

FEE SUMMARY

– Advertising and Notification	
– Non-designated	\$ 1,105
– Designated	\$ 2,220
– Notification	\$ 140.80
– Modification	\$ 665
– Advertising Sign	\$ 285 + \$93 per additional sign or DA Scale whichever is greater
– Archiving Fee	
– Residential – Dual Occupancy, – Single Dwellings	\$ 39.80
– Commercial, Industrial, Medium Density	
– Less than \$ 50,000	\$ 39.80
– Greater than \$50,000	\$ 144.20
– Building Certificate	Page 7
– Building Specifications	\$ 20
– Change of Use	\$ 285
– Construction Certificate Building	Page 5
– Construction Certificate Scale	Page 6
– Construction Certificate – Linen Plan Release	Page 10
– Compliance Levy	0.25 % of Cost of Works minimum fee \$ 75
– Complying Development	Page 7
– Cottage Removal	\$ 536.30 per property + \$ 9.40 per kilometre
– Damage Inspection – works over \$ 20,000	
– Residential	\$ 150
– Commercial / Industrial / Home Units	\$ 180
– Demolition	
– DA for demolition only	DA Scale
– Demolition Inspection	\$ 200
– Class 1 and 10 when combined with DA	\$ 200 + Development Application Fees
– Design Excellence Panel Referral	\$ 1,500
– Designated Development	DA Scale + \$ 920
– Development Application	Page 5
– Development Application Scale	Page 6

– Driveway – Crossover Application		
– Residential	\$ 140	
– Commercial / Industrial	\$ 175	
– Extension of Time for DA consent	\$ 340	
– Hoarding	Page 7	
– Inspections	Page 5	
– Long Service Levy - work over \$ 25,000	Page 6	0.35 % of costs of work
– Masterplan Development		
– Application	\$ 12,240	
– Amendment Of Approved Application	\$ 6,120	(50% of application fee)
– Modification of Approved Application	Page 8	
– Outdoor Cafe Permit		
Macquarie Mall		
– Large Structure	\$ 1	(Per Structure/Per Annum)
– Small Structure	\$ 1	(Per Structure/Per Annum)
Other Locations (not Macquarie Mall)		
– Application Fee	\$ 175	Traffic Assessment
– Annual Permit - Up to 5 Chairs	\$ 270	
– Annual Permit - Over 6 Chairs	\$ 50.00 per chair	
– Tactile Indicators – New	\$ 70.00	
– Pre Development Application Lodgement Meeting		
– Additional Meeting	\$ 760	
– Meeting for over \$ 1.5 m	\$ 1,500	
– Design Excellence Panel	\$ 1,500	
– Property Information Enquiry		
– 149(2)	\$ 53	
– 149(2)&(5)	\$ 133	
– Outstanding Notices LG Act 735/608	\$ 107.70	
– Outstanding Notices EP&A Act 121ZP	\$ 107.70	
– Colour Map Zoning extract – A4	\$ 34.50	
– Reprinting of Certificates : 149 735A 121ZP	\$ 27.10	
– 603 Certificates	\$ 80 + \$ 40 Urgency Fee	Ready by 3:00pm if received before 11:00am
– Referral to Other Authorities (Integrated and Concurrence)		
– Council Processing Fee	\$ 140	
– Cheque to Authority	\$ 320	
– Registration – PCA	\$ 36	
– Review of Applications	Page 9	
– Rezoning	Page 9	
– Road Permit – Connection of Amenities	\$ 135	
– Section 68- Application based on Activities	Page 7	
– Subdivision Application	Page 10	

– Swimming Pools	
– Certificate of Compliance	\$ 72
– Inspection Fee	\$ 150
– Re-inspection Fee	\$ 100
– Exemption	\$ 70
– Tower Crane - hoist goods across public road	\$ 294.80
– Tree Application	
– Application	\$ 42.80
– Removal	\$ 16.70 per tree
– Pruning	Part of Application Fee
– Pensioner Discount	Waive application Fee
– Transfer of PCA to Council	\$ 3,300
– Written Enquiry – Planning	
– Base Charge	\$ 200
– Additional charge per hour	\$ 150

