



TOWN OF LEGAL

PO Box 390
 LEGAL AB TOG 1L0
 Phone: (780) 961-3773
 Fax: (780) 961-4133
 www.legal.ca



BUILDING PERMIT FEE SCHEDULE

RESIDENTIAL/DWELLING UNITS/FARM

New Construction - Building Permit Levy (main level)	\$ 00.51 per sq. ft.
- Upper/Lower Floors	\$ 00.41 per sq. ft.
Additions/renovations/basement development	\$ 00.26 per sq. ft.
	\$ 128.75 (minimum fee)

Accessory Buildings

Garages (attached or detached) (flat rate) (under 624 sq. ft.)	\$ 128.75
Shops, garages, storage buildings (over 624 sq. ft.)	\$ 00.38 per sq. ft.
Decks or garden storage sheds (sheds under 150 sq. ft.)	\$ 103.00
Relocation of Home (set-up on basement or foundation)	\$ 00.38 per sq. ft. (min \$128.75)
Placement of home (only)	\$ 334.75 (minimum fee)
Fireplaces (if not included in new construction) (flat rate)	\$92.70
Demolitions Residential (flat rate)	\$92.70
Geothermal Heating	\$257.50

COMMERCIAL/INDUSTRIAL/INSTITUTIONAL

First \$1,000,000.00 construction value	\$ 6.18 per \$1,000 construction value
Over \$1,000,000.00 construction value	\$ 6,180.00 + (\$ 5.15 per \$1,000 construction value portions over \$1,000,000.00)
(Minimum Fee)	\$475.00

Demolitions Commercial (flat rate) \$128.75

Sign (Pylon) \$154.50

MOBILE AND MODULAR HOME

Modular Home (RTM's, etc)	\$ 345.05
Basement Development	\$ 0.38 sq. ft. (min. \$154.50)
Mobile Homes Set-up	\$ 206.00
Basement Development (if on foundation)	\$ 0.38 sq. ft. (min. \$154.50)

Note

Add applicable 'Safety Codes Council' levy to each permit; \$ 4.50 each permit or 4% of permit levy, whichever is greater!

A minimum cancellation fee of \$35.00 will be retained when a permit is cancelled or 25% of the fee if a drawing review has been completed or an inspection has been carried out.

When work has commenced without first obtaining the required permit(s); the permit fees will be doubled up to a maximum of \$500.00 surcharge per permit.

Permit extensions will be charges at a flat rate of \$150.00 (plus levy) for a maximum of 1 year.

Variances will be charged at a rate of \$125/hour (min 2 hr) (plus levy).

Re-Inspections will be charged a rate of \$100.00 per inspection + GST.

Re-opening a previously closed permit fee will be charged at \$75.00 (plus levy)



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GAS PERMIT FEE SCHEDULE

Residential Installations	
Number of Outlets	Permit Fee
1 – 3	\$97.85
4 – 6	\$128.75
7 – 9	\$164.80
10 – 12	\$216.30
13 – 15	\$221.45
16 – 18	\$236.90
19 – 20	\$262.65

Non-Residential Installations	
B.T.U. Input	Permit Fee
10,000 – 30,000	\$87.55
30,001 – 60,000	\$97.85
60,001 – 90,000	\$97.85
90,001 – 120,000	\$103.00
120,001 – 150,000	\$108.15
150,001 – 180,000	\$108.15
180,001 – 210,000	\$113.30
210,001 – 300,000	\$123.60
300,001 – 450,000	\$139.05
450,001 – 600,000	\$154.50
600,001 – 750,000	\$169.95
750,001 – 900,000	\$185.40
900,001 – 2,000,000	\$221.45
<i>Over 2,000,000 Add \$ 15.45 per 100,000 BTU</i>	

Propane and Small Installations

Propane Tank Sets (New or Replacements)
 Temporary Propane/Natural Gas Heating (Includes Tank Set)
 Gas/Propane Cylinder Refill Centers

\$92.70 Per Appliance
 \$92.70 Per Appliance
 \$293.55 Per Appliance

Replacement Commercial or Industrial Appliances (per unit)

1 - 400,000 BTU Input
 400,001 - 3,000,000 BTU Input
 Over 3,000,000 BTU Input

\$128.75 per Unit
 \$180.25 per Unit
 \$334.75 per Unit

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PLUMBING PERMIT FEE SCHEDULE (RESIDENTIAL)

# of Fixtures	Permit Fee	# of Fixtures	Permit Fee
1 – 3	\$92.70	22 – 24	\$200.85
4 – 6	\$108.15	25 – 27	\$216.30
7 – 9	\$123.60	28 – 30	\$231.75
10 – 12	\$139.05	31 – 33	\$247.20
13 – 15	\$154.50	34 – 36	\$262.65
16 – 18	\$169.95	37 – 40	\$283.25
19 – 21	\$185.40	<i>Add \$3.60 per fixture over 40</i>	

