

TOWN OF MOUNT PLEASANT



FEES and CHARGES SCHEDULE

Adopted by Town Board of Commissioners on: January 5, 2009

Last Amended: August 14, 2017

Effective: August 14, 2017

Town of Mount Pleasant Fees and Charges Schedule

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Town of Mount Pleasant Administrative Charges

Copies	\$0.10/sheet
Faxes	\$0.10/sheet
Notary Fee (No charge if Town related)	\$5.00 per document

Requirements for Notary Service

1. All documents must be completed prior to notarization. If you have questions about the documents, please consult an attorney. We are unable to provide legal advice concerning the documents.

2. A valid, government issued photo ID for each person signing the document.

3. Document must have the proper notarial certificate for notary to sign. We cannot by law add the information to the document.

4. Fee is \$5 per document if not Town business. Items concerning Town business are free.

5. Notary reserves the right to refuse notarizing any document he/she feels uncomfortable signing for any reason.

Municipal Code Copies	
Entire Code	\$0.10/sheet
Supplements	\$1.00/sheet
Non-Sufficient Funds (NSF)/Returned Check Fee	\$35.00
Administrative charges for applying Liens to Property (per occurrence)	\$50.00
Administrative charges for Code Enforcement when fined	\$50.00

Town of Mount Pleasant Planning Services

In addition to the fees below, applicants must comply with all bonding requirements established by the Town.

APPLICATIONS FOR BOARD OF COMMISSION AND/OR PLANNING & ZONING/BOARD OF ADJUSTMENT REVIEW

Zoning Map Amendment	\$400.00 plus advertising and notification costs
Text Amendment Fee	\$400.00
Land use plan amendment	\$400.00
Conditional Use Permit	\$500 plus \$5.00 per acre
Conditional District Rezoning	\$500.00 plus \$10 per acre plus advertising and notification costs
Amendments to conditional zoning districts	\$500.00
Vested Rights Certification	\$400.00
Vested Rights Extension	\$150.00
Variance - Residential	\$300.00
Variance– Non-Residential	\$400.00
Appeal from a Final order, Decision or Interpretation	\$250.00
Appeal of Planning and Zoning Board Decision to Elected Body	\$50.00 plus advertising and notification costs
Certificate of Non-conformity Adjustment	\$100.00
Street, Alley or Right-of-way closing	\$300.00
Voluntary Annexation Petition	\$100.00

**Town of Mount Pleasant
Planning Services
(continued)**

PUBLICATIONS:

Historic Town Homes (History)	\$ 15.00
Copy of UDO	\$50.00
Zoning Map or Land Use Map	\$20.00

New Construction (Zoning Clearance Approval/Permit):

Single Family	\$25.00
Multi-family (5 units or less)	\$100 \$50.00+\$5.00/unit
Multi-family (more than 5 units)	\$300.00 or \$0.05/sf whichever is greater
Commercial	\$250 plus \$10 per acre
Industrial	\$250 plus \$25 per acre
Grading (only)	\$50

Additions, accessory, Up fits: (Zoning Clearance Approval/Permit):

Residential	\$25.00
Commercial Addition/Accessory	\$100.00
Commercial Up fit	\$50.00
Industrial Addition/Accessory	\$100
Industrial Up fit	\$50.00

Temporary Permits:

Temporary Construction Trailer	\$75.00
Temporary Use Permit	\$25.00
Temporary Power Compliance	\$0.00 (fire fee may apply)

Sign Permits:

Wall Mounted, Projecting, or Canopy	\$50.00
Banner ADD Type 3	\$25.00
Ground Mounted	\$50.00
Outdoor Advertising	\$200.00
Change of Panel	No Charge

**Town of Mount Pleasant
Planning Services
(continued)**

Miscellaneous:

Driveway Permit (<i>Appendix D of UDO</i>)	No Charge
Home Occupation Permit	\$25.00
Change of Use Permit	No Charge
Architectural Review	\$50.00
Architectural Review Appeal of Planning & Zoning Board Decision	\$250.00
Re-review (after 3 submittals)	\$200.00+\$5.00 per acre
Zoning Verification/ABC letter	\$25.00
Fine for Construction without a permit	Double permit fee
Re-advertising Fee (due to action by applicant)	Cost of advertisement
Special Meeting Requests	\$500.00
Certificate of Compliance for Change of Occupant	\$10.00
Street Name Change Petition	Cost of advertisement +new street sign(s).

