

**Grey Sauble Conservation Authority  
2026 Plan Review Fee Schedule**

<b>Planning Application Type</b>	<b>2026 Fee</b>
Zoning By-law Amendment (Re-zoning)	\$860
	\$5,080
Official Plan Amendment	\$1,005
	\$5,080
Consents (Severances)	\$660
	\$2,075
Minor Variance	\$655
Plan of Subdivision/Condominium	Base Fee - \$6,635 Per Unit (0-50 units) - \$150 Per Unit (50+ units) - \$50
Site Plan Reviews – Minor – Single lot residential or small scale commercial/industrial	\$1,765
Site Plan Reviews – Major – Commercial, industrial and/or multiple residential	\$4,770
Red-line Revisions for Plan of Subdivision – Minor	\$730
Red-line Revisions for Plan of Subdivision – Major	\$2,580
Niagara Escarpment Development Permit Reviews	Routine \$235
	Minor \$765
	Major \$1,515
Niagara Escarpment Plan Amendment – Applicant Driven	\$1,140
Pre-consultation Meeting	\$715
Minor Aggregate Resources Act Licence Application – Above Water Table (under 20 hectares)	\$1,070
Minor Aggregate Resources Act Licence Application – Above Water Table (over 20 hectares)	\$1,195
Major Aggregate Resources Act Licence Application – Below Water Table (under 20 hectares)	\$2,945
Major Aggregate Resources Act Licence Application – Below Water Table (over 20 hectares)	\$3,500

Environmental Assessment Review Fee Class B & C	\$4,980
<b>Technical Clearance</b>	
Scoped Environmental Impact Study	\$1,035
Full Environmental Impact Study	\$2,035
Sub-watershed Study/Master Drainage Plan or Tributary Study	\$1,035
Stormwater Management Study	\$2,035
Scoped Site Impact Study (Coastal, Flooding, Geotechnical, etc.)	\$1,035
Full Site Impact Study (Coastal, Flooding, Geotechnical, etc.)	\$2,035

**Notes and Definitions:**

1. Routine Niagara Escarpment Development Permit Reviews are minor in nature with limited level of review.
2. Minor includes applications with 1 or less scoped technical study including but not limited to a stormwater management report, environmental impact study, geotechnical study, floodplain report, and/or hydrogeological study.
3. Major includes applications with 2 or more technical studies, including but not limited to, stormwater management report, environmental impact study, geotechnical study, floodplain report, and/or hydrogeological study.
4. Pre-consultation fee to be deducted from the formal application fee.
5. Multiple applications received concurrently are subject to a 20% discount on the total applicable fees.
6. GSCA reserves the right to modify or adjust fees should the review require a substantially greater or lower level of review and/or assessment.
7. Where a Conservation Authority development permit approval is required in addition to the planning approval, the fee for the Conservation Authority permit may be discounted at the Authority's discretion.