

Grass Lake Charter Township

373 Lakeside Drive, P.O. Box 216

Grass Lake, Michigan 49240

FEE SCHEDULE RELATING TO LAND USE DEVELOPMENT AND BUILDING PERMITS

The following fees are an amendment to the resolution that was adopted on September 12, 1989 for fee schedules relating to the development of land and building permits in the Township:

1.0 Zoning Compliance Permits \$ 45.00

Note: Zoning Compliance Permit fees will be increased to \$ 70.00 in **all** instances in which commencement of construction or occupancy has been initiated without benefit of Zoning Compliance Review.

2.0 Zoning Amendment (Rezoning) \$ 600.00

3.0 Appeal to Zoning Board of Appeals: \$ 550.00

4.0 Site Plan Review as follows: (Planning Commission Fee)

4.1 Commercial, Industrial and Multiple Housing Developments: \$ 600.00

4.2 Mobile Home Parks

1	-	5 acres	\$	100.00 + \$5.00 Per Mobile Home Site
6	-	10 acres		200.00 + \$5.00 Per Mobile Home Site
11	-	25 acres		400.00 + \$5.00 Per Mobile Home Site
26	-	50 acres		600.00 + \$5.00 Per Mobile Home Site
51	-	100 acres		1,000.00 + \$5.00 Per Mobile Home Site

4.3 Subdivisions (Plat Review)

- Tentative Preliminary Plat - \$ 350.00 + \$ 5.00 per lot
- Final Preliminary Plat - 350.00 + \$ 5.00 per lot
- Final Plat - 250.00 + \$ 5.00 per lot
- Revisions - 200.00 + \$ 5.00 per lot

4.4 Single Family Condominium Developments

- \$ 400.00 plus \$ 15.00 per acre and
 - with no central water or sewer, \$ 25.00 per dwelling
 - with either water or sewer \$ 30.00 per dwelling
 - with both water and sewer \$ 35.00 per dwelling

4.5 Planned Unit Developments

4.5.1	Pre-Petition Conference (per meeting)	\$ 350.00
4.5.2	Filing Fee	
	- 0 to 5 acres	\$ 500.00
	- over 5 acres	\$ 500.00 + \$ 5.00 per acre

4.5.3 Area Plan Review

- The fee for the Township Engineer and Attorney will be based on the then current billing rate of the Township's retained professionals.
- The Petitioner shall post a cash bond in an amount estimated by the Township to cover the cost of Area Plan Review. The Township shall draw on the bond at the above rates until 90% of the bond is expended at which time the cash bond shall be increased based on a re-estimate by the Township.

4.5.4 Site Plan Review

- The fees in 4.1 above apply for each phase as developed.

4.5.5 Plan Review Policy for Projects requiring DEQ, Part 41 Permits \$ 315.00
 (this includes projects in 4.1 thru 4.5 above). Policy follows:

**Plan Review Policy for Projects
 Requiring DEQ Part 41 Permits**

1. Review Required

All member Townships/Villages, prior to issuing approvals for site plans requiring sanitary sewer services/treatment at the Leoni Township Treatment Facility, shall submit one set of site plans and sanitary sewer construction plans to the Leoni Township Regional Authority Engineer for review. On recommendation of its Engineer, the authority will consider the plans for approval.

2. Plan Review Fee

A plan review fee of \$315 shall be submitted with the site plan to be reviewed. If the actual cost of the review by the Authority engineer, exceeds \$300 due to errors or omissions in the sanitary sewer construction plan, the member unit will be billed the additional amount required for further review by the Authority engineer.

3. Authority Approval

Certification that the site plan and sanitary sewer construction plans meets Authority standards and that capacity exists for the projected flows will not be provided to the member unit until all fees have been paid.

4. Final Plan Submission

Upon completion of the project, two sets of as-built plans will be provided the Authority by the member unit.

