



GOVERNMENT OF BERMUDA
Ministry of Home Affairs

Department of Planning

**A summary of Planning Application and Building Permit Fees
Government Fees Amendment Regulations 2014
Effective 1 April 2014**

Please note: All fees must be paid at the cashiers as the Government Administration Building at 30 Parliament Street. **All applications** must be submitted to the Department of Planning at 58 Court Street.

HEAD 10 Building Act 1988
HEAD 11 Building Authority Act 1962
HEAD 16 Condominium General Regulations 1987
HEAD 21 Development and Planning Act 1974

Head 10: Building Act 1988

Fee Category	Size / Type	Fee upon application
Building Permit	Use Groups R-2, R-3 and R-4	
	New structures, per ft ² , minimum fee \$200	\$0.27
	Accessory structures	\$165
	Renovations and alterations to existing structures, including electrical or mechanical permit	\$165
Excavation Permit	-	\$325
Quarrying Permit	-	\$165
All other forms of use		
Building Permit	New structures	
	Use groups E&I, per ft ² , minimum fee \$600	\$0.70
	Use groups F, H, S & U, per ft ² , minimum fee \$600	\$1.05
	Use groups A & R1, per ft ² , minimum fee \$600	\$1.35

	Use groups B & M, per ft ² , minimum fee \$600	\$1.51
	Accessory structures	\$350
	Renovations and alterations to existing structures	\$650
	Electrical or mechanical permit	\$325
	Permit issued to allow for the phased submission of drawings for a building permit including, but not limited to, excavation work, foundation work, superstructure or steelwork (the phased permit fee is addition to the regular building permit fee)	\$380
	Quarrying permit	\$3,245
Revised Plans	Use Groups R-2, R-3 and R-4	\$165
	Use Groups A, B, E, F, H, I, M, R1, S & U	\$270
Demolition Permit	-	\$435
Re-inspection of works	-	\$165
Retroactive applications (where work has commenced prior to the issuance of the required permits) Fees in these cases are in ADDITION to regular fees.	Gross floor area does not exceed 200 ft ²	\$900
	Gross floor area between 200 ft ² and 1,000 ft ²	\$1,500
	Gross floor area exceeds 1,000 ft ²	\$7,250
Re-issue of permit and inspection card	-	\$108
Renewal of building permit	-	\$215
General Development Order Permits	Residential	\$105
	Non-Residential	\$525
<p>For the purposes of calculating the building permit fee the floor space to which the fee shall apply means the total gross square footage of new construction, including verandahs and balconies, but excluding water tanks, outdoor paved areas, patios and the like;</p> <p>“accessory structures” include, but are not limited to, tennis courts, parking areas, driveways, docks, walls, satellite dish receivers, signs, piers, platforms, patios and like structures which do not result in the creation of additional, enclosed floor space, that are incidental to the principal building and located on the same lot; and, for the avoidance of doubt, a swimming pool is not an accessory structure and any separate application for a pool shall be subject to the applicable minimum fee.</p> <p>“re-inspection of works” means a re-inspection made because, at a previously scheduled visit to the works, either –</p> <p>i) conditions at the works prevented proper access to the works; or</p> <p>ii) the works did not meet the requirements of the Bermuda Building Code Regulations 1998; or</p> <p>iii) the works for some other reason were not available or ready for inspection; or</p> <p>iv) a copy of the approved drawing was not available on-site.</p>		
Changes for the physically handicapped	Building works designed specifically to provide access for, or otherwise meet the needs of, the physically handicapped	No fee shall be charged

Listed Buildings of special architectural or historical interest	Alterations or extensions to listed buildings	No fee shall be charged
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Head 11: Building Authority Act 1962

Permit or licence under the Building Authority (Petroleum) Regulations 1962	To possess, offer for sale, or store in excess of 10 gallons (45 litres), or to use a portable tank for the transportation of, dangerous petroleum	\$390
	To maintain or operate an installation for bulk storage of petroleum gases	\$835
	To possess and offer for sale ordinary petroleum in excess of 275 gallons (1,250 litres) save that for no further fee shall be required from the holder of a subsisting permit or licence issued.	\$168
Building Authority (Elevators and Lifts) Regulations 1962	Issuing a permit to operate:	
	A passenger elevator or escalator	\$555
	A freight elevator or service elevator	\$555
	A dumbwaiter	\$335
	A chair-lift platform or a platform lift	\$335
	An amusement advice	\$835
Reissuing a permit	-	\$168
Re-inspection of works	-	\$168
In all cases where the elevator is installed and operated prior to the issue of the required permits listed above, an additional fee will be charged	-	\$7,250
In any cases where the elevator has been modernized or upgraded and returned to service prior to being inspected and licensed, an additional fee will be charged	-	\$7,250
Building Authority (Public Buildings) Regulations 1962		
Issuing a licence to use a building outside a municipal area as a theatre, cinema, dance hall, concert hall or for any other public exhibition, entertainment or performance:	Full licence	\$555
	Occasional licence	\$168

