



# Schedule of Building Permits & Other Fees

Effective

**July 1, 2014**

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Adopted by Franklin  
City Council:  
June 9, 2014

**Franklin Southampton County  
Planning & Community Development**

**Building and Other Permits Fee Schedule  
Effective Date: July 1, 2014**

<b>BUILDING PERMIT FEE</b>	
Based on gross square feet of floor area. Includes manufactured (HUD) homes, modular industrialized building units, garage sheds, decks and porches, etc.	
0 – 500 sq. ft.	\$50.00
500-1,00 sq. ft.	\$85.00
1,001-1,500 sq. ft.	\$110.00
1,501-2,000 sq. ft.	\$160.00
2,001-2,500 sq. ft.	\$200.00
2,501-3,000 sq. ft.	\$250.00
3,001-3,500 sq. ft.	\$290.00
3,501-4,000 sq. ft.	\$240.00
4,001-4,500 sq. ft.	\$380.00
4,501-5,000 sq. ft.	\$430.00
5,001 sq. ft.	\$450.00
For each 500 sq. ft or fraction thereof in excess of \$5,000 sq. ft	\$40.00
Alteration/repair to any building structure; construction of piers, bulkheads, towers, pools or pool systems; fire alarm, security, energy system or site illumination installations; asbestos removal; and any other additional or alternation of similar structures. <b>Fee is based on current value of all service, labor and materials:</b>	
\$0-\$1,000	\$25.00
\$1,001 to \$5,000	\$45.00
Greater than \$5,000	\$50.00
For each \$5,000 or fraction thereof, of value in excess of \$5,000	\$20.00
Tents or Movable Structures	\$25.00
Annual Permit as defined in the Virginia Uniform State Building Code	\$50.00 plus \$50.00 for each inspection conducted
Building Demolition or Razing	\$25.00
Building Relocation to Outside City Limits	\$50.00
Building Relocation within City Limits	Same as for New Construction
Installation of Walls or Fencing	\$25.00
Automatic Fire Protection Systems	
\$0 to \$1,000	\$25.00
\$1,001 to \$2,000	\$40.00
Over \$2,000	\$40.00
Each additional \$2,000 or fraction thereof, of value in excess of \$2,000	\$5.00
Construction Not Covered By Any of the Above	1.0% of the retail or current market value of work-minimum - \$25.00

<b>PLUMBING PERMIT FEES</b>	
New residential for R-4 and R-5 Use Classifications	\$50.00
Additions, Alterations & Repairs for R-4 and R-5 Use Classifications	\$25.00
New Commercial & Industrial (including additions)	\$50.00 Plus \$15.00 Per bathroom group as defined in the VA Plumbing Code
Alterations and Repairs for Commercial and Industrial (all use classifications)	\$25.00 plus \$5.00 for each additional \$500 or fraction thereof, of value in excess of \$2,000
Installation of water lateral, sewer lateral, backflow prevention for landscape irrigation system and natural or LP gas lines (R-4 and R-5)	\$25.00 plus \$20.00 if a septic tank is abandoned
Site Utility systems located outside building (all use classifications except R-4 and R-5) for commercial and industrial development	A rate of 1.0% of the current retail or market value of the work being done Minimum \$50.00 fee
<b>ELECTRICAL PERMIT FEES RESIDENTIAL (R-4 AND R-5)</b>	
Temporary Service for construction (temporary pole)	\$25.00
Greater than 200 amperes per dwelling unit	\$50.00
For each additional 100 amperes, or fraction thereof, in excess of 200 amperes	\$25.00
<b>ELECTRICAL PERMIT FEES (COMMERICAL &amp; INDUSTRIAL)</b>	
0-200 amperes per dwelling unit	\$50.00
Greater than 200 amperes	\$50.00
For each additional 50 amperes, or fraction thereof, in excess of 200 amperes	\$25.00
<b>SERVICE UPGRADES INCLUDING PANEL CHANGE OUT</b>	
0-200 amperes per dwelling unit	\$50.00
Greater than 200 amperes per dwelling unit	\$50.00
For each additional 100 amperes, or fraction thereof, in excess of 200 amperes	\$25.00
Electrical additions and alterations of branch circuits, provides however that no additional fee shall be assessed where service has been upgraded	\$25.00 plus \$5.00 for each additional \$500.00 or fraction thereof, of value in excess of \$2,000
<b>MECHANICAL PERMIT FEES</b>	
New residential (R-4 & R-5) per dwelling unit	\$50.00
Alterations, repairs or additions (R-4 & R-5) per dwelling unit	\$25.00 plus \$5.00 for each additional \$500 or fraction thereof, of value in excess of \$2,000
New commercial & industrial and additions	
0-1,000 sq. ft.	\$25.00
1,001-3,000 sq. ft.	\$50.00
Greater than 3,000 sq. ft.	\$50.00 plus \$10.00 for each additional 500 or fraction thereof, of value in excess of \$2,000

