

**COUNTY OF LANCASTER, SC - SCHEDULE OF TAXES, FEES AND CHARGES
FISCAL YEAR: 2021-2022 ATTACHMENT TO ORDINANCE NO: 2021-1741**

4.00 BUILDING DEPARTMENT FEES

Fees established by Section will be doubled if work starts prior to obtaining required permits.

4.01 Building Permits

Description	Fee Amount
Floor area less than or equal 200 sq.ft.	*Exception: Building Permit fee required for Decks/ platform structures of any size greater than 18 sq. ft., based on estimated value of \$25 per sq. ft.
	Minimum \$25.00 Building Permits be required for one-story detached accessory structures which are valued at \$5,000.00 and less or where Permit fee determined less by project review. Zoning permits are required for all structures.
Floor area greater than 200 sq. ft. <u>for residential use</u>	Three fourths of one percent (0.0075) of estimated value. Valuation shall be determined by the National Building Valuation Data and Modifiers dated April 15, 1994 and thereafter by the updated revisions.
No Inspection Exception <u>for AG</u>	<u>Three fourths of one percent (0.0075) of estimated value. Valuation shall be determined by \$10 per sq. ft. for Agricultural structures by land/use classification</u> which require <u>or not</u> subsequent electrical, gas, mechanical, plumbing, or structural inspection. Zoning permits are required for all structures.
Plan Review	When a set of plans is required by Section 406 <u>107</u> of the International Building Code or by the building official and a plan review thereof, a plan review fee shall be submitted at the time of submitting the plans and specification for checking said plan checking fee shall be equal to one-tenth (1/10) of the building permit fee as set forth above.
1st Re-inspection	\$50.00
2nd Re-inspection	\$100.00
3rd/ Subsequent Re-inspections (<i>reinspection fee increases \$250.00 per additional inspection after 3rd</i>)	\$250.00

4.02 Electrical Permit Fees (Schedule of fees for individual permits for particular jobs)

Minimum Permit Fee	\$15.00	
Valuation From/To	Fee Amount	
\$0	\$500	\$15.00
\$501	\$1,000	\$20.00
\$1,000	\$150,000	\$20.00 for the first one thousand, plus \$1.50 for each additional thousand or fraction thereof
\$151,000	Or More	\$243.00 for the first \$150,000.00, plus \$2.00 for each additional thousand or fraction thereof
1st Additional Inspection	\$50.00	
2nd Additional Inspection	\$100.00	
3rd/ Subsequent Additional Inspections (<i>reinspection fee increases \$250.00 per additional inspection after 3rd</i>)	\$250.00	

4.03 Gas Permit Fees

Minimum Permit Fee	\$15.00
Inspection Fees	Gas piping at one location - \$5.00 for 1-4 plus \$1.00 each additional outlet Burners/furnaces/incinerators - \$5.00 for 1 plus \$1.00 each additional unit Boilers/heating/air conditioning - \$5.00 for 1 plus \$1.00 each additional unit Vented wall furnaces/water heaters - \$5.00 for 1 plus \$1.00 each additional
1st Re-inspection	\$50.00
2nd Re-inspection	\$100.00
3rd/ Subsequent Re-inspections (<i>reinspection fee increases \$250.00 per additional inspection after 3rd</i>)	\$250.00

4.04 Mechanical Permit Fees

Minimum Permit Fee	\$25.00
Valuation of \$2,500 or Greater	\$25 plus \$2 per thousand or fraction thereof
Inspection Fees	
Inspection - Heating/ventilating/ductwork/AC and refrigeration systems	
- First \$1,000 or fraction thereof of valuation	\$10.00
- Each additional \$1,000 or fraction thereof of valuation	\$2.00
Inspection - Repair/alterations/additions to an existing system	
- First \$1,000 or fraction thereof of valuation	\$5.00
- Each additional \$1,000 or fraction thereof of valuation	\$2.00

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Inspection - Boilers (based on BTU input / 1 KJ = 1.055 BTU / 1 BHp = 33,475 BTU)	
- 33,000 to 165,000 BTU	\$5.00
- 165,001 to 330,000 BTU	\$10.00
- 330,001 to 1,165,000 BTU	\$15.00
- 1,165,001 to 3,300,000 BTU	\$25.00
- 3,300,001 or more	\$35.00
1st Re-inspection	\$50.00
2nd Re-inspection	\$100.00
3rd/ Subsequent Re-inspections (<i>reinspection fee increases \$250.00 per additional inspection after 3rd</i>)	\$250.00

4.05 **Mobile Home Permit Fees**

Mobile Home - de-title	Per Instance	\$50.00
Mobile Home - placement and set-up	Per Instance	\$225.00
1st Re-inspection		\$50.00
2nd Re-inspection		\$100.00
3rd/ Subsequent Re-inspections (<i>reinspection fee increases \$250.00 per additional inspection after 3rd</i>)		\$250.00

4.06 **Plumbing Permit Fees**

Water Heater Changeout		\$10.00
Minimum Permit Fee		\$15.00
Valuation From/To	Fee Amount	
\$0	\$1,000	\$15.00
\$1,001	\$5,000	\$25.00
\$5,001	Or More	\$25.00 for the first \$5,000.00, plus \$3.00 for each additional thousand or fraction thereof
1st Re-inspection		\$50.00
2nd Re-inspection		\$100.00
3rd/ Subsequent Re-inspections (<i>reinspection fee increases \$250.00 per additional inspection after 3rd</i>)		\$250.00

4.07 **Swimming Pool Permit Fees**

Valuation From/To	Fee Amount
\$0	Or More
	Three fourths of one percent (0.0075) of estimated value. Valuation shall be determined by the National Building Valuation Data and Modifiers dated April 15, 1994 and thereafter by the updated revisions.

