

TOWN OF CROSS ROADS MASTER FEE SCHEDULE

DEVELOPMENT FEES SCHEDULE				
			<u>Value Based Fees</u>	<u>Flat Rate Fees</u>
			Administrative Fee plus \$35.00 per. hr.	Actual Cost
Annexation Fees				\$ 500.00
Zone Change / Special Use Permit Fees				
	0 to 5 acres			\$ 500.00
	Excess of 5 acres		\$10 per acre plus	\$ 500.00
Zone Change Case Withdrawal				
	Before publication of a notice of Public Hearing			50% Refund
	After Publication			No Refund
Plating Fees				
Preliminary Plat Fees				
	Property zoned to a (SF) Single Family District		\$10 per lot plus	\$ 200.00
	Commercial Property or (MF) Multi-Family		\$20 per acre plus	\$ 200.00
Site Plan Review Fees				
	Commercial must be submitted with preliminary plat			\$ 500.00
Final Plat or Replat Fees				
	Property zoned to any residential district, except a (MF) Multi-Family District		\$20 per lot plus	\$ 100.00
	Commercial Property District		\$30 per lot plus	\$ 100.00
	Property zoned to any (MF) Multi-Family District or any non-residential district.		\$30 per acre plus	\$ 100.00
	Vacating a Plat			\$ 100.00
Appeal to Board of Adjustment				\$ 200.00
Planned Development Fees				
	Zoning Change (Including Concept Plan)		\$50 per acre plus	\$ 500.00
	Pre-Plat		\$50 per acre plus	\$ 500.00
	Final Plat		\$50 per acre plus	\$ 100.00
Pre-Development Conference Fee (includes Town consultants e.g. engineer, inspector, building clerk)				\$ 300.00 per hour
<u>PROFESSIONAL CONSULTANT REVIEW FEE DEPOSIT REQUIRED ON ALL PLATING AND PLANNED DEVELOPMENT APPLICATIONS.</u>				
Requires \$1,000 deposit before professional services commence per Town of Cross Roads Code of Ordinances Article 10 Filing Fees, Section 10.901 © Fee Structures. "may also assess against the applicant, developer, or subdivider, additional costs incurred by the town for engineering , legal and or inspection fees associated with the review and consideration of a plat in the amount incurred by the town. The payment of these additional fees shall be a condition of plat approval or a prerequisite to the acceptance of any improvements or the issuance of any building permits.				
<u>Miscellaneous Fees</u>			<u>Value Based Fees</u>	<u>Flat Rate Fees</u>
Returned Check Fee				\$ 35.00
Minimum Permit Fee				\$ 50.00
Variance Request Application Fee				\$ 200.00

APPROVED 6/9/08

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	Commercial Property or (MF) Multi-Family	\$20 per acre plus	\$ 200.00
<i>Temporary sidewalk waiver, re-approval of an expired plat, amending plat, or street abandonment; Comprehensive Land Use Plan or Thoroughfare Plan amendment, alternate façade in lieu of masonry, and any other miscellaneous development request.</i>			

TOWN OF CROSS ROADS MASTER FEE SCHEDULE

BUILDING FEES SCHEDULE

STARTING WITHOUT A PERMIT, FEES ARE DOUBLED AND WITH RED TAG FEE OF \$70.00. THE COST OF THE PERMIT INCREASES DRAMATICALLY

(MINIMUM PERMIT FEE \$50.00 AND NONREFUNDABLE)

