

MUNICIPALITY OF THE COUNTY OF ANTIGONISH

A By-Law Respecting Fees in Regard to Building Permits

Short Title

1. This by-law shall be known and may be cited as the “*Building Permit Fees By-Law*”

Interpretation

2. In this by-law:

(a) “*Act*” means the *Building Code Act*;

(b) “*building official*” means the authority having jurisdiction in the Municipality under the Act and the Building Code Regulations of the Province of Nova Scotia;

(c) “*Council*” means the Council of the Municipality;

(d) “*commercial, industrial or institutional construction*” means construction governed by Part 3 of the National Building Code;

(e) “*Municipality*” means the Municipality of the County of Antigonish;

(f) “*policy*” means a policy adopted by Council pursuant to Part III of the *Municipal Government Act*.

(g) “*residential construction*” means construction governed by Part 9 of the National Building Code, and includes modular homes.

Fees

3. (1) The fees for an application for and the issuance of a building permit shall be as follows:

(a) For residential construction, including modular homes:

**Twenty Dollars (\$20) plus: \$0.14 per square foot, per floor; and
\$0.08 per square foot for basements, finished or unfinished**

(b) For mobile homes:

Seventy Five Dollars (\$75)

(c) For commercial, industrial or institutional construction:

Twenty Dollars (\$20) plus: \$0.18 per square foot

(d) For agricultural buildings:

Twenty Dollars (\$20) plus: \$0.08 per square foot

(e) For accessory buildings:

Fifty Dollars (\$50) flat fee

(f) For additions to, or alterations of, existing buildings:

Twenty Dollars (\$20) plus: \$2.50 per One Thousand Dollars (\$1000) value of the construction.

(2) Where any construction, repairs or alterations are commenced without issuance of a building permit, as required by the Act and the Building Code Regulations, the fee for issuance of a permit shall be double the amounts set out in subsection (1).

(3) The fee for issuance of a renewal of a building permit, a development permit, or a demolition permit shall be \$20.00. No fee shall be charged for issuance of an occupancy permit.

(4) Where a permit issued under this section is not used, and an application for a refund is made in writing to the building official within 30 days of issuance of the permit, the applicant shall receive a refund of 50% of the fee paid.

Effective date

4. The fees prescribed in section 3 hereof shall be in effect in regard to all applications filed with the building official of the Municipality from and after the date upon which this by-law comes into force.

Amendment of fees

5. (1) Council may amend the fees fixed under section 3 by a policy adopted pursuant to paragraph 49(1)(c)(iii) of the *Municipal Government Act*.

(2) A certified copy of a policy adopted under subsection (1) hereof shall be appended to the copy of this by-law maintained by the Municipality, and shall include the effective date of the amendment.

Repeal

6. That part of any previous by-law or policy of the Municipality respecting those fees fixed under section 3 is hereby repealed and of no further force.

I CERTIFY this to be a true copy of “ A By-Law Respecting Fees in Regard to Applications for and Issuance of Building Permits” as adopted on second reading by Council of the Municipality of the County of Antigonish at a meeting held on the 16th day of December, 2003.

Alan J. Bond
Clerk