

**Town of Waxhaw
FY2018-2019
Fee Schedule**

FY18-19 Fee Schedule

<u>FEE DESCRIPTION</u>	<u>FY18-19</u>	<u>NOTES</u>
DEVELOPMENT SERVICES FEES		
(If a project involves more than 1 process, all process fees apply)		
Technology Fee for ALL Permits & Applications	10% of Fee	
Planning & Zoning Fees		
Variance or Appeal Request	\$ 330.00	
Rezoning		
Less than 2 acres	\$ 300.00	
2 to 10 acres	\$ 500.00	
Greater than 10 acres	\$ 1,000.00	Plus \$25 Per Total Acre
Conditional Zoning		
Less than 2 acres	\$ 400.00	
2 to 10 acres	\$ 800.00	
Greater than 10 acres	\$ 1,500.00	Plus \$25 Per Total Acre
Conditional Use Permit		
Less than 2 acres	\$ 400.00	
2 to 10 acres	\$ 800.00	
Greater than 10 acres	\$ 1,500.00	Plus \$25 Per Total Acre
Amendment to Approved CU Permit/Conditional Zoning		
Minor Amendment	\$ 100.00	
Major Amendment - Less than 2 acres	\$ 200.00	
Major Amendment - 2 to 10 acres	\$ 400.00	
Major Amendment - Greater than 10 acres	\$ 750.00	Plus \$15 Per Total Acre
Text Amendment Request	\$ 500.00	
Sign Permit		
Permanent - Includes zoning compliance	\$ 40.00	
Temporary - Excludes civic signs & civic banners	\$ 11.00	
Civic Signs & Banners		no fee
Repair & Alteration	\$ 40.00	
Master Sign Plan	\$ 150.00	
Master Sign Plan Amendment	\$ 50.00	
Zoning Use (Home Occupations, Change of Use, Shell Spaces, Interior Upfit)	\$ 30.00	
Zoning Permit - New Construction		
Residential - One & Two Family Dwellings	\$ 85.00	
Other than One & Two Family Dwellings	\$ 275.00	
Temporary Structure	\$ 110.00	
Zoning Permit - Accessory Structure or Additions		
Minor additions, no more than 25% or 500 SF		
Unheated	\$ 30.00	
Minor additions, no more than 25% or 500 SF		
Heated	\$ 55.00	
Major addition	\$ 85.00	
Certificate of Zoning Compliance		
Residential - One & Two Family Dwellings	\$ 85.00	
Other than One & Two Family Dwellings	\$ 275.00	
Floodplain Development Permit	\$ 125.00	
Expedition Fee	\$ 50.00	
Burn Permit	\$ 10.00	
Tree Removal Permit (Each Permit)	\$ 40.00	

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Copy of Storm Water Manual	\$ 40.00	
Copy of Small Area Plan	\$ 25.00	
Copy of Comprehensive Plan	\$ 30.00	
Copy of Comprehensive Bridge Document	\$ 10.00	
Copy of Unified Development Ordinance	\$ 50.00	
Copy of Engineering Design & Construction Standards Manual	\$ 30.00	
Zoning Verification Letter	\$ 25.00	
Copy of 24" x 36" Map or Smaller - Black & White	\$ 5.00	
Copy of 24" x 36" Map or Small - Color	\$ 7.50	
Copy of Map Larger Than 24" x 36" - Black & White	\$ 8.00	
Copy of Map Larger Than 24" x 36" - Color	\$ 12.00	
Custom Map (Black & White, Color)	\$ 12.00	
 Subdivision Review Fees (Subdivision of Land - Residential or Commercial)		
Preliminary Plan (Major Subdivision - Formal Board Process)		
Residential - Less than 50 lots	\$ 250.00	
Residential - 50 or more lots	\$ 500.00	
Non Residential	\$ 500.00	
Preliminary Plat (Construction Documents)		
Major Subdivision	\$ 275.00	Per Lot
Final Plat		
Major Subdivision	\$ 55.00	Per Lot
Minor Subdivision	\$ 55.00	Per Lot
Revisions to approved plats	\$ 200.00	
 Engineering Plan Review		
Individual Lot (up to 10 lots)	\$ 100.00	Per Lot
11 to 50 Lots	\$ 2,000.00	Flat fee
>50 Lots	\$ 6,000.00	Flat fee (not to exceed 3 reviews)
 Site Plan Review Fees - Other Than One & Two Family Dwellings		
(Ex: Triplex, Commercial, Multi-Family, Townhomes)		
 New Development		
Less than 1 acre	\$ 1,100.00	
1 to 10 acres	\$ 1,100.00	Plus \$200 Per Total Site Acreage (Do Not round)
Greater than 10 acres	\$ 1,650.00	Plus \$200 Per Total Site Acreage (Do Not round)
Surcharge per Stormwater Detention/Water Quality on site	\$ 550.00	
Surcharge for Traditional Neighborhood Development	\$ 550.00	
 Revision Fees		
Minor changes to an approved plan	\$ 110.00	
Examples of minor changes are ones that affect:		
Less than 1 acre		
Two Lengths of Storm Drainage Pipe		
One Flood Cross-Section		
Two Single Family Lots		
Major changes to approved plans	\$ 500.00	
 Sediment and Erosion Control Reviews and Inspections		
Erosion Control Permit		

