



# 2022 User Fee & Rate Adjustments

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# Introduction

In addition to funding through general taxation, some services make a direct charge for a service or good. This is called a User Fee. All proposed user fees are set in accordance with the *User Fees and Subsidies Policy* (CFO010), which considers the full costs for providing the good or service, market demand and the extent of public benefit derived from the good or service.

Target long-term tax support rates (i.e. the proportion of the service's full costs that are expected to be recovered through tax funding vs user fees) were approved by Council in report C2018-0586 on 2018 May 16. Council then passed the actual rates and fees as part of the approvals associated with the One Calgary 2019-2022 Service Plans and Budgets ([C2018-1158 Attachment 3](#)). The annual adjustments process allows for changes and updates to fees and rates for future years within the cycle ([C2019-1052 Attachment 9](#) and [C2020-1215 Attachment 15](#)) as necessary.

The City continues to be responsive to the impacts of COVID-19 and shifts in the global and local economy. We are adapting to the needs of our citizens and offering a series of relief measures to help Calgarians and businesses. These include:

- User Fees adjustments approved at the 2020 Mid-Cycle Adjustments ([C2020-1215 Attachment 15](#)) to minimize the financial impacts on Calgarians:
  - Adjustments to Calgary Transit Fares and User Fees for 2021 and 2022:
    - Public Transit User Fees for 2021 were held at 2020 levels; and
    - Public Transit User Fees for 2022 were reduced to previously approved 2021 levels.
  - Adjustments to Waste & Recycling rates for 2021:
    - Black, Blue and Green cart rates for 2021 were kept at 2020 levels; and
    - The basic sanitary waste disposal rates for 2021 was held at 2020 levels.
  - Adjustments to Water Utility related Services rates for 2021 and 2022:
    - Water Treatment & Supply rates were reduced for 2021 and 2022;
    - Previously approved Wastewater Collection & Treatment rates were revised to smaller rate increases for 2021 and 2022; and
    - Stormwater Management rates were kept constant with no rate increases for 2021 and 2022.
- In addition, on 2021 April 12 Council approved the extension of the Planning & Development Fee relief measures until 2021 December 31 ([C2021-0420](#)). Through this recommendation The City deferred Planning & Development fees and also waived fees for special function tents, which allowed customers to increase the amount of space for their business activities while also adhering to recommended health guidelines.

As 2022 quickly approaches, Administration seeks Council approval to enact the recommended user fee and rate changes contained in the following pages of this attachment.

# Summary

Service	Fee Adjustment for 2022	Reason for Adjustment
<p><b>Building Safety and Development Approvals</b></p>	<p>Conclusion of the Secondary Suites amnesty period for registry fees.</p> <p>5 per cent reduction of base fees for 2022.</p> <p>Updates to “2022 Building &amp; Trade Permit Fee Schedule” to include a new column for the Safety Codes Council fee, and updates to the Total Fees column to reflect the true cost of a permit.</p>	<p>2021 December 31 marks the conclusion of two (2) Council approved items:</p> <ul style="list-style-type: none"> <li>• The Planning &amp; Development Fee relief measures (C2021-0420); and</li> <li>• The Secondary Suites amnesty period for registry fees.</li> </ul> <p>To continue to support development and stimulate economic growth in Calgary, The City is recommending a 5 per cent reduction in Building Safety and Development Approval base fees.</p> <p>In addition, updates to the “2022 Building &amp; Trade Permit Fee Schedule” are included to reflect the existing Safety Codes Council fee; this change will help customers to better understand the true cost of a permit.</p>
<p><b>Fire Inspections &amp; Enforcement</b></p>	<p>Fee Description has been revised to:</p> <p>“Photographs – Applicants are charged the Service Fee for the respective year for the first five (5) photos.</p> <p>Upon request, applicants may receive all additional relevant and releasable photos as a package at \$1 per photo.”</p>	<p>Improved value for customers and a more streamlined and efficient process.</p>

Service	Fee Adjustment for 2022	Reason for Adjustment
<p><b>Parks &amp; Open Spaces</b></p>	<p>For-Profit Festival Park Fee postponed until 2023.</p>	<p>For-Profit Festival Park Fee: This \$1 per-day, per-ticket surcharge was approved by Council in 2019 to support park festival site improvements. Due to COVID-19, the implementation of the fee in 2020 and 2021 was postponed.</p> <p>To help for-profit event organizers relaunch their events, The City is proposing to postpone implementation of this new fee to 2023.</p>
<p><b>Waste &amp; Recycling</b></p>	<p>Black, blue and green cart rates and the basic sanitary waste disposal rate will be held at 2021 levels.</p> <p>Residential cart fees and basic sanitary waste rate for 2022 in schedule “B” of the Waste &amp; Recycling Bylaw will match the fees from the 2021 schedule.</p>	<p>To reduce the financial impact to Calgarians, black, blue and green cart rates for 2022 will be held at 2021 rates. In addition, the basic sanitary waste disposal rate for 2022 will also be held at 2021 levels. This reduces the financial impact on businesses and residents that use The City’s waste management facilities.</p>

# Recommended Fee Schedules and Bylaws

User fees are approved by Council in one of two ways, either (1) by resolution of Council; or (2) via a bylaw. The first table below contains the recommended fee schedule and rate increase approvals that occur via resolution while the second table contains the recommendations for fee approvals that occur via bylaw.

