

**Land Use Permit & Inspection Fees**  
**Adopted 06/30/14**  
**Effective 07/01/14**  
**Amended 08/08/16**

<b>Building Permit Fees:</b>		<b>All fees rounded to the nearest dollar.</b>
<b>Residential (1 and 2 family dwellings)</b>		
<b>Application Fee</b> (non-refundable)	\$50 except for residential fences; \$35	
<b>Permit Fees</b>	<b>Cost in addition to Application Fees</b> (Beginning work without a permit subject to double permit fee)	
New construction or addition that creates habitable floor area, other than attached or unattached accessory buildings and decks (see below) <sup>1</sup>	\$.24 per square foot of total floor area (excluding unfinished non-daylight basements and uninhabitable attics) <sup>2</sup>	
Renovations and repairs involving structural alterations	\$3.30 per \$1000 value of construction <sup>3</sup>	
Residential garages, sheds and other accessory buildings <sup>4</sup>	\$.20 per square foot of building footprint.	
Decks, porches, stairs, ramps, etc.	\$.17 per square foot	
Fences (residential only)	\$35 flat fee	
Flag Lots (requiring PB review)	\$100	
Flag Lots (not requiring PB review)	\$ 50	
Home Occupation (not requiring Planning Board (PB) review)	\$60 (plus any fees required above)	
Home Occupation (requiring PB review)	\$135	
<sup>1</sup> Additions such as dormers calculated by area of room(s) affected)		
<sup>2</sup> It is assumed that all habitable areas will eventually be finished.		
<sup>3</sup> Value of construction includes cost of all materials and labor after subtracting cost of electrical, plumbing and other aspects permitted separately.		
<sup>4</sup> For habitable spaces above or within accessory structures (i.e. game rooms, office, bedrooms, etc.) fees are calculated as new construction creating habitable floor area.		
<b>Non-Residential &amp; Multi-family (3 or more units)</b>		
<b>Application Fee</b> (non-refundable and in addition to permit fee)	\$85	
<b>Permit Fees</b>	<b>Cost in addition to Application Fees</b> (Beginning work without a permit subject to double permit fee)	
New construction or additions, including decks, platforms, ramps and accessory buildings	\$.28 per square foot of total floor area (excluding unfinished/unoccupied non-daylight basements and uninhabitable attics)	
Renovations and/or repairs involving structural alterations and alterations requiring Code Office plans review <sup>5</sup>	\$5.50 per \$1000 value of construction <sup>6</sup> or \$25 minimum	
Change of Use (not requiring Planning Board review)	\$100 (plus any fees for additions or renovations required above)	
Fences	\$85	
<sup>5</sup> Alterations that affect Building Code and/or Life Safety Code aspects of construction (i.e. change in floor layout, new doors, new equipment, etc.		
<sup>6</sup> Value of construction includes cost of all materials and labor after subtracting cost of electrical, plumbing and other aspects permitted separately.		
<b>Other Fees:</b> (Both residential and non-residential. No application fee)		
<b>Contract/Conditional Zoning Application</b>	\$750	
<b>Demolition Permit</b>	\$60 plus deposit as provided in Section 4-304(c)	

<b>Demolition Escrow, pursuant to Ch. 4, Art. VI, Sec. 4-603(3)</b>	<p><b>A. Structures not on foundations</b></p> <p>(1) 501-1000 feet \$ 200.00</p> <p>(2) Each additional 500 square feet \$ 100.00</p> <p><b>B. Structures with foundations</b></p> <p>(1) Volume up to 200 cubic yards \$ 600.00</p> <p>(2) Volume up to 400 cubic yards \$1,100.00</p> <p>(3) Volume up to 600 cubic yards \$1,500.00</p> <p>(4) Volume up to 800 cubic yards \$1,800.00</p> <p>(5) Volume up to 1000 cubic yards \$2,000.00</p> <p>(6) Volume up to 2000 cubic yards \$3,500.00</p>
<b>Domesticated Chickens Permit</b>	\$25
<b>Driveway Permit</b>	\$40
<b>Electrical Permit</b>	\$50 plus \$1 per fixture outlet
<b>Floodplain Permit Fees:</b>	
<b>New Structure or Substantial Improvements</b>	\$50
<b>Minor Development</b>	\$25
<b>Multi-Family Dwelling Re-inspection Fee</b>	\$100
<b>Moving of Building Fee</b> (City Council approval required if over public street)	\$60 plus cost public safety services if needed (traffic direction)
<b>Plumbing Permit</b>	\$10 per fixture with a minimum fee of \$64
<b>Pod &amp; Temp Storage Containers</b>	\$25
<b>Short-Term Rentals</b>	\$100 (for one-time Planning Board Review, includes first year's permit fee)
<b>Sign Permit</b>	\$60 for the first sign plus \$25 for each additional sign
<b>Sewer Connection</b>	\$60
<b>Sidewalk Display Permit</b>	\$10 per year
<b>Sidewalk Tables &amp; Chairs Permit</b>	\$25 per table
<b>Street Excavation Permit Fee</b> (see Ch. 15, Art. IV)	\$60
<b>Site Plan Review</b>	
Pre-application meeting	\$60
New Buildings and additions	\$210 plus \$.03per square foot of total floor area. Maximum combined fee: \$700
Fabric Structures requiring Planning Board review in accordance with 4-604	Residential: \$50; Commercial: Same as New Building (above)
Change of Use (if PB review is required)	\$135 for uses requiring less than 15 parking spaces, otherwise \$185
Home Occupation (requiring PB review)	\$135
Public Hearing Fee	\$110
Revisions to Approved Plan	\$100
<b>Subdivision Review</b>	For projects involving one lot with multi-family dwellings (apartments) where both Site Plan and Subdivision Review are required, only Site Plan Review fees shall apply.
Pre-application meeting	\$60
Public Hearing Fee	\$150
Preliminary Plan, all but one lot fronting existing street <sup>7</sup>	\$160 plus \$60 per lot or per dwelling unit <sup>8</sup>
Final Plan, all but one lot fronting existing street <sup>9</sup>	\$50 per lot or per dwelling unit
Preliminary Plan, with new street(s) creating lot frontage <sup>9</sup> or serving multiple homes on commonly owned land	\$160 plus \$110 per lot or per dwelling unit
Final Plan, with new street(s) creating lot frontage <sup>8</sup>	\$50 per lot or per dwelling unit
Amendment to property line(s), or other revisions in approved subdivision (not creating new lots) <sup>10</sup>	\$110
<sup>7</sup> Permits one flag (rear) lot.	
<sup>8</sup> Commonly owned land or duplex, \$50 each dwelling.	

<sup>9</sup>Streets which are likely to be accepted by the City. Not access drive to multi-family dwelling.  
<sup>10</sup>Scaled back PC review, but must be recordable plan.

<b>Zoning Board of Appeals</b>	
Administrative appeals and variances	\$160
Special class or temporary structure	\$200
Renewal of temporary structure ( for one additional year)	\$60