PRIVATE SEWAGE PERMITS

Private Sewage System - \$360.50
Holding Tanks - \$154.50

PLUMBING PERMIT FEE SCHEDULE (COMMERCIAL)

# of Fixtures	Permit Fee	# of Fixtures	Permit Fee
1 - 3	\$92.70	52 – 54	\$355.35
4 – 6	\$108.15	55 – 57	\$370.80
7 – 9	\$123.60	58 – 60	\$386.25
10 – 12	\$139.05	61 – 63	\$401.70
13 – 15	\$154.50	64 – 66	\$417.15
16 – 18	\$169.95	67 – 69	\$432.60
19 – 21	\$185.40	70 – 72	\$448.05
22 – 24	\$200.85	73 – 75	\$463.50
25 – 27	\$216.30	76 – 78	\$478.95
28 – 30	\$231.75	79 – 81	\$494.40
31 – 33	\$247.20	82 – 84	\$509.85
34 – 36	\$262.65	85 – 87	\$525.30
37 – 39	\$278.10	88 – 90	\$540.75
40 – 42	\$293.55	91 – 93	\$556.20
43 – 45	\$309.00	94 – 96	\$576.80
46 – 48	\$324.45	97 – 100	\$597.40
49 – 51	\$339.90	<i>Add \$3.60 each fixture over 100</i>	

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**ELECTRICAL PERMIT FEE SCHEDULE
(For "Other Than" New Single Family Residential)**

Installation Cost \$	Permit Fee	Installation Cost \$	Permit Fee
Under 2,000	\$92.70	39,000.01 – 42,000	\$427.45
2,000.01 – 3,500	\$108.15	42,000.01 – 45,000	\$442.90
3,500.01 – 5,000	\$128.75	45,000.01 – 48,000	\$458.35
5,000.01 – 6,500	\$144.20	48,000.01 – 60,000	\$473.80
6,500.01 – 8,000	\$159.65	60,000.01 – 90,000	\$545.90
8,000.01 – 9,500	\$175.10	90,000.01 – 120,000	\$628.30
9,500.01 – 12,000	\$190.55	120,000.01 – 150,000	\$721.00
12,000.01 – 15,000	\$206.00	150,000.01 – 180,000	\$813.70
15,000.01 – 18,000	\$221.45	180,000.01 – 210,000	\$906.40
18,000.01 – 21,000	\$236.90	210,000.01 – 240,000	\$999.10
21,000.01 – 24,000	\$309.00	240,000.01 – 350,000	\$1,246.30
24,000.01 – 27,000	\$329.60	350,000.01 – 500,000	\$1,555.30
27,000.01 – 30,000	\$345.05	500,000.01 – 650,000	\$1,864.30
30,000.01 – 33,000	\$355.35	650,000.01 – 800,000	\$2,173.30
33,000.01 – 36,000	\$370.80	800,000.01 – 1,000,000	\$2,590.45
36,000.01 – 39,000	\$386.25	Add \$82.40 for every \$50,000 over \$1,000,000	

**ELECTRICAL PERMIT FEE SCHEDULE
(For "NEW" Single Family Residential)**

Square Footage	Permit Fee
Up to 1200 square feet	\$159.65
1201 to 1500 square feet	\$185.40
1501 to 2000 square feet	\$211.15
2001 to 2500 square feet	\$236.90
2501 to 3000 square feet	\$309.00
3001square feet and over	\$339.90
Attached Garage	Include square footage of garage with house
Manufactured, Modular and RTM Connection	\$118.45
Basement development wiring – new home - if done at time of initial construction (otherwise as per above)	Include square footage of basement with house
Detached Residential Garage	\$.21 a sq. ft. (minimum fee \$97.85)

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(Effective Date: February 8, 2023)



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ANNUAL ELECTRICAL PERMIT FEE SCHEDULE (Based On Cost of Installation)

Total Cost of Installation	Permit Fee
\$2,000 or Less	\$472.50 (maximum 2 hours inspection time thereafter \$99.75 per hour or portion thereof)
\$2,000 to \$5,000	\$472.50 plus \$3.41 each \$100 cost or fraction of \$100 over \$2,000.
\$5,000.01 to \$50,000	\$630 plus \$1.68 each for \$100 cost or fraction of \$100 over \$5,000.
\$50,000.01 to \$1,000,000	\$1,260 plus \$1.15 each \$100 cost or fraction of \$100 over \$50,000.

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