PURCHASES

– Building Specifications		\$ 20	
– CPR Charts		\$ 22	
– Deposited Plans		\$ Nil	
– Development Control Plans			
– One Part		\$ 18.80	
– All documents		\$ 193.40	
– Photocopying General Fee : cost per page			
– Colour		A4	\$ 0.50
		A3	\$ 1.00
– Black & White		A4	\$ 0.25
		A3	\$ 0.50
– Photocopying Documents : cost per page			
		First 10 Pages	After 10 Pages
– Colour		A4	\$ 2.00
		A3	\$ 3.20
– Black & White		A4	\$ 1.00
		A3	\$ 2.00
– Larger than A3			\$ 14.70
– Liverpool Heritage Study			\$ 32.40

LLEP 2008

a) Development Design Specifications		
b) Development Construction Specifications		
c) Guidelines for the Development and Subdivision of Land		
– Written Instrument		\$ 32.40
– Written and set of A3 Maps		\$ 354.40
– Coloured A3 Maps		A3
		\$ 322 Full Set or \$ 20.90 each
		A1
		\$ 64.80
		AO
		\$ 85.70
Aerial Map		\$ 203.80

SUBDIVISION GUIDELINES

d) Development Design Specifications	
e) Development Construction Specifications	
f) Guidelines for the Development and Subdivision of Land	
– Hardcopy	\$ 428.40
– CD ROM Copy	\$ 66.30

COMBINED DEVELOPMENT APPLICATION AND CONSTRUCTION CERTIFICATE FEES

DEVELOPMENT UP TO \$ 5,000		
– Development Application		\$ 110.00
– Construction Certificate		
– Class 1A	Dwelling & Dwelling Additions	\$ 135.85
– Class 10A	Outbuildings – Residential	\$ 118.10
– Class 2-9 and 10A	Commercial /Industrial	CC Scale

DEVELOPMENT OVER \$ 5,000		
– Development Application		DA Scale
– Construction Certificate under \$ 50,000		CC Scale
– Construction Certificate over \$ 50,001		CC Scale less \$ 150 discount Minimum fee \$ 450

DEVELOPMENT APPLICATION AND CONSTRUCTION CERTIFICATE LODGED SEPERATELY

– Development Application	DA Scale
– Construction Certificate	CC Scale + GST + \$ 36 Registration

COMPULSORY DEVELOPMENT APPLICATION FEES

– Compliance Levy	0.25 %	of total cost of works	minimum fee \$ 75
– Planning Reform Fee	0.064 %	of total cost of work at \$ 50,000 or more	
– (Included in the Development Application Fee but listed separately)			
– Archive Fees			
– Residential	Single Dwellings or Dual Occupancy		\$ 39.80
– Under \$ 50,000	Commercial, Industrial, Medium Density		\$ 39.80
– Over \$ 50,001	Commercial /Industrial		\$ 144.20

COMPULSORY CONSTRUCTION CERTIFICATE FEES

– Long Service Levy	0.35 % of total cost of work at \$ 25,000 or more	
– Registration Fee	\$ 36	
– Inspection Fees		
– Each Inspection, not including final inspection	Residential	\$ 189.20
	Commercial / Industrial	\$ 212.30
– Final Inspection including Occupation Certificate	Residential	\$ 418.20
	Commercial / Industrial	0.01% of cost of works Minimum fee of \$ 400
– Works above \$ 2,000,000		Price on Application
– Inspection Registration Fee		\$ 36
– Damage Inspection Fee - Works Above \$ 20,000	Including Demolition, In-ground Swimming Pools with Pro Forma for dilapidation	
– Residential		\$ 150
– Commercial / Industrial / Home Units		\$ 180
Other Requirements for Residential Construction Certificates prior to release of consent		
– Home Warranty Insurance	over \$ 20,000	
– Owner Builder Permit	over \$ 10,000, with insurance and course over \$ 20,000	

DEVELOPMENT APPLICATION SCALE

ESTIMATED COST OF WORK	FEE CALCULATION
– All development up to \$5,000	\$ 110
– \$ 5,001 to \$ 50,000	\$ 170 + \$ 3.00 for each \$ 1,000 (or part) of the estimated cost
– \$ 50,001 to \$ 250,000	\$ 352 + \$ 3.64 for each \$ 1,000 (or part) above \$ 50,000
– \$ 250,001 to \$ 500,000	\$ 1,160 + \$ 2.34 for each \$ 1,000 (or part) above \$ 250,000
– \$ 500,001 to \$ 1,000,000	\$ 1,745 + \$ 1.64 for each \$ 1,000 (or part) above \$ 500,000
– \$ 1,000,001 to \$ 10,000,000	\$ 2,615 + \$ 1.44 for each \$ 1,000 (or part) above \$ 1,000,000
– More than \$ 10,000,000	\$ 15,875 + \$ 1.19 for each \$ 1,000 (or part) above \$ 10,000,000

