



Fees and charges

2020 to 2021: **Our place. Our plan.**

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Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	GST	Fee (incl. GST)
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Port Stephens Council

Engineering & Works

Subdivision Certificate Fees

Application Fees

Subdivision Certificate	\$320.00 plus \$140.00 per lot			
Strata Certificate	\$320.00 plus \$88.00 per lot			

Other Fees

Release / vary / modify restrictions as to user, covenants/caveats, rights of carriageway, easements and the like	\$310.00	\$320.00	\$0.00	\$320.00
Per covenant / easement / etc. Includes up to 4hrs of investigation and assessment work. Additional charge of \$220 per hour for any work incurred in excess of 4hrs				
Endorsement of new restriction as to user, covenant/caveat, right of carriageway, easement or the like	\$310.00	\$320.00	\$0.00	\$320.00
Per endorsement. Includes up to 4hrs of investigation and assessment work. Additional charge of \$220 per hour for any work incurred in excess of 4hrs				
Termination of Strata Plan	\$310.00	\$320.00	\$0.00	\$320.00
Resigning of subdivision certificate, strata certificate, deposited plan, 88b instrument or the like	\$160.00	\$320.00	\$0.00	\$320.00

Civil Works Construction Certificate (CC) Application/Inspection/Principal Certifying Authority (PCA) Fees

Additional Assessment and/or Reinspection	\$220.00 per hour
	Minimum 1 hour
Includes but is not limited to: review of additional documentation, providing revised certificate, failed inspection where re-inspection is required, any additional inspections requested by applicant, any combination of above.	
Minimum 1 hour	

Name	Year 19/20		Year 20/21	
	Fee (incl. GST)	Fee (excl. GST)	GST	Fee (incl. GST)

Civil Works Construction Certificate (CC) Application/Inspection/Principal Certifying Authority (PCA) Fees

[continued]

Drainage not part of road construction – Application Fee	\$9.00 per metre			
	Min. Fee: \$800.00			
Includes but is not limited to: Interallotment drainage, additional pipes outside of road construction, etc., Fee includes two reviews of submitted documentation. Additional reviews attract additional fees at hourly rate of \$220.00 per hour.				
Drainage not part of road construction – Inspection/PCA Fee	\$18.00 per metre			
	Min. Fee: \$800.00			
Includes but is not limited to: Interallotment drainage, additional pipes outside of road construction, etc.				
Formal Engineering Advice	\$220.00 per hour			
	Minimum 1 hour			
Engineering Information Certificate	\$0.00	\$236.36	\$23.64	\$260.00
All Development Engineering Information (excluding specific flooding information – see ‘Flood Certificate’) that should be considered prior to submitting an application.				
Miscellaneous Works – Application Fee	2% of the cost of works			
	Min. Fee: \$800.00			
Includes but is not limited to: industrial/commercial driveways, car parks, bulk earthworks, footpaths, cycleways, kerb and gutter, etc. Fee includes two reviews of submitted documentation. Additional reviews attract additional fees at hourly rate of \$220.00 per hour.				
Miscellaneous Works – Inspection/PCA Fee	2% of the cost of works			
	Min. Fee: \$800.00			
Includes but not limited to: industrial/commercial driveways, car parks, bulk earthworks, footpaths, cycleways, kerb and gutter, etc.				

Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	Year 20/21 GST	Fee (incl. GST)
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Civil Works Construction Certificate (CC) Application/Inspection/Principal Certifying Authority (PCA) Fees

[continued]

Engineering Certification – Application fee	Minimum is based on fee unit applicable 2% cost of works or hourly rate or any other fee as applicable in the schedule
Where the following works are requested to be assessed by Council: private road and drainage design compliance, private road and drainage construction compliance, private storm water management facilities design compliance, private storm water management facilities construction compliance.Fee includes two reviews of submitted documentation. Additional reviews attract additional fees at hourly rate of \$220.00 per hour.	
Principal Certifying Authority fee	2% cost of works or hourly rate or any other fee as applicable in the schedule. Min. Fee: \$800.00
Where private Accredited Certifier has been appointed	
Rural Road Construction – Application Fee	\$12.00 per metre Min. Fee: \$800.00
Includes but is not limited to: construction of road in rural areas, turning lanes, slip road, extension, widening, etc. Fee includes two reviews of submitted documentation. Additional reviews attract additional fees at hourly rate of \$220.00 per hour.	
Rural Road Construction – Inspection/PCA Fee	\$24.00 per metre Min. Fee: \$800.00
Includes but is not limited to: construction of road in rural areas, turning lanes, slip road, extension, widening, etc.	
Urban, Industrial, Commercial and Residential Road Construction – Application Fee	\$17.00 per metre Min. Fee: \$800.00
Includes but is not limited to: construction of roads in urban, industrial, commercial and residential areas, turning lanes, slip road, extension widening, etc. Fee includes two reviews of submitted documentation. Additional reviews attract additional fees at hourly rate of \$220.00 per hour.	
Urban, Industrial, Commercial and Rural Residential Road Construction – Inspection/PCA Fee	\$34.00 per metre Min. Fee: \$800.00
Includes but is not limited to: construction of roads in urban, industrial, commercial and rural residential areas.	

Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	Year 20/21 GST	Year 20/21 Fee (incl. GST)
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Civil Works Construction Certificate (CC) Application/Inspection/Principal Certifying Authority (PCA) Fees

[continued]

Stormwater quality and/or quantity improvement structure – Application fee	\$880.00 per structure
Includes but is not limited to: detention basins, nutrient ponds, gross pollutant traps, rain gardens, etc. Fee includes two reviews of submitted documentation. Additional reviews attract additional fees at hourly rate of \$220.00 per hour.	
Stormwater quality and/or quantity improvement structure – Inspection/PCA fee	\$880.00 per structure
Includes but is not limited to: detention basins, nutrient ponds, gross pollutant traps, rain gardens, etc.	

Works Maintenance and Outstanding Works Bonds Fees

Outstanding works bond	200% cost of works
	Min. Fee: \$5,000.00
Where Council accepts to bond works not completed. Includes administration/ management	
Works Maintenance Bond	5% cost of works (works excluding water and sewer)
	Min. Fee: \$5,000.00
Where Council accepts completed works as satisfactory and requires a bond for a period of 12 months to ensure quality of works.	

Flooding Information

Flood Certificate – single lot, standard request	\$260.00 per lot
Flood level information	
Flood Certificate – multiple adjoining Lots – standard request	\$200.00 per lot
Flood level information	
Flood Certificate – single lot – urgent request	\$520.00 per lot
Flood level information	

Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	Year 20/21 GST	Year 20/21 Fee (incl. GST)
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Flooding Information [continued]

Flood Certificate – multiple adjoining Lots – urgent request	\$400.00 per lot
Flood level information	

Drainage Management (Section 68 of Local Government Act 1993)

Approvals/Inspections

Additional Assessment and/or Reinspection	\$200.00 per hour
	Minimum 1 hour
Includes but is not limited to: review of additional documentation, providing revised certificate, failed inspection where re-inspection is required, any additional inspections required by applicant, any combination of the above.	
Minimum 1 hour	
Connect to public system	\$200.00 per connection
Includes but is not limited to: Pipes that connect to public stormwater system, pipes that eventually flow to public stormwater system (even if not directly connected), pipes that flow into catchments or wetlands, etc.	
Public drainage line	\$22.00 per metre
	Min. Fee: \$800.00
Includes but is not limited to: Construction of public drainage line within the road reserve before connection to public system, etc.	
Stormwater quality and/ or quantity improvement structure approval	\$800.00 per structure
Includes but is not limited to: detention basins, nutrient ponds, Gross Pollutant Traps, rain gardens, etc.	

Kerb & Guttering

Corner Lots	\$48.00	\$44.55	\$4.45	\$49.00
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Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	Year 20/21 GST	Year 20/21 Fee (incl. GST)
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Kerb & Guttering [continued]

Frontage (other than corner lots)	\$70.00	\$65.00	\$6.50	\$71.50
Rear boundaries	\$36.00	\$33.64	\$3.36	\$37.00
Gutter crossing	By quotation – inclusive of GST. Quotation will be based on an estimated cost of labour, plant, materials and organisational overheads			
Layback kerb				

Pipe & Gravel Access

Pipe & Gravel Access Fee	By quotation – inclusive of GST. Quotation will be based on an estimated cost of labour, plant, materials, organisational overheads and allowance for profit to complete the works			
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Private Utility Installation

