

Department of Agriculture, Conservation and Forestry

MAINE LAND USE PLANNING COMMISSION

22 State House Station, Augusta, Maine 04330. Tel. (207) 287-2631

General Provisions

Chapter 1 of the Commission's Rules

(APA Office Note dated November 6, 2013: due to a legislatively-mandated reorganization, the Land Use Regulation Commission was renamed as Land Use Planning Commission, with its umbrella-unit number changed from 04-061 to 01-672.)

Effective Date: August 27, 1990

Amended Effective: July 23, 2007

1.03 [Reserved]**1.04** **Schedule of Fees****A. General Provisions**

Square foot and linear foot calculations apply to new, reconstructed, replaced, expanded, additions, or changes of use to structures, disturbances, or utility lines. Legally existing or previously approved structures, disturbances or utility lines unless otherwise specified are not counted in the fee calculation. For utility lines, roads, land management roads, and mineral or peat extraction, only the portions of the project or the additional length or acreage that triggers permit review will be subject to these fees.

Areas within building permits, development permits or D-PD boundary changes that disturb shoreland areas adjacent to (for the purpose of this rule and fee structure "adjacent to" means within 25 feet) or below the normal high water mark of any surface water body, including but not limited to lakes, ponds, streams, brooks, and rivers, or that impact any identified wetland areas will be assessed the square foot rate fee of \$0.40 per square foot.

Amendments to permits shall be assessed using the same method as initial permit applications.

After-the-Fact Fees, or fees for activities already begun prior to receiving permit approval, shall be three (3) times the listed fee.

No Fee will be charged for Processing Notifications.

No fee shall be assessed to a governmental agency seeking to amend district boundaries.

No fee shall be assessed for district boundary changes to or from an interim protection subdistrict or resulting from correction of an error as to the boundary of a district.

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| 9. Road Permit applications | \$200.00 | Base Fee |
| | + \$0.10 | per linear foot for Level A Projects |
| | \$1000.00 | Maximum Fee Level A Projects |
| | + \$0.15 | per linear foot for Level B Projects |
| | \$2500.00 | Maximum Fee Level B Projects |
| | + \$0.30 | per linear foot for Level C Projects |
| | \$5000.00 | Maximum Fee Level C Projects |
| 10. Land Management Road Permit applications | \$200.00 | Base Fee |
| | + \$0.15 | per linear foot |
| | \$1000.00 | Maximum Fee |
| 11. Water Crossing Permit application | \$250.00 | Base Fee |
| | + \$2.00 | per linear foot of span length or culvert width |
| 12. Shoreland Alterations or Wetland permit applications | \$100.00 | Base Fee |
| | + \$0.40 | per square foot (footprint) structures or disturbed area (includes areas within 25 feet of shoreline and wetland impact areas) |
| 13. Certificates of compliance | \$50.00 | |
| 14. Subdivision permit applications | \$1000.00 | Base Fee |
| | + \$500.00 | per lot created |
| 15. Subdivision permit certificates of compliance | \$50.00 | per lot |
| 16. All other permit and amendment applications | \$100.00 | |

C. Petitions for district boundary changes (zoning petitions)

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| 1. Change to a protection district | \$250.00 | |
| a) Includes Resource Plans but not Concept Plans | | |
| 2. Change to a management district | \$500.00 | |
| 3. Change to a development district (except D-PD) | \$1000.00 | Base Fee |
| | + \$25.00 | per acre of new or changed development district |

- 2) No fee shall be assessed for minor changes.
- 3) The Director, at the Director's discretion, may reduce or waive an application or special service fee when the applicant or person requesting the reduction or waiver demonstrates to the satisfaction of the Director that an extreme hardship or injustice would result from payment of the fee.
- 4) If the director determines that a particular application, by virtue of its size, uniqueness, complexity or other relevant factors is likely to require a disproportionate share of state resources, the director may designate that application as subject to special fees, and may assess a fee of up to 0.25% of the estimated development costs.
- 5) The Director, at the Directors discretion, may require a petitioner for a district boundary change for the purpose of a subdivision or commercial development to pay the actual costs incurred for a public hearing. Actual costs may include but not be limited to: filing notices in newspapers, postage, court reporters fees, travel, and room rental costs.
- 6) In addition to the application fees above, the Director may designate a proposed project as an extraordinary project and assess a processing fee as provided in 12 M.R.S.A. §685-F.

G. Fee Payment

- 1) No application for a permit, special exception, zoning petition, certificate of compliance, advisory ruling or variance shall be processed until the fees have been paid in full in accordance with this rule.
- 2) All fees are non-refundable.