## Fee Approvals via Resolution

ATT #	Page #	Service
7A	7	Building Safety
7B	11	Development Approvals
7C	17	Fire Inspections & Enforcement
7D	18	Parks & Open Spaces

## Fee Approvals via Bylaw

ATT #	Page #	Service
7E	19	Waste & Recycling

# Building Safety

See revised 2022 schedules on subsequent pages.



# 2022 Building & Trade Permit Fee Schedule

R2022-01

## Building Permits

Category	Application Type	Permit Processing Fee	Permit Base Fee	Safety Codes Council Fee (4%)	Total Fee	Fee calculator
Commercial <sup>2,3,12</sup>	New buildings other than residential or multi-family	\$112	\$10.14 / \$1,000 of construction value	Varies (\$4.50min.)	Varies (\$116.50 min.)	<a href="#">Commercial</a>
	Alterations to commercial and multi-family	\$112	\$10.14 / \$1,000 of construction value	Varies (\$4.50min.)	Varies (\$116.50 min.)	<a href="#">Commercial</a>
					Varies (\$116.50 min.)	<a href="#">Hotel</a>
					Varies (\$116.50 min.)	<a href="#">Warehouse</a>
					Varies (\$116.50 min.)	<a href="#">Care facilities</a>
		Multi-family - high rise non-combustible construction	\$112	\$10.14 / \$1,000 of construction value	Varies (\$4.50min.)	Varies (\$116.50 min.)
	Multi-family - low rise wood-frame construction	\$112	\$10.14 / \$1,000 of construction value	Varies (\$4.50min.)	Varies (\$116.50 min.)	<a href="#">Low Rise</a>
Demolition <sup>2,12</sup>	Demolition or relocation of building	\$112	\$1.44 / square metre	Varies (\$4.50min.)	Varies (\$116.50 min, \$4,624 max)	<a href="#">Demolition</a>
Residential <sup>2,3,11,12</sup>	New Single, Semi-detached or Duplex Dwelling	\$112	\$10.14 / \$1,000 of construction value	Varies (\$4.50min.)	Varies (\$116.50 min.)	<a href="#">New Homes</a>
Residential alterations <sup>2,8,12</sup>	Basement, garage, addition under 400 square feet	\$112	\$209	\$12.84	\$333.84	
	New secondary suite	\$112	\$276	\$15.52	\$403.52	
	Existing secondary suite	\$112	\$86	\$7.92	\$205.92	
	New backyard suite	\$112	\$1,140	\$50.08	\$1,302.08	
	Carport, hot tub, swimming pool, interior renovation, fireplace, retaining wall, deck, porch, garage renovations and garage additions	\$112	\$86	\$7.92	\$205.92	
	Addition over 400 square feet	\$112	\$1,140	\$50.08	\$1,302.08	

## Trade Permits

Category	Application Type	Permit Processing Fee	Permit Base Fee	Safety Codes Council Fee (4%)	Total Fee	Fee calculator
Electrical / Gas / Mechanical and Plumbing <sup>2,11,12</sup>	Trade Permit	\$112	\$9.79 / \$1000 of construction value <sup>3</sup>	Varies (\$4.50min.)	Varies (\$116.50 min.)	<a href="#">Trade Permit</a>
	Homeowner Permit	--	\$112	\$4.50	\$116.50	<a href="#">Trade Permit</a>
Electrical <sup>2</sup>	Annual Electrical Permit	--	\$156	\$6.24	\$162.24	<a href="#">Trade Permit</a>

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# 2022 Building & Trade Permit Fee Schedule

R2022-01

## Additional Fees

Category		Permit Processing Fee	Permit Base Fee	GST	Total Fee
Extensions <sup>2</sup>	For all building and trade permits	\$112	--	--	10% of the permit fee (\$112 min., \$8,852 max)
Re-instatement <sup>2,6</sup>	All applications	--	--	--	50% of the original permit fee
Inspections <sup>5</sup>	Additional inspection	--	\$119	\$5.95	\$124.95
	Additional inspection - Homeowner Permit	--	\$76	\$3.80	\$79.80
	Re-inspection	--	\$150	\$7.50	\$157.50
	Safety inspection	--	\$5,620	\$281.00	\$5,901
	Weekend / Statutory holiday inspection	--	\$180 / hour (\$720 min.)	\$9.00 (\$36.00 min.)	\$189 / hour (\$756 min.)
Lot grading <sup>9</sup>	Single, semi-detached, duplex dwellings and multi-family developments less than 10 units	--	--	--	\$20 / ground floor unit
	Multi-family developments of 10 or more units, up to and including 3 storeys	--	--	--	\$100 + \$10 / ground floor unit
	Multi-family developments with more than 3 storeys, commercial developments, and industrial developments	--	--	--	\$80 / ha (\$80 min.)
Partial Permit	Buildings other than Single, Semi-detached, or Duplex	--	--	--	\$1.44 / sq. m. of Building Area (\$112 min., \$4,420 max)
	Single, Semi-detached or Duplex Dwelling	--	--	--	\$94 / unit
Other	Occupancy Permit	--	--	--	\$230
	Additional Plans Review <sup>2,7</sup>	--	\$119 / hour	--	\$119 / hour
	Building safety inspection for business licence approval	--	\$71	--	\$71
	Water fee <sup>10</sup>	--	--	--	\$26.13/residential dwelling unit