Public Roads/Places

Category 1 installation – Initial Fee	\$720.00	\$666.36	\$66.64	\$733.00
Up to 50mm diameter and up to 10m length				
Subsequent Fee per metre	\$150.00	\$139.09	\$13.91	\$153.00
Up to 50mm diameter and over 10m length				
Category 2 installation – Initial Fee	\$3,300.00	\$3,054.55	\$305.45	\$3,360.00
Over 50mm diameter and up to 10m length				
Category 2 installation – Subsequent Fee per metre	\$730.00	\$675.45	\$67.55	\$743.00
Over 50mm diameter and 10m length				

Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	Year 20/21 GST	Year 20/21 Fee (incl. GST)
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Restorations

Roads, Footpaths, Associated Access, Drainage

Bituminous Surfaces

All surfaces	\$190.00 per square metre
Square metre charge Minimum fee is \$890.00	

Concrete – Footpaths & Domestic Driveways

Footpaths & Domestic Driveways	\$200.00 per square metre Min. Fee: \$909.09
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Concrete – Roads & Commercial Driveways

Roads & Commercial Driveways	\$546.00 per square metre Min. Fee: \$1,077.27
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Kerb & Gutter

Kerb & Gutter Fee	\$650.00 per lineal metre Min. Fee: \$1,181.82
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Other

Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	Year 20/21 GST	Fee (incl. GST)
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Other [continued]

All restorations	By quotation - Several openings made simultaneously within 45 metres may be grouped as one			
All restorations – Separate restoration costs for openings	By quotation - Separate restoration costs for openings over five square metres to be estimated by Council			
Earth, gravel and all other classes of unsealed pavements or shoulders	\$85.00 per square metre Min. Fee: \$470.91			

Roads Management (Section 138 of Roads Act 1993)

Approvals/Inspections

Additional Assessment and/or Reinspection	\$200.00 per hour Minimum 1 hour
Includes but is not limited to: review of additional documentation, providing revised certificate, failed inspection where re-inspection is required, any additional inspections required by applicant, any combination of the above.	
Miscellaneous Works	4% of cost of works Min. Fee: \$800.00
Includes but is not limited to: construction of footpaths and shared paths, kerb and gutter, industrial/commercial driveways, etc.	
Rural Road Construction	\$32.00 per metre Min. Fee: \$800.00
Includes but is not limited to: construction of road in rural areas, turning areas, slip roads, extensions, widening, etc.	
Urban, Industrial, Commercial & Rural Residential Road Construction	\$47.00 per metre Min. Fee: \$800.00
Includes but is not limited to: construction of roads in urban, industrial, commercial and rural residential areas, etc	

Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	Year 20/21 GST	Fee (incl. GST)
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Driveway Crossings

Driveway Crossing Application (Section 138 of Roads Act 1993)	\$235.00 per driveway crossing			
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New Roads

Transfer of Crown roads to Council	\$260.00	\$264.50	\$0.00	\$264.50
Investigation by Property Officer ownership of road required as part of DA process, fee is non-refundable regardless of outcome of DA or use of road. This fee does not include additional fees charged by Crown Land to make application for the transfer.				
New Road Naming Application	\$700.00	\$712.00	\$0.00	\$712.00
Fee for one road naming				

Permits

Additional Assessment and/or Reinspection	\$220.00 per hour			
	Minimum 1 hour			
Includes but is not limited to: review of additional documentation, providing revised certificate, failed inspection where re-inspection is required, any additional inspections required by applicant, any combination of the above.				
Heavy Vehicle Permit Application	\$73.00	\$180.00	\$0.00	\$180.00
Over Size Over Mass HML PBS (Heavy Vehicle National Law (NSW) (2013 No42a) Section 740)				
Permit to occupy or enclose a public space – Short Term (less than 4 weeks duration)	\$250.00 per week			
	Minimum 1 week			
Includes but is not limited to: the installation of infrastructure, road opening, occupation by crane or skip bin, occupation of footpath, enclosure by hoarding, swinging or hoisting over a public space, any other related activities/works, any combination of the above				
Permit to occupy or enclose a public space – Long Term (4 weeks duration or longer)	\$180.00 per week			
	Minimum 4 weeks			
Includes but is not limited to: the installation of infrastructure, road opening, occupation by crane or skip bin, occupation of footpath, enclosure by hoarding, swinging or hoisting over a public space, any other related activities/works, any combination of the above				

Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	Year 20/21 GST	Year 20/21 Fee (incl. GST)
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Road Closures

Close/Purchase

Road closure and purchase application	\$700.00	\$712.00	\$0.00	\$712.00
Temporary Lane Closure - Construction Works				
Initial fee before Council Resolution stage Non refundable				
Road closure and purchase application	Land Value plus 120% of all costs			
Subsequent fee after Council resolution				

