

**AN ORDINANCE  
AMENDING THOSE PORTIONS OF**

**CHAPTER 2 / ARTICLE V / DIVISION 2 / SECTION 2 - 137 AND  
CHAPTER 7.5 / ARTICLE II / SECTION 7.5 – 35  
DEALING WITH FEES**

**Section 1.0 - Purpose of Amendment, Finding**

**WHEREAS**, County staff have reviewed fees for various County departments as they compare to surrounding local governments and as they compare to the costs of supplying various services, and

**WHEREAS**, as a result of this inquiry, the County Administrator has reported that certain fees are below those charged by other local governments and also do not recover an appropriate portion of the costs of providing the services related thereto, and

**WHEREAS**, Council finds that certain fees charged by the County should be increased, and

**WHEREAS**, Council finds that certain fees should be established for services currently provided by Charleston County.

**NOW, THEREFORE**, be it ordained by Charleston County Council, in meeting duly assembled, as follows:

**Section 2.0 - Text Change:**

The pertinent portions of Section 2 - 137 of the Charleston County Code of Ordinance entitled "Schedule established" are hereby amended as follows:

County council hereby establishes the fee of the below-listed services and authorizes the specified fee amount by the appropriate department of the county government prior to the service being performed:

1. Zoning – Planning department

Service	Fee
Zoning - Planning department	
Zoning	
(3) Text change amendment for the Comprehensive Plan or the Zoning Ordinance	\$250.00
(5) Board of Zoning Appeals (BZA)	
a. Appeal of zoning related administrative	250.00

decision	
b. Variance	\$250.00
c. Special Exceptions	250.00
d. Protected/Grand Tree Removal Zoning Variance	250.00 plus \$50 per tree
Zoning Permits	
(1) Zoning verification letter	10.00
(2) Home Occupation.....	50.00
(3) Residential	25.00
(4) On-premise signs	
a. Free Standing	50.00
b. Wall sign	50.00
(5) Billboards	50.00 plus site plan review
(6) Agricultural Sign	20.00
(8) Temporary Zoning Permit Fee	50.00
(9) Protected/Grand Tree Removal Permit	25.00
(10) Residential Land Disturbance	25.00
Site plan review	
(1) Up to 5,000 square feet building size	250.00
(2) Greater than 5,000 square feet building size.....	500.00
(3) Limited Site Plan Review	50.00
Subdivision plats	
(2) 2--10 lots or minor subdivision plat or final plat	100.00 plus \$10.00 per lot
(3) 11 or more lots or preliminary plat for major subdivision or conditional plat	200.00 plus \$10 per lot
(6) Public Improvement(s) Review (Engineering)	100.00 plus \$10 per lot
(7) Appeal of subdivision related administrative decision	250.00
Addressing	
(1) Street Name Change	50.00
(2) Street Sign	200.00

Development Agreement Application Fee	50% of Planned Development Zoning District and Form Based Development Zoning District plus applicable fees
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2. Sheriff's Office

(1) Local records check.....	\$5.00
(2) Animal Shelter – Reclaim Fee	35.00
(3) Animal Shelter – Boarding Fee	10.00 per day

3. Building Services

TABLE INSET:

Total Valuation	Fee
\$1,000.00 and less	No fee, unless an inspection is required, in which case a permit is required and a \$50.00 fee shall be charged
\$1,000.00 to \$2,000.00	\$50.00
\$2,001.00 to \$50,000	\$50.00 for the first \$2,000.00 + \$4 per \$1,000.00
\$50,001 to \$100,000	\$242 for the 1 <sup>st</sup> \$50,000 + \$3.75 per \$1,000.00
\$100,001 to \$300,000	\$429.50 for the first \$100,000 + \$3.50 per \$1,000
\$300,001 to \$500,000	\$1,129.50 for the 1st \$300,000 + \$3.35 per \$1,000.00
\$500,001.00 and up	\$1,799.50 for the first \$500,000 + \$3.00 per \$1,000.00

4. Public Works

Service	Fee
(2) Abandonment processing fee (county council may waive fee if circumstances warrant).....	\$500.00
(3) Right-of-Way Encroachment	35.00 per encroachment

5. Assessor (as defined in Section 14 - 8 and 14 – 10).

Service	Fee
Mobile Home Moving Permit	\$25.00
Mobile Home Dealer Fee	150.00 per dealer / annually

6. Stormwater Management (as defined in Section 7.5 – 112 and 7.5 – 113)

Service	Fee
Master Drainage Plan Review & Approval	\$500.00
Stormwater Permit	
(1) less than ½ an acre	100.00
(2) Type I - greater than 0.5 but <1.0 acre	200.00
(3) Type II - 1.0 acre but less than 5.0 acres	500.00 for 1 to 3 acres 750.00 for 3 to 5 acres
(4) Type III - 5.0 acres or greater	1,000.00 base fee plus \$100 per additional acres above 5 acres with \$2,000 max.
Stormwater Inspection Utility/Linear Projects (greater than 0.5 but < 1.0 acres)	200.00

**Section 3.0 - Text Change:**

The pertinent portions of Section 7.5 - 35 of the Charleston County Code of Ordinances entitled “Hazardous substances user fee schedule” are hereby amended as follows:

Any facility which stores substances covered by this article must annually file a tier II report with the county LEPC and pay a hazardous substance user fee according to the following schedules. The listed fees are per chemical or substance reported in the tier II report. The tier II report must be submitted prior to March 1 of each year.

Any facility that meets more than one of the reporting, will be assessed a single fee in accordance with the following hierarchy:

- (1) Tier II report;
- (2) UST permit;

For example, a facility which submits a tier II report and possesses a UST permit will only be assessed a fee in accordance with their tier II submittal.

Category 1--Extremely hazardous substances.

TABLE INSET:

Total average daily amounts pursuant to tier II report:	
(01) Less than 99 lbs.	\$70.00
(02) 100--999 lbs.	100.00
(03) 1,000--9,999 lbs.	130.00
(04) 10,000--99,999 lbs.	200.00
(05) 100,000--999,999 lbs.	270.00
(06) Greater than 1,000,000 lbs.	400.00

Category 2--Hazardous substances.

TABLE INSET:

Total average daily amounts pursuant to tier II report:	
(01, 02, 03) Less than 10,000 lbs.	\$70.00
(04) 10,000--99,999 lbs.	130.00
(05) 100,000--999,999 lbs.	270.00
(06) Greater than 1,000,000 lbs.	400.00
The maximum total fee for any facility reporting under tier II:	10,000.00
Flat annual fee for UST permits (per location):	400.00

**Section 4.0 - Effective dates; severability**

This ordinance shall be effective immediately following approval at third reading. The changes in the Administrative code shall be effective as of approval of third reading.

First Reading: May 18, 2010  
 Second Reading: June 1, 2010  
 Third Reading: June 15, 2010

If any provision of this ordinance or its application to any circumstance is held by a court of competent jurisdiction to be invalid for any reason, this holding does not affect other provisions or applications of this ordinance which can be given effect without the invalid provision or application, and to this end, the provisions of this ordinance are severable.