

City of Nashua Legislation Details for O-02-74

Bill Number: O-02-74

1st Reading: 6/25/2002

Bill Name: AMENDING THE FEE SCHEDULES OF THE CITY BUILDING REGULATIONS AND AMENDING THE FEES ASSOCIATED WITH SUBDIVISION, SITE PLAN, REZONING, SPECIAL EXCEPTION, VARIANCE, CONSERVATION COMMISSION, HISTORIC DISTRICT COMMISSION AND LAND USE APPLICATIONS

Bill Status: Approved

Approval Date: 9/9/2002

Voting: Not a Roll Call Vote on this Legislation

Bill Sponsor: Mayor Streeter

Co-Sponsors: [McCarthy, Brian](#) - Alderman At - Large
[Cote, Scott](#) - Alderman Ward 9
[Nickerson, Timothy](#) - Alderman Ward 2
[Plamondon, Marc](#) - Alderman Ward 4
[McAfee, Kevin](#) - Alderman Ward 1
[Liamos, Stephen](#) - Alderman Ward 8
[Gage, Kevin](#) - Alderman Ward 3

Bill Text: **AMENDING THE FEE SCHEDULES OF THE CITY BUILDING REGULATIONS AND AMENDING THE FEES ASSOCIATED WITH SUBDIVISION, SITE PLAN, REZONING, SPECIAL EXCEPTION, VARIANCE, CONSERVATION COMMISSION, HISTORIC DISTRICT COMMISSION AND LAND USE APPLICATIONS**

In the Year Two Thousand and Two The City of Nashua ordains that Chapter 6 entitled "Building Regulations", Article III entitled "Fees" of the Nashua Revised Ordinances, is hereby amended by deleting the struck-through language, adding new language in italics as follows: Article III - Fees Section 6-21 Permits and Fee Schedules A permit shall not be valid until the prescribed fees have been paid and the permit issued. No permit to begin work for new construction, alteration, removal, demolition or other building operation shall be issued until the fees prescribed in this section have been paid to the Department of Building Inspection Safety, nor shall an amendment to a permit necessitating an additional fee because of an increase in the estimated cost or scope of work involved be approved until the additional fee has been paid. Where a permit has either been revoked, or a project discontinued or abandoned within six (6) months of the issuance of such permit, such permit may be returned to the code official for cancellation. One-half of the permit fee shall be refunded by the city treasurer on certificate of the code official, except all penalties that may have been imposed on the permit held under the requirements of this chapter shall first be collected. If a project is abandoned without notice being made to the code building official before a six-month interval has elapsed since the date such permit was issued, no refund shall be made. Residential or nonresidential use shall be in accordance with the intent of the Building Code of the City of Nashua, New Hampshire. The fees for

permits shall be charged as follows: The total amount of the permit shall be rounded to the nearest dollar (drop the total amount due under 50 cents and increase the total amount due from 50 to 99 cents to the next whole dollar). The fee for an application to the Board of Appeals shall be one hundred dollars.

Building Permit Fee Schedule 1. A NONREFUNDABLE APPLICATION PROCESSING FEE shall be paid at the time of filing of any application Building permit 15.00 20.00 Sign permit 25.00

2. NEW BUILDINGS, ADDITIONS, ALTERATIONS, MOBILE HOMES, IN-GROUND SWIMMING POOLS, REPAIRS - Basements, connecting structures, future expansion areas and areas capable of being used as living or occupiable space shall be included to calculate aggregate floor area, except residential where only habitable space shall be included Up to 500 square feet of aggregate floor area 25.00 35.00 Excess beyond 500 square feet (fee for each additional 100 square feet or part thereof) Residential 6.50 8.50 Commercial 13.00 17.00

3. ADDITIONAL PLAN REVIEW for minor modifications of previously approved drawings, including commercial tenant fit-up Residential (per square foot of area affected) .20 .025 Commercial (per square foot of area affected) .04 .05 When in the Code Building Official's opinion the nature of the work is not related to floor area, the permit fee may be based on construction cost of .005 .002 (five two mills) per dollar