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Commercial above 12,000 sq. ft. disturbed, or any > 1 acre tract disturbed area	\$ 500.00	First acre disturbed or portion thereof plus \$100 for any additional acre disturbed, or portion thereof
Revised Plan Review after Erosion Control Plan Approval	\$ 200.00	
Single-Family Residential Lot Inspection/Compliance with ESC Installation and Maintenance Agreement	\$ 50.00	
Re-Inspection Fee	\$ 100.00	
Erosion Control Civil Penalty		
Administrative Fee for Civil Penalties	\$ 125.00	
Per Notice of Violation. (Separate from any required Re-Inspection Fee)	\$ 5,000.00	Maximum Per Day
BUILDING INSPECTION FEES		
Section 1 - One Family - Two Family - Townhouse		
New Construction & Additions		
Building		
Roofed	\$ 0.18	Per Square Foot
Unroofed	\$ 0.18	Per Square Foot
Modular Home	\$ 300.00	Flat Fee
Plumbing		
Per Square Foot	\$ 0.16	
Modular Home	\$ 100.00	Flat Fee
Mechanical		
New	\$ 125.00	Per Appliance
Change Out	\$ 100.00	
Modular Home - Set Compressor Only	\$ 100.00	
Electrical		
Per Square Foot	\$ 0.16	
Saw Service	\$ 60.00	Flat Fee
Service Change - No Additional Circuits	\$ 100.00	Flat Fee
Additional Circuits - Use Square Foot Charge	\$ 100.00	Flat Fee
Modular Home - Set Electrical Service Only	\$ 100.00	Flat Fee
Renovations - Up Fits		
Building	\$ 0.18	Per Square Foot
Plumbing	\$ 0.18	Per Square Foot
Mechanical - Additional Units	\$ 125.00	Per Unit
Mechanical - Ductwork Only	\$ 0.18	Per Square Foot
Electrical		
Additional Circuits Only in Affected Area Requiring Service Change-Use New Construction	\$ 0.14	Per Square Foot
Miscellaneous		
HORF - Home Owner Recovery Fund	\$ 10.00	
Pools	\$ 100.00	

Section 2 - Commercial

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Permit fees for buildings shall be determined by multiplying the total gross building floor area by the cost per square foot, per trade, as shown below:

Plumbing - Mechanical - Electrical - Building
Occupancy Group

Commercial	\$	0.20	Per Square Foot
Institutional	\$	0.20	Per Square Foot
Storage - Utility - Miscellaneous	\$	0.20	Per Square Foot

Graduated Fee

Permit fees for structures and repairs not able to be permitted by square footage:

\$0 to \$100,000	\$	0.012	x Cost of Project
\$100,001 to \$500,000	\$	1,000.00	Plus .0012 x Cost of Project
\$500,001 to \$1,000,000	\$	1,500.00	Plus .00076 x Cost of Project
Over \$1,000,000	\$	2,250.00	Plus .0006 x Cost of Project

Section 3 - Electrical Schedule

Power Service or Sub Panel

Per Square Foot or based on amps - whichever is more	\$	0.14
0 - 100 Amps	\$	75.00
101 - 200 Amps	\$	110.00
201 - 400 Amps	\$	200.00
401 - 600 Amps	\$	250.00
601 - 1,000 Amps	\$	350.00
1,001 - 2,000 Amps	\$	600.00
2,001 - Above Amps	\$	1,100.00