PLATS:

Subdivisions:

Conveyance / Exempt Plat Charge	No
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Minor Subdivision	\$10.00 per new lot
Preliminary Plat Review – Major Subdivision	\$25.00 plus \$5 per lot
Up to 25 lots	\$250.00
26-50 lots	\$500 plus \$5 per lot (over 25)
more than 50 lots	\$750.00 plus \$5 per lot (over 50)

Preliminary Plat - Applicant Appeal to Elected Board	\$75.00
Preliminary Plat – Minor Revision (No Board hearing Required)	\$200.00
Preliminary Plat – Major Revision (Board Hearing Required)	\$400.00

Construction Plans

less than 2 acres	\$175.00
2-10 acres	\$300.00
10-25 acres	\$400.00
over 25 acres each additional acre	\$50.00

Final Plat Review – Major Subdivision (If a third submittal is required an additional review fee will be collected)	\$150.00 per map
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Letter of Credit Review (Includes partial release requests)	\$100.00 + Engineers Cost
Time Extension for Plat Approval	\$100.00

Town of Mount Pleasant Engineering

All Engineering Fees Will Be Assessed at cost plus 10% administration

Town of Mount Pleasant Fire Safety

All Fire and Safety Fees Are Based On Cabarrus County Fee Schedules

https://www.cabarruscounty.us/government/departments/emergency-management/fire-marshall/Documents/Fire_Marshal_Fee_Fine_Schedule.pdf

Town of Mount Pleasant Solid Waste & Recycling

Single Family Residential & Multifamily 6 Units or Less

Town of Mount Pleasant Garbage Containers:

1 st Garbage Container	No Charge
Additional Garbage Containers (Limited to 3 Containers Per-Building)	\$60.00 deposit per Container

Rollout Garbage Collection:

Standard Collection (One Container)	No Charge
Additional Containers	\$10/month/cart

White Goods and Furniture

No Charge
(up to 3 items/ bi-weekly pick-up)

Bulk Waste Materials (see Solid Waste Guidelines)

No Charge
3'x3'x3' pile under 75lbs./bi- weekly pick-up)

Brush and limbs

No Charge
(once a week at scheduled pick-up)

Leaf Pick-up

No Charge
(during scheduled pick-ups)

Recycling

\$2.25/cart /month

Commercial and Churches

Rollout Service is Available for Light Office Trash
(Limited to 3 Containers Per- Building)

Same as Residential

Dumpster Service Required For Large Commercial Generators

Not Provided

Multifamily Residential Greater Than 6 Unit

Dumpster Service is required for All

Not Provided

Refer to Solid Waste Guidelines

Solid Waste Guidelines

Rollout Garbage Collection

Garbage should be placed in appropriate bags and placed within a Mount Pleasant rollout container. Containers other than Mount Pleasant containers will not be picked up. No garbage should be placed on top or beside of the container. Recyclables and yard waste should not be placed in a garbage container. Hazardous household waste or dead animals must not be set out for garbage collection. Containers should be placed out the morning or night before scheduled collection. Pick-up is on Friday of each week at the curb before or at 6:00am Rollout containers should be placed within 5 2 feet off the road. Rollout containers should not be placed next to mailboxes, or other permanent fixtures. Roll out containers should have at least 3 feet clearance in all directions. Wheels of rollout containers should be away from the road. (The lid hinge should be placed away from the road.) Place everything in the roll out container. Additional containers must be bought rented from the Town; the Town is only responsible for providing one container per household. All collection is curbside. However, special arrangements can be made at Town Hall for elderly and disabled residents with a letter from a doctor. The Town does not provide rollout garbage collection for multifamily housing with more than 6 units, or large commercial generators. The Town reserves the right not to pick-up any items that it deems to be too large or unsafe.

*White Goods and Furniture

Large disposable appliances and furniture may be picked up when placed at the edge of the yard, off the street pavement. These items must be drained of all liquids. Nothing should be placed inside the appliance. Cords should be removed or neatly tied in a roll. White goods and furniture must be limited to 3 items bi-weekly on Fridays opposite the recycling pickup dates. (Dates will be posted on the Town's website and water bills.) Larger volume of disposal must be contracted for pick-up by the homeowner. This services is only provided for single family residential and multifamily with 6 units or less. The Town reserves the right not to pick-up any items that it deems to be too large or unsafe.

