

Building Consent and Planning Fees	(GST inclusive)	2020/21 Fee
Description	PIM Fee	Building Consent (BC) only Fee
(if applying prior or with building consent application)(Additional to BC fee)		
Minor Work		
Solid fuel heater	\$47.00	\$350.00
Minor plumbing and drainage work e.g. minor alterations	\$47.00	\$395.00
Minor building work (1 inspection)	\$47.00	\$395.00
Drainage work, e.g. new minor subdivision services, and common drains (up to 10 lots)	\$47.00	\$990.00
Drainage work, e.g. new effluent disposal system	\$47.00	\$470.00
Wet area shower (tiles or vinyl)	\$47.00	\$486.00
Sheds / Garages / Conservatories etc		
Swimming pools > 1,200 mm above ground and Spa pool & Swimming pool fences	N/A	\$125.00
In-ground swimming pools	\$47.00	\$500.00
Garden sheds/Retaining walls/Carports/Decks/Conservatories & other minor works - 2 inspections	\$47.00	\$585.00
Minor farm buildings (hay sheds, covered yards 1-6 bays etc)	\$94.00	\$675.00

Larger farm buildings (covered yards, wool sheds), no plumbing or drainage	\$94.00	\$1,055.00
Larger farm buildings (covered yards, wool sheds), with plumbing or drainage	\$94.00	\$1,450.00
Proprietary garages standard	\$94.00	\$710.00
Proprietary garages with firewall	\$94.00	\$820.00
Proprietary garages with plumbing and drainage	\$94.00	\$1,050.00
Proprietary garages including sleep-out, no plumbing or drainage	\$94.00	\$830.00
Proprietary garages including sleep-out, with plumbing or drainage	\$94.00	\$1,150.00
Garages, simple custom design, single level	\$94.00	\$890.00
Garages custom design including plumbing and drainage		
Garages, simple custom design, single level with plumbing or drainage (if sleep-out, use dwelling fee)	\$94.00	\$1,350.00
Residential re-pile	\$47.00	\$585.00
Residential demolition	\$47.00	\$245.00
Residential New Dwellings		
Single storey	\$94.00	\$3,950.00
Multi storey	\$94.00	\$4,450.00
Transportable dwelling (yard built - to be transported to another district)	\$94.00	\$2,857.00

Residential Dwelling Additions & Alterations		
Alterations (minor) up to 3 inspections plus processing time	\$94.00	\$1,062.00
Alterations (major) up to 8 inspections plus processing time	\$94.00	\$2,478.00
Transportable/Relocated Residential Dwellings		
Transportable/Relocated residential dwelling - urban (Resource Consent required for relocated dwellings)	\$561.00	\$1,681.00
Transportable/Relocated residential dwelling - rural (Resource Consent required for relocated dwellings)	\$561.00	\$1,979.00
Note; If relocation includes additions or alterations add Additions & Alterations rate.		
Commercial / Industrial		
Commercial demolition	\$47.00	\$585.00
Single storey shop fit outs	\$94.00	\$1,204.00
Multi storey shop fit outs	\$94.00	\$1,503.00
Single storey multi-unit apartments/motels	\$373.00	\$2,203.00 Plus \$425.00/unit
Multi storey multi-unit apartments/motels	\$561.00	\$2,576.00 Plus \$ 708.00/unit
Minor commercial work e.g. signs/shop fronts/minor fit outs (no plumbing and drainage)	\$187.00	\$765.00