Other Electrical

Electrical Service for Mobile Home Only	See Power Service Chart Above
Fee for All Unclassified Installations	\$ 60.00
Pole Service - Based on Power Service Size	See Power Service Chart Above
Pools - Commercial	\$ 150.00
Sign Service - Based on Power Service Size	See Power Service Chart Above
Temporary Saw Pole - New Commercial - Existing buildings & Farm buildings	\$ 60.00

Section 4 - Mechanical Schedule

Fee for All Unclassified Installations	\$	60.00
Fire Suppression for Range Hood	\$	60.00
Gas Line Only	\$	60.00
Gas Water Heater - Change Out - \$25 Each Additional Unit - Same Trip	\$	60.00
Heat Pump - Apollo Unit - Gas Pack or Furnace with A/C - \$25 Each Additional Unit - Same Trip	\$	60.00
Mechanical Unit for Mobile Home Only	\$	60.00
Radiant Heat Systems; Wall Furnace; Unit Heater; Fireplace Insert; Gas Logs; Gas Light; Gas Grill - Etc.	\$	60.00
Range Hood - Commercial	\$	60.00

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Section 5 - Plumbing Schedule		
Fee for All Unclassified Installations	\$ 60.00	
Gas Line Only	\$ 60.00	
Water Heater - Change Out - \$20 Each Additional Unit - Same Trip	\$ 60.00	
Section 6 - Schedule of Permit Fees		
24 Hour Fast Track Inspection Fee	\$ 600.00	Plus \$150 Per Inspection
The fast track fees are intended to allow for flexibility in plan review and/or inspections on time critical projects		
Archive Research	\$ 45.00	
Building Permit Sign Card	\$ 10.00	
Certificate of Occupancy	\$ 10.00	
Change of Occupancy Permit - Change of Use	\$ 60.00	
Commercial Plan Review		
Buildings up to 10,000 sq ft	\$ 200.00	
Buildings > 10,000 sq ft	\$ 0.02	Per Square Foot
Demolition Permit	\$ 60.00	
Emergency Inspection - Not Regular Business Hours	\$ 250.00	Per Inspection
Minimum Fee	\$ 60.00	
Mobile Home Setup		
Single	\$ 250.00	
Double	\$ 350.00	
Modular Units - Commercial	75% of Trade Fees	
Occupancy Permit - Tenant Change Only	\$ 60.00	
Re-Inspection Fee	\$ 100.00	
Returned Check	Maximum allowed by NCGS 25-3-512	
Shell Building - Initial Permit	Square Feet times fee of storage occupancy - As per commercial table fee schedule	
Signs	\$ 60.00	
Starting Work Without Permit	Double Permit Fee Use graduated fee schedule - Plus all trade fees	
Up fit of Shell Building	trade fees	
Section 7 - Fire Prevention Permits		
Construction Permits		
105.7.1 - Automatic Fire Extinguishing System (Performance Test Fee)	\$ 150.00	
105.7.2 - Battery Systems of More Than 50 Gallons Liquid	\$ 150.00	
105.7.3 - Compressed Gases	\$ 150.00	
105.7.4 - Fire Alarm - Detection Systems & Related Equipment (Performance Test Fee)	\$ 150.00	
105.7.5 - Fire Pumps & Related Equipment (Performance Test Fee)	\$ 200.00	
105.7.6 - Flammable & Combustible Liquids	\$ 150.00	
105.7.7 - Hazardous Materials	\$ 200.00	

