

# City of Iron River

106 West Genesee Street  
Iron River, MI 49935  
Phone: (906) 265-4719 Fax: (906) 265-5776

## Zoning and Planning Fee Schedule Costs Declaration

Fees for zoning and planning reviews are assessments to cover costs in reviewing and handling request for zoning and special use permits. These costs include at a minimum some combination of the following procedures:

1. Handling, recording and filing request
2. Review of zoning ordinance
3. Review of site plan
4. On site review of plans
5. Zoning Administrators review
6. Legal and Professional Consultants review
7. Preparation of land use permit
8. Publication of public notice
9. Notification of neighboring landowners
10. Scheduling and conducting public hearing
11. Council approval and recording of minutes
12. Notification of County of approved action on request

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## Planning Review Fee Schedule

Single-Family Subdivision Plat/Site Condo Review:	\$200.00 plus \$5.00 per acre
Sketch Plan Review	\$375.00 plus \$20.00 per acre
Preliminary Plat/Plan Review	\$325.00 plus \$20.00 per acre
<u>Consultant Site Plan Review:</u>	
Concept Plan	\$375.00 plus \$20.00 per acre
Final Detailed Site Plan	\$400.00 plus \$20.00 per acre
<u>Planned Unit Development</u>	
Preliminary Plan	\$375.00 plus \$20.00 per acre
Final Detailed Site Plan	\$500.00 plus \$20.00 per acre
Rezoning Application	\$400.00 plus \$10.00 per acre
<u>Special Land Use Applications</u>	
Residential	\$250.00
Cluster Housing	\$250.00 plus site plan fee
All Other Commercial Applications	\$250.00 plus site plan fee if required
Landscape Plans	\$100.00 plus 5.00 per acre
<u>Variances:</u>	
Commercial	\$300.00
Residential	\$300.00
Review of Revisions:	One Half of Fee Schedule
Land Division: Request:	\$150.00
Annexation Petition	\$500.00 plus \$20.00 per acre
Engineering Review of Project Plans	Expenses accrued, plus 10% Admin, Fee
Tax abatement permit (IFT)	The lesser of \$500.00 or 2% of abatment
Appeal to Zoning Board of Appeals	\$150.00

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## Zoning Review Fee Schedule — Residential

New Home	\$50.00
Additions to house (alteration to footprint or height)-up to 500 sq. ft.	\$30.00
Additions to house (alteration to footprint or height)-over 500 sq. ft.	\$50.00
Garage – detached - up to 576 sq ft.	\$30.00
Garage – detached - over 577 sq ft.	\$50.00
Accessory Buildings: Up to 200 sq ft.	\$20.00
201 to 576 sq ft	\$30.00
Over 576 sq ft.	\$50.00
(Accessory Buildings: sheds, storage buildings, pole buildings, decks, porches, gazebos, etc.)	
Demolition of residential building	\$25.00
Moving house onto property	\$50.00
Swimming Pool above ground	\$30.00
Swimming Pool below ground	\$50.00
Home Occupation:	\$50.00
Signs – Commercial Use	\$25.00
Fence:	\$25.00
Driveway Permit:	
New, relocating or resurfacing from aggregate (site review)	\$25.00
Sidewalk, cement pad – (site review)	\$25.00

*Any and all additional legal fees will be bore by applicant*

*Failure to obtain a Zoning Permit Application shall result in a fine 3 times the permit charge.*

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## Zoning Review Fee Schedule — Commercial

New Business Registration	\$ 20.00
New Business Registration with inspection	\$ 50.00
Commercial and Industrial Buildings - new- up to 1,500 sq.	\$100.00
Commercial and Industrial Buildings - new - 1501 to 5,000 sq. ft.	\$150.00
Commercial and Industrial Buildings - new - over 5,000 sq. ft.	\$200.00
Additions to Commercial and Industrial Buildings - up to 1500 sq. ft.	\$100.00
Additions to Commercial and Industrial Buildings - 1501 to 5,000 sq. ft.	\$150.00
Additions to Commercial and Industrial Buildings - over 5,000 sq. ft.	\$200.00
Alteration, remodeling or reconfiguration for new use - site plan review	\$ 30.00
Accessory buildings - up to 576 sq. ft.	\$ 50.00
Accessory buildings - 577 to 5,000 sq. ft.	\$ 100.00
Accessory buildings - over 5,000 sq. ft.	\$200.00
Parking Lot	
Commercial and industrial w/existing storm water management plan	\$ 30.00
Commercial and industrial w/out storm water management plan	\$100.00
Driveway permit - ingress/egress review (site review)	\$ 30.00
Open Air Business	\$ 50.00
Demolition of Commercial Buildings — up to 576 sq. ft.	
Demolition of Commercial Buildings — 577 to 5,000 sq. ft.	\$150.00
Demolition of Commercial Buildings — over 5,000 sq. ft.	
Moving Building onto property	\$ 50.00
Sign - freestanding	\$ 50.00
Sign — other	\$ 25.00
Fence	\$ 50.00
Sidewalk, cement pad (site review)	\$ 30.00

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