4. MOVING A BUILDING FROM LOT TO LOT 100.00 130.00

5. DEMOLITION Up to 1,000 square feet 10.00 15.00 Excess beyond 1,000 square feet (fee for each additional 100 square feet or part thereof of aggregate floor area) 1.00

6. FIRE PROTECTION SYSTEMS a. Sprinkler systems: Base fee 15.00 20.00 Per head .50 .65 b. Other suppression systems: CO₂, dry chemical, halon, foam, etc. 30.00 40.00 c. Fire alarm systems: Fire alarm and annunciator panels (each) 15.00 20.00 Fire alarm initiating or notification device - Smoke detector, pull station, horns, strobes, speakers, etc. (per device) 1.00 1.30

7. SIGNS 50 square feet or less 35.00 45.00 51 to 349 square feet 65.00 85.00 350 square feet and over 125.00 160.00

8. ELEVATORS 55.00 70.00

9. SPECIAL CONSTRUCTION - Not including signs, but including and not limited to membrane structures, temporary structures, canopies and awnings, pedestrian walkways, radio and television towers and radio and television antennas Fee shall be based on construction or installation cost of .005 .002 (five two mills) per dollar

10. RETAINING WALLS over 4 foot in height 20.00 25.00 Or per linear foot .15 .20 (whichever is greater)

11. MINIMUM FEE/MISCELLANEOUS EQUIPMENT (each) excluding the application fee, where not otherwise provided for by this section Residential 5.00 Commercial 10.00

12. REINSPECTION OF THE SAME WORK due to the failure to pass an initial inspection or the unavailability of the premises at the time of initial inspection 20.00 40.00

13. SURCHARGE for permits issued after construction started without a permit 100% of applicable fee, but not to exceed 250.00

Mechanical Permit Fee Schedule

Residential Mechanical - Including multi-family

1. A NONREFUNDABLE APPLICATION PROCESSING FEE \$15.00 \$20.00

2. DELIVERY SYSTEM Gas supply piping (base fee includes meter set) 10.00 15.00 Gas supply outlets (each) 2.00 2.50 Fuel oil storage tanks (If underground or exceeds 660 gallons, building permit also required) 5.00

3. EQUIPMENT Furnace 20.00 30.00 Refrigeration system piping, evaporator coil, or condensing unit 2.00 5.00 Boiler - Water or steam 20.00 30.00 Boiler - Water or steam with domestic hot water generator 25.00 35.00 Burner - Conversion or replacement - Oil or gas 5.00 Heater - Vented or unvented - Floor, wall, or room 5.00

4. WOOD or PELLET STOVE and associated chimney 10.00 15.00

5. FACTORY BUILT FIREPLACE and associated chimney 15.00 20.00

6. MASONRY FIREPLACE and associated chimney 30.00 40.00

7. CHIMNEY 15.00 20.00

8. MINIMUM FEE/MISCELLANEOUS EQUIPMENT (each), excluding the application fee, where not otherwise provided for by this section 5.00

9. REINSPECTION OF THE SAME WORK due to the failure to pass an initial inspection or the unavailability of the premises at the time of initial inspection

