

COLUMBIA SHUSWAP REGIONAL DISTRICT

DEVELOPMENT SERVICES APPLICATION FEES

BYLAW NO. 4000

THIS CONSOLIDATED BYLAW IS NOT INTENDED TO BE USED FOR LEGAL PURPOSES

CONSOLIDATED FOR CONVENIENCE ONLY WITH

Bylaw No. 4000-1

Bylaw No. 4000-2

Bylaw No. 4000-3

September 18, 2015

INFORMATION SHEET ON THE BYLAWS
WHICH WERE CONSOLIDATED INTO BYLAW NO. 4000

BYLAW NO. 4000-1 - Adopted April 17, 2014

- Amended Schedule 'A' Fees by deleting and replacing Section 2 'Permits' and deleting and placing Section 3 'Subdivisions'

BYLAW NO. 4000-2 – Adopted May 15, 2014

- Amended Schedule 'A' Fees by deleting it in its entirety and replacing it with the new Schedule 'A' Fees

BYLAW NO. 4000-3 – Adopted September 17, 2015

- Deleting Schedule 'A' Fees in its entirety, and replacing it with a new Schedule 'A' Fees

COLUMBIA SHUSWAP REGIONAL DISTRICT

DEVELOPMENT SERVICES APPLICATION FEES BYLAW NO. 4000

WHEREAS the Board of the Columbia Shuswap Regional District deems it appropriate to impose and establish fees for development services;

NOW THEREFORE, the Board of the Columbia Shuswap Regional District, in open meeting assembled, HEREBY ENACTS as follows:

1. Bylaw No. 638, cited as "Columbia Shuswap Regional District Fees Bylaw No. 638", as amended, is hereby repealed.
2. Subject to section 4, the fees established by this bylaw are those prescribed in Schedule 'A'.
3. For the purpose of this bylaw:

"the Regional District" shall mean the Columbia Shuswap Regional District; and,

"the Board" shall mean the Board of the Columbia Shuswap Regional District.
4. The fees in Schedule 'A' must be paid at the time the application is made to the Regional District. An application will not be complete and will not be considered until the applicable fee has been paid.
5. In addition to the fees set out in Schedule 'A', if an application triggers the requirement for submission of an engineering report, the Board may require that the engineering report be submitted for review by a qualified engineer of the choosing of the Regional District, and the expense of the review must be paid solely by the applicant.
6. If an application does not proceed or is withdrawn, a refund, as set out in Schedule 'A', will be provided to the applicant.
7. If any portion of this bylaw is declared invalid by a court of competent jurisdiction, the invalid portion must be severed and the remainder of the bylaw is deemed valid.
8. Schedule 'A', entitled "Fees", is attached to and forms part of this bylaw.

9. This bylaw may be cited as "Columbia Shuswap Regional District Development Services Application Fees Bylaw No. 4000".

READ a first time this _____ 14th _____ day of _____ November, _____, 2013.

READ a second time this _____ 14th _____ day of _____ November, _____, 2013.

READ a third time. _____ 14th _____ day of _____ November, _____, 2013.

ADOPTED this _____ 14th _____ day of _____ November, _____, 2013.

C.A. Hamilton
CHIEF ADMINISTRATIVE OFFICER

David Raven
CHAIR

CERTIFIED true copy of Bylaw No. 4000
as read a third time.

CERTIFIED true copy of Bylaw No. 4000
as adopted.

Manager of Corporate
Administration Services

Manager of Corporate
Administration Services

BL4000-1
BL4000-2
BL4000-3

Schedule 'A' – Fees

<u>APPLICATION TYPE</u>	<u>FEE</u>
1. Bylaw Amendments	
a. Standard Application	
i. Official Community Plan (OCP) Amendment	\$1,500.00
ii. Zoning Bylaw Amendment	\$1,500.00
iii. Combined OCP and Zoning Bylaw Amendment	\$2,500.00
iv. Dual Zoning Bylaw Amendment	\$2,500.00
v. Combined OCP and Dual Zoning Bylaw Amendment	\$3,500.00
vi. Comprehensive General Bylaw (Land Use Bylaw)	\$1,500.00
vii. Combined Land Use Bylaw and Zoning Bylaw Amendment	\$2,500.00
b. Comprehensive Development Application	
i. Official Community Plan Amendment	\$2,000.00
ii. Zoning Bylaw Amendment	\$2,000.00
iii. Combined OCP and Zoning Bylaw Amendment	\$4,000.00
c. Each change in the application requiring a new public hearing	\$1,000.00
2. Permits	
a. Development Permit	
i. Delegated Approval	\$200.00*
1. 'After the fact' application once construction or Bylaw Enforcement has begun	\$400.00*
ii. Board Approval	\$650.00*
1. 'After the fact' application once construction or Bylaw Enforcement has begun	\$1,300.00*
<i>*Note: Additional \$150 registration fee is applicable once the Permit is issued, see Section 4 of this bylaw, Other Fees, subsection e.</i>	
iii. Minor Amendment** - not requiring Board approval (i.e. minor mapping, text change)	\$100.00
1. 'After the fact' application once construction or Bylaw Enforcement has begun	\$200.00
<i>**Note: Major amendment(s) requires new application with applicable fee (i.e. new reports, new drawings)</i>	
b. Development Variance Permit	
i. Prior to construction or Bylaw Enforcement	\$650.00*
ii. 'After the fact' application once construction or Bylaw Enforcement has begun	\$1,300.00*
<i>*Note: Additional \$150 registration fee is applicable once the Permit is issued, see Section 4 of this bylaw, Other Fees, subsection e.</i>	

c. Temporary Use Permit	\$1,000.00*
<i>*Note: Additional \$150 registration fee is applicable once the Permit is issued, see Section 4 of this bylaw, Other Fees, subsection e.</i>	
d. Extension of permits set out above	
i. Delegated Approval	\$100.00
ii. Board Approval	\$650.00
3. Subdivisions	
a. Base Charge	\$300.00
i. Plus additional charge per parcel created***	\$50.00
<i>*** Note: a parcel remainder is a parcel</i>	
<i>e.g. Parent parcel to 4 lot subdivision, \$300 + (4 X \$50/parcel) = \$500 total</i>	
b. For each revision in the subdivision application made by the applicant to the BC Ministry of Transportation and Infrastructure (MoT) which generates a new MoT referral (file) to the CSRD.	\$150.00
4. Other Fees	
a. Board of Variance	\$650.00
b. Land Use Contract amendment or discharge	\$1,500.00
c. Flood Plain Exemption	\$300.00
d. Covenant / Notice on Title Approval, Amendment or Discharge	
i) Delegated Approval	\$100.00
ii) Board Approval	\$650.00
e. Land Title Office Legal Notation / Permit Registration	\$150.00
f. Comfort Letter	\$100.00
g. Legal or peer report review	\$200.00/hour
5. Refund	
a. Where a bylaw amendment application is withdrawn by the applicant:	
i. Prior to it being considered by the Board	50%
ii. Prior to notice of public hearing	25%
iii. After notice of public hearing	None
b. Where a permit application is withdrawn by the applicant prior to it being considered by the Board or delegated staff person	50%
c. Where a subdivision application is withdrawn by the applicant prior to staff providing comments to MOT	50%
d. Where a Floodplain Exemption application is withdrawn by the applicant prior to	50%

it being considered by the delegated staff person.