Use Commercial rate for large subdivision services		
Commercial/Industrial <\$50,000	\$301.00	\$2,278.00
Commercial/Industrial \$50,001 - \$100,000	\$449.00	\$3,174.00
Commercial/Industrial \$100,001 - \$150,000	\$598.00	\$4,071.00
Commercial/Industrial \$150,001 - \$250,000	\$747.00	\$4,966.00
Commercial/Industrial \$250,001 - \$350,000	\$896.00	\$5,862.00
Commercial/Industrial \$350,001 - \$500,000	\$1,045.00	\$6,759.00
Commercial/Industrial \$500,001 - \$1,000,000	\$1,045.00	\$7,356.00
Commercial/Industrial/Agricultural >\$1,000,000	\$1,045.00	\$7,356.00 Plus \$421.00 per \$1,000,000 value
Note; Development levies may apply to commercial building consents. Check with Council		
OTHER CHARGES		
BRANZ levy for work of \$20,000 or more		\$1.00 per \$1,000 or part thereof
MBIE Levy - GST inclusive (for work of \$20,444 or more including GST)		\$1.75 per \$1,000 or part thereof
Administration - Printing Charge for Issued Consents (Voluntary)		\$50.00
Processing hardcopy certificate applications		\$94.50
Swimming Pool initial inspection		\$36.00
Swimming Pool Re-inspection fee		\$151.00
Re-Inspections hourly rate - Charged to nearest hour		\$195.00 per hour
Amendment to Building Consent (Reassessment of amended plans). Charges will also apply if the amendment involves additional inspections.		\$195.00 per hour

Certificate of title	\$25.00
Certificate of Acceptance - Building Consent fee for the applicable building plus actual costs, payable at issue of certificate	\$195.00 per hour
Compliance Schedule application (includes inspection and 12A and BWOFF administration)	\$148.00 per hour
BWOFF Renewal Fee (Annual)	\$104.00
Building Consent exemption fee (Schedule 1 Exempt Building Work Assessment)	\$281.00
Application for Certificate of Public Use (CPU) includes \$94.00 - ½ hour assessment plus \$187.00 per hour over and above the first ½ hour plus additional inspections.	\$281.00 minimum
Application for a modification or waiver to a building consent (per hour)	\$195.00 per hour
Notice to fix- Inspections and Administration	\$195.00 per hour
Property search fee (Includes download, scanning documents, email, or writing to disc)	\$20.00
Monthly Building consent list	\$10.00
Infrastructure Protection Deposits (Vehicle Crossing Bonds)	Assessed case by case
Road Damage Bond as set by Road Assets	\$520.00 minimum
Photocopying:	
Black A4	\$1.00 each
Black - up to A3	\$2.00 each
Colour - up to A3	\$5.00 each
Black - up to A0	\$20.00
Land Information Memorandum (LIM)	(GST inclusive)
LIM - Standard - 10 days	\$250.00

LIM - Urgent - 5 days	\$350.00
Certificate of title	\$25.00
Resource Consent Fees	
LAND USE OR SUBDIVISION CONSENTS	
Activity	
Controlled	\$555.00
Restricted Discretionary - Non Notified	\$555.00
Restricted Discretionary - Limited Notified	\$950.00
Discretionary	\$950.00
Non Complying	\$1,500.00
PLAN CHANGE & RESOURCE CONSENTS	
Staff time	\$148.00 per hour
Plan Change	\$5,100.00
Deemed Permitted Boundary/Marginal Activities	
Permitted Boundary Activity (PBA)	\$306.00
CERTIFICATION	
S223 Certificate	\$255.00
S224 Certificate	\$300.00
S226 - Existing Use Rights	\$350.00
Certificate of Compliance (Permitted activity pursuant to Resource Legislation Amendment Act 2017) and Deemed Permitted Boundary/Marginal Activities	\$350.00
Additional Charges	
Public Notification	\$714.00

Limited Notification	\$357.00
Pre Hearing	\$500.00
Hearing	\$1,020.00
External Consultancy	Actual cost
Post Decision – Requested changes	\$350.00
Post Decision – Minor changes	\$150.00
Rural Numbering	
Rural Rapid Property numbering – Initial	\$29.00
– Replacement	\$17.00
Reserve & Roding Contributions as per the District Plan	
Reserve Contributions	Rural 2% of land value (plus GST) Urban 3% of land value (plus GST)
Roding Contributions	Rural 3% of land value (plus GST) Urban 2% of land value (plus GST)