20.00 40.00 10. SURCHARGE for permits issued after construction started without a permit 100% of applicable fee, but not to exceed 250.00 Commercial Mechanical 1. A NONREFUNDABLE APPLICATION PROCESSING FEE \$15.00 \$20.00 2. DELIVERY SYSTEM Gas pipe (per 1000 BTU) (maximum \$300) .10 .15 Fuel oil pipe (per 1000 BTU) (Maximum \$300) .10 .15 Fuel oil storage tanks (If underground or exceeds 660 gallons, building permit 5.00 also required) 3. EQUIPMENT Furnace 25.00 35.00 Boiler 30.00 40.00 Single package (includes rooftops), air handlers 10.00 15.00 Chiller/condenser 10.00 15.00 Duct work (per 10 square ft of area served - minimum \$25.00) .02 .025 Fire and smoke dampers 5.00 4. CHIMNEY (masonry or metal) 25.00 35.00 5. VENTED UNIT HEATER 10.00 15.00 6. FANS (greater than 250 CFM) 10.00 15.00 7. KITCHEN EXHAUST SYSTEMS Hoods (each) 20.00 25.00 Fans associated with hoods (each) 2.00 2.50 8. MINIMUM FEE/MISCELLANEOUS EQUIPMENT (each), excluding the application fee, where not otherwise provided for by this section 10.00 9. REINSPECTION OF THE SAME WORK due to the failure to pass an initial inspection or the unavailability of the premises at the time of initial inspection 20.00 40.00 10. SURCHARGE for permits issued after construction started without a permit 100% of applicable fee, but not to exceed 250.00 Electrical Permit Fee Schedule Residential Electrical - Including multi-family 1. A NONREFUNDABLE APPLICATION PROCESSING FEE \$15.00 \$20.00 Note: If the items in #2-6 are included with any other work listed in those sections, there is no additional fee. (Example: If doing new construction, there is no charge for the house meter.) The higher price will prevail. 2. NEW CONSTRUCTION, ADDITIONS, RENOVATIONS (per square feet of habitable area) .04 .05 3. HOUSE METER 27.50 35.00 4. SERVICE CHANGE: Up to 3 units 27.50 35.00 Each additional unit 5.50 7.00 5. ADDING SUBPANEL(S) (each) 11.00 15.00 6. ADDING or RELOCATING METER(S) 27.50 35.00 7. POOLS (in-ground) 27.50 35.00 8. TEMPORARY SERVICE (each) 10.00 9. MINIMUM FEE/MISCELLANEOUS EQUIPMENT (each), excluding the application fee, where not otherwise provided for by this section 5.00 10. REINSPECTION OF THE SAME WORK due to the failure to pass an initial inspection or the unavailability of the premises at the time of initial inspection 20.00 40.00 11. SURCHARGE for permits issued after construction started without a permit 100% of applicable fee, but not to exceed 250.00 Commercial Electrical 1. A NONREFUNDABLE APPLICATION PROCESSING FEE \$15.00 \$20.00 2. ELECTRICAL SERVICE ENTRANCE and SERVICE CHANGE (per amp) .20 .25 3. TEMPORARY SERVICE (each) 22.50 30.00 4. PANELS and SUBPANELS (each) 4.25 5.00 5. OUTLETS For switches, receptacles, fire and smoke detectors (each) .60 .75 For lighting and lighting fixtures, except as otherwise provided - Each 4 feet of continuous fluorescent lighting shall be deemed a separate lighting fixture (each) .60 .75 For ranges, dryers, and similar heating devices (each) 2.75 4.00 For high intensity lighting and fixtures (each) 5.50 7.00 6. FIXED MULTI-OUTLET RECEPTACLE ASSEMBLIES (for each 6 feet) 2.15 3.00 7. TRACK LIGHTING (each 10 feet) 2.00 3.00 8. MOTOR CONTROL CENTERS (each), AUTOMATIC TRANSFER SWITCHES (each), WIRING OF HVAC UNITS (per unit) 18.00 24.00 9. WATER HEATERS (each) 5.50 7.00 10. ELECTRIC BASEBOARD HEAT (per unit) 2.75 4.00 11. BUSS DUCTS (each section) 4.25 5.00 12. TRANSFORMERS, GENERATORS, MOTORS, X-RAY MACHINES (each) 11.00 15.00 13. PAGING and SOUND SYSTEMS: Per speaker .80 1.00 Per console 11.00 15.00 14. SIGNS (each) 15.00 20.00 15. MINIMUM FEE/MISCELLANEOUS EQUIPMENT (each), excluding the application fee, where not otherwise provided for by this section 10.00 16. REINSPECTION OF THE SAME WORK due to the failure to pass an initial inspection or the unavailability of the premises at the time of initial inspection 20.00 40.00 17. SURCHARGE for permits issued after construction started without a permit 100% of applicable fee, but not to exceed 250.00 18. ANNUAL PERMIT FEE 100.00 In lieu of an individual permit for each alteration to an already approved electrical installation, the code official shall issue an