CONSTRUCTION CERTIFICATE SCALE

ESTIMATED COST OF WORK	FEE CALCULATION
– Construction up to \$50,000	\$ 282
– \$ 50,001 to \$ 150,000	\$ 564
– \$ 150,001 to \$ 250,000	\$ 846
– \$ 250,001 to \$ 350,000	\$ 1,128
– \$ 350,001 to \$ 450,000	\$ 1,410
– \$ 450,001 to \$ 550,000	\$ 1,917
– \$ 550,001 to \$ 700,000	\$ 2,255
– \$ 700,001 to \$ 850,000	\$ 2,819
– Over \$ 850,000	Price on Application

LONG SERVICE LEVY

– Long Service Levy	0.35 % of total cost of work at \$ 25,000 or more
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NOTE:

The levy is calculated on the cost of building and construction work. In broad terms this is the cost of labour and materials, including excavation, site preparation, concreting, carpentry, bricklaying, tiling, gyprocking, plumbing, structural steelwork, electrical and painting. External permanent structures such as retaining walls, paving and kerbing etc. are also included.

COMPLYING DEVELOPMENT CONSTRUCTION, USE, DEMOLITION, SUBDIVISION

– Dwellings	\$ 1,135.10
– Swimming Pools	\$ 625
– Outbuildings / Alterations and Additions	
– Less than \$ 20,000	\$ 398.75
– Between \$ 20,001 to \$ 60,000	\$ 625.50
– More than \$ 60,000	\$ 908.10
– Class 2-9	
– Less than \$ 100,000	\$ 681.90
– Between \$ 100,001 to \$ 500,000	\$ 1,366.10
– More than \$ 500,001	\$ 2,499.80
– Demolition	\$ 342.30
– Subdivision	\$ 289.60
– Registration Fee	\$ 36
– Building Inspection Fees and Damage Inspection Fee	Same as Construction Certificate
– Modification	50 % of original application fee

BUILDING CERTIFICATE FEES – SEC 149(D)

– Class 2 – Class 9 with exclusion of floor area	\$ 250
– Under 200 sqm	\$ 250
– Class 1 and 10 - Re-inspection	\$ 90
– Copy	\$ 13
– Class 2 – Class 9	\$ 250
– Floor Area 200 sqm – 2,000 sqm	\$ 250 + \$ 0.50 per sqm over 200 sqm
– Floor Area over 2,000 sqm	\$ 1,165 + \$ 0.07.5 per sqm over 2000 sqm
– Unauthorised Works	\$ 250 + calculated fee same as initial DA / CC application fee

S.68 APPLICATIONS

FEE ESTIMATES BASED ON ACTIVITY

– Tower Crane	
– Per Month with Work Zone	\$ 804
– Per Month without Work Zone	\$ 3,751.20
– Application – swing or hoist goods across / over public road	\$ 294.80
– Solid Fuel Heating Appliances – unauthorized	\$ 375.40
– Install Or Operate Amusement Devices	\$ 231.60
– Installation of Manufactured Home – Movable Dwelling	\$ 236.20
– Operate a Caravan Park	\$ 500 + \$ 15 per caravan site
– Temporary Structure	\$ 231.60
– Hoarding	
– “A” Class Application	\$ 306
– “A” Class	\$ 61.20 per meter per month
– “B” Class Application	\$ 571.20
– “B” and “C”	\$ 132.60 per meter per month

MODIFICATION OF APPLICATIONS

DEVELOPMENT APPLICATIONS

MINOR AND MINIMAL IMPACT - s.96 (1), s.96 (1A) or s.96 (AA) (1) EP&A Act

– Minor Modifications	
s.96(1) EP&A Act – misdescription, calculation of fees etc.	\$ 71
– Minimal Impact	
s.96(1A) or s.96(AA)(1) EP&A Act	50% of the original fee or \$ 645 , whichever is less
Advertising Cost	\$ 665

MINOR AND MINIMAL IMPACT s.96 (2) or s.96 (AA) (1) EP&A Act

COMBINED DEVELOPMENT APPLICATIONS/ CONSTRUCTION CERTIFICATES & COMPLYING DEVELOPMENT

- Residential Only – Not including Dual Occupancy

– Original fee less than \$100	50% of the original fee
– Original fee \$100 or more, not including construction or demolition works	50% of the original fee
– Dwelling up to \$ 100,000	\$ 190
– Dwelling over \$ 100,000	Table 1
– Any other development	Table 1

