

SHOREHAM LAND USE (“ZONING”) PERMIT FEES

Fees in effect as of June 2015

Plus \$10 Recording Fee for each application

NOTE: There is only 1 application recording fee regardless of the number of immediate land-use permits being requested in the application.

PERMITTED USES		Permit Fee (rec. fee if applicable)
Building Permit—Residential		
• Accessory Apartment (<i>less than 30% of main dwelling's square footage; §4.2</i>)		\$75.00 + <i>app.fee</i>
• Accessory Structure, Barn, Garage, Addition, Shed, Stand [<i>> 200 sf</i>]		\$60.00 + <i>app.fee</i>
Structure, Addition, Shed, Stand [<i>120 to 200 sf</i>] (<i><120 sf exempt, district regs apply</i>)		\$30.00 + <i>app.fee</i>
• Antenna Support Structure (<i>personal, municipal</i>)		\$30.00 + <i>app.fee</i>
• Dwelling, NEW	• 1 Apartment [<i>1 = a 2-family dwelling; more than 1 = Multi-family, a Conditional Use</i>];	\$75/unit + <i>app.fee</i>
• 1-family, 2-family,	• some Non-Conforming structures	
• Mobile Home,	[<i>see §3.8 (A) (2)</i>]	
• Ag Housing [<i>some, see §4.3 (A)</i>],		
REPLACEMENT due to disaster (<i>fire, flood, winter storm, etc</i>)		application rec. only
REPLACEMENT, elective (<i>not essential because of destruction by disaster</i>)		\$45.00 + <i>app.fee</i>
Building Permit—Commercial		
<i>minimum fee</i>		\$100.00 + <i>app.fee</i>
• Construction, Telecommunication Facility (<i>using existing structures—silo, steeple, ...</i>) or @		\$0.15/sf + <i>app.fee</i>
Certificate of Compliance (<i>for new construction, should be requested before construction begins §7.3</i>)		\$40.00 <i>no rec. fee</i>
Land Development		
• Boundary Adjustment		\$125.00 + <i>app.fee</i>
• Land Division/Sale—listed under 1 Parcel ID#, per lot created		\$175.00 + <i>rec.fee</i>
listed under separate Parcel ID#, same owner; per lot		application rec. only
• PUD (<i>per lot/unit created, plus recording and hearing fees</i>)		\$175/Residential
(<i>Includes boundary adjustment</i>)		\$250/Commercial
Land Uses		
• B&B [<i>AG, MDR, LDR</i>],	• Stable [<i>commercial, AG</i>],	\$50.00 + <i>app.fee</i>
• Day Care [<i>up to 6 children</i>],	• Accessory Use [<i>secondary or incidental to primary use of parcel</i>]	
• Group Home [<i>up to 8 residents</i>],		
• Commercial Use		\$100.00 + <i>app.fee</i>
• Change of Use, Conversion (<i>permitted to permitted; §3.3(A) (1-3)</i>)		Residential \$50 + <i>app.fee</i> Commercial \$60 + <i>app.fee</i>
Signs [<i>per sign; see exempt signs listed in §3.13 (C)</i>]		\$30.00 + <i>app.fee</i>
Temporary Structure (1) towers to be in place for <1 wk & <35' are exempt [<i>ZA to be notified by filing permit application, with filing fee only; §3.6 (B)</i>];		(1) <i>recording.fee</i>
(2) other structures require both permit & filing fees		(2) \$30 + <i>app.fee</i>
Agriculture, Forestry, Silviculture —Notification (<i>via permit application</i>) required; <i>ZA may require agriculture- status substantiation letter from Sec of Ag</i>		<i>recording fee only</i>

Separate Applications needed for:

- **WASTEWATER PERMIT**, *Municipal System (WW Commission—VC, VR)* fees vary, see permit application; **plus** recording fee
- **CURB-CUT PERMIT**, *access onto town roads (Road Foreman—All Districts)* Permit fee (\$50), **no** recording fee

CONDITIONAL USES

require Application for all Use Permits sought, Application for Hearing;

Fees: hearing and land-use applications each have a **\$10 recording fee**; each individual permit requested has its own fee.
In some cases only one of the 3 fees may be necessary. Read carefully. Contact the ZA with questions.

