

## 2019-2020 Building and Zoning Permit Fees

### Fee Schedule A – Residential New Development

Plan Review: (All Departments)		\$250.00
Inspections: (All Departments)		\$250.00
Permit/Facility Fees:		
Building Permit	(Includes Bldg Inspections)	Total Bldg sqft x \$.60 = Fee
*Water/Sewer System Development Fees (Based on Meter Size): *		
<u>Water</u>	<u>Sewer</u>	<u>Total</u>
\$2,470	\$2,710	\$5,180 per 5/8" or 3/4"
\$6,175	\$6,775	\$12,950 per 1" meter
\$12,350	\$13,550	\$25,900 per 1.5" meter
\$19,760	\$21,680	\$41,440 per 2" meter
\$39,520	\$43,360	\$82,880 per 3" meter
\$61,750	\$67,750	\$129,500 per 4" meter
\$123,500	\$135,500	\$259,000 per 6" meter
\$197,600	\$216,800	\$414,400 per 8" meter
Stormwater Facility Fee		Total Impervious sqft x \$1.60 = Fee
Service Fees:		
Existing Water Tap	1" Service Line	\$470.00
New Water Tap		\$2,000.00
Existing Sewer Tap	4" Service Line	\$150.00
New Sewer Tap		\$2,150.00

### Fee Schedule B – Commercial New Development

Plan Review: (All Departments)		\$700.00
Inspections: (All Departments)		\$300.00
Permit/Facility Fees:		
Building Permit	(Includes Bldg Inspections)	Total Bldg sqft x \$.60 = Fee
Water Facility Fee		*See System Development Fee*
Sewer Facility Fee		*See System Development Fee*
Stormwater Facility Fee		Total Impervious sqft x \$1.60 = Fee
Fire Facility Fee	(As Needed)	Total Bldg sqft x \$.30 = Fee
Service Fees:	See Fee Schedule A Service Fees	

### Fee Schedule C – Additions

Plan Review:	(Per Department, as required)	\$50.00/department
Inspections:	(Per Department, as required)	\$50.00/department
Permit/Facility Fees:		
Building Permit	(Includes Bldg Inspections)	Total Bldg sqft x \$.60 = Fee
Water/Sewer Facility		*See System Development Fee*
Stormwater Facility	(Additions to Main Structure) -	
	0-1000 Sqft of Impervious Surface	Total Added Impervious sqft x \$1.10 = Fee
	>1000 Sqft of Impervious Surface	Total Added Impervious Sqft x \$1.60 = Fee
Fire Facility Fee	(As Needed)	Total Bldg sqft x \$.30 = Fee

**Fee Schedule D – Remodel**

\*Plan Review and Inspection fees same as Fee Schedule C – Additions\*

**Residential Building Permit Fees** shall be calculated based on the cost of construction for heated and unheated space as estimated by the contractor. A cost estimate showing labor and materials shall be provided. In no instance shall the estimated cost be less than \$90.00 per square foot of heated space and \$50.00 per square foot for all unheated spaces including decks, porches, accessory buildings, garages, detached garages and carports.

**Commercial Building Permit Fees** shall be calculated based on the cost of construction for heated and unheated space as estimated by the contractor. A cost estimate showing labor and materials shall be provided. In no instance shall the estimated cost be less than \$150.00 per square foot of heated space and \$90.00 per square foot for all unheated spaces, or a combination of heated and unheated spaces at \$125.00 per square foot.

From	\$0.00 to \$999.00	.....	\$25.00
From	\$1,000.00 to \$2,000.00	.....	\$50.00
From	\$2,001.00 to \$4,000.00	.....	\$75.00
From	\$4,001.00 to \$6,000.00	.....	\$100.00
From	\$6,001.00 to \$8,000.00	.....	\$125.00
From	\$8,001.00 to \$10,000.00	.....	\$150.00
From	\$10,001.00 to \$15,000.00	.....	\$175.00
From	\$15,001.00 to \$20,000.00	.....	\$200.00
From	\$20,001.00 to \$25,000.00	.....	\$225.00
From	\$25,001.00 to \$30,000.00	.....	\$250.00
From	\$30,001.00 to Unlimited	.....	\$250.00 plus \$6 per \$1000 (or any portion thereof) in excess of \$30,000.00

Water/Sewer Facility		*See System Development Fee*
Stormwater Facility	(Additions to Main Structure)	Total Impervious sqft x \$1.60 = Fee
Fire Facility Fee	(As Needed)	Total Bldg sqft x \$.30 = Fee

**Fee Schedule E - Special**

Manufactured Housing:

Single Wide		\$300.00
Double Wide		\$400.00
Triple Wide		\$500.00
Amenities	(i.e. Decks, etc...)	\$.60/sqft (min \$25.00)

Pool:

Residential	\$100.00
Commercial	\$200.00

Roof Replacement:

Residential	\$200.00
Commercial	\$300.00

Shell Permit:

Warm Vanilla Shell	Bldg sqft x \$.40 = Fee
Scold Vanilla Shell	Bldg sqft x \$.35 = Fee
Cold Dark Shell / Base Shell	Bldg sqft x \$.30 = Fee
Foundation Shell	Bldg sqft x \$.25 = Fee
Upfit	Bldg sqft x \$.60 – Cost of Shell = Fee

Demolition Permit:

Residential	\$50.00
Commercial	\$200.00

House Relocation Permit:		\$200.00 + Bldg Permit Fees
Docks, piers, gazebo, beach crossovers:		\$.60/sqft (min \$25)
Sign Permit:		\$25.00
Billboard Permit:		\$1,000.00
Pre-Fab / Delivered Outbuildings:		\$35.00
Retaining Wall or bulkhead:		\$.60/LF (min \$25.00)
NC Homeowners Recovery Fee:	(GS 87-15.6, Vol 1A)	\$10.00
Extra Inspections:		\$50.00/Inspection
Fence Permit:		\$25.00
Subdivision:		
Minor	(Small Division of Parcel)	\$25.00
Major	(Large Division of Parcel)	\$800.00
Change of Use:		
Building Permit Required		Fee Schedule C
No Building Permit Required		\$25.00

Stormwater Drainage Permits:

With Drainage Plan	(grading, filling or flooding issues)	\$50.00
Without Drainage Plan	(Veg. removal or increase of impervious)	\$25.00

**Fines**

Working without a Permit:

Starting work without a permit	Double the permit fee + \$50.00/day until a permit is pulled
Substantially completing work without a permit	Double the permit fee + \$50.00/day until a permit is pulled
Failure to obtain a final inspection	\$500.00
Occupying structure prior to the final Certificate of Occupancy	\$1,000.00