



2021 Planning Applications Fee Schedule

R2020-10

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 ² and under	\$192	--	--	--	--	\$192
	to Manufactured Home - over 10 m ²	\$311	--	\$163	--	--	\$474
	to Single, Semi-detached & Duplex Dwellings in the Developed Area - 10 m ² and under	\$384	--	--	\$32	--	\$416
	to Single, Semi-detached & Duplex Dwellings in the Developed Area - over 10 m ²	\$621	\$472	\$163	\$32	--	varies
New	Secondary Suite / Backyard Suite ¹²	\$0	--	--	--	--	\$0
	Contextual dwellings in the Developed Area ²	\$393	\$472	\$245	--	--	\$1,110
	Development Design Guidelines (tract housing)	\$621	--	--	\$32	--	\$653
	Home Occupation - Class 2	\$449	--	--	\$32	--	\$481
	Manufactured Home	\$592	--	\$245	--	--	\$837
	Multi-residential development, townhouses, rowhouses - discretionary use or relaxations ³	\$837 + \$50 / unit	--	\$245	\$32	--	varies
	Multi-residential development, townhouses, rowhouses - permitted use ³	\$837 + \$50 / unit	--	\$245	--	--	varies
	Single Detached, Semi-detached & Duplex Dwellings in the Developed Area ²	\$1,183	\$472	\$245	\$32	--	\$1,932
	Relaxations	Proposed structures that do not meet all rules of Land Use Bylaw 1P2007	\$384	--	\$163	\$32	--
	Existing structures that do not meet all rules of Land Use Bylaw 1P2007 ¹¹	\$167	--	--	\$32	--	\$199
Renovations	Multi-residential development, townhouses, rowhouses - permitted use	\$690	--	\$163	--	--	\$853
	Multi-residential development, townhouses, rowhouses - discretionary use or relaxations	\$690	--	\$163	\$32	--	\$885
<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 ³	Commercial buildings	\$0.80 / sq. m. of GFA (\$1,823 min.)	--	\$245	\$32	--	varies
	Mixed use buildings	\$0.80 / sq. m. of commercial GFA (\$1,823 min.) + \$837 + \$50 per dwelling unit	--	\$245	\$32	--	varies
	Mezzanine / interior second floor addition - permitted use (no relaxations)	--	\$621	\$163	--	--	\$784
	Mezzanine / interior second floor addition - discretionary use or relaxations	--	\$621	\$163	\$32	--	\$816
Change of Use	Permitted use (no relaxations, no changes to site plan)	--	\$200	--	--	--	\$200
	Permitted use (no relaxations, no changes to site plan) (January 1, 2021 - April 30, 2021)	--	\$0	--	--	--	\$0
	Discretionary use or relaxations required (no changes to site plan) ³	--	\$625	--	\$32	--	\$657
	Discretionary use or relaxations required (no changes to site plan) ³ (January 1, 2021 - April 30, 2021)	--	\$0	--	--	--	\$0
General	Excavating, stripping & grading	--	\$1,173	--	\$32	--	\$1,205
	Outdoor cafes	--	\$621	\$245	\$32	--	\$898
	Outdoor cafes (January 1, 2021 - April 30, 2021)	--	\$0	\$0	\$0	--	\$0
	Retaining walls (commercial/industrial sites and sites that span multiple parcels)	--	\$980	\$163	\$32	--	\$1,175
	Special function / event	--	\$380	\$245	\$32	--	\$657
	Surface parking lots	--	\$1,173	\$245	\$32	--	\$1,450
	Temporary structures (including portable classrooms)	--	\$980	--	\$32	--	\$1,012
	Renovations ³	Change(s) to site plan (i.e. landscaping, parking, access)	--	\$1,634	\$163	\$32	--
	Exterior renovations	--	\$621	\$163	\$32	--	\$816
Signs	Permitted use (no relaxations)	--	\$100	--	--	--	\$100
	Discretionary use or relaxations required	--	\$669	\$163	\$32	--	\$864
<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 ³	\$653	--	--	--	--	\$653
	Planning approval for Business Licence applications	\$41	--	--	--	--	\$41
	Revised Plans application	50% of the applicable current base fee (\$817 max.)	--	--	--	--	varies
	Reactivation fee	50% of the applicable current base fee (\$1,504 max.)	--	--	--	--	varies
	Recirculation fee	\$1,203	--	--	--	--	\$1,203
	Secondary Suite Registry fee ¹²	\$0	--	--	--	--	\$0

Questions? Contact our Planning Service Centre at 403 268 5311 or using Live Chat at calgary.ca/livechat, Monday – Friday from 8:00am to 4:15pm (MST)



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Other Applications		Base Fee	GST	Total Fee
Antennas	Type A - new cell tower or height increase of more than 25% to existing tower	\$3,266	--	\$3,266
	Type B - roof top or pole mount	\$817	--	\$817
	Type C - co-located or temporary up to 3 months	\$124	--	\$124
	Amateur radio towers	\$311	--	\$311
Certificates of Compliance ¹¹	Residential - single, semi-detached, duplex	\$199 per parcel	--	\$199 per parcel
	Multi-residential, commercial, industrial - (14 day review)	\$296 per parcel	--	\$296 per parcel
	Multi-residential, commercial, industrial - (7 day review)	\$455 per parcel	--	\$455 per parcel
General	Condominium application	\$40 per unit	--	\$40 per unit
	Confirmation of land use (zoning letter)	\$77 per parcel	--	\$77 per parcel
	CPAG pre-application ⁵	\$1000	--	\$1000
	CPAG pre-application ⁵ (January 1, 2021 - April 30, 2021)	\$0	--	\$0
	Development agreement status letter	\$491	--	\$491
	Home Occupation - Class 1	\$0	--	\$0
Licence of Occupation ¹	Outdoor cafes	\$7.38 per sq. ft.	\$0.37 per sq. ft.	\$7.75 per sq. ft.
	Commercial use of public easement space	\$11.09 per sq. ft.	\$0.55 per sq. ft.	\$11.64 per sq. ft.
Pushcarts	Non-food (per cart, per year)	\$547	--	\$547
	Food (per cart, per year)	\$817	--	\$817

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 m², 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 7000m²
- 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: CPAG pre-application: applicants are entitled to a 50% refund of their originally paid CPAG Pre-application fee if they choose to cancel the pre-application prior to receipt of the Pre-application Preliminary Assessment Form. No refund is permitted after receipt of the Pre-application Preliminary Assessment Form.

Note 6: 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 7: 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 8: Additions to a Multi-residential development, townhouses and rowhouses: is a development which is producing new Gross Floor Area (GFA).

Note 9: 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 10: 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 11: 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.

Note 12: Secondary Suites/Backyard Suites development permit fees and Secondary Suite registry fees are waived until December 31, 2021.