

TOWN OF BENSON



FEE SCHEDULE FY 2022-2023

EFFECTIVE DATE: JULY 1, 2022

AMENDED DATE: MARCH 14, 2023

ADOPTED: MARCH 14, 2023

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AMENDED CHANGES TO FEE SCHEDULE

Mar 14, 2023:	Add Dedication Application Fee
Oct 27, 2022:	Add encroachment fee
July 1, 2022:	Update in Planning and Zoning Fees
	Update in Electric Fees (Base Fee, Volume, Area Lights)
	Increase in Refuse charge
	Increase in volumetric for Sewer
	Increase in volumetric for Water & Water Tap fees
	Increase in Penalties
	Increase in Auditorium rental fees
	Increase in Special Events fees
	Addition of Parks Fees
	Addition of Hydrant Flow Testing in Fire
July 1, 2021:	Update in Planning and Zoning Fees
	Update in Electrical Fees (eliminating of Load Management Customers; restructuring of Commercial Customers)
	Increase of Refuse charge; addition of Civil Penalty
	Increase in base fee and volumetric for Water
	Increase in base fee and volumetric for Sewer
	Increase of Storm Water fee
	Addition of Renewable Energy Application Fee
	Update BFA information for Sound and Light Equipment
	Increase in Parks fees
Dec 8, 2020:	Addition of Zoning and Food Truck Permits to Planning
July 1, 2020:	Amendments made for the FY 2020/2021 Budget:
	Creation of Storm Water Fee
	Increase in Refuse
	Increase in base fee and volumetric for Water
	Increase in base fee and volumetric for Sewer
July 9, 2019:	Reduction in Refused rates for Jan 2020
July 1, 2019:	Amendments made for the FY 2019/2020 Budget:
	Increase in volumetric rate in Sewer
	Increase in Hydrant Meter Basic Charge
	Increase in Hydrant Meter Commodity Charge
	Increase in Refused rates for Jan 2020
	Increase in Electric base rates
	Parks & Recreation: adult athletics changes
	Fire Department: increase in fees
	Planning Department: increase in fees
July 1, 2018:	Amendments made for the FY 2018/2019 Budget:
	Increase in base fee for Sewer
	Increase in base fee for Water
	Increase in Refuse rates for Jan 2019
	Changes made to Water/Sewer Taps

Increase in Adult Sports cost
Addition to electric line extensions & upgrades
June 13, 2017: Amendments made for the FY 2017/2018 Budget:
Residential Electric decrease
Increase in base fee for Sewer
Increase in Refuse rates for Jan 2018
Increase fee for Meter Testing
January 1, 2017: Amended to show changes in *Finance Department* for
deposits and fees.

PLANNING, ZONING & INSPECTIONS DEPARTMENT

Rezoning	\$250.00-Up to 3 acres \$500.00-3-6 acres \$1,000.00 + \$20.00 per acre- 6.01 acres and up
Conditional Rezoning	\$500.00
Planned Development	\$750.00
Special use permits, and other actions by the Planning Board, Board of Adjustments, and Board of Commissioners	\$300.00
Subdivision Review (Minor)	\$100.00
Subdivision Review (Major)	\$500.00
Site Plan Review	\$100.00-Minor \$300.00-Major +\$50.00/acre
Zoning Site Inspection	\$50.00
Zoning Permit	\$50.00
Zoning Compliance	\$100.00
Zoning Verification	\$50.00
Food Truck Permit	\$50.00
Recreation/Open Space Fee in Lieu	\$1,000.00
Retention of Expert Assistant	\$100% of consultant fees
Dedication of Utilities/Infrastructure Application	\$500.00
<u>Small Cellular Tower Installation</u>	
Application fee	\$1,000.00
Minimum Deposit	\$5,000.00 (Can go up at Town Manager's Discretion)
Tower Review, New Structure	\$6,500.00

BUILDING INSPECTIONS

New Dwellings (Single Family)	
Up to 1200 sq. ft.	\$600.00
Over 1200 sq. ft.	\$600.00 plus \$0.30 per sq. ft. over

