

Town of Cochrane **Planning Services**

2024 Fee Schedule



DOCUMENT COPIES

Certificate of Title (search and print)		\$15.00
Document Copies	Area Concept Plan	\$25.00
	Area Redevelopment Plan	\$25.00
	Area Structure Plan	\$25.00
	Land Use Bylaw	\$40.00
	Municipal Development Plan	\$40.00
Photocopies	Letter (8.5" x 11")	\$0.15/page
	Legal (8.5" x 14")	\$0.25/page
	Tabloid (11" x 17")	\$0.50/page

PLANNING CONFIRMATIONS

Certificate of Compliance	Residential	\$150.00
	Non-Residential & Residential > 4 units	\$300.00
	Re-Application (within 6 mo of Non-Compliance)	50% of application fee
Encroachment Agreement		\$250.00
Change of Tenancy		No fee
Permit Search	Residential	\$125.00
	Non-Residential	\$300.00
Zoning (Land Use District) Confirmation Letter		\$50.00 / address

MEETING REQUESTS

Pre-Application Meeting	First Meeting	No fee
	Subsequent Meetings	\$200.00
Planning Application Meeting	First Meeting	no fee
	Subsequent Meetings	\$200.00
CPC Special Meeting (Cochrane Planning Commission)		\$1,000.00
Special Council or Re-Schedule Public Hearing		\$1,000.00
SDAB Appeals (Development / Subdivision / Boundary)		\$200.00

MISCELLANEOUS APPLICATIONS & FEES

Registration / Discharge of Registered Land Title Documents		\$50.00 + \$40.00 / registered document
Letter of Credit / Security Bond / Funds in Trust		up to 150% of development costs
Parking Stalls ~ Cash in Lieu		\$20,000.00 per stall
Parks Development Fee		\$3,460.00/ha for residential
Road Closure		\$1,000.00
Development commenced without approval		Double applicable application fee
Telecommunications Application	Type A	\$2,500.00
	Type B	\$500.00
	Type C	\$75.00
Refund Requests	Prior to Circulation	75% of application fee
	After Circulation	50% of application fee
	After Decision	0% of application fee

DEVELOPMENT PERMITS (DP)

Accessory Buildings, Structures & Uses	Residential	\$150.00
	Non-Residential	\$300.00
Accessory Suites		\$500.00
Additions	Residential	\$200.00 + \$1.00/m ²
	Non-Residential	\$800.00 + \$2.50/m ²
Change of Use		\$300.00
Demolition (Heritage Register Buildings)		\$250.00
Development	Residential	\$700.00 + \$75.00/unit
	Non-Residential	\$1000.00 + \$2.50/m ²
Discretionary Use	Residential	\$150.00
	Non-Residential	\$300.00
Excavation, Stripping & Grading, and Stockpiling		\$1,500.00
Home Occupations / Bed & Breakfast		\$250.00

Revised Submission		25% of original application fee
Signs	Temporary (0-4 days)	No fee
	Temporary (5-30 days)	\$75.00
	Permanent (> 30 days)	\$150.00 / sign
Time Extension Request		\$350.00
Variances	Residential existing development	\$150.00
	Residential proposed development	\$150.00 / variance
	Non-Residential existing development	\$300.00
	Non-Residential Proposed development	\$300.00 / variance
STATUTORY / NON-STATUTORY PLANS (SNS) / (Bylaws & Neighbourhood Plans)		
Area Structure Plan		\$7,500.00
Area Redevelopment Plan		\$7500 and \$100/ha
Neighbourhood Plan		greater of \$5,000.00 or \$500.00/ha
Revised Submission (SNS 3rd Revision)		25% of original application fee
STATUTORY / NON-STATUTORY (SNS) AMENDMENTS		
Area Redevelopment Plan Amendment		\$3,000.00
Area Structure Plan Amendment		\$3,000.00
Intermunicipal Development Plan Amendment		\$3,000.00
Neighbourhood Plan Amendment		\$3,000.00
Land Use Bylaw Amendment	Land Use District Change	greater of \$3,000.00 or \$250.00/ha
	Textual/Other	\$3,000.00
	Direct Control District	\$5,500.00
Municipal Development Plan Amendment		\$3,000.00
Revised Submission		25% of original application fee
SUBDIVISION / BOUNDARY ADJUSTMENTS (SD)		
Application ~ Condominium Certificate	per unit	\$40.00/unit
Application ~ Condominium Bareland	Up to 5 units	\$500.00
	More than 5 units	\$100.00/unit
Application ~ Subdivision	Up to 5 lots	\$1,500.00
	More than 5 lots	\$300.00/lot
Application ~ Boundary Adjustment (No New Parcels Created)		\$500.00
Endorsement ~ Condominium Application Certificate	Up to 5 lots	No fee
	More than 5 lots	No fee
Endorsement ~ Subdivision Application (incl Bareland)	Up to 5 lots	\$550.00
	More than 5 lots	\$110.00/lot
Endorsement Application ~ Boundary Adjustment		\$200.00
Revised Submission		25% of original application fee
Time Extension Request		\$350.00

Note: Any application submitted by the Town of Cochrane is not subject to any fee contained in this Schedule. Applicants who dispute a fee may request a review by the Manager of Planning. The decision of the Manager may be appealed to the Chief Administrative Officer (CAO). The decision of the CAO will be final and binding. Applicants requesting an "expedited" Development Permit (not applicable to all application types), Compliance Certificate, Encroachment Agreement or any other Planning related application will be assessed a surcharge of 400%.

Any application fee payment or security collected, over the amount of \$3,000.00, paid by credit card will be subject to a 3% service fee.