

Registrar Bulletin - No. 15

Enrolment Fees

Issue Date: February 1, 2021

Effective Date: May 1, 2023

What this Bulletin is About

This Bulletin outlines how Tarion's per home enrolment fee will be charged and collected. The process to enrol a home with the warranty program is described in more detail in Registrar Bulletins 10FH, 10CH and 10 Condo.

Tarion Enrolment Fee

Tarion will continue to charge a per home Tarion Enrolment Fee which is set out in the second column of the chart on Schedule A.

Note that condominium units in a *residential condominium conversion project* will have an enrolment fee which is two times the fee noted in the second column (plus HST on that full amount).

Tarion enrolment fees are calculated based upon the "sale price" for the new home (see first column of Schedule A). "Sale Price" is defined as the total value of consideration, directly or indirectly payable by an owner in the agreement of purchase and sale or construction contract, excluding any applicable taxes.

If the value of consideration increases between the time when the enrolment fee is first paid and the closing date for the sale or turnover of the home, the applicant for the Enrolment Confirmation must contact Tarion and adjust the Tarion Enrolment Fee payment based upon the final sale price.

Payment of Tarion Enrolment Fee

Payment of the Tarion Enrolment Fee is the responsibility of the applicant who submitted the application for Enrolment Confirmation (typically the vendor).

Payment of the Tarion Enrolment Fee must be made before construction commences on the home. This means before starting the excavation for, or construction of, the foundation components or elements (such as footings, rafts or piles) for the home or building. For condominium units, the Tarion Enrolment Fee is payable at least 30 days prior to commencement of construction.

Payment of the HCRA Regulatory Oversight Fee

As of May 1, 2023, Tarion no longer collects the HCRA Regulatory Oversight Fee on behalf of the HCRA. The HCRA will be collecting this fee directly from the vendor and/or the builder. For more information about the HCRA, including the HCRA Regulatory Oversight Fee and how it can be paid, you can visit www.hcraontario.ca

Use of BuilderLink for Payment

The Tarion Enrolment Fee (plus HST) can be paid by electronic funds transfer on Tarion's BuilderLink portal. The amount to be forwarded to Tarion for both the fee per home plus HST is set out in the last column of Schedule A.

Effective Date

The Fee schedule in Schedule A will apply to enrolments of homes occurring on or after May 1, 2023 (unless and until a new Fee schedule is posted by Tarion).

"Peter Balasubramanian"

Registrar

Schedule A

Tarion Enrolment Fees for All Homes (Freehold and Condominium Units*)

(NOTE - The Tarion Enrolment Fee is considered a taxable supply under the Excise Tax Act: Tarion HST #: 12154 6931 RT0001)

Estimated Sales Price Range**	Tarion Enrolment Fee	13% HST	Total Per Home Amount to be submitted to Tarion
Up to \$100,000.00	\$330	\$42.90	\$372.90
\$100,000.01 - \$150,000.00	\$375	\$48.75	\$423.75
\$150,000.01 - \$200,000.00	\$445	\$57.85	\$502.85
\$200,000.01 - \$250,000.00	\$515	\$66.95	\$581.95
\$250,000.01 - \$300,000.00	\$585	\$76.05	\$661.05
\$300,000.01 - \$350,000.00	\$655	\$85.15	\$740.15
\$350,000.01 - \$400,000.00	\$725	\$94.25	\$819.25
\$400,000.01 - \$450,000.00	\$815	\$105.95	\$920.95
\$450,000.01 - \$500,000.00	\$890	\$115.70	\$1,005.70
\$500,000.01 - \$550,000.00	\$970	\$126.10	\$1,096.10
\$550,000.01 - \$600,000.00	\$1,020	\$132.60	\$1,152.60
\$600,000.01 - \$650,000.00	\$1,075	\$139.75	\$1,214.75
\$650,000.01 - \$700,000.00	\$1,155	\$150.15	\$1,305.15
\$700,000.01 - \$750,000.00	\$1,205	\$156.65	\$1,361.65
\$750,000.01 - \$800,000.00	\$1,260	\$163.80	\$1,423.80
\$800,000.01 - \$850,000.00	\$1,310	\$170.30	\$1,480.30
\$850,000.01 - \$900,000.00	\$1,430	\$185.90	\$1,615.90
\$900,000.01 - \$950,000.00	\$1,485	\$193.05	\$1,678.05
\$950,000.01 - \$1,000,000.00	\$1,540	\$200.20	\$1,740.20
\$1,000,000.01 - \$1,500,000.00	\$1,670	\$217.10	\$1,887.10
\$1,500,000.01 - or more	\$1,745	\$226.85	\$1,971.85

* Note that each condominium unit in a *residential condominium conversion project* will have a Tarion Enrolment Fee which is two times the fee noted in column 2.

** Sale Price refers to the total amount (value of consideration) payable by an owner in an agreement of purchase and sale or construction contract, including (without limitation) the value of upgrades, extras and other consideration paid for the home including appurtenances used in conjunction with the residential dwelling (e.g., garages for single homes or parking spaces and storage lockers for condominiums). For clarity, Sale Price does not include any applicable taxes.