

Adopted 01-11-23  
 Effective 01-11-23

**THE COMMISSIONERS OF ST. MICHAELS**

**FEE SCHEDULE**

**(Authorized by Chapter 42 and adopted per Resolution 2023-01)**

**AS OFF**

**January 11, 2023**

**SECTION 1 – PERMITS**

<b>BUILDING, GRADING, SIGN AND DEMOLITION PERMITS</b>	<b>PERMIT FEE</b>
<b>Building Permit</b>	<b>\$35.00 per Building Permit</b>
<b>BUILDING &amp; INSPECTIONS (RESIDENTIAL)</b>	
<b>Cost of construction: \$0-\$49,999</b>	<b>\$ 80.00</b>
<b>Cost of construction: \$50,000 and up</b>	<b>\$ 8.00 per \$1,000</b>
<b>Modular Homes</b>	<b>\$130.00</b>
<b>Swimming Pools (Private)</b>	<b>\$60.00</b>
<b>Fireplace and Chimney</b>	<b>\$60.00</b>
<b>COMMERCIAL</b>	<b>\$.15 per square foot</b>
<b>Swimming pools (Commercial &amp; Public)</b>	<b>\$240.00</b>
<b>GRADING PERMIT</b>	<b>\$ 50.00</b>

<b>DOMESTIC WATER SUPPLY AND FIRE SUPPRESSION SYSTEMS</b>		
<b>Capital Fee for each new connection</b>	<b>\$1,100.00</b>	
<b>Connection fee for each new connection</b>	<b>\$2,200.00 or actual cost, whichever is higher</b>	<b>PLUS any additional out-of-pocket costs incurred by the Town including third party costs.</b>
<b>Charge to cross a Town Street</b>	<b>\$600.00</b>	<b>PLUS any additional out-of-pocket costs incurred by the Town including third party costs.</b>

**SECTION 2 – APPLICATIONS TO BOARDS AND COMMISSIONS**

<b>BOARD OF APPEALS</b>	<b>APPLICATION FEE</b>	<b>CONDITIONS, ADDITIONAL EXPENSE, NOTES</b>
Special Exception	\$150.00 per application	PLUS advertising/public notice costs.
Variance	\$150.00 per application	PLUS advertising/public notice costs.
Allegation of Error	\$300.00 per application	PLUS advertising/public notice costs.  PLUS cost of stenographer and/or transcript.

<b>PLANNING COMMISSION</b>	<b>APPLICATION FEE</b>	<b>CONDITIONS, ADDITIONAL EXPENSE, NOTES</b>
Subdivision	Minor – CA -\$500.00 base + \$250.00/Lot Minor - \$500 base +\$200.00/Lot Major - CA - \$500.00 /base + \$500.00/lot Major -\$500.00/base + \$400.00/lot	PLUS advertising/public notice costs.  PLUS all legal fees, third party costs and out-of-pocket costs incurred by the Town.
Lot Line Revision	\$200.00	PLUS advertising/public notice costs.  PLUS all legal fees, third party costs and out-of-pocket costs incurred by the Town.
Additional Reviews	\$250.00/each review	
Site Plan Review – Simplified (Administrative review only per Chapter 110-2 (B) of the Code of the Town of St. Michaels)	\$150.00	PLUS advertising/public notice costs. PLUS all legal fees, third party costs and out-of-pocket costs incurred by the Town.
Site Plan Review - Major (Required review by the Planning Commission and a public meeting with notification being sent to the adjacent property owners per Chapter 110-6 of the Code of the Town of St. Michaels)	\$300.00	PLUS advertising/public notice costs.  PLUS all legal fees, third party costs and out-of-pocket costs incurred by the Town.

