

Resolution Number 449-99

Whereas, the Mitchell County Zoning Ordinance requires rate changes to be made by Board of Supervisor's Resolution, and

Whereas, Zoning rates have not been updated for 19 years,

Therefore Be It Resolved,

That the following rates be approved effective this date for Zoning Actions:

Zoning Permit	\$ 15.00
Zoning District Change	\$ 75.00
Planning and Zoning Hearings	\$150.00
Board of Adjustment Hearings	\$150.00
Conditional or Special Use Permits	\$200.00
Subdivision Request - Preliminary	\$200.00
Subdivision Request - Final	\$150.00

Bob Pennington, Chairman
Mitchell County Board of Supervisors

Attest:

Sandra Heckstein
Mitchell County Auditor

Date: January 19, 1999

MITCHELL COUNTY
PLANNING AND ZONING OFFICE
508 State Street
Osage, Iowa 50461-1229

January 11, 1999

Bob Pennington, Chairman
Cheryl Jahnel
Bill Squier

I sent the attached letter to the members of the Planning and Zoning Commission for their comments. I received one comment from Wayne Fredericks. He feels that Zoning is a government function and costs should be taken from tax monies instead of raising rates. The rates we are using have been in effect for many years and definitely understate costs.

Our present billing for Zoning permits is \$10.00. I believe this has not been changed since 1980 and understates our costs. Our cost picture has actually improved the past year with the data being maintained on the new computer. I feel an increase is appropriate.

The present structure charges \$125.00 for all other zoning actions. The breakdown below would better reflect actual cost as the different functions require different resources. Any rate changes must be made by Board of Supervisor's resolution. The following rates are recommended.

<u>Charge for</u>	<u>Amount</u>
Zoning Permit	\$ 15.00
Zoning District Change	\$ 75.00
Planning and Zoning Hearings	\$150.00
Board of Adjustment Hearings	\$150.00
Conditional or Special Use Permit	\$200.00
Subdivision Request - Preliminary	\$200.00
Subdivision Request - Final (if needed)	\$150.00 *See Note

*Note: A second meeting is usually not needed for a subdivision request but if the requestor wants something different than the preliminary (meeting needed due to action of the person(s) requesting the Final Hearing) they should pay actual costs of the meeting.

Respectfully request the Board of Supervisors pass a resolution with the recommended fee changes.

Thank you.


Verne Tanner, Administrator
Mitchell County Planning and Zoning

MITCHELL COUNTY
PLANNING AND ZONING OFFICE
508 State Street
Osage, Iowa 50461-1229

December 31, 1998

Members of the Mitchell County
Planning and Zoning Commission

The Board of Supervisors has indicated to me that they wish the fee schedule for Zoning activities (Permits, Meetings, Hearings, etc.) be set up to recover the majority of all costs. I have researched the cost factors going into the different activities and ask each of you to review them and make your suggestions to me prior to my sending them to the Board.

Average costs are:

	<u>Planning and Zoning</u>	<u>Board of Adjustment</u>
Meetings:		
Stipend	\$60.00	\$50.00
Mileage	25.44	22.56
Meeting preparation (3.5 Hrs.)	38.50	38.50
Postage, filing etc.	7.50	7.50
Minutes, meeting notices etc.	16.50	16.50
Phone, copying etc.	<u>5.00</u>	<u>5.00</u>
Est. cost of a meeting	\$152.94	\$140.06
Recommended Charge	\$150.00	\$150.00

Charge for a Zoning Permit:

Record and mail application	\$2.50
Review, enter data and print and mail permit(s)	<u>13.75</u>
Est. cost of permit	16.25

NOTE: One-third of the Applications were not returned for Permits during 1997 so actual cost per application is probably a little less than \$15.00.

Recommended charge: \$15.00

Charges for a Conditional Use or Special Use Permit:

Cost of Board of Adjustment Meeting	\$140.06
Cost of establishing, documenting and recording conditions for permit	<u>55.00</u>
Total cost	\$195.06

Recommended Charge: \$200.00

Subdivision Requests:

Cost of P & Z Commission meeting	\$152.94
Cost of preparation for Board of Supv. meeting, approval of the final plat and extra coordination	<u>50.00</u>
Total Cost	\$202.94

Recommended Charge: \$200.00

Thanks for your help. If you have any suggestions or other information please call me at 515/732-5861 or drop me a note.

Verne Tanner