<u>New Residential Construction Fees</u>	<u>Value Based Fees</u>	<u>Flat Rate Fees</u>
Plan Review Fee		
4,000 sq ft or less		\$ 150.00
4,001 sq ft or more	\$200.00 or \$.05 per sq. ft which ever is greater	
Building Permit Fee - Based on square foot values calculated at \$350.00 per \$100,00.00 in estimated value.		
Finished Space	\$75.00 per sq. ft. plus	
Unheated Space	\$28.00 per sq. ft. plus	
Accessory Space	\$15.00 per sq. ft. plus	
Building Inspection Package Fees		
Total Residential Space Permit	\$600 or \$.15 per sq. ft. which ever is greater	
Accessory Space (Setbacks & Square Foot verification)		\$ 70.00
Re-inspection per visit** (Other than non-occupied new residential space)		\$ 70.00
Red Tag Fee *		\$ 70.00
<u>Residential Remodeling or Addition to Main Building Construction Fees</u>	<u>Value Based Fees</u>	<u>Flat Rate Fees</u>
Plan Review Fee		
4,000 sq ft or less		\$ 150.00
Re-inspection per visit**		\$ 70.00
4,001 sq ft or more	\$200.00 or \$.05 per sq. ft which ever is greater	
Building Permit Fee	Base Fee \$.10 per sq. ft. plus	\$ 50.00
Building Inspections		
Price per Inspection as determined required**		\$ 70.00
Red Tag Fee*		\$ 70.00
<u>New Commercial Construction Fees</u>	<u>Value Based Fees</u>	<u>Flat Rate Fees</u>
Plan Review Fee		
4,000 sq ft or less		\$ 200.00
4,001 sq ft or more	\$.05 per sq. ft. plus	\$ 300.00
Building Permit Fee - Based on square foot values calculated at \$350.00 per \$100,00.00 in estimated value.		
Finished Space	\$85.00 per sq. ft.	
Unheated Space	\$28.00 per sq. ft.	
Accessory Space	\$15.00 per sq. ft.	
Building Inspection Package Fees		
Total Commercial Space Permitted	\$800 or \$.20 per sq. ft. which ever is greater	
Accessory Space (Setbacks & Square Foot verification under 1500 sq. ft.)		\$ 70.00
Re-inspection per visit** (Other than non-occupied new commercial space)		\$ 70.00
Red Tag Fee*		\$ 70.00
Other Inspections and Fees:		
Inspections for which no fee is specifically indicated (minimum charge per hour)		\$ 70.00

