plan Amendment	590.00	N/A	590.00
Zoning By-Law Amendment	400.00	N/A	400.00
Consent to Sever	320.00	N/A	320.00
Minor Variance	320.00	N/A	320.00
Site Plan Control Agreement	700.00	N/A	700.00
Plans of Subdivision			
A) Initial Draft	2,370.00	N/A	2,370.00
B) Draft Plan Approval Extension	480.00	N/A	480.00
C) Clearance of Conditions (Per Lot or Block)	40.00	N/A	40.00
<b>10. Front Ending Agreement - Application Fees</b>			
Application to Consider a Request for a Front Ending Agreement	810.00	N/A	810.00
<b>11. Part Lot Control Exemption</b>			
	1,400.00	N/A	1,400.00
<b>12. Radio Communication and Broadcasting Antenna Systems</b>			
Antenna Systems - Non-exempt	1,830.00	N/A	1,830.00
Antenna Systems - Exempt		Nil	
<b>13. Inquiry Letters concerning Site Plan Compliance</b>			
	145.00	N/A	145.00
<b>14. Pre-consultation</b>			
Fee will be credited to related planning application submitted within 1 year (or 18 months in case of an environmental impact study) from the date of the pre-consultation meeting	345.00	N/A	345.00
<b>15. Deeming By-Law - lifting or rescinding</b>			
	740.00	N/A	740.00
<b>16. Peer Review of Reports</b>			
Applicants shall provide an initial fee as a deposit and will be invoices for any additional amounts to the full cost of the peer review. Applicants will be refunded where the cost of the peer review is less than the initial deposit.	3,420.00	N/A	3,420.00