White goods and furniture include the following:

- Chairs
- Dryers
- entertainment centers (without glass only)
- foot boards
- head boards
- hot water heaters (drained)
- small couches
- small tables
- washing machines

ITEMS that will NOT be picked up:

- Any materials resulting from work performed by a commercial contractor
- Automobile parts including motors, tires on rims, doors, fenders, car seats, batteries, bumpers
- Bricks
- Cardboard boxes. Please cut down to 3 feet by 3 feet (or smaller) pieces and place in the recycling cart for collection
- Central air conditioning or heating units
- Ceramic tile
- Chain link fencing
- Cinderblocks
- Computer monitors
- Concrete
- Dirt
- Duct or sheet metal materials
- Fence posts with concrete attached
- Fire-damaged items
- Freezers
- Grocery carts
- Floor coverings (except carpet/padding installed or removed by homeowner)
- Marble or simulated marble countertops
- Nails or boards with protruding nails
- Paint & other hazardous waste
- Plaster
- Propane/oxygen tanks
- Railroad ties
- Refrigerators
- Rocks
- Roofing materials, shingles
- Sand
- Sheetrock
- Televisions
- Window air-condition units
- Yard waste

Solid Waste Guidelines

(continued)

***Bulk Trash Materials**

Bulky waste items include lamps, telephones, small hand appliances (no larger than 24" x 24" x 36"), clothes, buckets, plastic containers, and miscellaneous items resulting from cleaning out a garage, attic, storage shed, or closet. Place bulky trash items at the edge of the yard off the street pavement for pick-up on the same day as your regular garbage pick-up. Residential building materials from homeowner repairs/renovations can be placed at curb. Boxes or appropriate personal containers must be used for small loose items. Filled containers should not weigh more than 75 lbs. Bulk trash must be limited to 3 items, 75 lbs. or less, bi-weekly. A container of smaller items is considered one item. Larger volume of disposal must be contracted for by homeowner. Pick-up is regular garbage day. This services is only provided for single family residential and multifamily with 6 units or less. The Town reserves the right not to pick-up any items that it deems to be too large or unsafe.

Bulk waste materials include the following:

small appliances • clothes(must be in a container) • empty buckets • lamps (no bulbs) • doors • plywood • plumbing materials • floor covering • sheetrock, plaster • lumber (no longer than 6 feet long, remove all nails) • carpeting/padding (rolled, tied, no longer than 8 ft, cannot weigh over 75 lbs.)

Bulk waste pick-up is NOT provided for the following items:

computers • televisions • tires • glass • nails • concrete • dirt • stumps • asphalt • light bulbs • asbestos insulation • brick/blocks • shingles • petroleum products • paint cans • liquids of any type • batteries • lawn mowers • bulk metal

Tree Leaves

All leaves must be separated from any limbs, trash, or any other items and placed in piles at the curb. The leaf collection period will begin November 1 and finish upon public notice on Town water bills. During the non-leaf collection period, leaves may be placed in transparent (clear) garbage bags and placed at curbside for Town pick-up. No leaves are to be bagged as trash or placed in trashcans at any time.

Tree Limbs

Limbs must be no longer than **six (6) feet in length and 4" in diameter. Absolutely no stumps will be permitted.** Limbs should be placed parallel to the curbside in separate piles for faster pick-up. Please provide one foot between piles. No limbs are to be bagged as trash or placed in trashcans at any time.
NO COMMERCIALY CUT LIMBS WILL BE ACCEPTED.

Solid Waste Guidelines

(continued)

Grass Clippings

Clippings must be placed in transparent (clear) garbage bags and placed at curbside and separated from other yard waste, household trash or other items. Clippings or bagged clippings should not be placed into trashcans.

NO COMMERCIALY CUT GRASS CLIPPINGS WILL BE ACCEPTED.