**By state law, a \$10 fee is added in the cost of all building permits (except individual trade permits). This fee goes to the state's Homeowners Recovery Fund. All new single-family dwelling permits have an additional \$200 recreational impact fee added to the total cost.*

Residential Remodeling/Additions	
Up to 400 sq. ft.	\$200.00
Over 400 sq. ft.	\$(Same as New Dwelling)

Multi-Family Dwelling (three units +)	
First Unit	\$500.00 + \$60 per trade
Each Additional Unit	\$200.00 + \$60 per trade

Mobile Homes	
Single-Wide	\$250.00
Double-Wide	\$275.00
Triple-Wide	\$300.00

Residential Accessory Buildings (12x12 and over)	
Storage Buildings	\$100.00
Garage/Carport	\$100.00
Deck/Porch/Gazebo	\$60.00
<i>(Additional trade fees of \$60 each trade if electrical, plumbing, or mechanical)</i>	

Individual Trade Permits	
Electrical, Plumbing, Mechanical	
(Change-out Service)	\$60.00

Commercial Buildings
Commercial fees are based on total project costs per trade. When submitting your building permit application please have project cost broken down into building, mechanical, electrical, and plumbing.

For projects over \$1,000,000 multiply the remaining job cost by .002 (.2%) plus \$6,200.00.

\$0-2,500	\$60.00
\$2,501-25,000	\$220.00
\$25,001-50,000	\$440.00
\$50,001-100,000	\$900.00
\$100,001-200,000	\$1,750.00
\$200,001-350,000	\$3,000.00
\$350,001-500,000	\$4,000.00
\$500,001-750,000	\$5,550.00
\$750,001-1,000,000	\$6,700.00

Demolition
 Residential

(plus asbestos report)	\$60.00
Commercial	
(plus asbestos report)	\$100.00
Other Inspections	
Updated for expired Permits	\$150.00
Service Pole	\$60.00
Signs	\$75.00 Bldg
	\$60.00 Elec
Swimming Pools	\$75.00 Bldg
	\$60.00 Elec
Water Line Connection	\$35.00
Replace roof with different	
Load style or structure	\$50.00
Farm Buildings Large than 12x12	\$50.00
Re-Inspection	\$50.00
2 nd or more	\$100.00

- **Failure to secure a permit on required work is subject to a fee that is double the original. Please contact 919-894-3553 before you begin your work**

ELECTRIC DEPARTMENT

Residential	
Basic Customer Charge	\$20.00
Energy-All kWh	\$0.1151
Small General Commercial: <i>Demand 0 kW - 29.99 kW</i>	
Basic Customer Charge	\$22.50
Demand 0-30 kW	\$0.00
Energy-1 st 1,000 kWh	\$0.1464
Energy-Next 1,000 kWh	\$0.1084
Energy-All Additional kWh	\$0.1021
Medium General Commercial: <i>Demand 30 kW – 99.99 kW</i>	
Basic Customer Charge	\$27.50
Demand-1 st 40 kW	\$3.50
Demand-All Add't kW	\$6.95
Energy-1 st 1,000 kWh	\$0.1504
Energy-Next 4,000 kWh	\$0.1233
Energy-All Additional kWh	\$0.0985
Large General Commercial: <i>Demand 100 kW and over</i>	
Basic Customer Charge	\$47.50
Demand-1 st 40 kW	\$3.50
Demand-All Add't kW	\$6.95
Energy-1 st 1,000 kWh	\$0.1609
Energy-Next 4,000 kWh	\$0.1338
Energy-All Additional kWh	\$0.0942
CP Rate: <i>Requirement >50 kW=>30% CP kW LM</i>	
Basic Customer Charge	\$252.50
CP Demand	\$24.90
Excess Demand	\$3.25
Energy	\$0.0555
Public School CP Rate	
Basic Customer Charge	\$177.50
CP Demand	\$24.90
Excess Demand	\$2.10
Energy	\$0.0555
Temporary Service Pole	
Connection Fee	\$35.00
Disconnection Fee	\$35.00
<i>Same rate as Small General Commercial</i>	
Area Lights	
LED-40-48W	\$10.13
LED-60-68W	\$12.81
LED-100-150W	\$15.69
LED-218-230W	\$22.20