**PLANNING & ZONING FEES**

**The following fees are associated with services provided in the **City of Franklin****

Land Use Zoning Clearance	\$25.00
Board of Zoning Appeals - decision of the Zoning Administrator	\$300.00
Interpretation of zoning map, variance and special exception	\$500.00
Conditional rezoning application	\$600.00
Rezoning Application	\$500.00
Site Plan Submittal and Review	\$150.00 plus \$25.00 per acre or portion thereof of the site
Erosion & Sedimentation Control Application (land disturbance > 5,000 sq. ft.)	\$300.00
Erosion & Sediment Agreement in lieu of a Plan (Residential)	\$50.00

**The following fees are associated with services provided in **Southampton County****

Land Use Zoning Clearance	\$25.00
Board of Zoning Appeals - decision of the Zoning Administrator	\$600.00
Interpretation of zoning map, variance and special exception	\$600.00
Rezoning Fees – amendment to the comprehensive plan or zoning ordinance, or change in the classification of the district	\$1,000.00
Conditional Use permits	\$1,000.00
Conditional Use permits along with a rezoning	\$1,200.00
Site Plan Submittal and Review	\$250.00 plus \$10.00 per acre
Erosion & Sedimentation Control Application (land disturbance > 10,000 sq. ft.)	\$300.00
Erosion & Sediment Agreement in lieu of a Plan (Residential)	\$50.00

**Notice: Fees are applicable to services provided in the City of Franklin and Southampton County unless otherwise specified**

## STORMWATER MANAGEMENT PLAN APPLICATION

FEE TYPE	Fee Paid By Applicant (includes both VSMP authority and DEQ portions where applicable)	DEQ Portion of “total fee to be paid by Applicant” (based on 28% of total fee paid*)
General Stormwater Management – <b>Small Construction Activity</b> /Land clearing (Areas within common plans of development or sale with land disturbance acreage less than 1 acre).	\$290.00	-\$0-
General Stormwater Management- <b>Small Construction Activity</b> /Land clearing ( <b>Single Family</b> sites or areas within common plans of development or sale with land disturbance acreage equal to or greater than 1 acre and less than 5 acres)	\$290.00	-\$0-
General Stormwater Management- <b>Small Construction Activity</b> /Land clearing ( <b>Non-Single Family</b> sites or areas within common plans of development or sale with land disturbance acreage equal to or greater than 1 acre and less than 5 acres)	\$2,700.00	\$756.00
General Stormwater Management- <b>Large Construction Activity</b> /Land clearing (Sites or areas within common plans of development or sale with land disturbance acreage equal to or greater than <b>5 acres and less than 10 acres</b> )	\$3,400.00	\$952.00
General Stormwater Management- <b>Large Construction Activity</b> /Land clearing (Sites or areas within common plans of development or sale with land disturbance acreage equal to or greater than <b>10 acres and less than 50 acres</b> )	\$4,500.00	\$1,260.00
General Stormwater Management- <b>Large Construction Activity</b> /Land clearing (Sites or areas within common plans of development or sale with land disturbance acreage equal to or greater than <b>50 acres and less than 100 acres</b> )	\$6,100.00	\$1,708.00
General Stormwater Management- <b>Large Construction Activity</b> /Land clearing (Sites or areas within common plans of development or sale with land disturbance acreage equal to or greater than <b>100 acres</b> )	\$9,600	\$2,688

<b>SUBDIVISION PLAT REVIEW</b>	
<b>The following are fees associated with subdivision plat review services provided in the City of Franklin:</b>	
Plat-minor subdivision or boundary line adjustments	\$100.00 plus \$5.00 for each lot
Plat – major subdivision	\$100.00 plus \$5.00 for each lot
Review of construction plans and specs by 3 <sup>rd</sup> party engineer	The review rate is established under contract with the City
Inspection fees for subdivision inspections by City forces and all off-site appurtenances	\$35.00 per hour
Inspection fees for subdivision inspections by City's consulting engineering firm	Applicable fees and costs incurred for inspection
<b>The following are fees associated with subdivision plat review services provided in Southampton County:</b>	
Plat-minor subdivision or boundary line adjustments up to 5 lots	\$100.00 plus \$10.00 for plats containing up to five (5) lots
Plat – major subdivision	\$300.00 plus \$10.00 for each lot
<b>ADMINISTRATIVE FEES FOR CONSTRUCTION PERMITS PER VUSBC</b>	
Administrative Fee for all permits in addition to permit fee	\$25.00
Appeal from Decision of Building Official	\$100.00
Application for Modification of Provisions of the Building Code	\$100.00
Administrative Fee – applicant request to amend permit after work has begun	\$50.00
Special Plan Review-Non City Staff	Fee charged by ICC or other reviewing agency
Stop Work Order Penalty	\$50.00
Re-inspection fee	\$50.00
Permit Extension and Suspension	\$100.00
Refunding of fees and permits – written cancellation <b>prior to</b> start of construction or request for inspection	Permit fee less \$50.00 service charge
Refunding of fees and permits – written cancellation <b>after</b> start of construction or request for inspection	Permit fee less \$50.00 service charge, \$25.00 for each inspection and less plan review fee
<b>SIGN PERMIT FEES (Base fee plus area fee)</b>	
Base Fee	\$35.00
0-50 sq. ft.	Base Fee Plus \$10.00
51-100 sq. ft.	Base Fee Plus \$20.00
101-300 sq. ft.	Base Fee Plus \$30.00
Over 300 sq. ft.	Base Fee Plus \$40.00
<b>CERTIFICATE OF OCCUPANCY</b>	
Temporary Certificate of Occupancy (excludes R-4 and R-5)	\$100.00
Final Certificate of Occupancy (excludes R-4	\$100.00