annual permit upon application therefore to any person, firm or corporation regularly employing one or more certified electricians in the building, structure or on the premises owned or operated by the applicant for the permit. Annual Records: The person to whom an annual permit is issued shall keep a detailed record of all alterations to an approved electrical installation made under such annual permit, and such records shall be accessible to the code official at all times or shall be filed with the code official as designated. Plumbing Permit Fee Schedule Residential Plumbing – Including Multi-Family 1. A NONREFUNDABLE APPLICATION PROCESSING FEE \$15.00 \$20.00 2. PER FIXTURE (tub, shower, sink, water closet, lavatory, dishwasher, garbage grinder, outside faucet, clothes washing machine, backflow preventer, etc.) 4.00 5.00 3. IRRIGATION SYSTEM (includes backflow preventer) 5.50 7.00 4. PUMPS and EJECTORS (each) 7.50 10.00 5. WATER HEATERS (each) 5.00 6. GAS PIPING for water heaters (Mechanical permit applies for other gas piping) 5.00 2.50 7. WATER PIPES (per 100 feet or part thereof) 7.50 10.00 8. SANITARY SEWER CONNECTION 10.00 9. DRAINAGE, WASTE and VENT PIPES: (per 100 feet or part thereof) 7.50 10.00 10. MINIMUM FEE/MISCELLANEOUS EQUIPMENT (each), excluding the application fee, where not otherwise provided for by this section 5.00 11. REINSPECTION OF THE SAME WORK due to the failure to pass an initial inspection or the unavailability of the premises at the time of initial inspection 20.00 40.00 12. SURCHARGE for permits issued after construction started without a permit 100% of applicable fee, but not to exceed 250.00 Commercial Plumbing 1. A NONREFUNDABLE APPLICATION PROCESSING FEE \$15.00 \$ 20.00 2. PER FIXTURE (tub, shower, sink, water closet, lavatory, floor drain, drinking fountain, urinal, dishwasher, garbage grinder, outside faucet, clothes washing machine, wash down station, etc.) 4.00 5.00 3. TOILET PARTITIONS/HANDRAILS (per stall) 5.00 4.3. PUMPS and EJECTORS (each) 7.50 20.00 5 4. GREASE INTERCEPTOR 11.00 15.00 6 5. WATER HEATERS (each) 5.00 10.00 7 6. GAS PIPING FOR WATER HEATERS (each) 5.00 10.00 (See mechanical permit for other gas piping) 8 7. MEDICAL GAS PIPING (per 100 feet or part thereof) 10.00 9 8. IRRIGATION SYSTEM (includes backflow preventer) 5.00 12.00 10 9. BACKFLOW PREVENTER (each) Atmospheric vacuum breakers 5.00 10.00 Pressure vacuum breakers 5.00 10.00 Dual check valve 5.00 10.00 Reduced pressure principle 5.00 10.00 11 10. WATER PIPES: (per 100 feet or part thereof) 7.50 10.00 12 11. SANITARY SEWER CONNECTION 10.00 13 12. DRAINAGE, WASTE and VENT PIPES: (per 100 feet or part thereof) 7.50 10.00 14 13. STORM (Drain) SEWER CONNECTION 10.00 15 14. STORM PIPING: (per 100 feet or part thereof) 7.50 10.00 16 15. ROOF DRAINS (each) 5.00 10.00 17 16. MINIMUM FEE/MISCELLANEOUS EQUIPMENT (each), excluding the application fee, where not otherwise provided for by this section 10.00 18 17. REINSPECTION OF THE SAME WORK due to the failure to pass an initial inspection or the unavailability of the premises at the time of initial inspection 20.00 40.00 19 18. SURCHARGE for permits issued after construction started without a permit 100% of applicable fee, but not to exceed 250.00 The City of Nashua further ordains that Chapter 16 "Planning", Article I "In General", Section 16-2 "On-site notice of public hearing", of the Nashua Revised Ordinances, as amended, is hereby further amended by adding the following subsection (f): "Sec. 16-2. On-site notice of public hearing. (f) Fees. The applicant shall pay ten dollars (\$10.00) for each required on site notification sign. A recovery fee of fifty dollars (\$50.00) shall be paid by the applicant for each sign remaining on site in excess of seven (7) days of the public hearing." And further ordains that Chapter 16 "Planning", Article VI "Subdivision Regulations", Division 1 "Generally", Section 16-126 "Fees", of the Nashua Revised Ordinances, as amended, is hereby further amended by deleting subsection (a) in its entirety and replacing it with the following language: "Sec. 16-126. Fees. (a) Before any subdivision plan or site plan can be placed on the agenda of the planning

