

Town of Southern Pines
 Planning / Inspections Department

(910) 692-4003 Phone
 Mike Garner, Chief Building Inspector

180 SW Broad Street

(910) 692-9495 Fax
 John Bullock, Building Inspector III

FEEES AND CHARGES FOR SERVICES

Building Permit Fees:	\$.15 per sq. ft gross
Including Alteration/Remodeling/Additions (<u>minimum of \$50.00</u>)	footprint of construction
Commercial up fit (<u>minimum of \$50.00</u>)	\$.10 per sq. ft
State Required Homeowners Recovery Fee:	\$ 10.00*
licensed General Contractors and Q!!Jy on residential contracts	
Electrical Permits:	
Residential & Commercial (up to 200 amps)	\$ 110.00
Each additional 200 amp	\$ 100.00
Temporary Service Pole	\$ 50.00
Change of service panel or alterations	\$ 50.00
Temporary power turn on	\$ 100.00
Commercial:	
Other mise, electrical permits (generator, transformer, etc.)	\$ 50.00
Plumbing Permits	
Residential & Commercial (minimum)	\$ 50.00
Plus each fixture	\$ 5.00 each
Mechanical Permits:	
Residential – (1) one system	\$ 50.00
Each additional system	\$ 50.00
Commercial- per ton	\$ 75.00 min plus \$10.00 Per ton
Commercial Change out HVAC	\$ 75.00
**Gas line only	\$ 50.00
**Commercial range & grease hoods	\$ 50.00
*Other misc. mechanical permits	\$ 50.00
Insulations Permits:	
Residential	\$.03 per square foot
Commercial	\$.04 per square foot
Miscellaneous Permits:	
Demolition Permit	\$ 120.00
Moving and Relocation of structure	\$ 120.00
Swimming Pool (includes electrical and barriers/fences around pool)	\$ 120.00
Fuel/Petroleum storage tanks (above and below ground)	\$ 60.00
Petroleum products dispensers (first dispenser)	\$ 40.00
Each addition dispenser	\$ 20.00
Fire sprinkler system (100 heads- includes plan review)	\$ 100.00
Each addition head beyond 100 heads	\$.75
Fire alarm systems: telephone controlled systems, other remote radio controlled and	
Fire suppression systems	\$ 50.00
Tents- open sided	\$ 50.00
Business license Inspection	\$ 50.00
Awnings/ Signs (per sign)	\$ 50.00
Day Care Inspections	\$ 50.00
Manufactured Housing:	
Modular construction (NC Building Code)	use residential fees
Single-wide (HUD approved)	\$ 100.00
Double-wide and triple-wide	\$ 125.00

*****PENALTIES:

IF NO PERMIT BEFORE WORK BEGINS	DOUBLE FEE
Re-inspection for work not ready when inspection is called for per trade	\$ 50.00 First Time
	\$ 100.00 Second Time
Each time over second time previous fee doubled	

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{910} 692-4003 Phone
Bart Nuckols, Planning Director

{910} 692-9495 Fax
Chris Kennedy, Planner
Joy Richards, Code Enforcement

Board of Adjustment Variance	\$ 85.00
Board of Adjustment Appeal	\$ 85.00
Board of Adjustment Interpretation of a zoning map	\$ 85.00
Ordinance Map/ Text Amendment	\$ 800.00
Subdivision review minor final plat	\$ 150.00
Subdivision review major final plat	\$ 150.00 plus \$10.00 per lot over 10 lots
Exempt Subdivision	\$ 25.00
Historic District Certificate of Appropriateness Major Works	\$ 480.00
Historic District Certificate of Appropriateness Minor Works	\$ 90.00
Conditional Use Permit	\$ 800.00
<u>Site Plan Review:</u>	
Singled Family Residence	\$ 50.00
Commercial / Multi-family less than (1) one acre	\$ 200.00
Commercial / Multi-family greater than (1) one acre	\$ 200.00 plus \$100.00 per acre
Re-review fee	Previous fee
Zoning compliance permit	\$ 35.00
Zoning certification letter	\$ 35.00
Architectural Review Up to 3499 Sq. Feet	\$ 100.00
Architectural Review 3500 Sq. Feet or greater	\$ 300.00