Adaptive Reuse [AG, LDR] requires permit fee for specific use planned		recording fee only
• Light industry/manufacturing (as an Adaptive Barn Reuse only)		\$65.00 + app.fee
Mixed Use [all districts] requires permit fee for each use planned		recording fee only
Change of Use (conditional to conditional, non-conforming to non-conf/conditional)	<i>Residential</i>	\$50 + app.fee
	<i>Commercial</i>	\$60 + app.fee
Land Uses		
Non-Commercial —Aircraft landing strip, Cemetery [AG, LDR]		\$50.00 + app.fee
Commercial—Group A <ul style="list-style-type: none"> • Home-based Business [all districts] • Group Home [more than 8 residents, all districts] • Motor Vehicle Sale/Repair [AG, LDR, VC], • Warehouse/Storage Facility [AG, LDR, VC], • Recreation/Outdoor [all districts, includes Flood Hazard Overlay], • Day Care [more than 6 children, all districts] 	<ul style="list-style-type: none"> • Guest /Boarding House, Inn [AG, LDR, VR]; • Residential Care [all districts], • Marina [MDR, LDR], • Sawmill [AG, LDR], • B&B [VC, VR] • Stable [LDR] • Recreation/Indoor [LDR, VC], • Contractor's Yard [AG, LDR, VC], 	\$60.00 + app.fee
Commercial—Group B <ul style="list-style-type: none"> • Ag Processing, Bio-Mass Processing, Wood Processing [AG, LDR, VC]; • Campground [AG, LDR], • Quarrying [AG]; 	<ul style="list-style-type: none"> • Bulk Fuel Storage, Co-Generation plant [AG, VC], • Hotel/Motel Lodging Facility [VC], • Wholesale [AG, LDR, VC] 	\$75.00 + app.fee
Permits—Residential		
• Dwelling, Multi-family [AG, DR, VC, VR]		\$75/unit + app.fee
• Wind Energy [all districts] includes support structure		\$80.00 + app.fee
Permits—Commercial		
<ul style="list-style-type: none"> • Clinic, Medical [LDR, VC, VR], • Vet Clinic [AG, LDR, VC] • Gasoline Station [VC] • Kennel [AG, LDR] • Laundromat/Dry Cleaner [VC] • Mini/Self Storage [LDR, VC] • Mobile Home Park [LDR] 	<ul style="list-style-type: none"> • Restaurant [all districts] • Retail, primary [VC, VR] • Retail, secondary/incidental to primary business [AG, LDR, VC, VR]—application fee only • Telecommunications Facility [AG, LDR, VC] • Training /Education Facility [all districts] 	<i>whichever is larger, the minimum or @</i> \$0.15/sf * + app.fee excluding secondary Retail
Protected Public Facilities [§1.4(A)]		
• Community Facility [LDR, VC, VR], Public Facility, Religious Facility [AG, LDR, VC, VR]		\$50.00 + app.fee
• Government Facility [AG, LDR, VC, VR]; Post Office [LDR, VC, VR]		\$75.00 + app.fee
• Waste Mgmt Facility, Hazardous [AG, VC]		\$100.00 + app.fee

* square footage equals total of square footage of all floors, not just foot-print of building

SHOREHAM HEARING FEES

*Fees in effect as of June 2015
Plus \$10 Application Recording Fee and any applicable permit fees*

PUBLIC HEARING FEES		
<i>Board of Adjustment—</i>		
• Zoning Appeal; Variance, Waiver Hearings	<i>Residential</i>	\$125 + <i>app. fee</i>
	<i>Commercial</i>	\$250 + <i>app. fee</i>
• Conditional Use Hearings	<i>Residential</i>	\$125 + <i>app. fee</i>
	<i>Commercial</i>	\$250 + <i>app. fee</i>
<i>Planning Commission—</i>		
• PUD Hearing—	<i>Residential</i>	\$200 + <i>app. fee</i>
	<i>Commercial</i>	\$300 + <i>app. fee</i>
• Interior Lot Access Road Hearing (no permit needed, but must have proof of access easement)		\$125 + <i>app. fee</i>

All hearing application fees are in addition to applicable zoning permit fees.

Ex:

a. Hearing		\$250
	<i>application recording fee</i>	10
b. Land Use Application	<i>recording fee only</i>	10
c. Adaptive Reuse (a category; fees apply to whichever uses are sought for the building)		
d. Permit for Ag Processing [<i>Commercial, Grp B</i>] (<i>recording fee paid under <u>Land Use</u></i>)		75
e. Permit for Retail, secondary (<i>recording fee paid under <u>Land Use</u>, above</i>)		
f. Permit application—Curb-cut	<i>no recording fee</i>	50
Total Permits/Hearing [3—a, d, f]		\$375
Total Recording fees [2—a, b]		\$20
Total due with applications		\$395

