



# TOWN OF COBOURG DEVELOPMENT CHARGES

Effective January 1, 2026 to December 31, 2026

## EXISTING URBAN SERVICE AREA

### RESIDENTIAL

DESCRIPTION	TOWN	LUSI	County	TOTAL
Single-Detached & Semi-Detached Dwellings	\$32,404	\$4,559	\$3,516	\$40,479
Apartments (2 Bedrooms +)	\$22,559	\$3,173	\$2,334	\$28,066
Apartments (1 Bedroom & Bachelor)	\$16,570	\$2,332	\$1,776	\$20,677
Special Care	\$14,734	\$2,073	\$1,493	\$18,301
Other Multiples (Townhouse, Duplex, etc.)	\$25,868	\$3,638	\$2,745	\$32,251

### COMMERCIAL & INSTITUTIONAL

(per square foot of gross floor area)

TOWN	LUSI	County	TOTAL
\$14.15	\$2.92	\$1.95	\$19.02

**Note:** Development charges shall not be imposed with respect to Industrial developments within the Existing Urban Service Area.

## COBOURG EAST COMMUNITY SERVICE AREA (Area 'C')

### RESIDENTIAL

DESCRIPTION	TOWN	LUSI	COUNTY	TOTAL
Single-Detached & Semi-Detached Dwellings	\$44,368	\$7,056	\$3,516	\$54,940
Multiples & Apartments (2 Bedrooms +)	\$30,887	\$4,912	\$2,334	\$38,133
Multiples & Apartments (1 Bedroom & Bachelor)	\$22,690	\$3,608	\$1,776	\$28,073
Special Care	\$20,175	\$3,209	\$1,493	\$24,877
Other Multiples (Town, Duplex, etc.)	\$35,418	\$5,633	\$2,745	\$43,796

### COMMERCIAL & INSTITUTIONAL

(per square foot of gross floor area)

TOWN	LUSI	COUNTY	TOTAL
\$21.48	\$2.94	\$1.95	\$26.38

### INDUSTRIAL

(per square foot of gross floor area)

TOWN	LUSI	COUNTY	TOTAL	
\$21.48	\$2.94	\$1.95	\$26.38	<ol style="list-style-type: none"> <li>Enlargements of less than 50% of the gross floor area of an existing industrial building are exempt from payment of development charges.</li> <li>Enlargements of more than 50% of the gross floor area of an existing building must pay development charges on that portion of the enlargement that exceeds 50% of the gross floor area of the existing industrial building.</li> </ol>

#### Notes:

Non-profit housing developments as defined by the Town of Cobourg Development Charges By-law 001-2022 are exempt from development charges.

In the case of rental housing development, the calculated development charge shall be reduced as follows:

- A development charge for a residential unit intended for use as a rented residential premises with three or more bedrooms shall be reduced by 25 per cent.
- A development charge for a residential unit intended for use as a rented residential premises with two bedrooms shall be reduced by 20 per cent.
- A development charge for a residential unit intended for use as a rented residential premises not referred to in paragraph 1 or 2 shall be reduced by 15 per cent

### PLUMBING PERMIT FEES

Plumbing permit fees are set by the County of Northumberland and subject to change without notice.

Refer to relevant County fee by-law for current plumbing fees.

Septic permit fees are paid directly to the County of Northumberland based on the relevant fee schedule.

BASE FEE	ADDITIONAL PER FIXTURE	UNDERGROUND SERVICES (/m)	EXTERIOR STRUCTURES	BACKFLOW PREVENTOR
\$100-\$165	\$19.00	\$1.21	\$22.00	\$50.00