board for action, the following fee shall have been paid. (1) Subdivision plan: Seventy Five dollars (\$75.00) per lot plus a two hundred fifty dollar (\$250.00) application fee. For any plan submitted to the planning staff for recording at the county registry of deeds, the county registry of deeds recording fee and a handling fee of twenty dollars (\$20.00) shall be collected prior to such recording. (2) Site plan a. Residential: Seventy five dollars (\$75.00) per dwelling unit, plus a two hundred fifty dollar (\$250.00) application fee. b. Commercial, industrial, semipublic civic, and recreational facilities: Seventy five dollars (\$75.00) per one thousand (1,000) square feet or fraction thereof, plus a two hundred fifty dollar (\$250.00) application fee. (3) Minimum; additional fees, including minor site plan amendments. In no instance is the fee to be collected to be less than two hundred fifty dollars (\$250.00) (4) Rezoning fee. All applications for rezoning shall be accompanied by an application fee of five hundred dollars (\$500.00) (5) Inspection fee. A site plan/subdivision inspection fee of twenty-five dollars (\$25.00) shall be assessed per each inspection. All fees to be paid prior to the final certificate of occupancy being issued or at a time agreed to by the Planning Director or his/her designee. (6) Abutter notification. The abutter notification fee shall be any necessary postal fees plus two dollars (\$2.00) per abutter. Any subdivision or site plan placed on the agenda for a meeting of the planning board which is postponed due to errors or omissions caused by the applicant shall require payment of all mailing costs and an additional fifty dollars (\$50.00) processing fee for each time the plan is subsequently placed on the agenda of the planning board." And further ordains that Chapter 16 "Planning", Article VII "Zoning", Division 3 "Administration, Enforcement and Permits", Section 16-201 "Permit and application fees", of the Nashua Revised Ordinances, as amended, is hereby further amended by deleting it in its entirety and replacing it with the following: "Sec. 16-201. Permit and application fees. (a) No permit to begin work for new construction, alteration, removal, demolition or other building operation shall be issued until the fees prescribed in this section shall have been paid to the administrative officer, nor shall an amendment to a permit necessitating an additional fee because of an increase in the estimated cost or scope of work involved be approved until the additional fee shall have been paid. The fees for land use permits shall be charged as follows: The total amount of the fee shall be rounded to the nearest dollar (Drop the total amount due under 50 cents and increase the total amount due from 50 to 99 cents to the next whole dollar.) (1) Residential minimum land use review fee \$25.00 (sheds, decks, pools, etc.) (2) Residential additions/alterations (other than new units) \$50.00 (3) Residential new unit (less than 4 units) \$200.00 per unit (4) Commercial land use application fee \$250.00 or 25% of building permit fee, which ever is more. (5) Change of use \$250.00 (6) Demolition \$10.00 (7) Minor Home Occupation \$25.00 (8) Other \$25.00 (9) Voluntary Merger of Parcels \$25.00 (10) Zoning verification letter \$25.00 (11) Flood Plain letter \$25.00 (12) Copy of Chapter 16 of the NRO \$15.00 (13) Map Reproduction \$5.00 (14) Duplication of public hearing tapes (first tape) \$20.00 If owner supplies tapes first tape reduced to \$15.00 Each additional tape \$5.00" And further ordains that Chapter 16 "Planning", Article VII "Zoning", Division 3 "Administration, Enforcement and Permits", Section 16-206 "Appeals", of the Nashua Revised Ordinances, as amended, is hereby further amended by deleting subsection (e) in its entirety and replacing it with the following language: "Sec. 16-206. Appeals. (e) The board shall fix a reasonable time for the hearing of an appeal taken within the time specified by its rules. Before any hearing is given either on an appeal or an application for variance or special exception, notice shall be given to the appellant and every abutter whose property is located in this state and adjoins or is directly across the street or stream from the land under consideration in the appeal, variance or special exception as determined from the records of the city assessor. Such

