

RESORT MUNICIPALITY OF WHISTLER

**BUILDING AND PLUMBING REGULATION AMENDMENT BYLAW (FEE UPDATES)
NO. 2425, 2024**

**A BYLAW TO AMEND THE BUILDING AND PLUMBING REGULATION
BYLAW NO. 1617, 2002**

WHEREAS the Council has adopted the “Building and Plumbing Regulation Bylaw No. 1617, 2002”; and

AND WHEREAS the Council deems it necessary and expedient to amend the “Building and Plumbing Regulation Bylaw No. 1617, 2002”;

NOW THEREFORE the Council of the Resort Municipality of Whistler in open meeting assembled, **ENACTS AS FOLLOWS:**

CITATION

1. This Bylaw may be cited for all purposes as the “Building and Plumbing Regulation Amendment Bylaw (Fee Updates) No. 2425, 2024”.

AMENDMENTS

2. “Building and Plumbing Regulation Bylaw No. 1617, 2002” is amended as follows:
 - a) Deleting Schedule B - Building and Plumbing Permit Fees and replacing with the attached Schedule B - Building and Plumbing Permit Fees.

GIVEN FIRST, SECOND and THIRD READINGS this ____ day of _____, 2024.

ADOPTED this ____ day of _____, 2024.

J. Crompton,
Mayor

P. Lysaght,
Corporate Officer

I HEREBY CERTIFY that this is a true copy of “Building and Plumbing Regulation Amendment Bylaw (Fee Updates) 2425, 2024”.

SCHEDULE B
Building and Plumbing Regulation Bylaw No. 1617, 2002

VALUE OF CONSTRUCTION

The value of construction for a building or structure is the value of construction declared by the applicant on the building permit application or, if the Resort Municipality of Whistler is of the view that the construction value declared by the applicant is not accurate, the value based on the current edition of the Marshall and Swift Residential Cost Handbook, Marshall Valuation Service or other current valuation table reasonably appropriate to the type of construction involved.

Marshall and Swift Residential Cost Handbook basis the cost of construction on the following:

- full construction cost of the total current monetary worth of all labour;
 - includes any market labour and any unpaid labour provided by an owner or volunteer; is to be factored as if it was market labour
- all fees and costs incurred for design;
- investigative testing;
- consulting services (Architect, Structural Engineers, etc.);
- construction (all components);
- construction management;
- contractor's profit and overhead;
- sales taxes; and
- construction insurance; related to the full completion building;

BUILDING PERMIT FEES

Using the value of construction building permit fees are calculated according to TABLE 1 below.

Where the Resort Municipality of Whistler requires a professional plan certification, a discount of 5% of the building permit fee as calculated in TABLE 1 will apply, up to a maximum reduction of \$500.00.

Where work requiring a building permit in accordance with this bylaw has been started without first obtaining such a permit, the permit fees as calculated in TABLE 1 will be doubled provided that the additional permit fee shall not be more than \$2000 or less than \$500.

TABLE 1

Up to	\$20,000			\$15.21	per \$1000 or part thereof, minimum fee \$105.17
\$20,001	\$50,000	\$304.20	plus	\$13.62	per \$1000 or part thereof over \$20,000
\$50,001	\$100,000	\$712.92	plus	\$12.71	per \$1000 or part thereof over \$50,000
\$100,001	\$1,000,000	\$1,348.62	plus	\$10.63	per \$1000 or part thereof over \$100,000
\$1,000,001	\$5,000,000	\$10,841.22	plus	\$10.06	per \$1000 or part thereof over \$1,000,000

In addition, the following charges may apply for archiving, fire suppression systems and site servicing;

Archiving:

\$2.88 per sheet of building plans over 8 1/2" x 11'.

\$1.49 per sheet of building plans 8 1/2" x 11" or under.

Fire Suppression System:

\$159.90 per sprinkler system

Site Servicing Inspection Fees:

\$39.99 for the first 20 meters of potable water, sanitary sewer and storm drain services.