4.6 Special Land Uses (Conditional Uses not covered above) \$ 600.00

4.7 Re-submittal of Site Plans (with major changes)
 - one half the fee for the original submittal.

5.0 Private Road Not Permitted

6.0 Industrial Development District \$ 300.00

7.0 Industrial Facilities Tax Abatement Applications \$ 300.00

8.0 Land Use Plan (per copy) \$ 32.00

9.0 Zoning Maps (per copy) \$ 5.00

10.0 Zoning Ordinance Book (per copy) \$ 20.00

11.0 Building Permit Fees per attached Schedule See Attached

11.1 Electrical Permit Fees per attached Schedule See Attached

11.2 Mechanical Permit Fees per attached Schedule See Attached

11.3 Plumbing Permit Fees per attached Schedule See Attached

11.4 Signs

\$ 95.00

Base fee includes zoning compliance and building permit.
Those that are lighted will also require an electrical permit based on the attached electrical permit schedule.

11.5 Demolition's, Moving Structures, Mobile Homes

\$ 50.00 per inspection + base fee of \$ 30.00

11.6 Code Inspections

\$ 50.00 per inspection

11.7 Additional Inspections

\$ 50.00 per inspection

11.8 Temporary Dwelling Permit

An application for a Temporary Dwelling Permit shall be issued in accordance with section 3.11 of the Zoning Ordinance and shall require the posting of a \$ 2,000.00 cash bond. The bond will be returned immediately should the permit be denied by the Zoning Administrator. Each mobile home will then require the following fees:

- 11.8A - Temporary Dwelling Application \$ 35.00
Will need Driveway Permit, Legal Description and Well and Septic Permits with the application.
- 11.8B - Building \$ 50.00 + \$30.00 base fee
Pier/Footing/Slab and Final
- 11.8C - Plumbing \$ 50.00 + \$30.00 base fee
Underground and Final
- 11.8D - Electrical \$ 50.00 + \$30.00 base fee
Service and Final
- 11.8E - Mechanical \$ 50.00 + \$30.00 base fee
Gas Line Hook-up and Final

11.9 Land Division Applications

\$25.00 per parcel for the first 1-4 Divisions
\$10.00 per parcel for the 5th parcel and up.

11.10 Assessed Fee Penalties/Fines

Assessed fees, as provided for in above sections shall be doubled if a permit was not obtained prior to commencement of work, or if the building is occupied without a Certificate of Occupancy.

11.11 Copying and faxing

- Per page faxing \$ 1.00
- Copy charges, in office per page .25
(no charge to taxpayer)
- Colored Copy Charge – per page .50

ATTACHMENT 11.0 BUILDING PERMITS

BUILDING PERMIT FEES

One & two-family Residential Bldgs. and Additions to same:

Footing -	50.00	
Backfill -	50.00	
Insulation -	50.00	
Rough -	50.00	
Final -	50.00	Base - \$30.00

Manufactured/Modular Homes

Footing -	50.00	
Backfill -	50.00	
Final -	50.00	Base – \$30.00

Remodel

Backfill -	50.00	
Insulation -	50.00	
Rough -	50.00	
Final -	50.00	Base – \$30.00

Residential Garages, Breezeways, Porches, Pole Barns or Steel Frame Construction:

Footing or Poles -	50.00	
Rough -	50.00	
Final -	50.00	Base – \$30.00

Decks

Footing or post -	50.00	<u>(Applies to Enclosed or Covered Decks Only)</u>
Final -	50.00	
Base -	30.00	

Mobile Homes

Pier Footing -	50.00	
Final -	50.00	Base – \$30.00

Basement Under Existing:

Footing -	50.00	
Final -	50.00	Base – \$30.00

Pools (Above or Below Ground): See Swimming Pool Packet**

Rough -	50.00	
Final -	50.00	
Base -	30.00	

Commercial & Industrial:

Building Plan Review	-	\$ 50.00 Minimum for Plan Review plus \$25.00 per hour for each hour after the first. (Petitioner will be invoiced when review is completed by inspector)
Inspections	-	50.00 each determined by Inspector
Base Fee	-	30.00

Agricultural Building Compliance Application:

Zoning Fee	35.00
Base Fee	30.00

Sheds - 200 square feet or smaller (approximately 14 x 14) are not required to obtain a permit or go thru Zoning Plan Review. Shed must be placed 10 feet from property lines or other out buildings.