### NOTES:

Note 1: Refunds: the policy on refunds is as follows. Where an applicant submits a written request to cancel an application listed on this schedule:

- Building Permits: 25% of the original fees paid will be withheld, subject to a minimum of \$112
- Electrical, Gas, Mechanical, and Plumbing Permits: 10% of the original fees paid will be withheld, subject to a minimum of \$56

Note 2: Safety Codes Council Levy: the Safety Codes Council Fee is set by the Alberta Safety Codes Council and is listed in this note for convenience only. The Safety Codes Council fee is 4% of the permit fee, per transaction (\$4.50 min., \$560 max)

Note 3: Building and Trade Permit Construction Value: construction value for building permits and trade permits is defined as follows: when the applicant provides labour and material, the permit fee will be based on the total value of the labour and material. When an applicant provides only labour, the permit fee will be based on the charge to the customer for all work performed plus the value of all materials supplied by the customer. If only materials are provided, the permit fee must include a reasonable cost for labour as well as the cost for materials.

Note 4: Building Area: for the purposes of calculating Partial Permit fees, Building Area is as defined by the Alberta Building Code

Note 5: GST: GST is included in the total fee rate, in compliance with the Excise Tax Act, which regulates GST applicability on the supply of select services by municipalities.

Note 6: Permit Re-instatement Fee: a building, gas, mechanical, or electrical permit that has expired may be re-instated by the office at the written request of an application within thirty (30) days of expiry, provided no changes are made in the documents submitted with the application, and the re-instatement fee has been paid.

Note 7: Additional Plans Review: applies to all permit types other than residential.

Note 8: Residential Alterations: the Permit Processing Fee is charged per permit. The Permit Base Fee is charged per each individual scope.

Note 9: Lot grading: Lot grading fees are set by the Lot Grading Bylaw 32M2004. They are listed on this schedule for convenience only.

Note 10: Water fee: Water fee is set by the Water Utility Bylaw 40M2006. It is listed on this schedule for convenience only.

Note 11: Electrical, gas, mechanical and plumbing trade permits are included in the Building Permit fee for new single, semi-detached, or duplex dwellings.

Note 12: If an applicant begins work prior to receiving a permit, the applicant will be charged double the permit fee.



# 2022 Planning Documents & Records Fee Schedule

R2022-01

## Subscriptions

Category	Subscription Type	Base Fee	GST	Total Fee
Builder's Report	Listing of Building Permit applications for new single-family and two-family developments	\$34 / month	--	\$410 / year
	Listing of Building Permit applications for multi-family developments	\$34 / month	--	\$410 / year
Register	Listing of all Building Permit applications	\$9.50 / week	--	\$494 / year
	Listing of all Tenancy Change applications issued	\$2.50 / week	--	\$130 / year
Other	Specialized one time report	\$238	--	\$238

## Property Records

Category	Search Type	Base Fee	GST	Total Fee
Property Research	Commercial / multi-family parcels	\$95	--	\$95
	Commercial / multi-family / residential parcels - micro-film search for building permit from 1959-1979	\$30	--	\$30
	Development site servicing plans (DSSP)	\$52	--	\$52
	Residential parcels	\$52	--	\$52
	Trade permits - commercial and residential	\$30 / permit	--	\$30 / permit
	Permit history report - commercial and residential	\$30 / address	--	\$30 / address
Additional fees	Additional files and roll plans (commercial, residential, and DSSPs)	\$30 / each	--	\$30 / each
	Additional research hours	\$78 / hour	--	\$78 / hour
	Copies of plans - paper format	\$14 / sheet	--	\$14 / sheet
	Copies of plans - digital	\$7.50 / sheet	--	\$7.50 / sheet
	Copies of plans - digital in CD format	\$7.50 / CD	--	\$7.50 / CD
	Copies of other documents - 8.5" x 11" and 8.5" x 14"	\$0.55 / page	--	\$0.55 / page
	Copies of other documents - 11" x 17"	\$1.05 / page	--	\$1.05 / page

## Policy Reports

Document Name	Free online copy	Print Fee	GST	Total Fee
Land Use Bylaw 1P2007	Yes	\$131	\$6.55	\$137.55
Calgary Municipal Development Plan (MDP)	Yes	\$65	\$3.25	\$68.25
Calgary Transportation Plan (CTP)	Yes	\$43	\$2.15	\$45.15
All other supporting policies (ARP, ASP, etcetera)	varies	\$0.54 / page	\$0.03 / page	varies

### NOTES:

Note 1: *Calgary Planning Commission agendas*: the Calgary Planning Commission agendas are available free of charge on [calgary.ca](http://calgary.ca).

Note 2: *Policy Documents*: select policy documents are available free of charge on [calgary.ca](http://calgary.ca).

Note 3: *Subscriptions*: subscriptions are provided to subscribers digitally, with the exception of the Calgary Planning Commission agendas.

Note 4: *GST*: GST is included in the total fee rate, in compliance with the Excise Tax Act, which regulates GST applicability on the supply of select services by municipalities.

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# Development Approvals

See revised 2022 schedules on subsequent pages.