\$15.99 for each additional 30 meters of potable water, sanitary sewer and storm drain services.

\$39.99 for each 100 meters of drain tile.

PLUMBING PERMIT FEES

The fees payable for the issuance of a plumbing permit are calculated according to TABLE 2 below.

Where work requiring a permit in accordance with this bylaw has been started without first obtaining such a permit, the plumbing fees as calculated according to TABLE 2 will be doubled.

For the purpose of this bylaw, plumbing fixtures include:

Water closet, sink, lavatory, bathtub, shower, hot water tank, clothes washer, dish washer, floor drain, roof drain, water heater, oil and grease interceptor, sump, catch basin, backflow prevention device, vacuum breaker and any similar appliance which is connected to sanitary drain water supply or internal rainwater leader.

TABLE 2

Fixtures/Appliances:
\$23.89 per plumbing fixture
\$33.46 for each water meter
\$49.96 for each sewage pump
\$99.93 for each public swimming pool or site constructed whirlpool
Alterations to Existing Piping Systems:
\$49.96 for each 30 meters of water, sanitary or storm drain pipe installed
Minimum Fee:
A minimum fee of \$99.93 for all plumbing permits

OTHER PERMIT FEES

Demolition Permit:

\$207.87 for each demolition permit.

Fireplace and Chimney Permit:

\$109.64 for each fireplace permit.

Moving Permit:

\$207.87 for each moving permit within municipal boundaries

Foundation Permit:

\$597.95 for each foundation permit

The Foundation permit processing fee is non-refundable.

PLAN PROCESSING FEES

The plan processing fee is non-refundable and is due in whole or in part upon application for a building permit.

To Construct a New One, Two or Three Family Dwelling:

\$597.95 for the first dwelling unit.

\$299.11 for each additional dwelling unit.

To construct other than a New One, Two or Three Family Dwelling:

25% of the building permit fee.

A minimum fee of \$1,495.56 for multiple residential units.

A minimum fee of \$98.80 for other than multiple residential units.

HIGHWAY USE, CLEARING AND INSPECTION FEE

Residential Buildings per Dwelling Unit:

\$1,500.00 for the first residential unit.

\$1,000.00 for each additional residential unit.

Buildings or Structures other than Residential or for Improvements:

Using the value of construction used to determine the building permit fee, for buildings or structure other than residential or for improvements are as follows in TABLE 3:

TABLE 3

Value of Construction	Fee
up to \$50,000 in value	\$200.00
from \$50,001 to \$100,000	\$500.00
from \$100,001 to \$500,000	\$1,000.00
from \$500,000 to \$1,000,000	\$2,000.00
each additional \$1,000,000	\$1,500.00

BUILDING INSPECTION FEES

More than two inspections are necessary where one inspection is normally required:

\$73.09 for each inspection after the second inspection – to be paid prior to additional inspections being performed.

Required permit inspection requested to be done after normal operating hours of the RMOW:

\$73.09 per hour, billed by the quarter hour and including traveling time. A minimum charge of \$292.36.

Voluntary Inspections:

\$73.09 for each inspection to be paid prior to additional inspections being performed.

MISCELLANEOUS FEES

Plan Revisions for any existing building permit application or building permit:

\$73.09 per hour, billed by the quarter hour. A minimum charge of \$73.09.

Equivalency Processing for any existing building permit application or building permit:

\$305.68 for each equivalency.

Covenant Preparation (Land Title Office registration fee remains the responsibility of the registered owner):

\$73.10 per hour, billed by the quarter hour. A minimum charge of \$73.10.

Property Record Request:

\$36.55 per request.

Miscellaneous Services:

\$73.09 per hour, billed by the quarter hour, payable upon delivery of services not otherwise mentioned in this schedule.

No minimum fee for services not otherwise mentioned in this Schedule B or the Administrative Fees Bylaw No. 1575, 2004.