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105.7.8 - Industrial Ovens	\$ 150.00	
105.7.10 - Private Fire Hydrants	\$ 150.00	
105.7.11 - Spraying & Dipping Operations	\$ 150.00	
105.7.12 - Standpipe System (Performance Test Fee)	\$ 150.00	
105.7.13 - Temporary Membrane Structures - Tents - Canopies	\$ 50.00	
 Operational Permits		
105.6.2 - Amusement Buildings	\$ 100.00	
105.6.4 - Carnivals & Fairs	\$ 50.00	
105.6.6 - Combustible Dust Producing Operation	\$ 100.00	
105.6.9 - Covered Mall Buildings	\$ 50.00	
105.6.13 - Exhibits & Trade Shows	\$ 50.00	
105.6.14 - Explosives	\$ 100.00	
105.6.16 - Flammable & Combustible Liquids	\$ 50.00	
105.6.16a - Operation of Fuel Dispensing Facility	\$ 50.00	
105.6.16b - Temporarily Place Tank Out of Service	\$ 100.00	
105.6.16c - Change Contents of Flammable/Combustible Liquid Tank	\$ 100.00	
105.6.16d - Manufacture - Process - Blend - Refine Flammable/Combustible Liquids	\$ 100.00	
105.6.19 - Fumigation & thermal Insecticidal Fogging	\$ 100.00	
105.6.26 - Liquid or Gas Fueled Vehicles or Equipment in Assembly Building	\$ 50.00	
105.6.35 - Private Fire Hydrants	\$ 50.00	
105.6.41 - Spraying & Dipping Operation	\$ 200.00	
105.6.43 - Temporary Membrane Structures - Tents - Canopies	\$ 50.00	
Fireworks Permit - Including pre & post Fireworks Inspection Blasting	\$ 150.00	
High-Piled Combustible Storage Blasting	\$ 150.00	
Events/Mass Gathering (review of event layout and inspection)	\$ 60.00	
 Plan Review		
Plan Review Fee	\$ 0.02	Per Square Foot
Shop Drawings (Life-Safety Systems)	\$ 150.000	
Minimum Plan Review Fee	\$ 50.00	
 Plan Review Fee for the Public Exhibition of Pyrotechnics	 \$ 100.00	
<i>Plan Review Fees are Due at the Time of Submittal and are NON-REFUNDABLE</i>		
 Inspection Fees		
Inspection (Inspections that are required by Fire Code or Town Ordinance)	\$ 60.00	
Re-Inspection	\$ 60.00	
Foster Home - Day Care - Therapeutic - Group Homes	\$ 60.00	
ABC Inspection	\$ 60.00	
Special Inspection (Inspections requested that are not required by Fire Code or Town Ordinance)	\$ 60.00	
Emergency Inspection	\$ 250.00	

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Re-Inspection Fees - Additional inspection trips made necessary through the failure of any person, firm or corporation in charge of work, to give specific locations of work to be inspected, or to otherwise create conditions making such additional inspections or trips necessary, are hereby designed "Re-Inspections". For each such "Re-Inspection", the following fee schedule shall apply for each offense. This shall apply to all inspections unless otherwise noted.

Section 8 - General Information

A permit issued pursuant to GS 160A-417 expires six months, or any lesser time fixed by ordinance of the Town, after the date of issuance if the work authorized by the permit has not commenced. If after commencement the work is discontinued for a period of 12 months, the permit therefore immediately expires. No work authorized by a permit that has expired may thereafter be performed until a new permit has been secured. GS 160A-418

Therefore, the following fees will be charged for permits that are allowed to expire:

Permit expiring after six months

A new, second permit will be issued within six months of the expiration date of the first permit with a minimum fee of \$60.

Time that lapses beyond six months of the expiration date will require the full amount of fees to be charged

Permit expiring after 12 months from last inspection

A new, second permit will be issued with the full amount of fees being charged

OTHER TOWN FEES

Vehicle Fee

Per registered motor vehicle	\$	25.00	Annual fee billed w/vehicle registration/tax
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Cemetery Fees

