

DEPARTMENT OF PLANNING AND ZONING
Division of Inspections & Permits
CUSTOMER ASSISTANCE GUIDE

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FEES

REVISED JUNE 2007

The following is a list of fees charged by the Environmental Health Division, Water & Sewerage Division, Inspections and Permits Division, and the Planning and Zoning Department during the building permit process. The list is not all-inclusive and the fees are subject to change. Please call the respective offices if you have any questions (contact information given below).

ENVIRONMENTAL HEALTH FEES

County Services Plaza, Suite 100, 150 Main Street, Prince Frederick, MD 20678 Phone: 410-535-3922
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GENERAL PERMIT FEES	Purpose of Fee	Amount of Fee
	Accessory Structure Permit (deck, shed, addition, etc.)	\$ 20.00
	Perc, septic, final inspections	\$250.00
	Pools	\$125.00
	Public sewer and private well	\$ 40.00
	Public water and private sewer	\$250.00
	Septic repair	\$ 30.00
	Subdivision of land (per lot)	\$250.00
	Well permit	\$100.00
	Well replacement	\$100.00

WATER & SEWERAGE FEES

County Services Plaza, Suite 205, 150 Main Street, Prince Frederick, MD 20678
Phone: 410-535-1600 ext. 2329

COMMUNITIES WITH COUNTY-OWNED SEWER SYSTEMS	Community	Tap Fee
	Beaches	\$3,500
	Dares Beach	\$5,000
	Industrial Park	\$3,000
	Marley Run	\$3,000
	Prince Frederick	\$3,000
	Solomons	\$1,600

COMMUNITIES WITH COUNTY-OWNED WATER SYSTEMS	Community	Tap Fee
	Cavalier Country	\$1,100
	Chesapeake Heights	\$1,100
	Cross Point	\$2,000
	Dares Beach	\$1,100
	Highlands/Summit	\$1,000
	Hunting Hills	\$1,100
	Industrial Park	\$2,000
	Kenwood Beach	\$2,000
	Lakewood	\$1,100
	Marley Run	\$2,000
	Paris Oaks	\$1,000
	Prince Frederick	\$2,000
	Shores of Calvert	\$1,000
	Solomons	\$1,100
	St. Leonard	\$1,100
	Tara	\$2,000
	Walnut Creek	\$2,000
	White Sands	\$1,100

INSPECTIONS & PERMITS FEES

County Services Plaza, Suite 201, 150 Main Street, Prince Frederick, MD 20678.
Phone: 410-535-1600, ext. 2515 or 2552

General Permit Fees	Purpose of Fee	Amount of Fee
	Building Permit	\$0.08 per sq. ft. for finished floor area
		\$0.04 per sq. ft. for porches, garages, decks and breezeways
		\$30.00 fee for a single visit-minor remodel project, pier etc.
	Grading Permit	\$120.00
	Grading Bond	Determined by Division of Project Management & Inspections
	Stabilization Bond	Determined by Division of Project Management & Inspections
	Commercial Permit	\$300.00 for 10 inspections plus \$30.00 per each extra inspection
	Sign Permit	\$30.00
	Stop Work Order	\$30.00 Re-inspection

RESIDENTIAL EXCISE TAX

Type of Residential Structure or Unit	Excise Tax Fund			Solid Waste	Total
	School	Recreation	Road	Fund	
Single-family detached	\$7,800	\$1,300	\$3,500	\$350	\$12,950
Single-family attached	\$5,175	\$1,300	\$3,500	\$350	\$10,325
Manufactured (mobile) Home	\$3,900	\$1,300	\$3,500	\$350	\$9,050
Apartment	\$2,600	\$1,300	\$3,500	\$350	\$7,750
Bona fide elderly unit	N/A	\$1,300	\$3,500	\$350	\$5,150

COMMERCIAL, INDUSTRIAL OR INSTITUTIONAL EXCISE TAX

Type of Structure	Excise Tax Fund		Solid Waste Fund	Total
	School	Recreation		
Commercial, Industrial, Institutional	N/A	N/A	\$0.11 per square foot of gross floor space	\$0.11 per square foot of gross floor space

