

RESORT MUNICIPALITY OF WHISTLER

BUILDING PERMIT FEES AND CHARGES BYLAW NO. 2483, 2025

A BYLAW TO ESTABLISH FEES AND CHARGES RELATING TO BUILDING PERMITS AND OTHER RELATED FEES

WHEREAS a local government may, by bylaw, impose fees and charges under the authority of Section 194 of the *Community Charter* in relation to, all or part of a service of the municipality, the use of municipal property, or the exercise of authority to regulate, prohibit or impose requirements;

AND WHEREAS the Council deems it necessary and desirable to exercise the authority provided by the *Community Charter* to cover costs of providing services and information;

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

CITATION

1. This Bylaw may be cited for all purposes as "Building Permit Fees and Charges Bylaw No. 2483, 2025" (Bylaw).

FEES, CHARGES AND REFUNDS SCHEDULE

2. The fees and charges set out in Schedule A, that is attached to and forms part of the Bylaw, are hereby established and are subject to the applicable taxes where appropriate.

DEFINITIONS

3. Any capitalized terms in the Bylaw shall refer to the definition from the Building Regulation Bylaw No. 2482, 2025.

SEVERABILITY

4. If any portion of this Bylaw is declared invalid by a court of competent jurisdiction, then the invalid portion must be severed, and the remainder of the Bylaw is deemed valid.

GIVEN FIRST, SECOND and THIRD READINGS this ____ day of ____, 2025.

ADOPTED this ____ day of _____, 2025.

Jack Crompton,
Mayor

Pauline Lysaght,
Corporate Officer

I HEREBY CERTIFY that this is a
true copy of "Building Permit Fees
and Charges Bylaw No. 2483,
2025".

SCHEDULE A

ADMINISTRATIVE APPLICATION PROCESSING FEE

A non-refundable fee is required at the time of Permit application. The administrative application processing fee (Admin Fee) is a one-time, non-refundable fee, applicable to all Permit submissions, due when making a submission for review and acceptance into the Permit review process.

The Admin Fee is due at Permit submission or no later than 14 days after Permit submission. If the Admin Fee is not received by this date, the Permit application will be cancelled, and the Admin Fee will be kept.

Admin Fee	\$83.72 per Permit application
-----------	--------------------------------

VALUE OF CONSTRUCTION:

The value of Construction for a building or structure is the value of construction declared by the applicant on the Permit application or, at the discretion of the Building Official, the value based on the current edition of the Marshall and Swift Residential Cost Handbook, Marshal Valuation Service¹ or other current valuation table reasonably appropriate to the type of Construction involved.

PERMIT FEES FOR BUILDINGS

Using the value of construction, Permit fees for Buildings are calculated according to Table 1 below.

Where the RMOW requires a professional plan certification, a discount of 5% of the Permit fee as calculated in Table 1 will apply, up to a maximum reduction of \$500.00.

¹ Marshall and Swift Residential Cost Handbook base 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.

Where work requiring a Permit in accordance with the Bylaw has been started without obtaining a Permit, the Permit fees as calculated in Table 1 will be doubled provided that the additional Permit fee shall be a minimum of \$500 and up to a maximum of \$2,000.

TABLE 1

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

In addition, the following fees may apply:

PERMIT FEES FOR PLUMBING

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

Where work requiring a Permit for plumbing in accordance with the Bylaw has been started without obtaining a Permit, the Permit fees as calculated according to Table 2 will be doubled.

Plumbing fixtures include, but are not limited to:

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 metres of water, sanitary or storm drainpipe installed
Minimum Fee:
A minimum fee of \$99.93 for all Permits for plumbing

OTHER PERMIT TYPE FEES

All other Permit type fees are listed in Table 3 below and are non-refundable.

TABLE 3

Demolition Permit	\$207.87
Fireplace and Chimney Permit	\$109.64
Moving Permit (within RMOW boundaries)	\$207.87
Foundation Permit	\$597.95
Fire Suppression System Permit	\$159.90 per sprinkler system
Temporary Permit	\$207.87

ADMINISTRATIVE AND INSPECTION FEES

TABLE 4

The following fees are applicable during an application or inspection review and are non-refundable.

Alternative Solution Review (existing Permit application or Permit):	\$1,214.05
Occupancy Load Review	\$500.00
Product Test Report Review	\$149.84
Product Code Equivalency Report Review - first review	\$499.45
Product Code Equivalency Report Review - each additional review	\$299.67
Each Building inspection after the second inspection	\$73.09 (paid in advance)
Site Servicing Inspection Fees	<p>\$39.99 for the first 20 metres of potable water, sanitary sewer and storm drain services.</p> <p>\$15.99 for each additional 30 metres of potable water, sanitary sewer and storm drain services.</p> <p>\$39.99 for each 100 metres of drain tile.</p>
Permit inspection after normal operating hours of the RMOW	<p>\$73.09 per hour, billed by the quarter hour and include traveling time.</p> <p>Minimum charge of \$292.36.</p>
Voluntary Inspections	\$73.09 (paid in advance)

Plan Revisions for any existing Permit application or Permit:	\$73.09 per hour, billed by the quarter hour. Minimum charge of \$73.09.
Covenant Preparation (Land Title Office registration fee remains the responsibility of the Owner):	\$73.09 per hour, billed by the quarter hour. Minimum charge of \$73.09.
Property Record Request:	\$36.55.
Archiving:	\$2.88 per sheet of Building plans over 8 ½" x 11". \$1.49 per sheet of Building plans 8 ½" x 11" or under.
Permit Extension Fee:	\$73.09
Permit Transfer or Ownership Transfer:	\$219.27
Miscellaneous Services:	\$73.09 per hour, billed by the quarter hour, payable upon delivery of services not otherwise mentioned in this Schedule.

REFUNDS

Requests for refunds must be submitted in writing to the Building Official who will determine the amount of fees, if any, that may be refunded.

Refunds shall be calculated at the time the refund request is made and in accordance with Table 5.

The portion of the total calculated Permit fee that may be refunded is a percentage of the total fees payable under Schedule A and calculated based on a percentage related to functions undertaken by the RMOW per Table 5.

The refund shall be returned to the Owner named on the application for a Permit or the person named on the fee receipt, unless such person advises the Building Official, in writing and prior to the release of the refund, of a change in person to receive the refund, in which case the refund shall be returned to the person then authorized to receive it.

If the calculated refund is less than \$150.00, no refund shall be paid.

If an overpayment of a Permit fee occurs on a Permit application and the overpayment is less than \$100.00 the difference will not be refunded.

TABLE 5

Scenario	Refund Percentage
Application is rejected and not accepted for review	95%

Application is cancelled prior to review	75%
Application cancelled prior to Permit issuance	50%
Permit has been issued, and no field inspections have been performed after Permit issuance	45%
Permit has been issued, and field inspection(s) has been performed	5% per field inspection performed
After a period not less than two (2) years from the date of application being received, if: a) the application has not been cancelled; b) the Permit has not been issued; or c) the Permit has not been acted upon.	0%
Confirmation of Permit Application review	Up to \$500.00 (maximum)