# 2022 Planning Applications Fee Schedule

R2022-01

Estimate your application fee using the [Planning Applications Fee Calculator](#)

## Development Permits

<i>Residential</i>		<i>Base Fee</i>	<i>Grades Fee</i>	<i>DCP Fee</i>	<i>Ad Fee</i>	<i>GST</i>	<i>Total Fee</i>
Additions	to Manufactured Home - 10 m <sup>2</sup> and under	\$182	--	--	--	--	<b>\$182</b>
	to Manufactured Home - over 10 m <sup>2</sup>	\$295	--	\$155	--	--	<b>\$450</b>
	to Single, Semi-detached & Duplex Dwellings in the Developed Area - 10 m <sup>2</sup> and under	\$365	--	--	\$30	--	<b>\$395</b>
	to Single, Semi-detached & Duplex Dwellings in the Developed Area - over 10 m <sup>2</sup>	\$590	\$472	\$155	\$30	--	<b>varies</b>
New	Secondary Suite / Backyard Suite	\$262	--	\$155	\$30	--	<b>\$447</b>
	Contextual dwellings in the Developed Area <sup>2</sup>	\$373	\$472	\$233	--	--	<b>\$1,078</b>
	Development Design Guidelines (tract housing)	\$590	--	--	\$30	--	<b>\$620</b>
	Home Occupation - Class 2	\$427	--	--	\$30	--	<b>\$457</b>
	Manufactured Home	\$562	--	\$233	--	--	<b>\$795</b>
	Multi-residential development, townhouses, rowhouses - discretionary use or relaxations <sup>3</sup>	\$795 + \$47/ unit	--	\$233	\$30	--	<b>varies</b>
	Multi-residential development, townhouses, rowhouses - permitted use <sup>3</sup>	\$795 + \$47/ unit	--	\$233	--	--	<b>varies</b>
	Single Detached, Semi-detached & Duplex Dwellings in the Developed Area <sup>2</sup>	\$1,124	\$472	\$233	\$30	--	<b>\$1,859</b>
	Relaxations	Proposed structures that do not meet all rules of Land Use Bylaw 1P2007	\$365	--	\$155	\$30	--
	Existing structures that do not meet all rules of Land Use Bylaw 1P2007 <sup>10</sup>	\$159	--	--	\$30	--	<b>\$189</b>
Renovations	Multi-residential development, townhouses, rowhouses - permitted use	\$656	--	\$155	--	--	<b>\$811</b>
	Multi-residential development, townhouses, rowhouses - discretionary use or relaxations	\$656	--	\$155	\$30	--	<b>\$841</b>
<i>Commercial / Industrial / Mixed Use</i>		<i>Base Fee</i>	<i>DCP Fee</i>	<i>Ad Fee</i>	<i>GST</i>	<i>Total Fee</i>	
Additions / New <sup>3</sup>	Commercial buildings	\$0.76/ sq. m. of GFA (\$1,732 min.)	--	\$233	\$30	--	<b>varies</b>
	Mixed use buildings	\$0.76/ sq. m. of commercial GFA (\$1,732 min.) + \$795 + \$47 per dwelling unit	--	\$233	\$30	--	<b>varies</b>
	Mezzanine / interior second floor addition - permitted use (no relaxations)	\$590	\$155	--	--	<b>\$745</b>	
	Mezzanine / interior second floor addition - discretionary use or relaxations	\$590	\$155	\$30	--	<b>\$775</b>	
Change of Use	Permitted use (no relaxations, no changes to site plan)	\$190	--	--	--	<b>\$190</b>	
	Discretionary use or relaxations required (no changes to site plan) <sup>3</sup>	\$594	--	\$30	--	<b>\$624</b>	
General	Excavating, stripping & grading	\$1,114	--	\$30	--	<b>\$1,144</b>	
	Outdoor cafes	\$590	\$233	\$30	--	<b>\$853</b>	
	Retaining walls (commercial/industrial sites and sites that span multiple parcels)	\$931	\$155	\$30	--	<b>\$1,116</b>	
	Special function / event	\$361	\$233	\$30	--	<b>\$624</b>	
	Surface parking lots	\$1,114	\$233	\$30	--	<b>\$1,377</b>	
	Temporary structures (including portable classrooms)	\$931	--	\$30	--	<b>\$961</b>	
	Renovations <sup>3</sup>	Change(s) to site plan (i.e. landscaping, parking, access)	\$1,552	\$155	\$30	--	<b>\$1,737</b>
	Exterior renovations	\$590	\$155	\$30	--	<b>\$775</b>	
Signs	Permitted use (no relaxations)	\$95	--	--	--	<b>\$95</b>	
	Discretionary use or relaxations required	\$636	\$155	\$30	--	<b>\$821</b>	
<i>Additional Fees</i>		<i>Base Fee</i>	<i>DCP Fee</i>	<i>Ad Fee</i>	<i>GST</i>	<i>Total Fee</i>	
	Calgary Planning Commission (CPC) fee <sup>3</sup>	\$620	--	--	--	<b>\$620</b>	
	Planning approval for Business Licence applications	\$39	--	--	--	<b>\$39</b>	
	Revised Plans application	50% of the applicable current base fee (\$776 max.)	--	--	--	<b>varies</b>	
	Reactivation fee	50% of the applicable current base fee (\$1,429 max.)	--	--	--	<b>varies</b>	
	Recirculation fee	\$1,143	--	--	--	<b>\$1,143</b>	
	Secondary Suite Registry fee	\$220	--	--	--	<b>\$220</b>	

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# 2022 Planning Applications Fee Schedule