PAYMENT OF TAX

Type of Residential Structure or Unit	Total Tax	Due at Permit Issuance	Second Installment	Third Installment
Single-family detached	\$12,950	\$4,550	\$4,200	\$4,200
Single-family attached	\$10,325	\$3,675	\$3,325	\$3,325
Manufactured (mobile) Home	\$9,050	\$3,250	\$2,900	\$2,900
Apartment	\$7,750	\$2,817	\$2,466	\$2,466
Bona fide elderly unit	\$5,150	\$1,950	\$1,600	\$1,600

DEPARTMENT OF PUBLIC WORKS ENGINEERING BUREAU FEES

County Services Plaza, Suite 202, 150 Main Street, Prince Frederick, MD 20678.
Phone: 410-535-1600, ext. 2221

Purpose	Amount
Stormwater Management Waiver Fee	\$50.00
Stormwater Management Variance Fee	\$600.00
Stormwater Management Review and Inspection (R&I) Fee – <i>Non Structural</i>	\$200.00
Stormwater Management Review & Inspection (R&I) Fee – <i>Structural</i>	2% of approved cost estimate – \$200.00 min.
Stormwater Management Bond	125% of approved cost estimate
County Road Access Permit Bond <i>(without construction of primary residence, valley gutter)</i>	\$300.00
County Road Access Permit Bond <i>(with construction of primary residence, culvert)</i>	\$800.00
County Road Access Permit Bond <i>(Commercial Entrance)</i>	125% of approved cost estimate
Overlay of existing County Road <i>(revetment projects trucking in large stone)</i>	125% of approved cost estimate
Engineering and Inspection (E&I) Fee	2% of approved cost estimate – \$200.00 min.
Public Works Agreement (PWA) Bonds	To be determined by scope of project

PLANNING & ZONING FEES

County Services Plaza, Suite 304, 150 Main Street, Prince Frederick, MD 20678
Phone: 410-535-1600, ext. 2356

Non-Critical Area Fees, Fines & Bonds	If the property is located outside of the Critical Area, it is subject to Non-Critical Area Fees, Fines and Bonding. (Amounts may vary under certain circumstances. Fees will be determined by Planning and Zoning). See Section 8-2 of the Zoning Ordinance for detailed regulations.	
	Purpose	Amount
	Clearing on Small Lots in Communities Without Approved Stormwater Management Plans (Section 5-1.09.F)	<u>Fee</u> : \$0.60 per square foot for the area cleared beyond 6,000 square feet except as noted in Section 8-1.03.G
		<u>Fine</u> : \$1.20 per square foot for the area cleared without permits or beyond the permit limits
	Slopes 25 percent or greater and erodible soils adjoining streams (Section 8-2.04 & 8-2.07)	<u>Fine</u> : \$500 per violation plus \$1.60 per square foot for clearing without permits and approvals
	Wetlands (Section 8-2.05 & 8-2.07)	<u>Fine</u> : \$500 per violation plus \$1.60 per square foot for clearing without permits and approvals
	Development Adjacent to Perennial and Intermittent Streams (Section 8-2.06 & 8-2.07)	<u>Fine</u> : \$500 per violation plus \$1.60 per square foot for clearing without permits and approvals
Bonding (Section 8-2.07.C)	<u>Bond</u> : \$0.50 per square foot of planting credit	

PLANNING & ZONING FEES (continued)

Critical Area Fees & Bonds	If the property is located in the Critical Area, it is subject to Critical Area Fees-in-Lieu and/or Critical Area Bonds. (Amounts may vary under certain circumstances. Fees will be determined by Planning and Zoning). See Section 8-1 of the Zoning Ordinance for detailed regulations.	
	Purpose	Amount
	Approved cutting and clearing of trees in forests and developed woodland areas (Section 8-1.04.G.3 & 6 and 8-1.04.G.9)	<u>Fee</u> : \$0.30 per square foot if less than 6,000 square feet are cleared or if less than 20 percent of the forested area on the property is cleared, whichever is greater
		<u>Fee</u> : \$0.45 per square foot if 6,000 or more square feet are cleared and between 20% and 30% of the forested area on the property is cleared
		<u>Fee</u> : \$1.20 per square foot if greater than 6,000 square feet and greater than 30% of the forested area on the property is cleared (requires Board of Appeals approval)
	Critical Area Buffer (Section 8-1.08.D.3.c)	<u>Fee</u> : \$0.80 per square foot in the buffer (may require Board of Appeals approval)
	Critical Area Buffer (Section 8-1.08.D.3.b.i & c)	<u>Fee</u> : \$0.40 per square foot in the buffer for water-dependent structures
	Impervious Surfaces (Section 8-1.04.G.1.f)	<u>Fee</u> : \$0.80 per square foot of new impervious surface that exceeds 15% of the parcel
Violations (Sections 8-1.04.G.3.e & 8-1.09)	<u>Bond</u> and <u>replant</u> in native vegetation four times the area cleared or pay fees-in-lieu of planting (4 * area cleared * \$0.40/square foot). Any area approved for replanting in native vegetation and bonded will be subtracted from the four-times-the-area-cleared in the fees-in-lieu calculation.	
Mitigation & Bonding (Section 8-1.04.G.4 & 8-1.04.G.3.f, respectively)	<u>Bond</u> : \$0.50 per square foot to assure planting of one large tree and either two small trees or four shrubs per 400 sq. ft.	