<p><b>TOWN COMMISSIONERS</b>            *NOTE: Application Fees listed in this section apply to original applications. Subsequent applications/amendments to existing applications will be treated as new applications for the purpose of accessing fees and costs.</p>	<p><b>APPLICATION FEE</b></p>	<p><b>CONDITIONS, ADDITIONAL EXPENSE, NOTES</b></p>
<p>*Annexation</p>	<p>\$5000.00 application fee per petition/amendment  <u>PLUS</u>            \$10,000.00 deposit applied against expenses with a \$2,000.00 required minimum balance.</p>	<p>PLUS advertising/public notice costs.             PLUS all legal fees, third party costs and out-of-pocket costs incurred by the Town.</p>
<p>*Zoning Actions for “Major Developments” (10 or more acres, or a proposed development with 5 or more structures or 5 or more commercial or residential units); including, but not limited to Growth Allocation, TND or other overlay zoning</p>	<p><u>GROWTH ALLOCATIONS</u> =            \$5,000.00 application fee per application  <u>PLUS</u>            \$10,000.00 deposit applied against expenses with a \$2,000.00 required minimum balance  <hr/> <u>TND</u> = \$7,500.00 application fee per application/amendment  <u>PLUS</u>            \$10,000.00 deposit applied against expenses with a \$2,000.00 required minimum balance  <hr/> <u>OTHER OVERLAY ZONE</u> =            \$5,000.00 application fee per application/amendment  <u>PLUS</u>            \$5,000.00 deposit applied against expenses with a \$1,000.00 required minimum balance</p>	<p>PLUS advertising/public notice costs.             PLUS all legal fees, third party costs and out-of-pocket costs incurred by the Town.</p>
<p>Piecemeal rezoning</p>	<p>\$5,000 per application  <u>PLUS</u>            \$5,000.00 deposit applied against expenses with a \$1,000.00 required minimum balance.</p>	<p>PLUS advertising/public notice costs.             PLUS all legal fees, third party costs and out-of-pocket costs incurred by the Town.</p>
<p>Request for legislation (non-zoning and zoning)</p>	<p>\$2,000.00 per application  <u>PLUS</u>            \$2,000.00 deposit applied against expenses with a \$500.00 required minimum balance</p>	<p>PLUS advertising/public notice costs.             PLUS all legal fees, third party costs and out-of-pocket costs incurred by the Town.</p>

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<p><b>TOWN COMMISSIONERS</b>            *NOTE: Application Fees listed in this section apply to original applications. Subsequent applications/amendments to existing applications will be treated as new applications for the purpose of accessing fees and costs.</p>	<p><b>APPLICATION FEE</b></p>	<p><b>CONDITIONS, ADDITIONAL EXPENSE, NOTES</b></p>
<p>STORMWATER MANAGEMENT</p> <p>Waiver/Exemption</p> <p>Plan Review</p>	<p>\$250.00 plus engineering review costs based on a not to exceed estimate</p> <p>\$500.00 plus engineering review costs based on a not to exceed estimate</p>	<p>PLUS advertising/public notice costs and legal fees</p> <p>PLUS advertising/public notice costs and legal fees</p>

<p><b>HISTORIC DISTRICT COMMISSION</b></p>	<p><b>APPLICATION FEE</b></p>	<p><b>CONDITIONS, ADDITIONAL EXPENSE, NOTES</b></p>
<p><b>Minor Impacts:</b></p> <p>(1) Accessory structures less than 300 square feet</p> <p>(2) Modifications to existing accessory structures</p> <p>(3) Modifications to primary structures that result in no change to the total square footage of the structure</p> <p>(4) Appurtenances</p> <p>(5) Signs</p> <p>(6) Fences</p> <p>(7) HVAC equipment</p> <p>(8) Addendums to original applications when there is no increase in the square footage of the structure</p>	<p>\$50.00 per application</p>	<p>Applications in the “Minor Impact” category requiring a variance are considered to be “Moderate Impact”</p>
<p><b>Moderate Impacts:</b></p> <p>(1) Accessory structures greater than 300 square feet</p> <p>(2) Additions resulting in less than a 25% increase in the square footage of a structure.</p>	<p>\$ 150.00 per application</p>	
<p><b>Major Impacts:</b></p> <p>(1) Additions resulting in an increase of 25% or greater of the square footage of the structure</p> <p>(2) All new primary structures</p>	<p>\$ 250.00 per application</p>	