R2022-01

Other Applications		Base Fee	GST	Total Fee
Antennas	Type A - new cell tower or height increase of more than 25% to existing tower	\$3,103	--	\$3,103
	Type B - roof top or pole mount	\$776	--	\$776
	Type C - co-located or temporary up to 3 months	\$118	--	\$118
	Amateur radio towers	\$295	--	\$295
Certificates of Compliance <sup>10</sup>	Residential - single, semi-detached, duplex	\$189 per parcel	--	\$189 per parcel
	Multi-residential, commercial, industrial - (14 day review)	\$281 per parcel	--	\$281 per parcel
	Multi-residential, commercial, industrial - (7 day review)	\$432 per parcel	--	\$432 per parcel
General	Condominium application	\$40 per unit	--	\$40 per unit
	Confirmation of land use (zoning letter)	\$73 per parcel	--	\$73 per parcel
	CPAG pre-application	\$0	--	\$0
	Development agreement status letter	\$466	--	\$466
	Home Occupation - Class 1	\$0	--	\$0
Licence of Occupation <sup>1</sup>	Outdoor cafes	\$7.00 per sq. ft.	\$0.35 per sq. ft.	\$7.35 per sq. ft.
	Commercial use of public easement space	\$10.54 per sq. ft.	\$0.52 per sq. ft.	\$11.06 per sq. ft.
Pushcarts	Non-food (per cart, per year)	\$520	--	\$520
	Food (per cart, per year)	\$776	--	\$776

## NOTES:

**Note 1: Refunds:** the policy on refunds is as follows. Where an applicant or The City wishes to cancel an application listed on this schedule: • within seven calendar days of the application date: 75% of the base fee paid, plus any applicable DCP, CPC or advertising fee will be refunded • after the initial seven days, and prior to a decision being rendered: 25% of the base fee paid, plus any applicable DCP, CPC or advertising fee will be refunded • after a decision has been rendered: no refund of the fees paid • for revised plans: fees may be transferred to a new DP if the revised plan was applied for in error or cancelled before the review began.

**Note 2: Building Grade fee:** for new Single, Semi-detached, and Duplex Dwellings, the Building Grade fee is due at the time of Development Permit application, unless previously paid. This fee may also be charged on Additions to Single, Semi-detached, and Duplex Dwellings in the Developed Area - over 10 m<sup>2</sup>, dependent on the scope of the application. The Building Grades fee for multi-residential, commercial and industrial developments is due at the time of Development Site Servicing Plan (DSSP) application. The Building Grade fee is set by Utility Site Servicing Bylaw 33M2005 and is listed on this schedule for convenience only.

**Note 3: Calgary Planning Commission:** the Calgary Planning Commission (CPC) fee may apply to this application if it listed on the Calgary Planning Commission List. Some examples of when the CPC fee may be required include:

- Developments which require the use of bonus provisions
- Shopping centres over 7000m<sup>2</sup>
- Direct Control sites where specific Council guidelines require CPC approval
- Proposed Place(s) of Worship - Large
- Addiction Treatment and Custodial Care developments with more than ten residents
- Prominent sites in entranceways or gateways, as defined in the MDP
- Developments which, in the opinion of the Development Officer, should be reviewed by CPC

The examples above are provided on this schedule for convenience only. For the official complete listing, please see the [Calgary Planning Commission List](#)

**Note 4: Condominium applications:** the Condominium application fee is set by the Condominium Property Regulation and is listed on this schedule for convenience only.

**Note 5: Development Completion Permits (DCP):** the City is able to charge for any additional DCP inspections required as a result of project phasing or the need for re-inspection. The current DCP fee will be charged.

**Note 6: Resubmitted applications:** where identical applications are submitted at any time up to 30 days prior to expiry of the previous development permit, 50% of the applicable current base fee will be charged.

**Note 7: Additions to a Multi-residential development, townhouses and rowhouses:** is a development which is producing new Gross Floor Area (GFA).

**Note 8: Renovations to a Multi-residential development, townhouses and rowhouses:** is a development which is NOT producing new Gross Floor Area (GFA), such as changes to the plan, exterior renovations, enclosing existing balconies, adding awnings, adding a roof-top mechanical enclosure, et cetera.

**Note 9: GST:** GST is included in the total fee rate, in compliance with the Excise Tax Act, which regulates GST applicability on the supply of select services by municipalities.

**Note 10:** Customers will only be charged one fee for applications requiring both a relaxation on a residential existing structure and a certificate of compliance on single-detached, semi-detached, and duplex dwellings. You will not be charged both fees.



# 2022 Land Use Amendment Fee Schedule

R2022-01

## Land Use Amendments

**Step 1:** Calculate subtotals for each group that contains one or more of your proposed districts. If proposing multiple districts within one type, the base fees within that type are cumulative. For example, for an application that includes R-C1 and M-H1, you will enter \$9,162 (\$2,681 + \$6,481) in the "total base fees" field.