Line Extension Fees

Residential Overhead Service		
OH Service up to 100 ft		Free
Excess Footage		\$1.70/ft
Extra 35' pole		\$160.00
Residential Underground Service		
UG Service up to 100 ft		\$200.00
Excess Footage		\$3.00/ft
Residential Upgrade Service		
OH to OH		\$3.00/ft
UG to UG		\$3.50/ft
OH to UG		\$4.00/ft
Commercial Overhead Service		
OH Service up to 100 ft		\$200.00
Excess Footage		\$3.50/ft
Commercial Underground Service		
UG Service up to 100 ft		\$400.00
Excess Footage		\$6.00/ft
Commercial Upgrade Service		
OH to OH		\$6.00/ft
UG to UG		\$7.00/ft
OH to UG		\$8.00/ft

PUBLIC WORKS DEPARTMENT

	<u>July 2021</u>	<u>Jan 2022</u>
Refuse Collection		
General Refuse Service	\$24.17	\$24.17
General Backyard Service	\$48.34	\$48.34
Senior/Disabled Refuse Service	\$24.17	\$24.17
1 Extra Yard Debris	\$4.18	\$4.18
1 Extra Trash Cart	\$15.78	\$15.78
1 Extra Recycle Bin	\$4.19	\$4.19
 Commercial Shared Sites:		
Downtown Commercial	\$24.17	\$24.17
Food Svc/Perishable Commercial	\$104.00	\$104.00
 Bulk Waste Fee	\$250.00 per load	
	<i>*A load of bulk waste is 1-20 cubic yards</i>	
	<i>*Not allowed in Bulk Waste: Tires, Electronics, Paint, Chemicals, Bio-Hazardous Waste or other Hazardous Waste</i>	
 Bulk Yard Waste Fee	\$250.00 per load	
	<i>*A load is 4-20 cubic yards or for any material larger than 4" Diameter and/or longer than 5'</i>	
 Civil Penalty Fee Ordinance 51.99 <i>Pushing trash cart back to property</i>	\$50 first offense	
	\$100 second offense	
	\$150 third offense and after	
 Fee of Enforcement for Ord 51.99	Warning first offense	
	\$22.50 there after	
 Encroachment Application Fee	\$100.00	

SEWER DEPARTMENT

Residential/Commercial Inside City Limits	
Basic Customer Charge	\$16.00
Usage per 1,000 Gallons	\$6.38
Residential/Commercial Outside City Limits	
Basic Customer Charge	\$17.50
Usage per 1,000 Gallons	\$10.80
Connection Charge for Sewer Taps:	\$1,100.00 minimum OR Town of Benson cost of Installation; whichever is greater
Assessment Fee on New Sewer Taps:	\$100.00
System Development Fee	TBD

WATER DEPARTMENT

Residential/Commercial Inside City Limits		
Basic Customer Charge		\$14.00
Usage per 1,000 Gallons		\$5.02
Residential/Commercial Outside City Limits		
Basic Customer Charge		\$16.00
Usage per 1,000 Gallons		\$8.12
Bulk Water Rate		
Usage per 1,000 Gallons		\$2.52
Hydrant Meter		
Basic Charge		\$65.00
Commodity Charge		\$8.55
Connection Charge for Water Taps:		
	3/4"	\$750.00 or TOB cost
	1"	\$855.00 or TOB cost
	1 1/2"	\$2620.00 or TOB cost
	2" or Greater	Town of Benson Cost
Assessment Fee on New Tap:		\$150.00
Tap Upgrade Service Fee:		\$400.00 and cost of new meter
Meter Fee:		
	3/4"	\$237.00
	1"	\$358.00
	1 1/2"	\$1525.00
	2" or Greater	Town of Benson Cost
System Development Fee	3/4" – 2"	TBD
Fire Service Connection		\$15.00

STORM WATER

Storm Water Fee for all Customers: \$3.00

FINANCE DEPARTMENT

LATE/DISCONNECTION FEES

Utility bills are due 23 days after the bill date. A 5% late penalty will be added on the 23rd day of the billing cycle. On the 29th day of the billing cycle, disconnection will occur. Fees are generated as followed:

Reconnection Fee:	\$30.00
After Hours Reconnection Fee:	\$70.00
Transfer Fee	\$10.00
Return Check Fee:	\$25.00

UTILITY DEPOSITS

A Utility Deposit is required for ALL renters moving into the Town of Benson. Utility Deposits are determined based on credit history.