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BUILDING FEES SCHEDULE			
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Additional plan review required by changes, additions or revisions to plans (minimum charge per hour)		\$	70.00
Pre-Development Conference Fee (includes Town consultants e.g. engineer, inspector, building clerk)		\$	300.00 per hour
For use of outside consultants for plan checking and inspections, or both e.g. Fire & Health Departments, Engineer, Legal. (Actual costs include administrative and overhead costs.)		Actual Costs	
Commercial Remodeling, White-box, or Addition to Main Building Construction Fees	Value Based Fees		<u>Flat Rate Fees</u>
Plan Review Fee			
4,000 sq ft or less		\$	150.00
4,001 sq ft or more	\$.05 per sq. ft. plus	\$	200.00
Building Permit Fee	\$.15 per sq. ft. plus	\$	50.00
Building Inspection Package Fees			
White-box (Shell only)		\$400 or \$.10 per sq. ft. which ever is greater	
Tenant Build-out		\$600 or \$.15 per sq. ft. which ever is greater	
Price per Inspection as determined required.		\$	70.00
Re-inspection per visit** (Other than non-occupied new commercial space)		\$	70.00
Red Tag Fee*		\$	70.00
Other Inspections and Fees:			
Inspections for which no fee is specifically indicated (minimum charge per hour)		\$	70.00
Additional plan review required by changes, additions or revisions to plans (minimum charge per hour).		\$	70.00
For use of outside consultants for plan checking and inspections, or both ie; example Fire & Health Departments inspections. (Actual costs including an administrative fee of \$35)		Actual Costs	
Septic System Permit Fees	<u>Inspector Fee</u>	<u>Admin Fee</u>	<u>Total Fee</u>
Residential Aerobic System New or Replacement	\$ 350.00	\$ 35.00	\$ 385.00
Residential Conventional System New or Replacement	\$ 250.00	\$ 35.00	\$ 285.00
Commercial Aerobic System New or Replacement	\$ 400.00	\$ 35.00	\$ 435.00
Commercial Conventional System New or Replacement	\$ 300.00	\$ 35.00	\$ 335.00
Repair or Modification Permit & Inspection Fee	\$ 100.00	\$ 35.00	\$ 135.00
Re-Inspections**	\$ 100.00	\$ 35.00	\$ 135.00
Red Tag Fee*		\$ 70.00	\$ 70.00
Miscellaneous Fees	<u>Inspector Fee</u>	<u>Admin Fee</u>	<u>Total Fee</u>
Certificate of Occupancy Inspection (Residential)	\$ 35.00	\$ 35.00	\$ 70.00
Certificate of Occupancy Inspection (Commercial <2000 sq. ft.)	\$ 70.00	\$ 35.00	\$ 105.00
Certificate of Occupancy Inspection (Commercial >2000 sq. ft.)	\$ 150.00	\$ 35.00	\$ 185.00
Temporary Utility Pole (Without Building Permit)	\$ 70.00	\$ 35.00	\$ 105.00
Culvert/Headwall Permit & Inspection	\$ 35.00	\$ 35.00	\$ 70.00
Annual Contractor Registration and Identification Cards for General, Plumbing, Electrical, HVAC, and Septic Contractors		\$ 35.00	\$ 35.00
Pool / Spa (above ground) plus fence, review & inspections	\$ 145.00	\$ 35.00	\$ 180.00
Pool / Spa (in ground) plus fence, review & inspections	\$ 200.00	\$ 35.00	\$ 235.00
Propane/natural gas (No Inspection if certified certificate filed)	\$ 70.00	\$ 35.00	\$ 105.00
Commercial Irrigation System Permit & Inspection	\$ 50.00	\$ 35.00	\$85.00
Tree Preservation Permit & Inspection (No Charge at this time)	-	-	No Charge

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BUILDING FEES SCHEDULE

STARTING WITHOUT A PERMIT, FEES ARE DOUBLED AND WITH RED TAG FEE OF \$70.00. THE COST OF THE PERMIT INCREASES DRAMATICALLY

(MINIMUM PERMIT FEE \$50.00 AND NONREFUNDABLE)

Returned Check Fee		\$	35.00	\$ 35.00
Re-inspection per visit**	\$ 35.00	\$	35.00	\$ 70.00
Red Tag Fee*	\$ 35.00	\$	35.00	\$ 70.00
Pre-Development Conference Fee (includes Town consultants e.g. engineer, inspector, building clerk)			\$ 300.00 per hour	
Outside Consultants for Plan Checking, Inspections or Both	<i>Actual Cost</i>	\$	35.00	<i>Actual Cost + Administrative Fee</i>

* The red tag is issued when a project is begun without a permit or where there is a violation of the Town of Cross Roads' Building Code or other town ordinances, e.g. when number 14 wire has been used instead of number 12. All work must stop on the project until the red tag fee has been paid and the building inspector or a representative approved by the inspector has removed the red tag.

** The re-inspection fee listed above shall be assessed for each re-inspection where an inspection has been called for and upon arrival of the inspector the portion of such work for which the inspection was called for is found not to be complete and ready for inspection, or where it is found that the corrections called for have not been made.