Type	Group	Proposed District	Base Fee	Hectares	Area Rate	Subtotals
<b>Residential &amp; Special Purpose</b>	A	R-C1L, R-C1Ls, R-C1, R-C1s, R-C1N, R-C2, R-1, R-1s, R-1N, R-2, R-2M, R-MH, R-CG, R-G, R-Gm, S-SPR, S-CS, S-R, S-CI, S-CRI, S-UN, S-URP, S-FUD, S-TUC, CC-ER	\$2,547		ha	
	B	M-CG, M-C1, M-C2, M-G, M-1, M-2, M-X1, M-X2	\$4,738		ha	
	C	CC-MHX, CC-MH, M-H1, M-H2, M-H3	\$6,157		ha	
			<b>\$</b>	+ (	ha x \$232 = \$	) = \$
			<i>total base fees</i>	<i>total area (round total up to the next whole hectare)</i>	<i>Area Rate</i>	<i>Subtotal</i>
<b>Commercial &amp; Mixed Use</b>	A	C-C2, C-COR2, C-COR3, C-O, C-R1, C-R2, C-R3, CC-COR, CC-X, CC-EMU, CC-ET, CC-EPR, CC-EIR, CC-ERR	\$8,875		ha	
	B	C-N1, C-N2, C-C1, C-COR1, MU-1, MU-2	\$5,590		ha	
	C	CR20-C20/R20	+ \$14,637		ha	
			<b>\$</b>	+ (	ha x \$637 = \$	) = \$
			<i>total base fees</i>	<i>total area (round total up to the next whole hectare)</i>	<i>Area Rate</i>	<i>Subtotal</i>
<b>Industrial</b>	A	I-G, I-B, I-E, I-C, I-R, I-O, I-H	\$0	+ (	ha x \$327 = \$	) = \$
				<i>total area (round total up to the next whole hectare)</i>	<i>Area Rate</i>	<i>Subtotal</i>
<b>Direct Control</b>	A	Direct Control - proposed use(s) listed in Section 21 (3) of LUB 1P2007	\$9,517	+ (	ha x \$327 = \$	) = \$
				<i>total area (round total up to the next whole hectare)</i>	<i>Area Rate</i>	<i>Subtotal</i>
<b>Technical</b>	A	Minor Technical Amendments (administrative corrections, as determined by the Approving Manager)	\$2,329	flat rate		= \$
						<i>Subtotal</i>

**Step 1 subtotal (add all subtotals above): \$**

**Step 2:** Add applicable DC fee(s) if applying to create a Direct Control District based on one of the Residential, Special Purpose, Commercial or Industrial districts. Each DC fee is charged once per group. For example, for an application that includes Direct Control Districts based on R-C1L, M-CG, C-C2, C-COR2 and I-G, the total DC fee will be \$5,038 (\$1,118 + \$2,237 + \$1,683). If not applying for a Direct Control District based on one of the below districts, skip this step.

	Group	District DC is based on	DC Fee
<b>Residential &amp; Special Purpose</b>	A, B & C	R-C1L, R-C1Ls, R-C1, R-C1N, R-C2, R-1, R-1s, R-1N, R-2, R-2M, R-MH, R-CG, R-G, R-Gm, M-CG, M-C1, M-C2, M-G, M-1, M-2, M-X1, M-X2, CC-MHX, CC-MH, M-H1, M-H2, M-H3, S-UN, S-SPR, S-CS, S-R, S-CI, S-CRI, S-URP, S-FUD, S-TUC, CC-ER	\$1,062
<b>Commercial &amp; Mixed Use</b>	A & C	C-C2, C-COR2, C-COR3, C-O, C-R1, C-R2, C-R3, CC-COR, CC-X, CC-EMU, CC-ET, CC-EPR, CC-EIR, CC-ERR, CR20-C20/R20	\$2,125
	B	C-N1, C-N2, C-C1, C-COR1, MU-1, MU-2	\$1,599
<b>Industrial</b>	A	I-G, I-B, I-E, I-C, I-R, I-O, I-H	+ \$1,599

**Step 2 subtotal (add applicable DC fees): \$**

**Step 3:** Add required surcharges and combine subtotals to determine total fee.

<b>Required surcharges</b>	Advertising fee	\$1,398
	Calgary Planning Commission fee	+ \$620
		<b>Step 3 subtotal:</b>
		<b>\$2,018</b>

**Total fee (add subtotals of Steps 1, 2, and 3): \$**



# 2022 Land Use Amendment Fee Schedule

R2022-01

## Other Applications

<i>Policy Amendments</i>	<i>Base Fee</i>	<i>Advertising Fee</i>	<i>CPC Fee</i>	<i>Total Fee</i>
to approved Area Structure Plan, Community Plan or Area Redevelopment Plan (statutory or non-statutory)				
Minor Amendment	\$1,088 +	\$1,398 +	\$620 =	<b>\$3,106</b>
Major Amendment	\$3,643 +	\$1,398 +	\$620 =	<b>\$5,661</b>
<i>Additional Fees</i>				<i>Fee</i>
CPAG pre-application				<b>\$0</b>
Recirculation fee				<b>\$1,143</b>

### NOTES:

*Note 1: Refunds:* the policy on refunds is as follows. Where an applicant or The City wishes to cancel an application on this schedule:

- prior to circulation to civic departments: 90% of the base fee, area rate, and DC fee will be refunded, plus the full CPC and advertising fee
- after circulation and prior to CPC, the CPC and advertising fee will be refunded
- prior to advertising for the public hearing: the advertising fee will be refunded
- after advertising but prior to the public hearing: no refund of the fees paid

*Note 2: Secondary Suite / Backyard Suite Fee Waiver:* applicable fees, including the base fee, CPC and advertising fees, will be waived or refunded for land use amendments that are solely seeking to redesignate a property designated with a Direct Control District under Land Use Bylaw 2P80 to allow for secondary or backyard suites.

