

Subdivision and Development Checklist

Capital Levies By-law 2019-05		
Item	Cost for single family	Cost for multi-family (50% discount for Multi- family as per PLA 110)
Traffic Levy Reserve	\$4,500 per new lot	\$2,250 per unit
Frontage Fee	\$1,750 per new lot	\$875 per unit
Capital Levy Reserve	\$5,000 per new lot	\$2,500 per unit
Water Capital Levy Reserve	\$4,000 per new lot	\$2,000 per unit
Sewer Capital Levy Reserve	\$6,000 per new lot	\$3,000 per unit
Sewer & Water Connection Policy UTI-102		
Sewer	First 50 frontage feet = \$100.00 per frontage foot Next 50 frontage feet = \$ 50.00 per frontage foot Remaining frontage feet = \$25.00 per frontage foot	First 50 frontage feet = \$100.00 per frontage foot Next 50 frontage feet = \$ 50.00 per frontage foot Remaining frontage feet = \$25.00 per frontage foot
Water	First 50 frontage feet = \$80.00 per frontage foot Next 50 frontage feet = \$ 40.00 per frontage foot Remaining frontage feet = \$20.00 per frontage foot	First 50 frontage feet = \$80.00 per frontage foot Next 50 frontage feet = \$ 40.00 per frontage foot Remaining frontage feet = \$20.00 per frontage foot
Other fees		
Mowat Forcemain	\$1,250 per new lot (if in forcemain area)	\$1,250 per unit/door (if in forcemain area)
Administration Fee (By-law 2019-02)	\$500-\$1,300 dependent on number of lots	\$500-\$1,300 dependent on number of units
Parkland Dedication (PLA 104)	0-9 lots = \$2000/ newly created lot 10 or more lots = 10% of assessed value of newly created lots	0-9 lots = \$2000/ newly created lot 10 or more lots = 10% of assessed value of newly created lots
Operations Department – Permit fees (Lot Grade permit, Approach permit and Sewer/Water permits)	\$2,970 for permits (\$1000 lot grade refund upon inspection)	\$2,970 for permits (\$1000 lot grade refund upon inspection)
The Red River Planning District – Application fees	Please contact the Red River Planning District for current fees: 1-800-876-5831	Please contact the Red River Planning District for current fees: 1-800-876-5831

*The developer will incur fees for the RM's lawyer to review the Development Agreement, prepare the caveat to register the Development Agreement and write any required easement agreements.

*The developer may incur fees for the development agreement & drawing review if a consultant engineer is used.

*The developer may incur fees for inspections of completed works etc. if a consultant engineer is used.

*The developer may be required to install sewer and or water lines.