**SECTION 3 – MISCELLANEOUS**

	<b>PERMIT/APPLICATION FEE</b>																
<b>BED AND BREAKFAST INN</b>																	
Initial review and permit	\$250.00 per application																
Yearly renewal	\$100.00 per application																
<b>VACATION RENTAL</b>																	
Initial review and permit	\$250.00 per application																
Yearly renewal	\$100.00 per application																
<b>PUBLIC EVENTS - Commercial</b> Commercial Events are events that fall into one of the following three categories:  <ul style="list-style-type: none"> <li>• Any event involving an invitation to members of the public to attend for the purpose of engaging in commercial transactions, including but not limited to 1) events with exhibitor fees, such as fairs and expos; 2) single-site or multi-site venues providing food and/or beverages either for onsite purchase or included with an admission fee; and 3) events that charge for participation in or observation of sporting or recreational activities.</li> <li>• Events with controlled or ticketed entry (e.g., tickets, pay-upon-entry, or suggested donation posted at the entrance) that do not qualify as Community Events.</li> <li>• Events named for a for-profit business or organization.</li> </ul>	<b>Commercial Event Fees:</b>  <table border="0" style="width: 100%;"> <thead> <tr> <th style="text-align: left;">Attendance Fee</th> <th style="text-align: left;">Commercial Event</th> </tr> </thead> <tbody> <tr> <td>Up to 500</td> <td>\$ 100</td> </tr> <tr> <td>501-1,000</td> <td>\$ 500</td> </tr> <tr> <td>1,001-2,000</td> <td>\$1,000</td> </tr> <tr> <td>2,001-3,000</td> <td>\$1,500</td> </tr> <tr> <td>3,001-4,000</td> <td>\$2,000</td> </tr> <tr> <td>4,001-5,000</td> <td>\$2,500</td> </tr> <tr> <td>5,000+</td> <td>\$3,500</td> </tr> </tbody> </table> <p>All Community Events shall be charged \$100 in addition to any costs associated with police protection for the event.</p>	Attendance Fee	Commercial Event	Up to 500	\$ 100	501-1,000	\$ 500	1,001-2,000	\$1,000	2,001-3,000	\$1,500	3,001-4,000	\$2,000	4,001-5,000	\$2,500	5,000+	\$3,500
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Up to 500	\$ 100																
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5,000+	\$3,500																
<b>Public Event - Community</b> <ul style="list-style-type: none"> <li>• Is free and open to all members of the public</li> <li>• Provides a public benefit and/or benefits a St. Michaels community-based service organization; or</li> <li>• Is organized by a neighborhood-based group, a Town-based group, a Town church or other non-profit group, a Town ad-hoc group, or a group that provides the majority of its services to Town residents or whose membership is comprised primarily of Town residents.</li> </ul>	<b>Community Event Fees:</b>  <p>All Community Events shall be charged \$100 in addition to any costs associated with police protection for the event.</p>																
<b>BOAT SLIP RENTALS</b>	\$550.00 – Maryland Resident  \$550.00 with a \$200.00 Rebate for licensed waterman																
<b>KAYAK RACK RENTAL</b>	\$35.00																

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<b>RESTAURANTS WITH OUTDOOR SEATING ADJACENT TO PUBLIC SIDEWALKS</b>		\$0.00
<b>ADULT ORIENTED BUSINESSES (AOB) LICENSE</b>		
Initial review and permit		\$750.00
Yearly renewal		\$250.00
<b>AOB MANAGER LICENSE</b>		
Initial license fee		\$150.00
Yearly renewal		\$150.00
<b>COPIES &amp; MANUALS</b> (Many of our Town documents are available online at <a href="http://www.stmichaelsmd.gov">www.stmichaelsmd.gov</a> )		<b>FEES</b>
Single page copies (letter or legal, black & white)		\$0.25 per page.
Single page copies (over-sized black & white)		\$0.50 per page or actual cost of copying, whichever is greater.
Single page copies (letter or legal, color)		\$1.00 per page.
Single page copies (oversized, color)		\$1.50 per page or actual cost of copying, whichever is greater.
Audio CD Copy of any document (CD audible only on computer playback)		\$5.00
<b>CRITICAL AREA MITIGATION and OFF-SET FEE</b>		<b>PERMIT/APPLICATION FEE</b>
Tree Planting		\$ 1.50 sq. ft.
Stormwater Management (10% Rule for Residential)		\$ 2.50 sq. ft.
Phosphorus Stormwater Management (10% Rule)		\$ 30,000.00/ LB

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<b>MISCELLANEOUS</b>	<b>PERMIT/APPLICATION FEE</b>	<b>CONDITIONS, ADDITIONAL EXPENSE, NOTES</b>
<b>ST. MICHAELS BUSINESS IMPROVEMENT FUND</b>	\$ 2200.00	Payment plans are available through the Town office for Equivalent Parking Spaces (EPS). There is no interest or handling charges assessed on payment plans. The first payment on all plans is due 12 months after the EPS permit is issued. Plan terms are based on the number of parking spaces requested: <ul style="list-style-type: none"> <li>• 1 to 10 parking spaces = 3 year repayment plan due in 6 equal semi-annual installments paid to the Town office (2 payments per year).</li> <li>• Greater than 10 parking spaces = 5 year repayment plan due in 10 equal semi-annual installments paid to the Town office (2 payments per year).</li> </ul>
Interest Rate on outstanding fees and/or expenses owed to the Town (assessed after 60 days)	10%	
<b>CONSULTING ARBORIST</b>	\$150.00 or actual cost, whichever is less	END OF DOCUMENT