



DocId:8060026

Tx:4043384

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JANET HOWARD

MARSHALL COUNTY RECORDER

11/06/2023 12:38 PM

REC FEE: 0.00 PGS: 3

Recorded as Presented

ORDINANCE NO. 2023-27

AN ORDINANCE AMENDING FEES REQUIRED BY “THE MARSHALL COUNTY ZONING ORDINANCE”, IN ARTICLE 11, SECTION 010, C. APPLICATION.

WHEREAS, the Marshall County Plan Commission has proposed a fee schedule;

WHEREAS, The Marshall County Plan Commission did conduct a public hearing on September 28th, 2023, after legal notification, and did recommend favorably on said Ordinance; and,

WHEREAS, The Marshall County Plan Commission did conduct a public hearing on April 27, 2023, on Board of Zoning Appeals and Planning Commission Fees and after legal notification, did recommend favorably on said Ordinance; and on the 5th day of June, 2023, said Board of Zoning Appeals and Plan Commission Fees were adopted and approved on Ordinance No. 2023-13. The Board of Zoning Appeals and Plan Commission Fees are added to this Ordinance to provide a complete fee schedule.

WHEREAS, the ordinance fees are as follows;

<u>Structure</u>		<u>Fees</u>
Type A Single Wide	\$	150
Type B Single Wide	\$	150
Modular	\$	180
Conventional Home		
<2000 sq ft	\$	300
2000-3000 sq ft	\$	325
3001-4000 sq ft	\$	350
>4001 sq ft	\$	0.08/sqft. with min. \$400
Home Addition < or = 1000 sq. ft.	\$	210
Home Addition > 1000 sq. ft.	\$	225
Accessory Structures		
120-1200 sq ft	\$	140
1201-1600 sq ft	\$	140
1601-2000 sq ft	\$	170
2001-4000 sq ft	\$	200
>4,001 sq ft	\$	0.05/sqft. with min. \$250
Decks, Carports, Open Porch	\$	140
Demolition	\$	0
Fences	\$	25
Pool- In-Ground	\$	140
Pool- Above Ground	\$	110
Roof (Structural)	\$	60
Roof (Shingles/Metal)	\$	60
Sign	\$	110

Electric Permit	\$	50
Plumbing Permit	\$	50
Re-Inspection Fee	\$	50
Interior Renovations	\$	170
Communication Tower	\$	300
WECS Non-Commercial (private)	\$	70 per tower
Meteorological Tower	\$	160 per tower
Commercial Buildings (new, additions or renovations)		
<2,000 sq ft	\$	220
2,000-5,000 sq ft	\$	400
5001-10,000 sq ft	\$	600
>10,000 sq ft	\$	0.06/sq. ft. with min. \$1000
Commercial Electric Permit	\$	50
Commercial Plumbing Permit	\$	50
Commercial Mechanical	\$	50
Commercial Re-Inspection Fee	\$	100
Solar Permits		
Micro-less than 120 square feet	\$	70
Small – 120 to 1750 square feet	\$	100
Medium – 1751 to 43,560 square feet	\$	170
Large – 43,561 to 435,600 square feet or more	\$	310
Farm – 435,601 panel square feet or more	\$	25/acre

Plan Commission Fees

Zoning Ordinance Change	\$	150
Re-Zoning	\$	200
Vacation Request	\$	150
Waiver	\$	150

Subdivision Applications
(Primary/Secondary)

Minor	\$	500
Major	\$	750
Plus per lot	\$	5.00

Planned Unit Development

Plus per lot	\$	5.00
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Board of Zoning Appeals

Appeals	\$	225
Use Variance	\$	300
Variance of Developmental Standard	\$	275
Special Use Application except Wind/Solar Farm	\$	275
Wind Farm Application	\$	2500 plus \$200 per tower*
Solar Farm Application	\$	2500 plus \$1 per panel acre*
Flood Hazard Variance	\$	325

*Wind Energy Conversion System (WECs) applicants shall pay all costs associated with the review and processing of applications for WECS Construction Permits and WECS Inspection Certificates by Marshall County, including without limitation the Board of Commissioners, Building Commissioner, Economic Development Commission, Surveyor and Plan Commission. Applicants shall submit a

Page 3 of 3


minimum Application Fee with the application in the amount set forth in the following fee schedule. Applications for Aggregated WECS Projects will be assessed separate application fees for each construction phase within a single project. If the costs of reviewing and processing the application exceed the minimum fees set forth below, the Plan Director shall notify the applicant of the amount of such additional costs and the amount thereof shall be promptly paid by the Applicant.

WHEREAS, the Board of County Commissioners of Marshall County, Indiana, did give legal notice and conducted a public meeting on the 18th day of September 2023, in regard to said amendment.

NOW, THEREFORE, BE IT ORDAINED that the Marshall County Zoning Ordinance as amended and the above fees be approved and adopted as shown above this 12th day of November 2023.

BE IT FURTHER ORDAINED that the above fee schedule shall go into effect on January 1, 2024.

BOARD OF COUNTY COMMISSIONERS
MARSHALL COUNTY, INDIANA



Stan Klotz, President

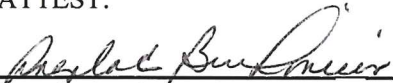


Mike Burroughs, Vice-President



Kevin Overmyer, Member

ATTEST:



Angela C. Birchmeier, Auditor