The Town does **NOT** except any of the following under any type of collection:

batteries • paint • computers • bricks & rocks • oil & gasoline • paint cans • computer parts • stumps • anti-freeze • animal manure • lacquer • bathroom cleaners • degreasers • paint stripper • drain cleaners • paint thinner • furniture polish • polish remover • kitchen cleaners • solvents • metal polish • spray cans • nail polish • wood preservative • oven cleaner • powder cleansers • pool chemicals • spot removers • fluorescent bulbs • tile cleaners • mercury thermometers / thermostats • upholstery cleaners • antifreeze • herbicides • mothballs • brake fluid • pesticides • gasoline • rat poison • kerosene • used motor oil • smoke detectors • fire extinguishers • ammunition or fireworks • medical wastes or prescriptions

Any solid waste that is brought into the Town from an outside location will not be picked up by the Town of Mount Pleasant. Property on which such waste is deposited may be in violation of The Town of Mount Pleasant Code of Ordinances. Parties responsible for depositing such waste may also be in violation of State or Federal laws.

Tree trunks and limbs cut by commercial contractors will not be picked up by the Town of Mount Pleasant. Property on which such waste is deposited may be in violation of The Town of Mount Pleasant Code of Ordinances.

Town of Mount Pleasant Utilities

Security Deposit for Utility Bills

Water Meter Size	Deposit
5/8" or 3/4"	\$100.00 individuals
1"	\$100.00 individuals
1 1/2"	\$250
2" and up	\$400
Multi-family units	#units x 3/4" deposit= required deposit

Deposit for Hydrant Meter	\$775.00
Hydrant meters used longer than 30 days	\$22.36 per month/first 2,000gal
Late Fee	\$10.00
Returned Checks	\$35.00
Non-Payment Administrative Service Disconnection Fee (Applies at the time a customer is <u>scheduled</u> for disconnection due to nonpayment)	\$40.00
Service Reconnection Fee	
Regular Reconnection (Regular Town Workdays Monday – Friday between 8:00am and 4:30pm)	\$0
Off-Hours Reconnection Fee (Holidays, Saturdays, Sundays, and any day between 4:30pm - 8:00am)	\$60.00
Tampering, Altering, Removing or Replacing Water Meters	\$300.00 + Repair Costs
Tampering, Altering, Removing or Replacing Fire Hydrants	\$500.00 + Repair Costs
Bypassing a Water Meter	\$300.00 + Repair Costs
Water Meter Testing	
5/8" - 1"	\$50.00
1 1/2" - 2"	\$125.00
Second and subsequent offense	\$1,500.00

**Town of Mount Pleasant
Utilities**

(continued)

FEES FOR VIOLATIONS OF MANDATORY WATER RESTRICTIONS

Residential		
	First offense	\$ 100.00
	Second and subsequent offense	\$ 300.00
Commercial/Institutional		
	First offense	\$ 500.00
	Second and subsequent offense	\$1,500.00
Industrial		
	First offense	\$ 500.00

Water Fees

Water Meter Size	0 to 2,000 Gallons	Gallons Over 2,000
Inside Town		
5/8" or 3/4"	\$22.36	\$4.08 /1000
1"	\$41.16	\$4.08 /1000
1 1/2 "	\$113.76	\$4.08 /1000
2" and up	\$219.36	\$4.08 /1000
Outside Town		
5/8" or 3/4"	\$39.13	\$7.14 /1000
1"	\$72.03	\$7.14 /1000
1 1/2"	\$199.08	\$7.14 /1000
2" and up	\$383.88	\$7.14 /1000

Municipal and WSACC Water Plant Volume Charges: Excluded

Fire Service Availability Fee:

• Fee is due for all facilities with a dedicated fire service line regardless of whether the line is used by the owner. No fire service line can be used for regular consumption. Customers with regular consumption may be required to convert the fire service to a domestic service. Consumption that is used in the event of a fire is not charged. Fire Service Availability Fee is based on line size and does not distinguish between customers inside or outside of the Town.

2" line	\$50 per month
4" line	\$100 per month
6" line	\$150 per month
8" line	\$200 per month
10" line	\$250 per month
12" line	\$300 per month

Town of Mount Pleasant
Utilities
(continued)

Water Tap Installation Fee

¾" meter \$1,500*
 1" and Greater Actual Construction Cost +10% Administrative (see page 18)

****(If cost of Tap fee to the Town is more than \$1,500, owner will be responsible for the extra cost to the Town before service is available)***

Hydrant Meter Water Rate \$6.60 /1000

Tanker Truck prearranged fill at designated hydrant (based on Size of Tank)