Head 16: Condominium Act 1986

Issuing a condominium licence by the Director of Planning under the Condominium Act 1986	-	\$570
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Head 21: Development and Planning Act 1974

Planning Permission	General Development Order	\$105
Residential Development	Does not exceed 500 ft ²	\$270
	Exceeds 500 ft ² but does not exceed 4,000 ft ²	\$540
	Exceeds 4,000 ft ² but does not exceed 10,000 ft ²	\$1080
	Exceeds 10,000 ft ²	\$2165
	Non-Residential Development	Does not exceed 500 ft ²
	Exceeds 500 ft ² but does not exceed 5,000 ft ²	\$1,575
	Exceeds 5,000 ft ² but does not exceed 10,000 ft ²	\$2,625
	Exceeds 10,000 ft ² but does not exceed 15,000 ft ²	\$3,675
	Exceeds 15,000 ft ² but does not exceed 20,000 ft ²	\$5,250
	Exceeds 20,000 ft ² but does not exceed 25,000 ft ²	\$7,350
	Exceeds 25,000 ft ²	\$10,500
	Applications requiring an Environmental Impact Statement (EIS) subject to an additional fee (total fee not to exceed \$10,000)	-
Satellite dishes or other telecommunications wireless equipment	-	\$280
Erection of walls and signs	-	\$280
Any development not specifically included elsewhere in these Regulations	-	\$315
Changes for the physically handicapped	Alterations or extensions to a building, or the construction of a new dwelling, designed specifically to meet the needs of, the physically handicapped	No fee shall be charged
Listed Buildings of special architectural or historical interest	Alterations or extensions to listed buildings	No fee shall be charged
The fees are to be charged on the basis of the development for which planning permission is being sought, and any development for which planning permission has previously been granted shall not be included in calculating the fee.		
On submission of an application for the renewal of planning permission in accordance with rule 9 of the Development and Planning (Application Procedure) Rules 1997	-	\$215

5th Floor, Dame Lois Browne-Evans Building, 58 Court Street, Hamilton HM 12, Bermuda
 Phone: (441) 295-5151 Fax: (441) 295-4100

General Enquiries: (441) 297-7756 Development Control: (441) 297-7810 Building Control: (441) 297-7755
 Building Inspection Requests 24-Hr. Line (441) 297-7828
 Website: www.planning.gov.bm

Applying for planning permission pursuant to Part IV or Part X of the Act for all forms of development commenced before final approval is granted an additional fee will be charged Fees in these cases are in ADDITION to regular fees.	Gross floor area does not exceed 200 ft ²	\$900
	Gross floor area between 200 ft ² and 1,000 ft ²	\$1,500
	Gross floor area exceeds 1,000 ft ²	\$7,250
Approval of revised plans pursuant to the granting of planning permission issued under Part IV of the Act	-	\$165
Applying for the subdivision of land pursuant to Part IV of the Act where the application is:		
a) to alter lot boundaries where no additional lots are created	i) on applying for approval of a draft plan (per lot)	\$380
	ii) on applying for approval of a final plan (per lot)	\$595
b) to create one or more additional lots	i) on applying for approval of a draft plan (per lot)	\$380
	ii) on applying for approval of a final plan (per lot)	\$2,163
"Final plan" for the purposes of this paragraph means the plan of subdivision pursuant to section 35C and includes automatic registration of that plan by the Minister pursuant to section 35D.		
Serving a notice of intention to purchase land upon the Minister under section 62(2)	-	\$588
Lodging a notice of appeal under section 57	a) written procedure	\$540
	b) enquiring hearing before appointed person	\$1,113
For the purposes of a) and b), the fees are to be charged on the basis of the development for which planning permission is being sought, and any development for which planning permission has previously been granted shall not be included in calculating the fee.		