4.08 **Building Department Miscellaneous Fees**

	Unit	Amount
Appeal from action of building official	Per Instance	\$200.00
Moving fee - any building or structure	Per Instance	\$50.00

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14.00 PLANNING FEES

14.01	Ordinance Fees		
	Left Blank Intentionally		

14.02	Development Fees		
	Development Agreements		
	Per acre of highland proposed		\$25.00 not to exceed \$20,000
	Planned Development Districts *in addition to Development Agreement Fee		
	Rezoning		\$2,000.00
	Amendment Mixed Use District		\$2,000.00

14.03	Development Review Application Fee		
	Sketch Plan Review application	Per review	\$75.00

14.04	Subdivision Fees		
	Preliminary plat - 1 to 10 lots	Per lot	\$25.00
	Preliminary plat 11 or more lots	per lot	\$300 plus \$25 for each lot
	Final plat	Per plat	\$100 plus- \$25 for each lot
	Amendment of a final plat		\$100.00
	<u>Minor Plat</u>	<u>Per Plat</u>	<u>\$25 for each lot</u>
	<u>Miscellaneous Plat</u>	<u>Per Plat</u>	<u>\$25.00</u>
	Civil Construction Plan Review-Subdivision	Per-plat	\$300 plus \$25 for each lot
	Amendment of Construction Plan		\$300.00
	Resubmittal Fee*	Per instance	\$300.00
	Resubmittal Fee*	Per instance after second	\$500.00

*Administrator reserves the right to waive resubmittal fees for resubmittals contemplating very minor corrections that will require minimal plan review by County staff. Resubmittal fee collected for Civil Construction Plans (subdivisions and non-sf-residential development), preliminary plats, and final plats).

14.05	Rezoning & Text Amendment Fees	
	Rezoning application- single parcel	\$435.00
	Rezoning application- multi parcel	\$610.00
	Rezoning applications-Mixed use district	\$2,000.00
	Text amendment & Future Land Use Map Amendment Fee	\$435.00
	Conditional Use Permit	\$325.00

14.06	Miscellaneous Fees		
	Item	Unit	Amount
	Civil Construction Plan Review-Non-Subdivision	Per Instance	\$300 plus \$100 per acre
	Sketch Plan	Per Instance	\$75.00
	Comprehensive plan - picked up	Each	\$25.00
	Comprehensive plan - mailed	Each	\$30.00

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Road name change	Per road	\$250.00
Telecommunication Towers Review	Per Instance	\$1,500.00
Telecommunication Antenna-Colocation Review	Per Instance	\$500.00
Zoning map (2 parts; northern & southern) - picked up	Per part	\$25.00
Zoning map (2 parts; northern & southern) - mailed	Per part	\$30.00
Traffic Impact Analysis	Per Instance	Cost of engineer + 10%
Mixed Use/Master Plan Review (without rezoning)	Each	\$500.00
Surety Fees (new and release)	Per Instance	\$300.00
Floodplain Development <u>Permit - LC review - no adverse impact</u> commercial & subdivisions	<u>Per Instance</u>	\$100.00
Floodplain Development - <u>FEMA LOMA, SFR w/ local review</u> Single-Family Residential - local jurisdiction-	<u>Per FEMA app</u> Each-SFR	\$250.00
Floodplain Development - <u>LOMA, multiple lots MT-EZ application</u> PMR:-MT-2 application package-	Per FEMA app	\$500 \$3500
Floodplain Development - CLOMR and LOMR: MT-1 application	Per FEMA app	\$1,500 \$2500
Floodplain Development - <u>PMR: MT-2 application package</u> LOMA or LODR: MT-EZ application package-	Per FEMA app	\$1,000.00

22.00 STORMWATER FEES

Residential Stormwater Fee	Per Equivalent Residential Unit	\$60.00
Commercial Stormwater Fee	Per Equivalent Residential Unit	\$60.00 max., or 35% of real property tax or incentive fee*
Plan Review Fees	Per disturbed acre	\$250.00
Additional Field Inspection		\$50.00
Second Additional Field Inspection		\$100.00
Third or More Additional Field Inspections	Per Inspection	\$250.00
Grading Only Permit	Per Instance	\$650.00

*For commercial properties exempt from real property taxes, the 35% max. is not applicable

25.00 ZONING FEES

25.01

Mobile Home Fees		
Item	Unit	Amount
Mobile Home decal	each	\$10.00
Mobile Home - change of ownership	Per Instance	\$10.00
Mobile Home - movement	Per Instance	\$25.00

25.02

Miscellaneous Fees		
Item	Unit	Amount
Appeal from action of zoning official		\$325.00
Use permitted on review		\$150.00
Variance		\$275 SF Residential, \$375.00 Commercial
Zoning Verification Letter	Per Instance	\$100.00
Power Authorization Letter/Zoning Verification Permit	Per Instance	\$50.00
Home Occupation Permit - minor	Per Instance	\$50 \$75
Temporary Use	Per Instance	\$100.00
Special Exception	Per Instance	\$400.00
Food Truck	Per Instance	\$150.00
Demolition fee - any building or structure less than 5000 SF GFA	Per Instance	\$50.00
Demolition Fee - any building or structure 5000 SF GFA or greater	Per Instance	\$100.00
Moving fee - any non mobile home building or structure	Per Instance	\$50.00
Sign Permit - Permanent		\$100.00
	Per-Application	
Sign Permit - Temporary	Per Application	\$50.00

25.03

Permit		
Commercial Zoning (including upfits) Permit fee*	Per Instance	\$100.00
Residential Zoning Permit fee	Per Instance	\$50.00

*Includes multi-family residential