Deposits (Green Credit Rating):

Electric	\$ 50
Water	\$ 25
Sewer	\$ 25
Separate Service/ Same Premises (Ex. Utility Bldg.)	\$ 50

Deposits (Yellow Credit Rating):

Electric	\$ 250
Water	\$ 40
Sewer	\$ 40
Separate Service/ Same Premises (Ex. Utility Bldg)	\$ 50

Deposits (Red Credit Rating/No Social Security Card Provided):

Electric	\$ 450
Water	\$ 80
Sewer	\$ 80
Separate Service/ Same Premises (Ex. Utility Bldg)	\$ 50

Deposits will stay on file until the account holder closes their account. At that time, the deposit will apply to the final bill and then all other monies left will be mailed to the account holder in check form.

Customers who opt for Prepaid services will not have to pay a deposit. However, a minimum fee of \$25.00 will be required to start services and this will go towards the prepaid account balance.

Renewable Energy Generating System Application Fee

Residential	\$100.00
Non-Residential	\$200.00

Meter Tampering Fees

Cut Seal/Lock: EL or WA meters; LM Switch	\$50.00
EL/Water Meter Tamp: Manipulating device	\$500.00 + usage
Load Management Tamp: Manipulating device	\$200.00

Meter Test Fee:	\$50.00 (3/4" Water Meter)
	\$75.00 (1" Water Meter)
	\$50.00 (Electric Meter)
	<i>If the meter recheck comes back and there was a problem, the Town will reimburse the customer back for the recheck.</i>

Miscellaneous Fees:

Golf Cart Permits:	\$60.00
Re-inspection of Golf Cart (If failed 1 st time)	\$20.00
Notary:	\$5.00
Faxes:	\$1.00 1 st Page Local
	\$0.50c additional pages
	\$2.00 1 st Page Long Distance
	\$1.00 additional pages
Special Events Permit	
ie. Mule Days, Grove events,	
Downtown	\$40.00
Campground Permit	\$100.00

CONFERENCE CENTER

***No new rentals will be accepted, only rentals for our partners and our nonprofit organizations. Fee schedule stands for the purpose of those events that were rented prior to July 1, 2020 that we will continue to hold*

Deposit: \$150 for all rentals

Rates: *Residents*
\$35/room/hr
\$350/day*
Non-Residents
\$60/room/hr
\$500/day*
Non-Profit
\$25/room/hr
\$200/day*

- *Fee is based on 12 hour time period for board room, meeting room, dining room and classroom & does not include Kitchen use.
- Non-Profit Organizations must be 501(C)(3) Designation

Audio/Visual Equipment: \$15/hr

Kitchen Use: \$35 Flat Fee

Room Capacities:
Duncan Room- 40 seated with tables
Dixon Room- 25 seated with tables
Benson Room A- 40 seated with tables
Benson Room B- 40 seated with tables

- Failure to vacate facility at designated time without prior approval will result in overage being deducted from facility deposit

TOWN HALL MEETING ROOM

Rates: *Residents*
Occupancy Rate: 15 \$25.00/hr
Non-Residents
\$35.00/hr
Benson Businesses-Free

AUDITORIUM

Deposit: \$200 for all rentals

Rates: *Residents*
\$450 1-4 hours (4H min)
\$75 each additional hour
Non-Residents
\$500 1-4 hours (4H min)
\$75 each additional hour
Non-Profit 501(C)(3) Designation
-Groups provide copy of
determination letter
50% of the above

Technical Charges:

For any technical use of audio, lighting, etc. – Contact Nate Camp at
910-580-2220 or natecampdesign@gmail.com

Room Capacities:

Auditorium- 334 seats

Patron's Room- 100 people capacity

- Failure to vacate facility at designated time without prior approval will result in overage being deducted from facility deposit

TOWN OF BENSON PUBLIC LIBRARY

Non-Returned Books:	Actual cost of replacing book
Library Card Fees:	\$FREE (Replacement card \$1)
Printing/Copies:	\$.10c per page (b & w)
	\$.25c per page (color)

BENSON PARKS & RECREATION FEES

Athletic Fees:

Residents
Ages 6 Years & Under
Wee-Ball, Tee-Ball, Soccer &
Basketball--\$20.00
Ages 7 Years & Above
Baseball, Softball, Basketball,
Soccer & Volleyball--\$40.00

Non-Residents
Ages 6 Years & Under
Wee-Ball, Tee-Ball, Soccer &
Basketball--\$35.00
Ages 7 Years & Above
Baseball, Softball, Basketball,
Soccer & Volleyball--\$65.00

Adult Fees
Co-ed Volleyball—
\$325.00/team
3 on 3 Basketball--
\$225.00/team
5 on 5 Basketball—
\$525/team
Co-ed Kickball--\$400/team
Men's Softball--\$525.00/team

Exercise Membership:

\$50.00 (Residents)
\$25.00 (Senior Residents)
\$100.00 (Non-Residents)
\$50.00 (Senior Non-Resident)

*Rates will be pro-rated through the year

Civic Center Multi-Purpose Room

Deposit:

\$100 for all rentals

Rates:

Residents
\$100 3 hours
\$30 each additional hour
Non-Residents
\$150 3 hours
\$45 each additional hour

Conference Room & Meeting Room

Deposit: \$100 for all rentals

Rates:

Residents
\$60 3 hours
\$15 each additional hour
Non-Residents
\$90 3 hours
\$25 each additional hour

Shelter Rentals

The Grove (Stage Building)

Deposit: \$25.00

Rates:

Residents
\$50.00/day

Nonresidents
\$100/day

The Grove (Big Shelter)

Deposit: \$25 for all rentals

Rates:

Residents
\$30 first 2 hours
\$5 each additional hour

Non-Residents
\$60 first 2 hours
\$10 each additional hour

Vendor Permits:

\$25

Nance & Municipal Shelters (Small Shelters)

Deposit: \$25 for all rentals

Rates:

Residents
\$10 4 hours
\$5 each additional hour

Non-Resident
\$20 4 hours
\$5 each additional hour

Lee St. Gymnasium:

Rental fees include a staff member to be at the gym during the hours of rental.

Hours of rentals are Monday-Saturday: 8am-10pm
Sundays: 1pm-10pm

Deposit:	\$100.00
Rates:	\$50.00/hour \$250/day (Tournament) (Max. time 6hrs)
Open Gym Fees: (to be determined based On scheduling)	\$5.00/person
Commemorative Benson Gym Floor Plaques	\$20.00 each

Ballfield Rentals

Any rental over two (2) hours is considered a Full Day Rental

Hours of rentals are Monday-Saturday: 8am-11pm
Sunday: 8am-9pm

Deposit:	\$100 (All full day rentals)
Resident Fee:	\$20/hour \$200/day
Lights:	\$20/hour
Field Prep:	\$50 (Softball/Baseball) \$200 (Football)
Non-Resident Fee:	\$30/hour \$250/hour
Lights:	\$30/hour
Field Prep:	\$60 (Softball & Baseball) \$250 (Football)

FIRE DEPARTMENT

Fire Inspections:

Under 3,000 sq. ft.	\$50.00
3,001-5,000 sq. ft.	\$75.00
5,001-10,000 sq. ft.	\$100.00
10,000-25,000 sq. ft.	\$225.00
25,001-50,000 sq. ft.	\$300.00
50,001-100,000 sq. ft.	\$500.00
100,001-500,000 sq. ft.	\$750.00

- Fees include first inspection and one follow-up inspection to check compliance. Second follow-ups are \$35.00. Subsequent follow-ups are \$75.00
- In the event that the fire inspection last longer than 1 day, there will be an additional charge of \$25.00 per hour

Hydrant Flow Testing	\$50.00
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