notice shall be given by certified mail stating the time and place of the hearing, and such notice shall be given not less than fourteen (14) days before the date fixed for the hearing. A public notice of the hearing shall also be placed in a newspaper of general circulation in the area, not less than five (5) days before the date fixed for the hearing. A fee to cover the cost of processing and notification shall be paid to the administrative officer at the time of submittal of the petition to such administrative officer. The following fee schedule shall be utilized in determining processing and notification costs: (1) Basic fee for use variance, seven hundred and fifty dollars (\$750.00) (2) Basic fee for special exception petitions involving the following: (a) Filling of floodplains, four hundred dollars (\$400.00) (b) Filling of wetlands, four hundred dollars (\$400.00) (c) Planned business developments, four hundred dollars (\$400.00) (d) Planned industrial developments, four hundred dollars (\$400.00) (e) Processing/removal of raw material, four hundred dollars (\$400.00) 3) Basic fee for all other petitions except as otherwise noted, three hundred dollars (\$300.00) (4) Applications with more than one (1) request, one hundred and fifty dollars (\$150.00) (5) The abutter notification fee shall be any necessary postal fees plus two dollars (\$2.00) per abutter. Additional postal fees do not apply to existing residential structures on lots containing three (3) residential units or less. The time and date of the hearing shall not be set, nor shall notices be sent out, unless and until all the supporting documents, including all permits, plans, approvals and other documents required for the application have been filed with the administrative officer. Additionally, any postponement caused by the applicant, unless the direct result of zoning board action, shall necessitate the payment of a processing fee of fifty dollars (\$50.00)." And further ordains that Chapter 16 "Planning", Article VII "Zoning", Division 17 "Signs", Section 16-483 "Administration", of the Nashua Revised Ordinances, as amended, is hereby further amended by deleting subsection (c) in its entirety and replacing it with the following language: "Sec. 16-483. Administration. (c) Permit Fees. The issuance of a sign permit shall be accompanied by a fee calculated per sign in accordance with the following fee schedule: (1) 50 square feet or less \$25.00 (2) 51 to 150 square feet \$50.00 (3) 151 square feet and over . . \$100.00" And further ordains that Chapter 16 "Planning", Article VII "Zoning", Division 19 "Historic Districts", Section 16-537 "Procedure for commission review", of the Nashua Revised Ordinances, as amended, is hereby further amended by renumbering subsection (b) to (c) and (c) to (d) and adding a new subsection (b) as follows: "Sec. 16-537. Procedure for commission review. (b) Before any application can be placed on the agenda of the Historic District Commission for action, a fee of twenty five dollars (\$25.00) shall have been paid." And further ordains that Chapter 16 "Planning", Article VIII "Wetlands", Section 16-573 "Administration", of the Nashua Revised Ordinances, as amended, is hereby further amended by renumbering the existing paragraph to (a) and adding a new paragraph (b) as follows: "Sec. 16-573. Administration. (b) Before any application can be placed on the agenda of the Conservation Commission for action, the following fee shall have been paid: (1) Two hundred and fifty dollars (\$250.00) for any project that requires a site plan or subdivision plan to be filed with the Planning Board. (2) One hundred dollars (\$100.00) for all other applications." All other ordinances or parts of ordinances inconsistent herewith are hereby repealed. This ordinance shall become effective July 1, 2002.