Size of Tanker Filled	Cost Per Tank Fill
500	\$ 3.30
1,000	\$ 6.60
1,500	\$ 9.90
2,000	\$ 13.20
2,500	\$ 16.50
3,000	\$ 19.80
3,500	\$ 23.10
4,000	\$ 26.40
4,500	\$ 29.70
5,000	\$ 33.00
5,500	\$ 36.30
6,000	\$ 39.60
6,500	\$ 42.90
7,000	\$ 46.20
7,500	\$ 49.50
8,000	\$ 52.80
8,500	\$ 56.10
9,000	\$ 59.40
9,500	\$ 62.70
10,000	\$ 66.00

Reserved for Distribution System Capital Recovery Fee

**Town of Mount Pleasant
Utilities
(continued)**

Wastewater Fees

Water Meter Size	0 to 2,000 Gallons	Gallons Over 2,000
Inside Town		
¾"	\$21.64	\$5.40 /1000
1"	\$36.06	\$5.40 /1000
1 ½ "	\$92.71	\$5.40 /1000
2" and up	\$175.11	\$5.40 /1000
Outside Town (Block 1)		
¾"	\$21.64	\$5.40 /1000
1"	\$36.06	\$5.40 /1000
1 ½"	\$92.71	\$5.40 /1000
2" and up	\$175.11	\$5.40 /1000
Outside Town (Block 2)		
¾"	\$41.69	NA
1"	NA	NA
1 ½"	NA	NA
2" and up	NA	NA

Outside Town Limits Block 1

Block 1 currently includes all areas outside of the city limits except between Highway 49 to Cold Springs Road on Highway 73.

Outside Town Limits Block 2

Block 2 currently includes areas between Highway 49 to Cold Springs Road on Highway 73.

Municipal and WSACC Water Plant Volume Charges: Excluded

Sewer Tap Installation Fee

¾" meter \$1,500*
 1" and Greater Actual Construction Cost +10% Administrative (see page 19)

****(If cost of Tap fee to the Town is more than \$1,500, owner will be responsible for the extra cost to the Town before service is available)***

Reserved for Collection System Capital Recovery Fee

**Town of Mount Pleasant
Utilities
(continued)**

Involuntary Disconnection

When it becomes necessary for the Town to discontinue services for any reason, service will be restored after payment of (1) all past due and current bills due the Town, (2) any deposit as required, (3) any material and labor cost incurred by the Town, according to the current Fee Schedule, Section Eight, and (4) all penalties and charges required by this policy

Fees for Accounts Submitted for Collection to NC Debt Setoff

Interest rate for balances in NC Debt Setoff 1.5%

**Town of Mount Pleasant
Reimbursement**

Staff Time

All Town personnel Total cost of staffing (Salaries & Benefits), plus 10% administrative fee

Equipment Usage

All Town equipment Rates determined by Federal Emergency Management Agency (FEMA)

Please refer to the FEMA schedule of equipment rates for the rates used to calculate the fee for the use of Town equipment. This schedule can be found at www.fema.gov/rrr/pa/fin_eq_rates.shtml.

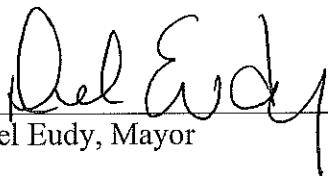
This Schedule of Fees and Charges is hereby adopted by the Town of Mount Pleasant Board of Commissioners.

Originally adopted by the Town of Mount Pleasant Board Of Commissioners at a regular meeting thereof on the **5th day of January, 2009.**

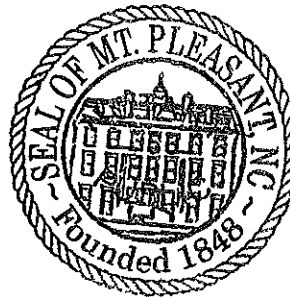
1st Revision approved June 13, 2016

2nd Revision approved June 12, 2017

Approved as revised by the Town of Mount Pleasant Board of Commissioners at a regular meeting thereof on this **the August 14, 2017.**

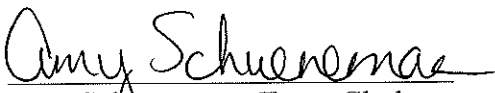


W. Del Eudy, Mayor



SEAL

ATTEST:



Amy Schueneman, Town Clerk