Town of Fairfax Fee Schedule
(Updated August 15, 2016)

Zoning Permits: [1.]

Residential (includes multi-family) [2/6.]	$ 1000.00/unit
Replacement Home – Stick built or Modular	$ 1000.00/unit
Replacement mobile home to a mobile home or to a double wide	100.00/unit
Accessory Apartment[2.]	100.00
New Accessory Structure[3.] 100 sq. ft. or less	No permit needed
New Accessory Structure[3.] 101 sq. ft. or more	100.00
Accessory Structure Addition greater than 100 sq. ft.	100.00
Residential Structural Alteration[3.]	
100 Square Feet or Less	No permit needed
101 Square Feet or more	100.00
Commercial Use and/or Structure	1000.00/ project
Professional Services	300.00
Personal Services	200.00
Home Industry	200.00
Home Occupation	100.00
Other Permitted or Approved Conditional Use	100.00
Childcare Home:	
6 children or less	No permit needed
7 to 10 children	100.00
Daycare Center - more than 10 children	200.00
Agricultural structures[4.]	0.00
Signs[4.]	0.00

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1. For Zoning Permits involving structures, where active construction has commenced but not been completed prior to the expiration of the Permit, the Permit may be extended for one year, if such an extension is requested in writing within the initial two year Permit period. For Permits without an extension granted within the initial two year period, or Permits whose one year extension has expired, a Renewal Permit may be issued for an Administrative Fee only of $100.00, unless the Permit Fee has also increased, in which case the applicant shall pay the increase amount for the permit as well.
2. New residential units, including Accessory Apartments, require a Certificate of Occupancy before they may be occupied. The cost for this is included in the Zoning Permit fee.
3. See the definition of these items in Article 9 of the **Fairfax Development Regulations.**
4. Contact the Zoning Office

Permits for Permitted or Conditional Uses in the **Fairfax Development Regulations** which do not appear on this list will be placed in the appropriate category on this list by the Zoning Administrator and charged the associated Zoning Permit fee.

Development Review Board (DRB) Hearings:[1.]

Abutters Fees: All DRB Hearings (except reconvened hearings that have been recessed) require notification to all abutting (adjoining) land owners, and are subject to fees of **$5.00 per abutter** to cover the cost of abutter determination, notice creation, copying and mailing.

Subdivision	
Sketch Plan	$ 0.00
Administrative Review – 2 Lot	400.00 + Abutters fees
Minor Subdivision	650.00 + Abutters fees
Major Subdivision	900.00 + Abutters fees
Final Plat Revision	400.00 + Abutters fees
Boundary Adjustment	400.00 + Abutters fees
Conditional Use (including Site Plan review)	400.00 + Abutters fees
Site Plan Review for Permitted use	400.00 + Abutters fees
Use not listed	400.00 + Abutters fees
Variance	400.00 + Abutters fees
Second Principal Use	400.00 + Abutters fees
Daycare Center - more than 10 children	400.00 + Abutters fees
Right-Of-Way to property without frontage	150.00 + Abutters fees
Improvements to:	
Pre-existing Non-Conforming Use	150.00 + Abutters fees
Pre-existing Non-Conforming Structure	150.00 + Abutters fees
Appeal of Zoning Administrator decision	400.00 + Abutters fees
Cancelled (by Applicant) after public warning	100.00 + Abutters fees

1. DRB approval does not eliminate the need for a Zoning Permit, which is required in some cases.

Other Fees:

Impact Fee.[6.]	
Single Family Residence	$2010.00
Multi-family/Condo/Apartment (per unit)	1400.00
Town Road Acceptance Application [7.]	100.00
Application for Road Excavation Permit	
Gravel Road	2000.00
Blacktop Road	2500.00
Town Sewer Hook-up Application[7.]	100.00
Access Permit Application	30.00
Application for Certificate of Compliance	30.00
Copy of Development Regulations	4.50

6. Impact Fees are collected for residential structures (units) at the time the initial Zoning Permit is issued. If the Zoning Permit is renewed for the residential structure, and the Impact Fee has increased, the applicant shall pay the difference between the initial Impact Fee and the current Impact Fee for each unit.
7. Town Road Acceptance and Town Sewer Hook-up are subject to additional costs which are described in the applicable Town Ordinances.

Adopted: 8/15/16 Signed: _____
Date for the Selectboard