TABLE 1

ESTIMATED COST OF WORK	MODIFICATION FEE CALCULATION
– All development up to \$5,000	\$ 55
– \$ 5,001 to \$ 250,000	\$ 85 + \$ 1.50 for each \$ 1,000 (or part) of the estimated cost
– \$ 250,001 to \$ 500,000	\$ 500 + \$ 0.85 for each \$ 1,000 (or part) above \$ 250,000
– \$ 500,001 to \$ 1,000,000	\$ 712 + \$ 0.50 for each \$ 1,000 (or part) above \$ 500,000
– \$ 1,000,001 to \$ 10,000,000	\$ 985 + \$ 0.40 for each \$ 1,000 (or part) above \$ 1,000,000
– More than \$ 10,000,000	\$ 4,737 + \$ 0.27 for each \$ 1,000 (or part) above \$ 10,000,000

ADVERTISING FEE

When Required

– Advertising Costs	\$ 665
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CONSTRUCTION CERTIFICATES

– Residential	\$ 61.50
– Commercial and Industrial	20 % of original fee

COMPLYING DEVELOPMENT

– All class of applications	50 % of original fee
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REVIEW OF APPLICATIONS s.96AB EP&A Act

REVIEW DETERMINATION OF DEVELOPMENT APPLICATION

– Development Application not involving the carrying out of construction or demolition works of a building	50% of the original fee
– Dwelling up to \$ 100,000	\$ 190
– Dwelling over \$ 100,000	Table 1 Page 7
– Any other development	Table 1 Page 7
– Advertising	\$ 620

REVIEW DECISION TO REJECT A DEVELOPMENT APPLICATION

– Dwelling up to \$ 100,000	\$ 55
– Dwelling over \$ 100,000 to \$ 1,000,000	\$ 150
– Over \$ 1,000,000	\$ 250
– Designated Development	\$ 920 + DA Scale + \$ 2,220 Advertising Fee
– Not Involving Building Work – Change of use	\$ 285
– Advertising Sign or Structure	\$ 285 + \$ 93 per sign or structure Or DA Scale - whichever is greater

REVIEW OF MODIFICATION APPLICATION

– Review of Modification	50% of the original fee
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REVIEW OF CONSTRUCTION CERTIFICATE

– Residential Modification	\$ 61.50
– Commercial Industrial Modification	20 % of original fee + GST

REZONING

LOCAL ENVIRONMENTAL PLAN AMENDMENTS

– Pre Application Advice	\$ 150 per hour
– Planning Proposals - Amendments to LEP	
– Minor: Zone boundary adjustments, clauses or standards	\$ 11,556.90
– Rezoning: multiple clauses, standards and supporting maps	\$ 35,000 + Cost Recovery
– Major Low Complexity: FSR and Height	\$ 38,875
– Major High Complexity: Rezoning and complex applications	\$ 70,000

DEVELOPMENT CONTROL PLAN AMENDMENTS

– Minor: Planning provisions for up to 2 lots	\$ 6,829.60
– Major: Planning provisions more than 2 lots	\$ 13,237.90

DEVELOPMENT ENGINEERING

SUBDIVISION

DEVELOPMENT APPLICATION

– New Road	\$ 665 + \$ 65 per lot
– No New Road	\$ 330 + \$ 53 per lot
– Strata	\$ 330 + \$ 65 per lot

CERTIFICATES – LINEN PLAN RELEASE

– Torrens Title	– \$ 510 - Base Fee	\$ 108 per lot
– Strata Title	– \$ 510 - Base Fee	\$ 108 per lot
– 88b Checking	– \$ 315	
– 88G – Copy	– \$ 40	
– Re-certification of Plan	– \$ 561	

SUPERVISION OF CIVIL ENGINEERING WORKS

– Road Construction and Drainage	\$ 40 per metre minimum \$ 500
– Drainage Construction only	\$ 16 per metre minimum \$ 200
– Footpath Construction	\$ 16 per metre minimum \$ 200
– General Certificate	\$ 110

COMPLIANCE CERTIFICATE - ENGINEERING

– Individual Properties	\$ 149.50
– Contamination Certificate	\$ 218.50
– General Compliance Certificate	\$ 509.20

PERMITS

Sec.68 Local Government Act Approvals	
– Base Fee	\$ 690
– Per Liner Metre	\$ 17
Sec.138 Roads Act Approvals	
– Base Fee	\$ 690
– Per Liner Metre	\$ 17