

# TOWN OF BENSON



## FEE SCHEDULE FY 2022-2023

**EFFECTIVE DATE: JULY 1, 2022**

**AMENDED DATE: JUNE 14, 2022**

ADOPTED: JUNE 14, 2022

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## **AMENDED CHANGES TO FEE SCHEDULE**

- 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
 <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 <sup>nd</sup> 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 <sup>st</sup> 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 <sup>st</sup> 40 kW	\$3.50
Demand-All Add't kW	\$6.95
Energy-1 <sup>st</sup> 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 <sup>st</sup> 40 kW	\$3.50
Demand-All Add't kW	\$6.95
Energy-1 <sup>st</sup> 1,000 kWh	\$0.1609
Energy-Next 4,000 kWh	\$0.1338
Energy-All Additional kWh	\$0.0942
CP Rate: <i>Requirement &gt;50 kW=&gt;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**

	<b><u>July 2021</u></b>	<b><u>Jan 2022</u></b>
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	

**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 23<sup>rd</sup> day of the billing cycle. On the 29<sup>th</sup> 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 <sup>st</sup> time)	\$20.00
Notary:	\$5.00
Faxes:	\$1.00 1 <sup>st</sup> Page Local
	\$0.50c additional pages
	\$2.00 1 <sup>st</sup> 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](mailto: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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