*Note 3: Calgary Planning Commission:* applications that require review by the Calgary Planning Commission are listed on the [Calgary Planning Commission List](#).

*Note 4: Concurrent applications:* Policy amendment applications made concurrently with land use amendment applications will be advertised separately and are required to pay for advertising and CPC fees for each application.

*Note 5: Plan Amendment fees:* plan amendment fees will be waived if, in the opinion of the Approving Manager, the plan amendment proposed is in response to a change in City standards or a technical requirement of a City Business Unit.

*Note 6: GST:* GST is not applicable for land use and policy amendment application fees.



# 2022 Subdivision Fee Schedule

R2022-01

## Subdivision Applications

Category	Application Type	Base Fee	Endorsement Fee	GST	Total Fee
Outline Plan	0 - 10 hectares (no growth management overlay is in place in whole or in part at time of submission)	\$5,669	--	--	<b>\$5,669</b>
	Over 10 hectares (no growth management overlay is in place in whole or in part at time of submission)	\$567 / ha	--	--	<b>varies</b>
Comprehensive Developments	Conforming, bareland condominium, or half acre in East Springbank area, 2 - 10 lots	\$2,852	\$509	--	<b>\$3,361</b>
	Conforming, bareland condominium, or half acre in East Springbank area, over 10 lots	\$286 / lot	\$51 / lot	--	<b>varies</b>
	Non-conforming - minor (no-recirculation), 2 - 10 lots	\$3,004	\$509	--	<b>\$3,513</b>
	Non-conforming - minor (no-recirculation), over 10 lots	\$303 / lot	\$51 / lot	--	<b>varies</b>
	Non-conforming - major (re-circulation required), 2 - 10 lots	\$4,104	\$509	--	<b>\$4,613</b>
	Non-conforming - major (re-circulation required), over 10 lots	\$428 / lot	\$51 / lot	--	<b>varies</b>
	No outline plan, or non-residential, or redivision of previous outline plan parcel, 2 - 10 lots	\$5,669	\$509	--	<b>\$6,178</b>
	No outline plan, or non-residential, redivision of previous outline plan parcel, over 10 lots	\$406 / lot	\$51 / lot	--	<b>varies</b>
Single & Two-family Dwellings	1 - 2 lots	\$1,115	--	--	<b>\$1,115</b>
	3 - 10 lots	\$2,852	\$509	--	<b>\$3,361</b>
	Subdivision by instrument	\$1,115	--	--	<b>\$1,115</b>
Reserve Parcels	Subdivision of a reserve parcel	\$1,115	--	--	<b>\$1,115</b>

## Other Applications

Category		Base Fee	Advertising Fee	CPC Fee	GST	Total Fee
Addressing <sup>3</sup>	Address number change - single address	\$826	--	--	\$41.30	<b>\$867.30<sup>1</sup></b>
	Address number change - multiple addresses	\$828 plus \$96 / address	--	--	\$42.55 + \$4.80 / address	<b>varies<sup>3</sup></b>
	Street name change	\$828 plus \$96 / address	--	\$620	\$42.55+ \$4.80 / address	<b>varies<sup>3</sup></b>
General	Comfort letter <sup>3</sup>	\$119	--	--	\$5.95	<b>\$124.95<sup>1</sup></b>
	Road closure <sup>4</sup>	\$2,260	\$1,398	--	--	<b>\$3,658<sup>3</sup></b>
	Development obligations estimate <sup>3</sup>	\$380	--	--	\$19	<b>\$399<sup>3</sup></b>
	Disposition of reserve parcel	\$2,997	\$1,398	\$620	--	<b>\$5,015</b>
<b>Additional Fees</b>				<b>Base Fee</b>	<b>GST</b>	<b>Total Fee</b>
	Indemnification agreement fee <sup>3</sup>			\$1,521	\$76.05	<b>\$1,597.05<sup>1</sup></b>
	CPAG pre-application			\$0	--	<b>\$0</b>
	Land appraisal surcharge			\$6,346	--	<b>\$6,346</b>
	Recirculation fee			\$1,143	--	<b>\$1,143</b>

### NOTES:

**Note 1: Refunds:** the policy on refunds is as follows. Where an applicant or The City wishes to cancel an application listed on this schedule: after the services of an appraiser have been retained: land appraisal surcharge is non-refundable  
prior to circulation to civic departments: 90% of the base fee paid, plus any applicable endorsement, CPC and advertising fee will be refunded  
after circulation and prior to endorsement or CPC: any applicable endorsement, CPC and advertising fee will be refunded  
prior to advertising for the public hearing: the advertising fee will be refunded  
after advertising but prior to the public hearing: no refund of the fees paid  
if Council does not approve a street name change: \$96 per address is refunded

**Note 2: Dedication of reserve:** no fee is charged for lots being dedicated as reserve

**Note 3: GST:** GST is included in the total fee rate, in compliance with the Excise Tax Act, which regulates GST applicability on the supply of select services by municipalities. No GST is charged on the CPC fee.

**Note 4: Road closure:** road closure always requires land use amendment approval, prior to subdivision application approval. The Calgary Planning Commission fee is included in the Land Use Amendment application fees.

**Note 5: Calgary Planning Commission:** applications that require review by the Calgary Planning Commission are listed on the [Calgary Planning Commission List](#).

