



TOWN OF COBOURG DEVELOPMENT CHARGES

Effective January 1, 2025 to December 31, 2025

EXISTING URBAN SERVICE AREA

RESIDENTIAL

DESCRIPTION	TOWN	LUSI	County	TOTAL
Single-Detached & Semi-Detached Dwellings	\$25,435	\$3,151	\$3,860	\$32,446
Multiples & Apartments (2 Bedrooms +)	\$17,706	\$2,193	\$2,562	\$22,461
Multiples & Apartments (1 Bedroom & Bachelor)	\$13,006	\$1,612	\$1,950	\$16,568
Special Care	\$11,566	\$1,433	\$1,639	\$14,638
Other Multiples (Townhouse, Duplex, etc.)	\$20,303	\$2,515	\$3,015	\$25,833

COMMERCIAL & INSTITUTIONAL

(per square foot of gross floor area)

TOWN	LUSI	County	TOTAL
\$10.21	\$2.02	\$2.15	\$14.38

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	\$35,765	\$5,124	\$3,860	\$44,749
Multiples & Apartments (2 Bedrooms +)	\$24,898	\$3,567	\$2,562	\$31,027
Multiples & Apartments (1 Bedroom & Bachelor)	\$18,290	\$2,620	\$1,950	\$22,860
Special Care	\$16,264	\$2,329	\$1,639	\$20,232
Other Multiples (Town, Duplex, etc.)	\$28,551	\$4,090	\$3,015	\$35,656

COMMERCIAL & INSTITUTIONAL

(per square foot of gross floor area)

TOWN	LUSI	COUNTY	TOTAL
\$15.75	\$2.83	\$2.15	\$20.73

INDUSTRIAL

(per square foot of gross floor area)

TOWN	LUSI	COUNTY	TOTAL	<div><div>1. Enlargements of less than 50% of the gross floor area of an existing industrial building are exempt from payment of development charges.</div><div>2. 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.</div></div>
\$15.75	\$2.83	\$2.15	\$20.73	

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:

1. 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.

2. 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.

3. 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-\$150	\$17.00	\$1.10	\$20.00	\$15.00