

THE CORPORATION OF THE TOWNSHIP OF RAMARA

BYLAW NO. 2013.32

A BYLAW TO AMEND BYLAW 2011.21 BEING A BYLAW RESPECTING  
THE CONSTRUCTION, DEMOLITION AND CHANGE OF USE PERMITS,  
INSPECTIONS AND OTHER RELATED SERVICES

**WHEREAS** Section 7 of the Building Code Act, 1992 as amended, empowers Council to pass certain bylaws respecting construction, demolition, change of use, transfer of permits, inspections, the setting and refund of fees and related matters.

**AND WHEREAS** the Township passed Building Bylaw 2011.21 on March 14, 2011.

**AND WHEREAS** it is the desire of the Council of the Corporation of the Township of Ramara to repeal and replace Schedule "A" of Bylaw 2011.21 being the classes of permits and permit fees.

**NOW THEREFORE** the Corporation of the Township of Ramara enacts as follows:

1. THAT Schedule "A" of Bylaw 2011.21 be repealed and replaced with Schedule "A" attached hereto.
2. THAT this Bylaw shall come into force and take effect on the date of passing.

**BYLAW READ A FIRST, SECOND AND THIRD TIME AND PASSED THIS 22<sup>ND</sup> DAY OF APRIL 2013.**

  
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WILLIAM DUFFY, MAYOR

  
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JANICE E. MCKINNON, CLERK

**SCHEDULE "A" TO BYLAW 2011.21  
CLASSES OF PERMITS AND PERMIT FEES**

		\$ Per ft <sup>2</sup>	\$ Min Fee
Group A & B Occupancies (Assembly / Institutional Use)	New or Additions	0.85	387.00
	Internal Renovations / Floor Layout	0.45	387.00
Group C Occupancies (Residential Use)	New or Additions	1.05	387.00
	Internal Renovations / Floor Layout	0.55	387.00
	Attached Garages	0.35	304.00
	Car Port Attached to House	0.30	304.00
	Accessory Buildings	0.55	304.00
	Decks/ Landings < 108ft <sup>2</sup>		166.00
	Decks/ Landings > 108ft <sup>2</sup>	0.15	304.00
	Porch (with roof but unenclosed walls)	0.25	304.00
	Finished Basements – Creation of new living space in a Single Family Dwelling only	0.25	277.00
Group D & E Occupancies (Commercial / Office Use)	New or Additions	0.80	387.00
	Internal Renovations	0.30	387.00
Group F Occupancies (Industrial Use)	Shell	0.50	387.00
	Internal Fit Up	0.55	387.00
	Parking Garages	0.55	387.00
Farm Buildings	New or Addition	0.35	387.00
	Tarp/ Tent Structures	0.15	387.00
Transfer Permit	To be used to issue a new owner a permit where ownership changes occur during or prior to the expiration of any permit previously issued.		111.00
File Opening Fee	Administrative		28.00

**STRUCTURES**

		Rate
Retaining Walls	Exceeding 1000 mm in exposed height adjacent to public property, access to a building, or private property to which the public is admitted.	\$7.20 per Lineal Meter Minimum \$138.00
Storage Tanks	Aboveground and Underground	\$221.00 per tank
New Foundation	Per Project	\$221.00
New Roof Structure	Per Project	\$221.00
Signs	a) A ground sign that exceeds 7.5 m is height above the adjacent ground, or b) A projecting sign that weighs more than 115 kg, or c) A roof sign that has a face that is more than 10 m <sup>2</sup>	\$138.00 per sign. Where multiple signs are to be installed on the same property at the same time, the applicable permit fee noted shall be applied to only 1 sign. The other signs shall be charged ½ the applicable permit fee noted above.
Temporary Structures	Tents occupying an area greater than 60 m <sup>2</sup>	\$138.00 per tent
	Construction and Sales Trailers	\$138.00
Exhaust Ventilation Hood	Commercial Equipment	\$221.00
Windmill	Having a rated output ≥ 3 km	\$221.00
Solar Collector	Mounted on a building and has a face area ≥ 5 m <sup>2</sup>	\$221.00
Communication Tower	Exceeding 16.2 m above ground level	\$221.00
Crane Runway		\$221.00
Dish Antenna	Mounted on a building and has a face area ≥ 5 m <sup>2</sup>	\$221.00
Outdoor Pool	With a depth ≥ 3.5 m at any point	\$304.00
Pedestrian Bridge	Appurtenant to a building	\$304.00
Dust Collector		\$221.00

**MISCELLANEOUS**

Demolition	Demolition of all or part of a building or structure	\$138.00 per structure \$83.00 fire or natural disaster
Change of Use (Pursuant to section 10.(1) of the Building Code Act)	Application review	\$166.00
	Where a building permit is <u>not</u> required	\$83.00 refund
	Where a building permit is issued (with no construction)	No refund
	Where a building permit is issued (with construction)	Applicable permit fees apply less application review fee stated above
Heating Ventilation and Air Conditioning	Where no other construction is proposed	\$221.00
Life Safety Systems Retrofit other than Residential	Fire alarms	\$221.00
	Sprinklers	\$0.05 per ft <sup>2</sup> Minimum \$138.00
	Emergency lighting	\$33.00 each Minimum \$138.00
	Emergency power	\$221.00
	Fire suppression system other than a sprinkler system	\$138.00 per system
Masonry or Prefab. Steel Chimney	Replacement of existing units only	\$138.00 per flue
Solid Fuel Burning Appliance	Fireplace, woodstove, etc.	\$221.00 each
LCBO Inspection		\$138.00

**ON SITE SEWAGE AND PLUMBING SYSTEMS**

New Installation	Class 4 sewage system (per system)	\$443.00	
	Class 2,3 or 5 sewage system (per system)	\$304.00	
Change of Use to Property	"Type 1" A detailed review required	Where <u>no</u> alteration to existing sewage system is required	\$166.00
		Alteration to existing sewage system required	\$304.00
		Where a <u>new</u> sewage system is required	\$443.00
	"Type 2"	Simple confirmation via file records	\$55.00
Mandatory On-Site Sewage Maintenance Inspection Program (O/reg 315/10)	Administration fee and inspection	\$150.00	
Note: All Type 1 Change of Use permit applications shall be accompanied by a base amount of \$166.00, additional fees where required, will be due prior to the issuance of the permit.			
Alteration or Repair	Where no change of use is proposed	\$304.00	
Plumbing Permit (To be used in the compliance with Part 7 of the Ontario Building Code)	Basic fee	\$111.00	
	Fixtures	\$13.00 each	
	Water service connection fee	\$138.00	
	Drains/sewer connection fee	\$138.00	
	Conversion from septic	\$138.00	
	Stack	\$11.00 each	
	Private servicing sanitary	\$2.20 per linier meter	
	Private servicing storm	\$2.20 per linier meter	
	Manhole	\$22.00 each	
	Catch basin	\$22.00 each	
	Domestic water service	\$2.20 per linier meter	
	Fire main	\$2.20 per linier meter	
	Fire hydrant	\$22.00 each	
	Backflow preventer	\$166.00 device	