Plot Cost Per Site		
Resident	\$	600.00
Non-Resident	\$	800.00

Opening - Closing Costs

Weekdays*	\$	600.00
Holidays - Weekends	\$	750.00

Cremations

Weekdays	\$	300.00
Holidays - Weekends*	\$	450.00

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Relocation of Body		
Relocation of Body	\$ 200.00	
Relocation of Body with Small Service	\$ 300.00	
*Any openings and closing that occur after 4:00 pm will be subject to an additional \$100.00 charge for this service		
Storm Drain Camera Services		
Initial Setup	\$ 250.00	
Minimal Charge	\$ 400.00	
Footage Charge	\$ 1.50	Per Foot
Construction Inspection Fees		
Proof Roll Inspection Fee	\$ 300.00	Per Inspection
Sidewalk Inspection Fee	\$ 1.50	Per Foot
Public Street Inspection	\$ 1.50	Per Foot
Storm Drain Inspection	\$ 1.50	Per Foot
Detention Pond Inspection	\$ 200.00	Per Pond
Street Acceptance/Turnover Inspection	\$ 250.00	Per Map (fee must be submitted with dedication request)
Beer & Wine License (local; a state ABC permit is required first)		
Beer - On Premise	\$ 15.00	
Beer - Off Premise	\$ 5.00	
Wine - On Premise	\$ 15.00	
Wine - Off Premise	\$ 10.00	
Beer <u>or</u> Wine Wholesaler	\$ 37.50	
Beer <u>and</u> Wine Wholesaler	\$ 62.50	
Miscellaneous		
Peddler/Solicitor fee - per person/entity valid for 30 days	\$ 25.00	Licence required per ordinance (Sec. 112.03)
Chicken Permit Fee - Due Annually - July 1 to June 30	\$ 25.00	Permit required per ordinance (Sec. 90.02)
Unspayed or Unneutered Dogs - Due Annually - July 1 to June 30	\$ 20.00	Fee Per Ordinance (Sec. 90.19)
Spayed or Neutered Dogs - Due Annually - July 1 to June 30	\$ 15.00	Fee Per Ordinance (Sec. 90.19)
Return Check Fee - Or Actual Cost, If More Than Above Approved Fee	\$ 35.00	for returned checks/NSF for tax payments the penalty provided by N.C.G.S 105-357 shall apply
Legal Advertisements - Actual Cost Billed	Actual	
Copy Fees - Letter, Legal & Ledger Size	\$ 0.15	Per Page
USB - Public Information Request downloaded (use only USB provided by Town for security)	\$ 4.00	
Misc. Copy Fees		
Scanned - Letter, Legal & Ledger Size	\$ 0.25	Per Sheet
Scanned - Maps/Plans 18" x 24" or Larger	\$ 1.00	Per Sheet
Fax	\$ 3.00	
Each Additional Page	\$ 1.00	
PARKS & RECREATION FEES		
Regular Park & Facility Rentals: The Meeting Place, Town Creek Park & Shelter (future), Harvey C. Nesbit Park individual baseball & soccer fields		
Key Deposit (only applicable to Meeting Place)	\$ 25.00	Refundable
Resident/Nonprofit (in-town)	\$ 12.00	Per Hour

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Non-Resident/Nonprofit (out of town)	\$ 18.00	Per Hour
For Profit	\$ 50.00	Per Hour
Field Lighting	\$ 12.00	Per Hour/Per Field
Field Lining/Painting	\$ 100.00	Flat Rate/Per Field
On-Site Town Staffing	\$ 25.00	Per Hour/Per Town Staff Member
 Special Park & Facility Rentals: Duncan McDonald House, Water Tower/Gravel Lot, Har C. Nesbit Park Tournaments (future)		
*** \$1 Million Liability Insurance Policy Required for each Special Rental***		
Deposit: required for each Special Rental Duncan McDonald House	\$ 100.00	Include w/application for varification
Resident/Nonprofit (in-town)	\$ 35.00	Per Hour
Non-Resident/Nonprofit (out of town)	\$ 55.00	Per Hour
For Profit	\$ 100.00	Per Hour
 Harvey C. Nesbit Park (Tournaments: anticipated to be available Spring 2018)		
Field Lighting	\$ 12.00	Per Field, Per Day (8am-8pm)
Field Lining/Painting	\$ 100.00	Per Hour/Per Field
Per Field		
 Water Tower/Gravel Lot		
Resident/Nonprofit (in-town)	\$ 12.00	Per Hour
Non-Resident/Nonprofit (out of town)	\$ 18.00	Per Hour
For Profit	\$ 50.00	Per Hour
 Special Rentals (event supporting equipment)		
Tables	\$ 8.00	Per table
Chairs	\$ 1.00	Per chair
Trash cans	\$ 1.00	Per can
Cone/barricades	\$100.00	Flat Rate/Per Day
Tent	\$ 25.00	Per tent (10' x 10' pop-up)
Power	\$ 10.00	Per hour
Port-a-potty/handwash station	\$ 100.00	Per unit
 Vendor Fee		
Vendors in Park - per vendor permit (1 permitted per park) valid 1-year	\$300.00	Per Ordinance (Sec. 93.26)