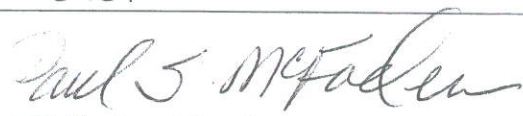

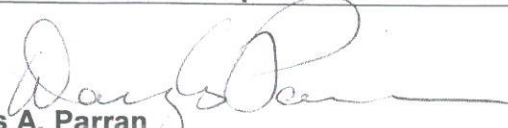
Forest Conservation Fees, Fines & Bonds	If property is located outside the Critical Area, it is subject to the Forest Conservation Fees-in-Lieu and/or Forest Conservation Bonds. (Amounts may vary under certain circumstances. Fees will be determined by Planning and Zoning). See Section 8-3 of the Zoning Ordinance for detailed regulations.	
	Purpose	Amount
	Clearing of Trees (Section 8-3.04.L)	<u>Fee</u> : \$0.45 per square foot may be required as fees-in-lieu of replanting
	Bonding (Section 8-3.04.N)	<u>Bond</u> : Cost of planting * 1.25 to assure reforestation of afforestation
Violations (Section 8-3.04.P)	<u>Fine</u> : \$0.30 per square foot for non-compliance	

Subdivision Fees	Purpose	Amount
	Concept Plan (Section 7-1.07.A)	No Charge
	Preliminary Plan (Section 7-1.07.B.6 & 10)	\$60.00 per lot
	Final Plan (Section 7-1.07.C.10)	\$60.00 per lot
	Recording Fees	\$20.00 / \$5.00
Replatting (Section 7-1.09.C)	\$60.00	

PLANNING & ZONING FEES (continued)

Site Plan Review Fees	Purpose	Amount
	Less than 5,000 cumulative square feet of any new construction (new buildings and additions to existing buildings) (Section 4-1.01.B)	\$100.00
	5,000 cumulative square feet or more of any new construction (new buildings and additions to existing buildings) (Section 4-2.01.B)	\$400.00
	Major revisions to existing site plans and resubmittals - fees based on size (see above)	

Zoning Administration & Enforcement	Purpose	Amount
	Board of Appeals (Section 1-5)	Single Variance: \$150.00
		Multiple Variances: 150.00 per Variance
		Revision to a Previously Approved Variance: \$150.00
		Reconsideration of a Previous Decision of the Board of Appeals: \$150.00
		Re-Scheduling of a Case Previously Postponed by the Applicant: \$150.00
		Decision on an Alleged Error: \$300.00
		Special Exception: \$300.00
		Extension of Time Limit on a Special Exception: \$300.00
		Revision/Modification of a Special Exception: \$300.00
		Expansion of or Change in Non-Conforming Use: \$300.00
	Request for Communications Tower: \$1600.00	
		Rezoning Application (map amendment) (Section 1-5)
	Ordinance Amendment (Section 1-5)	\$300.00
	Zoning Fines (Section 1-7.01.D)	\$500.00 per violation
	Tower Fees (Building Permit Review) (Section 1-5)	\$300.00
	Antenna Fees (Building Permit Review) (Section 1-5)	\$150.00

This publication has been approved by:	Date: 5/3/06
 Gregory A. Bowen, Director Planning and Zoning	 Paul McFaden, Director Environmental Health Department
 Terry P. Carlson, Director Public Works	 Douglas A. Parran County Administrator