Temporary

Temporary Lane Closure – Construction Works (Section 138 of Roads Act 1993)	\$180.00	\$190.00	\$0.00	\$190.00
Permit to implement traffic control within a public road				
Temporary Road/Footpath Closures – Anzac Day (Section 138 of Roads Act 1993)	\$0.00	\$0.00	\$0.00	\$0.00
Council will waive the fee for this event				
Construction zone (Section 138 of Roads Act 1993)			Per 6 months per car space	
			Minimum fee is \$2,050.00	
Permit to occupy on-street parking				
Temporary Road/Footpath Closures/Events (Section 138 of Roads Act 1993)	\$360.00	\$370.00	\$0.00	\$370.00
Administration and advertising fee				
Temporary Road/Footpath Closures/Events (Section 138 of Roads Act 1993)			\$220.00 per hour	
			Minimum 1 hour	
Inspection fee				

Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	Year 20/21 GST	Fee (incl. GST)
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Rural Address Post

Rural address post installed	\$198.00	\$183.18	\$18.32	\$201.50
Issue & installation / replacement				
Rural address post supplied	\$96.00	\$89.09	\$8.91	\$98.00
Supply of post only				

Traffic

Traffic Information Search	\$220.00 per hour
Search and provision of existing data	Minimum 1 hour

Survey & Land Services

Engineering Surveyor	\$148.00	\$131.82	\$13.18	\$145.00
Do and charge				
Registered Surveyor	\$182.00	\$168.18	\$16.82	\$185.00
Do and charge				
Senior Registered Surveyor	\$219.00	\$200.00	\$20.00	\$220.00
Do and charge				
Survey Assistant	\$110.00	\$100.00	\$10.00	\$110.00
Do and charge				
Survey Technician	\$120.00	\$109.09	\$10.91	\$120.00
Do and charge				
Graduate Surveyor	\$135.00	\$122.73	\$12.27	\$135.00
Do and charge				

Name	Year 19/20 Fee (incl. GST)	Year 20/21 Fee (excl. GST)	Year 20/21 GST	Year 20/21 Fee (incl. GST)
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Survey & Land Services [continued]

Survey Draftsperson	\$102.00	\$95.45	\$9.55	\$105.00
Do and charge				

Workshop

Services/Inspections

Mechanical servicing, fabrication and repair of vehicles – Emergency Service Vehicles Only	\$92.00	\$85.45	\$8.55	\$94.00
Appointment necessary				
Mechanical servicing/repair of vehicles	\$122.00	\$113.18	\$11.32	\$124.50
Appointment necessary				
Pink Slips – Light Vehicles	\$0.00	\$0.00	\$0.00	\$0.00
Transport for NSW (TfNSW) Authorised Inspection Scheme (AIS) Notice 18 Revision 7				
Pink Slips – Motor Cycles	\$0.00	\$0.00	\$0.00	\$0.00
Transport for NSW (TfNSW) Authorised Inspection Scheme (AIS) Notice 18 Revision 7				
Pink Slips – Trailer with brakes	\$0.00	\$0.00	\$0.00	\$0.00
Transport for NSW (TfNSW) Authorised Inspection Scheme (AIS) Notice 18 Revision 7				
Pink Slips – Trailer without brakes	\$0.00	\$0.00	\$0.00	\$0.00
Transport for NSW (TfNSW) Authorised Inspection Scheme (AIS) Notice 18 Revision 7				
Safety Check only	\$0.00	\$0.00	\$0.00	\$0.00
Rigid truck over 4.5 tonne GVM but not over 5 tonne tare (not prime movers)				
Buses over 2.5 tonne tare but not over 5 tonne tare.				
Tow trucks not over 5 tonne tare. Transport for NSW (TfNSW) Authorised Inspection Scheme (AIS) Notice 18 Revision 7				

Name	Year 19/20	Year 20/21		
	Fee (incl. GST)	Fee (excl. GST)	GST	Fee (incl. GST)

Services/Inspections [continued]

Safety Check only	\$0.00	\$0.00	\$0.00	\$0.00
Trailers over 2 tonne GTM including tow truck trailers. Any trailer fitted with breakaway brakes. Transport for NSW (TfNSW) Authorised Inspection Scheme (AIS) Notice 18 Revision 7				

Civil Works

Construction of civil works on private property	Price quoted on application based on works required
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