<u>Fire Code Compliance Permits & Inspections Fees</u>	<u>Inspector Fee</u>	<u>Admin Fee</u>	<u>Total Fee</u>
Construction Plan Review for Building Permits	\$35 per hour 2 hour minimum	\$ 35.00	<i>Actual Cost + Administrative Fee</i>
Fire Sprinkler System - Above ground	\$ 200.00	\$ 35.00	\$ 235.00
Fire Alarm System	\$ 300.00	\$ 35.00	\$ 335.00
Alternative Fixed Fire Suppression System (Non-Sprinkler Systems)	\$ 200.00	\$ 35.00	\$ 235.00
Other Fire Code Permits	\$ 200.00	\$ 35.00	\$ 235.00
Witness Annual Fire Protection System Inspection	\$35 per hour 2 hour minimum	\$ 35.00	<i>Actual Cost + Administrative Fee</i>
Construction and Misc. Fire Inspections	\$35 per hour 2 hour minimum	\$ 35.00	<i>Actual Cost + Administrative Fee</i>
Reinspection Fee	\$35 per hour 2 hour minimum	\$ 35.00	<i>Actual Cost + Administrative Fee</i>

TOWN OF CROSS ROADS MASTER FEE SCHEDULE

BUSINESS RELATED FEES SCHEDULE

STARTING WITHOUT A PERMIT, FEES ARE DOUBLED AND WITH RED TAG FEE OF \$70.00. THE COST OF THE PERMIT INCREASES DRAMATICALLY

(MINIMUM PERMIT FEE \$50.00 AND NONREFUNDABLE)

<u>Business Permits Fees</u>	<u>Inspector Fee</u>	<u>Admin Fee</u>	<u>Permit Fee</u>
Sexually Oriented Businesses			
Initial License (<i>Non-refundable</i>)			\$ 2,000.00
Annual license			\$ 1,000.00
Transfer Ownership Fee			\$ 1,000.00
Bed and Breakfast Annual Permit	\$ 70.00	\$ 35.00	\$ 105.00
Liquor License & Renewal Permit			
Initial License (50% of State Fee(TABC Title 3 Sec. 11.38) <i>Non-refundable</i>)			
Renewal license (50% of State Fee (TABC Title Sec. 11.38) <i>Non-refundable</i>)			
Circus/Carnival/Tent Events	\$ 150.00	\$ 35.00	\$ 185.00
Peddlers and Solicitors Retail Business Permit			
30 Days Permit	\$ 70.00	\$ 35.00	\$ 105.00
Re-Inspections**	\$ 35.00	\$ 35.00	\$ 70.00
Red Tag Fee*	\$ 35.00	\$ 35.00	\$ 70.00
<u>Sign Permit Fees</u>	<u>Inspector Fee</u>	<u>Admin Fee</u>	<u>Permit Fee</u>
Permanent Business Façade & Hanging Sign Permit Fees	\$ 35.00	\$ 35.00	\$ 70.00
Permanent Business Free Standing & Monument Sign Fees	\$ 105.00	\$ 35.00	\$ 140.00
Temporary Business & Residential Signs			<i>No Charge</i>
Temporary Residential Sign Permit			<i>No Charge</i>
Political Sign Permit			<i>No Charge</i>
Construction Sign Permit			<i>No Charge</i>
Special Event /Garage Sale Sign Permit			<i>No Charge</i>
Variance Sign Application			\$ 50.00
Sign Installed Without Permit			<i>Scheduled Fee Doubled</i>
Re-Inspections**	\$ 35.00	\$ 35.00	\$ 70.00
Red Tag Fee*	\$ 35.00	\$ 35.00	\$ 70.00
<u>Miscellaneous Fees</u>	<u>Inspector Fee</u>	<u>Admin Cost</u>	<u>Permit Fee</u>
Culvert/Headwall Permit & Inspection	\$35.00	\$ 35.00	\$ 70.00

TOWN OF CROSS ROADS MASTER FEE SCHEDULE

BUSINESS RELATED FEES SCHEDULE

STARTING WITHOUT A PERMIT, FEES ARE DOUBLED AND WITH RED TAG FEE OF \$70.00. THE COST OF THE PERMIT INCREASES DRAMATICALLY

