

Schedule of Fees and Charges 2023-2024

GST Status

Adopted Fee
2023-2024

TOWN PLANNING

Determination of Development Applications with Construction Values

Estimated Cost (GST exclusive) of Proposed Development

(The total fees for this service will be estimated using the relevant form prescribed in Planning and Development Regulations 2009 Part 7; the calculation is to be based on estimated salary costs, direct costs, special costs and scheme map/text preparation costs; other provisions apply to these fees)

\$0 to \$50,000	Exempt	147.00
\$50,001 to \$500,000	Exempt	0.32% of the estimated cost
\$500,001 to \$2,500,000	Exempt	\$1,700+0.257% for every \$1 in excess of \$500,000, of the estimated cost
\$2,500,001 to \$5,000,000	Exempt	\$7,161+0.206% for every \$1 in excess of \$2,500,000, of the estimated cost
\$5,000,001 to \$21,500,000	Exempt	\$12,633+0.123% for every \$1 in excess of \$5,000,000, of the estimated cost
\$21,500,001 and above	Exempt	34,196.00

Determination of Development Applications where Construction Values are not relevant

Determining an application for advice (P&D Regulations 2015 Sch.2 cl 61A)

Exempt 100.00

Extractive Industry

(per Planning and Development Regulations 2009 Part 7, and Shire of Denmark Extractive Industries Local Law).

Application Fee (maximum)	Exempt	739.00
Local Law Licence Fee	Exempt	150.00
Annual Licence Fee	Exempt	70.00
Transfer of Licence Fee (non-refundable)	Exempt	72.00
Renewal of Licence Fee	Exempt	72.00
Performance Guarantee - Security for rehabilitation of pasture (per hectare, or part thereof)	N/A	2400.00
Performance Guarantee - Security for rehabilitation of natural vegetation (per hectare, or part thereof)	N/A	5500.00

Signs Exempt 87.00

Change of use, or alteration or extension or change of non-conforming use

(per Planning and Development Regulations 2009 Part 7)

Application Fee Exempt 295.00

Modifications to Building Envelope

Exempt 90.00

Home Occupation/Home Business; Holiday Homes; Holiday Accommodation; Bed and Breakfast; Family Day Care;

Cottage Industries (per Planning and Development Regulations 2009 Part 7)

Initial Application -New (maximum fee)	Exempt	222.00
Renewal Fee before expiry (where applicable) (maximum fee)	Exempt	73.00

Determination of all Retrospective Development Applications

Application Fee (applications submitted after the development, change, installation, business, expiry date, etc. has already commenced, been carried out, or otherwise occurred)

Exempt 3 x the current Development Application fee

Advertising Costs

(per Planning and Development Regulations Part 7)

Development Applications, Scheme Amendment Requests, Rezoning Requests, Local Development Plans, Structure Plan Adoptions, and Road Closure Applications requiring advertising.	GST	Actual Cost (GST incl.)
---	-----	-------------------------

Development Assessment Panel Application

Fee for Service Associated with a Development Assessment Panel Application

Same fee as if application was to be determined by the Shire of Denmark

Request for Amendment to Planning Approval

Minor	Exempt	70.00
Major	Exempt	50% of the current applicable application fee; Max. of \$295.00

Schedule of Fees and Charges 2023-2024

GST Status

Adopted Fee
2023-2024

TOWN PLANNING Cont'd

Request for Extension of Time to Planning Approval

(Request to be lodged prior to planning approval expiring)

Fee	Exempt	295.00
-----	--------	--------

Certificate of Local Planning Authority (Section 40 Certificate)

	Exempt	120.00
--	--------	--------

Road Closures - Permanent

(where an owner seeks to amalgamate the road reserve into their adjoining property; per Land Administration Act 1997 S. 58)

Application Fee	GST	400.00
-----------------	-----	--------

Provision of a Subdivision Clearance Requests

(Freehold and Strata; per Planning and Development Regulations 2009 Part 7)

Number of Lots

Not more than 5 lots (per lot to maximum of \$365.00)	Exempt	73.00
---	--------	-------

More than 5 lots but not more than 195 lots (per lot in addition to \$365.00 fee as above)	Exempt	35.00
--	--------	-------

More than 196 lots	Exempt	7393.00
--------------------	--------	---------

Scheme Amendment Requests / Rezoning Requests / Local Development Plans / Structure Plans

(The total fees for this service will be estimated using the relevant form prescribed in Planning and Development Regulations 2009 Part 7; the calculation is to be based on estimated salary costs, direct costs, special costs and scheme map/text preparation costs; other provisions apply to these fees, per the WAPC Planning Bulletin 93/2013; GST will be charged where applicable; fee required at time of application; additional costs may apply, per P&D Regulation 49; further details can be obtained from the Director of Planning and Sustainability).

