



City Of Cornwall - Planning Division Fees

Effective January 1st, 2025

ITEM	2025 FEE
Land Severances	
New Lot	\$ 2,160
Correction to Title	\$ 1,850
Consent (a lease)	\$ 1,850
Severance (Semi-detached)	\$ 1,850
Severance (Lot Addition)	\$ 1,850
Severance (Right-of-Way/Easement)	\$ 1,850
Stamping of Deeds for Consent (Section 53)	\$ 620
Validation Certificate Fee	\$ 950
Minor Variances/COA	
Land Use - Minor Project	\$ 650
Land Use - Major Project	\$ 2,520
Signage/Fencing - Minor Project	\$ 560
Signage/Fencing - Major Project	\$ 2,100
Cash-In-Lieu of Parking	\$ 4,090 per space
Amendments	
Official Plan Amendment	\$ 4,310 plus \$ 170 per hectare
Zoning By-law Amendment	\$ 5,610 plus \$ 230 per hectare
Combined Official Plan and Zoning By-law Amendment	\$ 8,810 plus \$ 200 per hectare
Signs By-law Amendment	\$ 1,850
Council	
Part Lot Control Exemption	\$ 1,850 plus \$ 230 per lot/part
Removal of Holding (H) Category	\$ 2,580
Site Plans	
Site Plan Control Approval	\$ 2,010 plus \$ 400 per hectare
Site Plan Amendment	\$ 1,680 plus \$ 340 per hectare



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Subdivision/Condo Plans	
Draft Plan of Condominium Approval (Standard)	\$ 2,460 plus \$ 200 per unit
Draft Plan of Condominium Approval (Conversion)	\$ 4,620 plus \$ 200 per unit
Draft Plan Exemption	\$ 2,460
Draft Plan of Subdivision Approval	\$ 10,230 plus \$ 400 per hectare
Subdivision Amendment for Prior "Draft" Plan Approval	\$ 13,980
Extension of Draft Plan Lapse Date	\$ 1,060
Work Order Reports	
Work Order Report (Residential) - Standard	\$ 120
Work Order Report (Residential) - Fast Track	\$ 240
Work Order Report (Non-residential) Standard	\$ 190
Work Order Report (Non-residential) Fast Track	\$ 380
Misc.	
Encroachment Agreement Application	\$ 420
Temporary Encroachment Renewal Application	\$ 60
Heritage Designation Letter	\$ 60
Zoning Permitted Use Letter - Standard	\$ 320
Zoning Permitted Use Letter - Fast Track	\$ 480
ESA Phase I Letter	\$ 170
Telecommunications/Cell Tower Review Application	\$ 2,800
Agreement Compliance Letter	\$ 320 plus \$ 130 per hour above one hour of staff time

Note:

The Planning Fees are adjusted annually using the Statistics Canada Quarterly Consumer Price Index (CPI). Should you have any questions regarding the above fees, please contact Planning Staff at planning@cornwall.ca.