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Annual Contractor Registration and Identification Cards for General, Plumbing, Electrical, HVAC, and Septic Contractors		\$ 35.00	\$ 35.00
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<u>Consumer Health Permits & Inspections Fees</u>	<u>Inspector Fee</u>	<u>Admin Cost</u>	<u>Total Fee</u>
Food Service Permits & Inspections			
Grocery <i>(Per Department - 2 Inspections a Year)</i>	\$ 215.00	\$ 35.00	\$ 250.00
Restaurant/Club <i>(New Application & Annual Inspections)</i>	\$ 225.00	\$ 35.00	\$ 260.00
Convenience Store Without Deli <i>(New Application & Annual Inspections)</i>	\$ 190.00	\$ 35.00	\$ 225.00
Convenience Store With a Deli <i>(New Application & Annual Inspections)</i>	\$ 225.00	\$ 35.00	\$ 260.00
Mobile Food Vendor/Commissary <i>(New Application or Renewal)</i>	\$ 165.00	\$ 35.00	\$ 200.00
Day Care License & Inspection	\$ 165.00	\$ 35.00	\$ 200.00
Food Sales at Temporary Event	\$ 150.00	\$ 35.00	\$ 185.00
Red Tag*	\$ 35.00	\$ 35.00	\$ 70.00
Re-inspections**	\$ 100.00	\$ 35.00	\$ 135.00

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**** The re-inspection fee listed above shall be assessed for each re-inspection where an inspection has been called for and upon arrival of the inspector the portion of such work or which the inspection was called for is found not to be complete and ready for inspection, or where it is found that the corrections called for have not been made.**

TOWN OF CROSS ROADS MASTER FEE SCHEDULE

MISCELLANEOUS FEES SCHEDULE			
<i>STARTING WITHOUT A PERMIT, FEES ARE DOUBLED AND WITH RED TAG FEE OF \$75.00. THE COST OF THE PERMIT INCREASES DRAMATICALLY</i>			
(MINIMUM PERMIT FEE \$50.00 AND NONREFUNDABLE)			
<u>Miscellaneous Fees</u>	<u>Inspector Fee</u>	<u>Admin Fee</u>	<u>Total Fee</u>
Document Filing Fee - (County Court House)	Billed minimum of \$35.00 or at 120% of Invoice which ever is greater.		
Return Check Charge		\$ 35.00	\$ 35.00
Late Payment Fee (Over 30 days from invoice or notice)		\$ 35.00	\$35.00
Tree Preservation Permit & Inspection (No Charge at this time)			No Charge
Pre-Development Conference Fee (includes Town consultants e.g. engineer, inspector, building clerk)		\$ 300.00 per hour	
Community Room Rental			
Commercial Ventures 3 hrs or less (\$100 refundable cleaning deposit)			\$ 60.00
Commercial Ventures 3 hrs or more (\$100 refundable cleaning deposit)			\$ 100.00
Non-profit Organization (\$100 refundable cleaning deposit)			\$ 60.00
Appeal Fee for Reconsideration of a denial of an application			\$100.00
Open Records Requests - (Based on State of Texas Fee Schedule)			
Oil and Gas Drilling, Pipeline and Production Permits			
Oil / Gas Well Drilling and Pipeline Permit Application Fee	\$9000.00 plus Professional Fees		
Oil / Gas Board of Review Application	\$300.00 plus Professional Fees		
Oil / Gas Well Appeal	\$300.00 plus Professional Fees		
Reimbursement for Public Notices	To Be Determined By Town		
Administrative Fee (Annual)	\$100.00 plus Professional Fees		
Use of Public Roads, Street Crossings	Basic Rate: \$1.00 per linear foot of pipe up to and including 6" in diameter Oversize Rate: Additional \$0.50 per inch of nominal diameter per linear foot over and above 6" in diameter.		
Use of the Right-of-Way for Monitoring Wells (Oil & Gas Pipeline Only)	Basic Rate: \$250.00 for a well 12" or less in diameter and 20' or less in depth. Good for two years: rate increased by \$100.00 for each additional year authorized in the permit agreement.		