

PLANNING SERVICES FEES: 2025/2026

| APPLICATION TYPE/DESCRIPTION | FEE (GST FREE) |
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| DEVELOPMENT APPLICATION Determining a Development Application (other than an extractive industry) where the development has not commenced or been carried out and the estimated cost of the development is: \$0 - \$50,000 \$50,001 to \$500,000 \$500,001 to \$2,500,000 \$2,500,001 to \$5,000,000 \$5,000,001 to \$21,500,000 \$21,500,01 and above | \$147.00 \$0 plus 0.32% of estimated cost \$1,700 plus 0.257% per \$1 over \$0.5mil \$7,161 plus 0.206% per \$1 over \$2.5mil \$12,633 plus 0.123% per \$1 over \$5.0mil \$34,196.00 |
| VARIATION TO EXISTING DEVELOPMENT APPROVAL Determining an application to amend or cancel development approval (P&D Regulations 2015 Sch.2 cl 77) | 50% of the original DA fee up to \$295.00 |
| DEEMED TO COMPLY CHECK Determining an application for advice - Residential (P&D Regulations 2015 Sch.2 cl 61A) | \$295.00 |
| APPLICATION FOR CHANGE OF USE Change of Use or for an alteration or extension or change of a non-conforming use | \$295.00 |
| ADVERTISING OF PROPOSED APPLICATION Advertising of development application at applicant's request | Based on costs incurred. Minimum of \$300.00 |
| EXTRACTIVE INDUSTRY APPLICATION Extractive Industry application for Development Approval Extractive Industry rehabilitation bond per ha | \$739.00 (payment on application) \$5,500.00 (as per conditions) |
| EXTRACTIVE INDUSTRY LICENCE Extractive Industry annual licence fee renewal | \$150.00 |
| APPLICATION FOR HOME BUSINESS Development Application for land use of Home Business | \$222.00 |

Approval of Existing Development

Where development has commenced or been carried out, an additional amount by way of penalty, will be charged at twice the amount of the maximum fee payable for determination of the application as detailed above. (ie in total, **three times the original application fee**).

SCHEME AMENDMENT/REZONING/STRUCTURE PLANS

Total estimated fees for Scheme Amendments and Structure plans are calculated in accordance with part 7 - "Local Government Planning Charges" of the Planning and Development Regulations 2009. Fees that are in addition to the initial application lodgement fee are calculated on the following hourly rate basis (GST Exempt):

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| Director/ City Planner | \$88.00 |
| Manager/ Senior Planner | \$66.00 |
| Planning Officer | \$36.86 |
| Other staff e.g. Environmental Health Officer | \$36.86 |
| Secretary/ Administrative Clerk | \$30.20 |

SUBDIVISION CLEARANCE

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| Providing a subdivision clearance of 1-5 lots (per lot) | \$73.00 (GST Not Applicable) |
| Providing a subdivision clearance for between 5 and up to, and including 195 lots: First 5 lots – per lot From 6 lots to 195 – per lot Providing a subdivision clearance for more than 195 lots | GST Not Applicable \$73.00 \$73 per lot for the first 5 lots, and then \$35.00 per lot \$7,393.00 |
| Incomplete Works Bond Fee | 2% (inc GST) of the bonded value of incomplete works - (minimum fee of \$110 inc GST) |

LIQUOR LICENCE CERTIFICATE

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| Section 40 application | \$165 (inclusive of GST) payment on application |
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FIXED LOCATION VENDOR OR TRADER – COUNCIL PROPERTY (GST Inclusive)

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| Alfresco dining (application) | \$143.00 |
| Street Trading (per annum) | \$143.00 (payment on application) |
| Fixed Location Vendor - Council property - A Category (Urban, high amenity area) | \$2,640 .00 (per annum) |
| Fixed Location Vendor – Council property - B Category (Remote location) | \$1,650.00 (per annum) |
| Fixed Location Vendor – Council property – C Category | \$1,100.00 (per annum) |

NON-COMPLYING DEVELOPMENT (GST Exempt)

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| Failing to comply with a written direction (s 214) | \$500.00 |
| Contravention of a Town Planning Scheme (s 218) | \$500.00 |
| Undertaking development in a Development Control Area without prior approval (s 220) | \$500.00 |
| Contravening an Interim Development Order (s 221) | \$500.00 |

SUPPLY OF DOCUMENTS (INCLUSIVE OF GST)

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| Scheme maps (per map) | \$40.00 |
| Providing written planning advice at the following hourly rates/pre-application advice (Includes land use/ history, property development & planning) | \$73.00 |
| Letter for motor vehicle repair business licence | \$45.00 |
| Site / property plans (per plan) | \$45.00 |
| Statistics (per hour with min charge 1 hour) | \$45.00 |
| Sundry documents (per hour) | \$45.00 |
| Electronic document (compact disc) | \$25.00 |
| Zoning statement | \$73.00 |
| Certificate of Title Search (includes C/T) | \$49.50 |
| Property Report | \$132.00 |

CITY OFFICER TIME FOR COMMERCIAL BUSINESS REQUESTS (RATE PER HOUR INCLUSIVE OF GST)

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| Engineering/Planning Technical Officer | \$150.00 |
| Environmental Health Officer | \$140.00 |
| Managers | \$180.00 |
| Executive Directors | \$205.00 |

ROAD/ROW/PAW CLOSURE ASSESSMENT FEE (STAGE 1)

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|---|---|
| Covers Landgate/probate search, preliminary land valuation, correspondence with other affected landowners | \$990.00 (per application inclusive of GST) |
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ROAD/ROW/PAW CLOSURE ASSESSMENT FEE (STAGE 2)

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| Covers advertising Road/ROW/PAW closure, consultation with landowners/service providers, Council Report, survey, application to Department of Planning Lands & Heritage to dispose of land to adjoining landowner(s) (to be divided between applicants should there be more than 1) | \$2,200.00 (per application inclusive of GST) |
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SUPERVISION FEE

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| If a Consulting Engineer and Superintendent has been engaged | 1.5% (plus GST) of the contract value (ex GST) of road and drainage works |
| If a Consulting Engineer and Superintendent has not been engaged | 3% (plus GST) of the contract value (ex GST) of road and drainage works |
| Inspection fee for works that will not become the City of Albany's infrastructure | \$85 (inclusive of GST) |
| Subsequent re-inspections for works that will not become the City of Albany's infrastructure | \$85 (inclusive of GST) |

Notes:

Fees are set under the Council's 2025-2026 Fees and Charges pursuant to *Planning and Development Regulations 2009* and *Planning and Development Amendment Regulations 2015*.