**Note 6: Resubmitted applications:** Where identical applications are submitted at any time up to 30 days prior to expiry of the previous approval, 50% of the applicable current fee will be charged.

Need help or have questions? Contact the [Planning Services Centre](#)



# Fire Inspections & Enforcement

To improve value for customers and create a more streamlined and efficient process, Fire Inspection & Enforcement is recommending changing their existing process so that applicants will be charged the Service Fee for the respective year for the first five (5) photos. Upon request, Applicants may receive all additional relevant and releasable photos as a package at \$1 per photo; this package will contain all remaining photos.

Example: If 10 photos were taken at an investigation scene in 2022, the applicant would be charged \$54 for the first 5 photos. Then upon their request they would receive the remaining 5 photos for \$5. In total the applicant would pay \$59.

Fee Category	Fee Description (Approved)	Fee Description (Revised)	2022 (Approved)
Service Fee	Photographs (Up to 5 photos \$50, \$10 for each additional photo).	Photographs – Applicants are charged the Service Fee for the respective year for the first five (5) photos.  Upon request, applicants may receive all additional relevant and releasable photos as a package at \$1 per photo.	\$54.00

# Parks & Open Spaces

For-Profit Festival Park Fee: This \$1 per-day, per-ticket surcharge was approved by Council in 2019 to support park festival site improvements. Due to COVID-19, implementation of the fee in 2020 and 2021 was postponed.

To help for-profit event organizers relaunch their events, The City is proposing to postpone implementation of this new fee to 2023.

Fee Category	Fee Description	Facility Type	2021 (Approved)	2022 (Approved)	2022 (Revised)
For-Profit Festival Park Fee	Ticket Surcharge for park improvements	Olympic Plaza	N/A (fee postponed)	\$1/ticket/day	N/A (fee postponed)
For-Profit Festival Park Fee	Ticket Surcharge for park improvements	Prairie Winds Park	N/A (fee postponed)	\$1/ticket/day	N/A (fee postponed)
For-Profit Festival Park Fee	Ticket Surcharge for park improvements	Prince's Island Park	N/A (fee postponed)	\$1/ticket/day	N/A (fee postponed)
For-Profit Festival Park Fee	Ticket Surcharge for park improvements	Pumphouse Park	N/A (fee postponed)	\$1/ticket/day	N/A (fee postponed)
For-Profit Festival Park Fee	Ticket Surcharge for park improvements	Shaw Millennium Park	N/A (fee postponed)	\$1/ticket/day	N/A (fee postponed)
For-Profit Festival Park Fee	Ticket Surcharge for park improvements	Stanley Park	N/A (fee postponed)	\$1/ticket/day	N/A (fee postponed)

# Waste & Recycling

See bylaw starting on the following page.

# PROPOSED

## BYLAW NUMBER 62M2021

### BEING A BYLAW OF THE CITY OF CALGARY TO AMEND BYLAW 4M2020, THE WASTE BYLAW

\*\*\*\*\*

**WHEREAS** Council wishes to amend fees contained in Bylaw 4M2020, the Waste Bylaw, for 2022;

#### **NOW THEREFORE THE COUNCIL OF THE CITY OF CALGARY ENACTS AS FOLLOWS:**

1. Bylaw 4M2020, the Waste Bylaw is hereby amended.
2. In Schedule "B":
  - (1) In **TABLE 1 – DISPOSAL RATES AND CHARGES**, under the headings indicated, the following is deleted:

<b>For waste disposed at a <i>City disposal site</i></b>	<b>2022</b>
Basic Sanitary <i>Waste</i>	\$115/tonne

and replaced with the following:

<b>For waste disposed at a <i>City disposal site</i></b>	<b>2022</b>
Basic Sanitary <i>Waste</i>	\$113/tonne

- (2) in **TABLE 3 – BLACK CART PROGRAM RATE**, under the headings indicated, the following is deleted:

<b>Monthly Rate</b>	<b>2022</b>
Residential <i>Black Cart</i> Program (\$ per 30 days)	\$7.15

and replaced with the following:

<b>Monthly Rate</b>	<b>2022</b>
Residential <i>Black Cart</i> Program (\$ per 30 days)	\$6.85

# PROPOSED

- (3) in **TABLE 4 - BLUE CART PROGRAM RATE**, under the headings indicated, the following is deleted:

<b>Monthly Rate</b>	<b>2022</b>
Residential <i>Blue Cart</i> Program (\$ per 30 days)	\$9.25

and replaced with the following:

<b>Monthly Rate</b>	<b>2022</b>
Residential <i>Blue Cart</i> Program (\$ per 30 days)	\$8.80

- (4) in **TABLE 5 - GREEN CART PROGRAM RATE**, under the headings indicated, the following is deleted:

<b>Monthly Rate</b>	<b>2022</b>
Residential <i>Green Cart</i> Program (\$ per 30 days)	\$9.10

and replaced with the following:

<b>Monthly Rate</b>	<b>2022</b>
Residential <i>Green Cart</i> Program (\$ per 30 days)	\$8.65

# PROPOSED

3. This bylaw comes into force on the day it is passed.

READ A FIRST TIME THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2021.

READ A SECOND TIME THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2021.

READ A THIRD TIME THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2021.

\_\_\_\_\_  
MAYOR  
SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2021.

\_\_\_\_\_  
CITY CLERK  
SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2021.