

SOUTH BRANCH TOWNSHIP ZONING FEE SCHEDULE

Permit				Zoning District(s)						Description / Applicable SBTZO Sec#
Dept.	Type	Classification	Fee	MR	LDR	FF	RC	SCO	CB	
PERMITS/ZONING ACTIVITIES REQUIRING ZONING ADMINISTRATOR APPROVAL										
Zoning	Single Family Dwelling	Residential	\$ 100.00	X	X	X	X	X	NA	Sec 5.08 District Regulations apply
Zoning	Multi Family Dwelling	Residential	\$ 150.00	X	X	X	X	X	NA	Duplex or apartment building
Zoning	Accessory Dwelling	Residential	\$ 100.00	X	X	X	X	X	NA	includes living area in accessory building <800 S.F.
Zoning	Business Accessory Dwelling	Commercial	\$ 100.00						X	Sec 3.29
Zoning	Accessory Buildings	Residential	\$ 50.00	X	X	X	X	X	NA	garage, pole barn, carport, sheds over 200 sf
Zoning	Accessory Buildings	Commercial	\$ 100.00						X	any building other than where the main business is conducted
Zoning	Dwelling Additions	Residential	\$ 50.00	X	X	X	X	X	LNC	Additions (increase to building dimensions) to existing dwellings
Zoning	Accessory Additions	Residential	\$ 30.00	X	X	X	X	X	LNC	Additions (increase to building dimensions) to existing accessory buildings
Zoning	Accessory Structures	Residential	\$ 20.00	X	X	X	X	X	NA	Decks, Patios, Fences, Pools
Zoning	Accessory Structures-Overlay Zones	Residential	\$ 30.00					X	X	Docks, Boardwalks, Stairs to access the river/water in SCO & WFGB
Zoning	Land Alteration - SCO	Residential & CB	\$ 30.00	X	X	X	X	X	X	within 500 feet of water (river/lake/stream)
Zoning	Demolition	Residential	\$ 10.00	X	X	X	X	X	X	Full or partial demo
Zoning	Mobile Home	Residential	\$ 100.00	X	X	X	X	X	NA	Only one permit required - ordinance change to come
Zoning	Driveway	Residential	\$ 20.00	X	X	X	X	X	X	Access to 4 or less parcels
Zoning	Essential Services	Public / Municipal Utilities	\$ 100.00	X	X	X	X	X	X	Requires 60 day notice from utility company. Sec 3.04
Zoning	Change of Use	Commercial	\$ 200.00						X	Only for changes not requiring PC approval
Zoning	Commercial Fences	Commercial	\$ 50.00						X	
Zoning	Camping	Temporary	\$ 5.00	X	X	X	X	X	NA	RU on vacant land for 15 day maximum
Zoning	Camping	Annual	\$ 100.00	SUP	SUP	X	X	X	NA	RU on vacant land - DHD#10 Well & Septic required & refuse fee
Zoning	Temporary Use	Special Events	\$ 100.00	X	X	X	X	X	X	Events open to the public - Festivals, Carnivals, Re-enactments (event associated accessory items & equipment, i.e. food trucks, music, rides, tents, etc.)
Zoning	Temporary Use	Temp Dwelling Occupancy	\$ 50.00	X	X	X	X	X	X	RU or mobile home allowed as temporary dwelling during construction. Sec 3.08
Zoning	AFTER THE FACT ZONING PERMITS	<i>Nuisance per se</i>	\$ 300.00	X	X	X	X	X	X	Failure to obtain zoning permit prior to starting or completing project; non compliance to ordinance. Sec 10.02.1 & 10.7

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PERMITS/ZONING ACTIVITIES REQUIRING PLANNING COMMISSION APPROVAL										
PC	Primary Use Accessory Bldg.	Residential	\$ 100.00	x	x	x	x	x	x	Sec 3.03.11 A
PC	Primary Use Accessory Bldg.	Non-residential	\$ 200.00						x	Sec 3.03.11 B
PC	Outdoor Signs	Commercial	\$ 40.00						x	Sec 3.20.2
PC	Billboards	Site Plan Review	\$ 75.00	x	x	x	x	x	x	Sec 3.21
PC	Private Roads	Access to 5 or more parcels	\$ 100.00	x	x	x	x	x	x	Sec 3.23.3, D + escrow \$ for attorney review
PC	Cottage Industry	SUP/SPR	\$ 100.00	x	x	x	x	x	NA	Sec 3.10, B1, requires site plan review
PC	Special Land Use (SUP)	Public Hearing	\$ 300.00	x	x	x	x	x	x	Any special use requiring a public hearing
PC	Site Plan Review (SPR)	Public Hearing	\$ 100.00	x	x	x	x	x	x	All SUP & change of use, expansion >25%, off street parking, establishment of a plat, or condominium subdivision, accessory building as a main use, Cottage Industries, Private Roads, PUDs
PC	Planned Unit Development	Public Hearing	\$ 600.00	x	x	x	NA	x	NA	Requires Site Plan Review as well
PC	Rezoning	Public Hearing	\$ 800.00	x	x	x	x	x	x	Escrow \$ may be required
PC	Change to Ordinance text	Public Hearing	\$ 800.00	x	x	x	x	x	x	Escrow \$ may be required
PC	Change of nonconforming (NC) use to another NC use	Site Plan Review	\$ 100.00	x	x	x	x	x	x	Escrow \$ may be required
PERMITS/ZONING ACTIVITIES REQUIRING ZONING BOARD OF APPEALS APPROVAL										
ZBA	Classification of unlisted property uses	Public Hearing	\$ 200.00	x	x	x	x	x	x	Escrow \$ may be required
ZBA	Ordinance Interpretation & appeals	Public Hearing	\$ 200.00	x	x	x	x	x	x	Escrow \$ may be required
ZBA	Variance Request	Public Hearing	\$ 300.00	x	x	x	x	x	x	Escrow \$ may be required
OTHER ZONING ITEMS (NON-PERMIT RELATED)										
Clerk	SBT Zoning Ordinance	Hard copy of book	\$ 60.00							
Clerk	SBT Zoning Ordinance	Copied to CD	\$ 10.00							
Assessor	Land Division	Parent Parcel	\$ 75.00	x	x	x	x	x	x	Plus additional \$25 per child parcel
Assessor	Lot Combinations		FREE	x	x	x	x	x	x	
Assessor	Lot Splits	Parent Parcel	\$ 50.00	x	x	x	x	x	x	Plus additional \$25 per child parcel