

Authority: Planning and Transportation Committee Report No. 8, Clause No. 6,
as adopted by City of Toronto Council on July 24, 25 and 26, 2001
Enacted by Council: October 4, 2001

CITY OF TORONTO

BY-LAW No. 783-2001

**To amend Municipal Code Chapter 441, Fees, to include preliminary project review fees
and to repeal § 178-6 of the former City of Toronto Municipal Code.**

WHEREAS under section 220.1 of the *Municipal Act*, a municipality may pass by-laws imposing fees or charges on any class of persons for services or activities provided or done by or on behalf of it; and

WHEREAS by the adoption of Clause No. 6 of Planning and Transportation Committee Report No. 8 at its meeting held on July 24, 25 and 26, 2001, as confirmed by By-law No. 730-2001, Council has authorized the imposition of certain fees for preliminary project review services effective September 3, 2001 and these fees should be included in Chapter 441 of the Municipal Code;

The Council of the City of Toronto HEREBY ENACTS as follows:

1. Chapter 441, Fees, of The City of Toronto Municipal Code, is amended by adding the following:

§ 441-7. Preliminary project review fees.

- A. As used in this section, the following terms shall have the meanings indicated:

APPLICATION - An application for a preliminary project review.

PRELIMINARY PROJECT REVIEW - A detailed review of a proposal to determine its compliance with the City's zoning by-laws, Municipal Codes and other regulations, and to indicate other approvals that are required prior to the issuance of a building permit or sign permit.

PROPOSAL - A proposal to develop or redevelop land or to sever land or to construct, alter, add to or extend buildings or structures, or to erect or modify signs.

- B. Every person who requests or is required to have a preliminary project review in conjunction with that person's proposal shall pay a fee to the City Treasurer at the time of making an application in accordance with the following tariff of fees:

Type of Proposal	Fee
First-party identification signs	\$75 for the first two and \$25 for each additional sign with a maximum of \$150
Third-party advertising signs	\$75 for each sign with a maximum of \$225
Accessory residential buildings and structures, such as garages, porches, balconies, etc.	\$75
Additions not exceeding 10 square metres	\$75
New houses	\$175
New buildings, additions, or conversions, where the cost of construction is less than \$1 million, other than houses	\$250
New buildings, additions, or conversions, where the cost of construction is \$1 million or more, other than houses	\$500
Other proposals not described	\$125

2. Section 178-6 of Chapter 178, Fees, of the former City of Toronto Municipal Code is repealed.
3. This by-law is deemed to have come into force on September 3, 2001.

ENACTED AND PASSED this 4th day of October, A.D. 2001.

CASE OOTES,
Deputy Mayor

ULLI WATKISS
City Clerk

(Corporate Seal)