and R-5) Final Certificate of Occupancy if obtained temporary certificate	\$50.00
Certificate of Occupancy – Existing Buildings	\$100.00
<b>CONNECTION TO CITY WATER MAINS</b>	
<b>Type of Connection</b>	<b>Fee</b>
¾" Tap	\$3,500.00 per unit
1" Tap	\$4,500.00 per unit
1 ½ " Tap	\$5,500.00 per unit
2" Tap	\$7,000.00 per unit
More than 2" tap	\$7,000.00 plus \$1,000.00/inch > 2" per unit
For master metered townhomes, businesses, hotels or motels	The cost of the line set forth above plus \$450.00 per unit
All apartments, motels, hotels and townhomes (unless townhomes are under separate ownership) shall be master metered to City specifications. All water meters shall be selected by the City, paid for by the person or company connecting and installed by the City. The City shall install service lines from the City main to the owner's property line and install water meters at the property lines for single-family houses (except for those in major subdivisions created after July 1, 2000), but not for businesses, townhouses, apartments, motels or hotels.	
<b>CONNECTION TO CITY SEWER MAINS</b>	
<b>Type of Connection</b>	<b>Fee</b>
4" Line	\$4,500.00 per unit
6" Line	\$5,500.00 per unit
8" Line	\$6,500.00 per unit
Line larger than 8"	\$6,500.00 per unit plus \$250/inch > 8"
For townhouses, apartments, hotels or motels which have master metered water taps	Cost of line as set forth above plus \$450.00 per unit
The City shall install gravity sewer lines only from the owner's property line to the City main for single houses (except for those in major subdivisions created after July 1, 2000), but not for commercial and industrial businesses, townhouses, apartments, motels or hotels.	
<b>PLAN REVIEW FEES</b>	
<b>Plan reviews are conducted by the local building department; the fees shall be as follows based on gross floor area. Gross floor area shall be the floor area within the perimeter of the outside walls of the building under construction without deduction for hallways, floor openings, closets, and thickness of walls, columns or other features.</b>	
Accessory structures (including but not limited to garages, carports, sheds, swimming pools, spas and decks).	\$25.00
2,499 or less sq. ft.	\$50.00
2,500-5,000 sq. ft.	\$75.00
5,000 to 10,000 sq. ft	\$100.00
10,001 to 30,000 sq. ft.	\$200.00
30,001 to 40,000 sq. ft.	\$300.00
Every additional 10,000 sq. ft. or a portion thereof	\$100.00
Repeated Reviews: Plans requiring a 3 <sup>rd</sup>	Fee based on above schedule

review due to missing construction documents will be charged a new review fee	
<b>L.P.G. TANKS AND ASSOCIATED PIPING</b>	
0-500 (total water capacity in gallons)	\$25.00
501-2,000	\$30.00
Greater than 2,000	\$40.00
<b>TANKS AND ASSOCIATED PIPING FOR FLAMMABLE AND COMBUSTIBLE LIQUIDS</b>	
0-10,000 gallons	\$25.00
10,001 -20,000 gallons	\$30.00
20,001 to 50,000 gallons	\$40.00
Over 50,000 gallons	\$50.00
Removal and Abandonment of Underground Storage Tanks	\$25.00 minimum \$15.00 each for multiple tanks
Commercial Cooking Hoods	\$25.00 ea.
Commercial Cooking Hoods-Fire Suppression System	\$25.00 ea.
Annual Operating Permits for Other than Landscape irrigation systems for R-4 and R-5 (backflow devices, elevators, fire suppression systems)	\$40.00 annually
<b>AMUSEMENT DEVICES</b>	
Ride Annual inspection	\$35.00 each ride
Operation inspection – 3 <sup>rd</sup> party inspector	\$75.00 administrative fee
*Kiddie ride fee	\$25.00
*Major ride fee	\$35.00
*Spectacular ride fee	\$55.00
Coasters > 30 ft. in height	\$150.00
*These rides are defined by the Virginia Amusement Device Regulations	