ResCheck Review performed by the Township - 60.00

ATTACHMENT 11.1 ELECTRICAL PERMITS

ELECTRICAL PERMIT FEES

One & two-family Residential Bldgs. and Additions to same (per unit):

Temp. Service -	50.00		
Service -	50.00		
Rough -	50.00		
Generator Installation -	50.00		
Final -	50.00	Base -	\$30.00

Manufactured/Modular Homes

Temp. Service -	50.00		
Service -	50.00		
Final -	50.00		
Generator Installation -	50.00	Base -	\$30.00

Additions: Add the following for each item

Basement -	50.00		
Garage -	50.00		
Finished 2nd Floor -	50.00	Base -	\$30.00

Remodel

Rough -	50.00		
Final -	50.00		
Generator Installation -	50.00		
Base -	30.00		

Residential Garages, Breezeways, Porches or Pole Barns:

Temporary (if required) -	50.00		
Service -	50.00		
Rough -	50.00		
Final -	50.00	Base -	\$30.00

Mobile Homes

Service -	50.00		
Final -	50.00		
Generator Installation -	50.00		
Base -	30.00		

Pools (Above or Below Ground):

Underground -	50.00		
Final -	50.00		
Base -	30.00		

Domestic & Farm

Pole or Steel Frame Construction

Service -	50.00		
Temp. Service -	50.00		
Rough -	50.00		
Final -	50.00		
Generator -	50.00		
Base -	30.00		

Commercial & Industrial:

Building Plan Review - \$ 50.00 Minimum for Plan Review plus \$25.00 per hour for each hour after the first. (Petitioner will be invoiced when review is completed by inspector)

Inspections -	50.00 each determined by Inspector		
Base Fee -	30.00		

ATTACHMENT 11.2 MECHANICAL PERMITS

MECHANICAL PERMIT FEES

One & two-family Residential Bldgs. and Additions to same (per unit):

Service/Rough	-	50.00
Final	-	50.00
Base	-	30.00
Underground (If Required)	-	50.00

Manufactured/Modular Homes

Service/Rough	-	50.00
Final	-	50.00
Base	-	30.00

Additions: Add the following for each item

Basement	-	50.00
Finished 2nd Floor	-	50.00

Remodel

Service/Rough	-	50.00
Final	-	50.00
Base	-	30.00

Residential Garages, or Pole Barns (if applicable):

Service/Rough	-	50.00
Final	-	50.00
Base	-	30.00

Mobile Homes

Service/Rough	-	50.00
Final	-	50.00
Base	-	30.00

Domestic & Farm

Pole or Steel Frame Construction

Service/Rough	-	50.00
Final	-	50.00
Base	-	30.00

Commercial & Industrial:

Building Plan Review - \$ 50.00 Minimum for Plan Review plus \$25.00 per hour for each hour after the first. (Petitioner will be invoiced when review is completed by inspector)

Inspections	-	50.00 each determined by Inspector
Base Fee	-	30.00

LP Tank Set:

Final	-	50.00
Base Fee	-	30.00

Fireplace:

Final	-	50.00
Base Fee	-	30.00

ATTACHMENT 11.3
PLUMBING PERMITS

PLUMBING PERMIT FEES

One & two-family Residential Bldgs. and Additions to same (per unit):

Underground (if required) -	50.00
Rough -	50.00
Final -	50.00
Base -	30.00

Manufactured/Modular Homes

Service -	50.00
Final -	50.00
Base -	30.00

Additions: Add the following for each item

Basement -	50.00
Garage -	50.00
Finished 2nd Floor -	50.00

Remodel

Rough -	50.00
Final -	50.00
Base -	30.00

Residential Garages, Breezeways, Porches or Pole Barns:

Temporary (if required) -	50.00
Rough -	50.00
Final -	50.00
Base -	30.00

Mobile Homes

Service -	50.00
Final -	50.00
Base -	30.00

Domestic & Farm

Pole or Steel Frame Construction

Service -	50.00
Rough -	50.00
Final -	50.00
Base -	30.00

Commercial & Industrial:

Building Plan Review - \$ 50.00 Minimum for Plan Review plus \$25.00 per hour for each hour after the first. (Petitioner will be invoiced when review is completed by inspector)

Inspections -	50.00 each determined by Inspector
Base Fee -	30.00

Sewer Hook-up

Final -	50.00
Base Fee -	30.00

Cemetery Charges

The following are the cemetery charges for opening and closing for burials and cremations in Grass Lake Charter Townships Oakwood and Maple Grove Cemeteries:

Open/Closing Burial Space:

- a. Spring/Summer/Fall - \$ 350.00 per Burial
- b. Winter - \$415.00 per Burial
plus charges for gas for grave warmer and snowplowing if needed

Double charge for any burial on Saturday or Sunday at anytime of the year.

- c. Cremains - \$ 75.00 per Burial
No Burial of cremains when frost is in the ground.
(November to April)
- d. Foundations for Grave Markers - \$.30 per square inch
A 3" border is required around all monuments.

The following is the cost of burial sites for both Oakwood and Maple Grove Cemeteries:

- a. Current residents of Grass Lake Charter Township - \$100.00 per burial site.
- b. Non-residents of Grass Lake Charter Township - \$500.00 per burial site.

- 10-12-1993 Revised all Building Permit Fees
- 01-13-1998 Complete amendment to resolution that was originally adopted on 9-12-1989
- 06-09-1998 Revised Decks and Pools under Attachment 11.0 – Building Permits
- 5-21-1999 Revised Shed Size under Attachment 11.0 – Building Permits.
Added LP Tank Set and Fireplace Fees under Attachment 11.2- Mechanical Permits.
Added Sewer Hook-up Fees under Attachment 11.3 – Plumbing Permits.
- 05-01-2002 All Permit Inspection Fees were increased \$ 5.00 – (\$35.00 to \$40.00)
- 01-13-2004 Amendments to 2.0, 3.0 & 4.6. Copying & faxing charges were added.
- 04-12-2005 All Permit Inspection Fees were increased \$ 5.00 – (\$40.00 to \$45.00) effective 5-1-2005
- 08-15-2005 Some revisions to Electrical, Plumbing, Mechanical & Building Permits
- 12-13-2005 Fee increase for Zoning Plan Review, Rezoning Request, Zoning Board of Appeals, Site Plan Review, Special Land Use, Private Road, and Cemetery opening & closing fees, and burial sites.
(These changes are effective January 1, 2006)
- 5-9-06 All Permit Base Fees were increased \$5.00 – (\$20.00 to \$25.00) see 11.0, 11.1, 11.2, 11.3, and 11.5
(These changes are effective June 1, 2006)
- 3-11-08 All Permit Inspection Fees were increased \$ 5.00 – (\$45.00 to \$50.00)
(These changes are effective April 1, 2008)
- 12-03-08 4.5.5 Section added – Plan Review Policy for DEQ, Part 41 Permits and Policy 5.0 Private Road Permit – (Not Permitted added) fee removed.
(These changes are effective immediately)
- 2-10-09 Added Backfill and Insulation Inspections - \$ 50.00 and ResCheck Review – \$ 60.00. **(These changes are effective immediately)**
- 8-18-09 Added Agricultural Building Compliance Application Fee
- 12-8-09 Added colored copy charge
- 4-13-10 Increased Base Fee - \$25.00 to \$30.00 on all permits
- 5-11-10 Added word Building to Plan Review under Building, Electrical, Mechanical and Plumbing and increase from \$20.00 to \$25.00 for every hour after the first hour. Fees under Section 4.0 refer to Planning Commission Fees.