Southern Grampians SHIRE COUNCIL

Business Centre:
Brown Street, Hamilton 3300
Telephone: (03) 5573 0444
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Address all correspondence to:
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SUMMARY OF PLANNING AND SUBDIVISION FEES

Effective July 1st 2020

Planning and Environment (Fees) Regulations 2016

Subdivision (Fees) Regulations 2016

APPLICATIONS FOR PERMITS AND APPLICATIONS TO AMEND PERMITS

Class of permit	Type of Application	Permit Application	Permit Amendment
USE ONLY			
Class 1	Change or allow a new use of the land	**$1,318.10**	$1,318.10
	Amendment to a permit (other than a permit to develop land or to use and develop land or to undertake development ancillary to the use of land for a single dwelling per lot) to change the statement of what the permit allows or to change any or all of the conditions which apply to the permit		$1,318.10
Single Dwelling	To develop land for a single dwelling per lot or use and develop land for a single dwelling per lot and undertake development ancillary to the use of the land for a single dwelling per lot included in the application (other than Class 7 or 8 permit, as relevant, to a permit to subdivide or consolidate land) if the estimated cost of the development is:		
Class 2	$10,000 or less	**$199.90**	$199.90
Class 3	More than $10,000 but not more than $100,000	**$629.40**	$629.40
Class 4	More than $100,000 but not more than $500,000	**$1,288.50**	$1,288.50
Class 5	More than $500,000 but not more than $1M	**$1,392.10**	$1,392.10
Class 6	More than $1M but not more than $2M	**$1,459.80**	$1,459.80
VicSmart*	VicSmart application if the estimated cost of the development is:		
Class 7	$10,000 or less	**$199.90**	$199.90
Class 8	More than $10,000	**$429.50**	$429.50
Class 9	VicSmart application to subdivide or consolidate land	**$199.90**	$199.90
Class 10	VicSmart application (other than class 7, 8 or 10)	**$199.90**	$199.90
All Other Development	To develop land (other than a Class 2-8 or a permit to subdivide or consolidate land) if the estimated cost of the development is:		
Class 11	Less than $100,000	**$1,147.80**	$1,147.80
Class 12	More than $100,000 and not more than $1M	**$1,547.60**	$1,547.60
Class 13	More than $1M and not more than $5M	**$3,413.70**	$3,413.70
Class 14	More than $5M and not more than $15M	**$8,700.90**	$3,413.70
Class 15	More than $15M and not more than $50M	**$25,658.30**	$3,413.70
Class 16	More than $50M *(to be charged at 50% until 13 Oct 2017)*	**$57,670.10**	$3,413.70

***VicSmart is a streamlined assessment process for straightforward planning permit applications. Please visit www.planning.vic.gov.au or view the Application for a VicSmart Planning Permit form on our website (www.sthgrampians.vic.gov.au) to find out if your planning permit application qualifies for the VicSmart process.**

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APPLICATIONS FOR PERMITS AND APPLICATIONS TO AMEND PERMITS (CONT'D)

Class of permit	Type of Application	Permit Application	Permit Amendment
Subdivision			
Class 17	Subdivide an existing building (other than a class 9 permit)	**$1,318.10**	$1,318.10
Class 18	Subdivide land into 2 lots (other than a class 9 or 16 permit)	**$1,318.10**	$1,318.10
Class 19	Realignment of a common boundary between lots or to consolidate 2 or more lots (other than a class 9 permit)	**$1,318.10**	$1,318.10
Class 20	To subdivide land other than class 9, 16, 17 or 18 *(fee charged per 100 lots created)*	**$1,318.10**	$1,318.10
Class 21	a) To create, vary or remove a restriction within the meaning of the *Subdivision Act 1988*; or b) To create or move a right of way; or c) To create, vary or remove an easement other than a right of way; or d) To vary or remove a condition in the nature of an easement (other than a right of way) in a Crown grant.	**$1,318.10**	$1,318.10
Class 22	A permit not otherwise provided for in this Regulation	**$1,318.10**	**$1,318.10**

PERMIT APPLICATIONS FOR MORE THAN ONE CLASS

TYPE OF APPLICATION	FEE
1. An application for more than one class of permit set out in the above table: 2. An application to amend a permit in more than one class set out in the above table:	Sum of the highest of the fees which would have applied if separate applications were made and 50% of each of the other fees which would have applied if separate applications were made.

AMENDING AN APPLICATION AFTER PUBLIC NOTICE (ADVERTISING) HAS BEEN GIVEN

TYPE OF APPLICATION	FEE
1. Section 57A - Request to amend an application for permit after notice has been given; or 2. Section 57A – Request to amend an application for an amendment to a permit after notice has been given:	40% of the application fee for that class of permit or amendment to permit; and Where the class of application is changing to a new class of higher application fee, the difference between the fee for the application to be amended and the fee for the new class.

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CERTIFICATION OF SUBDIVISION

Regulation	Type of Application		FEE
Reg. 6	Certification of a plan of subdivision		**$174.80**
Reg. 7	Alteration of plan under Section 10(2) of the Act		**$111.10**
Reg. 8	Amendment of certified plan under Section 11(1) of the Act		**$140.70**
Engineering	Based on the estimated cost of construction of the works proposed in the engineering plan:		
Reg. 9	Checking of engineering plans	0.75% of the estimated cost of construction of the works proposed in the engineering plan	
Reg. 10	Engineering plan prepared by Council	3.5% of the cost of works proposed in the engineering plan	
Reg. 11	Supervision of works	2.5% of the estimated cost of construction of the works	

OTHER FEES

	Type of Fee	FEE
1.	**Planning Certificates – NOT PROVIDED BY SOUTHERN GRAMPIANS SHIRE COUNCIL**	**LANDATA**
2.	**Extension of Time**	
a)	1st Request	**$167.00**
b)	2nd Request	**$330.00**
c)	3rd Request	**$476.00**
3.	**Advertising Fees**	
a)	Per Notice on Site	**$71.00**
b)	Per Letter	**$6.20**
4.	**Copies of Permits & Plans**	
a)	Per Permit	**$102.50**
5.	**Letters if Request**	
a)	Per Residential Request	**$127.50**
b)	Per Commercial Request	**$140.00**
c)	Per Tenement Request	**$144.00**
13.	**Secondary Consent**	**$256.00**
14.	**Satisfaction Matters**	**$337.00**
15.	**Approval for Development Plans**	**$689.00**
16.	**Liquor License Request**	**$165.00**
17.	**Application for Certificate of Compliance**	**$325.80**
18.	Amend or End Section 173 Agreement	**$659.00**

Last updated 20 July 2020