

THE CORPORATION OF THE VILLAGE OF WARFIELD

**BYLAW #725**

A BYLAW TO AMEND BYLAW NO. 629, BUILDING BYLAW, 2003

WHEREAS section 194 of the *Community Charter* authorizes Council, by bylaw, to impose a fee payable for all or part of a service of the municipality;

WHEREAS the Council of the Village of Warfield deems it necessary to amend its Building Permit Fees;

NOW THEREFORE, the Council of the Village of Warfield, in open meeting assembled, hereby ENACTS AS FOLLOWS:

**SHORT TITLE**

1. (1) This Bylaw may be cited as the “**Building Bylaw Amendment Bylaw, 2008(1)**”.

**AMENDMENT**

2. (1) The Village of Warfield Building Bylaw #629 is hereby amended by deleting section 12 – Fees and Charges and inserting a new section 12.
- (2) The Village of Warfield Building Bylaw #629 is hereby amended by adding Schedule ‘A’, attached and forming part of this bylaw.

12. **FEES AND CHARGES**

- 12.(1) In addition to applicable fees and charges required under other bylaws, a permit fee, calculated in accordance with Schedule ‘A’ to this bylaw, shall be paid in full prior to issuance of any permit under this bylaw.
- 12.(2) An application made for a building permit shall be accompanied by the appropriate plan-processing fee as set out in Schedule ‘A’ to this bylaw.
  - i) the plan-processing fee is non-refundable and shall be credited against the building permit fee when the permit is issued;
  - ii) an application shall be cancelled and the plan-processing fee forfeited if the building permit has not been issued and the permit fee paid within 180 days of the date of written notification to the owner that the permit is ready to be issued;
  - iii) when an application is cancelled, the plans and related documents submitted with the application may be destroyed.

- 12.(3) The owner may obtain a refund of the permit fees set put in Schedule ‘A’ to this bylaw when a permit is surrendered and cancelled before any construction begins provided:
  - i) the refund shall not include the plan-processing fee paid pursuant to section 12.(2) of this bylaw; and
  - ii) no refund shall be made where construction has begun or an inspection has been made.
- 12.(4) Where, due to non-compliance with this bylaw, more than two inspections are necessary when one inspection is normally required, for each inspection after the second inspection, a re-inspection charge as set out in Schedule ‘A’ to this bylaw shall be paid prior to additional inspections being performed.
- 12.(5) For a required permit inspection requested to be done after the hours during which the offices of the Village of Warfield are normally open, an inspection charge shall be payable based on the time actually spent in making such inspection, including travel time, as set out in Schedule ‘A’ to this bylaw.
- 12.(6) An inspection charge, as set out in Schedule ‘A’ to this bylaw, shall be payable in advance for a voluntary inspection to establish compliance of or to obtain a report on the status of an existing building or structure for which a permit is sought under this bylaw.
- 12.(7) An administrative charge, as set out in Schedule ‘A’ to this bylaw, shall be payable in advance for removal of a charged placed on the title of property pursuant to s. 57 of the *Community Charter*.

**ENACTMENT**

- 3. (1) If any section, subsection, sentence, clause or phrase of this Bylaw is for any reason held to be invalid by the decision of a court of competent jurisdiction, the invalid portion shall be severed and the part that is invalid shall not affect the validity of the remainder.
- (2) This Bylaw shall come into full force and effect on the final adoption thereof.

READ A FIRST TIME  
 READ A SECOND TIME  
 READ A THIRD TIME  
 RECONSIDERED AND FINALLY ADOPTED

this 18<sup>th</sup> day of February 2008  
 this 18<sup>th</sup> day of February 2008  
 this 18<sup>th</sup> day of February 2008  
 this 3<sup>rd</sup> day of March, 2008

\_\_\_\_\_  
 Mayor

\_\_\_\_\_  
 Corporate Administrative Officer

**THE CORPORATION OF THE VILLAGE OF WARFIELD**  
**BYLAW #725**  
**SCHEDULE 'A'**

**A. BUILDING PERMIT FEES**

The Schedule of fees to be charged for the issuance of a permit under this Bylaw is as follows:

**Declared or Assessed Value**

The permit fee for the construction, reconstruction, addition, extension, alteration and repair of any buildings or any other work requiring a permit and not specifically listed here;

Minimum fee:.....\$40.00

\$8.00 per \$1,000.00 or portion thereof.

**The fee for each plumbing fixture, which includes all traps and hot water tanks, shall be:**

\$10.00 per fixture when issued in conjunction with a Building Permit or

\$10.00 per fixture plus \$75.00 flat rate when issued separately from a building permit.

**B. NON-REFUNDABLE APPLICATION FEE**

**Every permit application shall include a non-refundable application fee:**

**Actual Permit Fee up to \$10,000.00 of construction cost;**

\* \$ 50.00 for each application \$10,000.00 to \$50,000.00;

\* \$150.00 for each application valued over \$50,000.00.

\* **This fee will be applied against the cost of the permit.**

**C. RELATED BUILDING PERMIT FEES**

Re-inspection Fee .....\$75.00

Demolition Fee.....\$50.00

Moving permit .....\$75.00

Temporary Building Permit .....\$75.00\*\*

Mobile Home or Modular Home Placement.....\$75.00\*\*

Minimum Inspection Fee .....\$50.00

**\*\*Plus construction values of new work on-site such as foundations, basements, additions and plumbing.**

**D. BUILDING PERMIT REFUNDS**

Where a permit has been issued pursuant to this Bylaw and construction has not commenced:

- 75% of the permit fee may be refunded upon application for the cancellation of the permit;
- No refund in the amount of less than \$50.00 shall be made;
- Applications for refunds must be received within 12 months of permit issuance.

**E. NOTICE ON TITLE**

Administrative charge to remove.....\$200.00