Scheme Amendment Request (SAR) Application Fee	GST	1200.00
---	-----	---------

Lodging of Amendment Document

Rezoning Requests

(n.b. "Minor" is generally considered to be:

involving 5 lots or less

not introducing any new zone[s] into the Town Planning Scheme[s]

unlikely to raise significant community concern in respect to land use and/or amenity, traffic management, fire safety, or environmental impact[s])

"Minor" Amendments / Text Amendments	GST	2000.00
--------------------------------------	-----	---------

"Major" Amendments	GST	4000.00
--------------------	-----	---------

Local Development Plans / Structure Plans

New plans for Council adoption	GST	3000.00
--------------------------------	-----	---------

Minor variations to adopted plans	GST	750.00
-----------------------------------	-----	--------

Shire Officer Time for Scheme Amendment / Structure Plan Adoptions

(used in the relevant form prescribed in Planning and Development Regulations 2009 Part 7 for estimating the total fees for this service; per hour)

Director of Assets & Sustainable Development	GST	88.00
--	-----	-------

Manager Development Services/Senior Planner	GST	66.00
---	-----	-------

Planning Officer	GST	36.86
------------------	-----	-------

Other staff e.g. Environmental Health Technical Officer	GST	36.86
---	-----	-------

Secretarial / Admin staff e.g. CSO Tech Services	GST	30.20
--	-----	-------

Local Planning Strategy (LPS) Amendment

Request Application Fee	GST	1000.00
-------------------------	-----	---------

Lodging of LPS Amendment	GST	2500.00
--------------------------	-----	---------

NB: Fee required at time of application; additional costs may apply as total fee will be based on Shire Officer Time spent on the proposal. Advertising costs associated with an LPS amendment are to be borne by the applicant (i.e. Actual Cost GST inclusive).

NB: Where an amendment to the LPS and the Scheme is required, fees associated with each process will apply.

Cash in Lieu of Car Parking

Town Centre core area (Where Local Planning Policy No.47 applies) - Rate per carpark (GST Exempt)	Exempt	5500.00
---	--------	---------

Outside Town Centre core area (as per formula below)	Exempt	Shortfall x [(Bay Size x Land Value per m ²) + Construction Cost]
--	--------	---

Definition of formula terms:

"Bay Size" = 27m² "Construction Cost" = \$2,500 per bay

"Land Value per m²" = as determined by a licensed valuer, and agreed to by the Shire of Denmark

"Shortfall" = difference between the number of car parking bays required to be provided on-site as per TPS 3 and the number of car parking bays to actually be provided

Schedule of Fees and Charges 2023-2024

GST Status

Adopted Fee
2023-2024

TOWN PLANNING Cont'd

Relocated Dwellings

Performance Bond (per dwelling)	N/A	5000.00
---------------------------------	-----	---------

Administration Costs

Denmark Local Planning Strategy (per copy of full document; available on website for free)	GST	100.00
---	-----	--------

GIS Plan Creation	GST	25.00
--------------------------	-----	-------

Electronic Documents (per item of media)	GST	15.00
---	-----	-------

Officer Time (per hour; minimum one hour)	GST	Refer "Shire Officer Rate" under Admin - General
---	-----	--

<u>A4</u>		
-----------	--	--

Colour	GST	140.00
--------	-----	--------

Black and White	GST	130.00
-----------------	-----	--------

<u>A3</u>		
-----------	--	--

Colour	GST	140.00
--------	-----	--------

Black and White	GST	130.00
-----------------	-----	--------

Municipal Heritage Inventory (per full document)

Black and White	GST	40.00
-----------------	-----	-------

Colour	GST	60.00
--------	-----	-------

Property Settlement Questionnaire response

per questionnaire; per P&D Regulations 2009 Part 7)	GST	73.00
---	-----	-------

Scheme Map (per sheet)

	GST	15.00
--	-----	-------

Scheme Text (per copy of full document)

	GST	50.00
--	-----	-------

Site / Property Plans (per set of plans)

	GST	20.00
--	-----	-------

Statistics (per hour; minimum charge is 1 hour)

	GST	Refer "Shire Officer Rate" under Admin - General
--	-----	--

Structure Plans (per copy)

	GST	20.00
--	-----	-------

Sundry Documents (per document)

	GST	50.00
--	-----	-------

Written Town Planning Advice

(per Planning and Development Regulations 2009 Part 7)	GST	73.00
--	-----	-------

Zoning Certificate issued

(per certificate; per Planning and Development Regulations 2009 Part 7)	Exempt	73.00
---	--------	-------