

**TOWN OF FREMONT**  
**PLANNING & BUILDING DEPARTMENTS**  
**Permit and Fee Schedule**  
*(Effective: January 2017)*

**Checks for Application Fees should be made payable to: TOWN OF FREMONT**  
**No permits will be issued until all payments are made**

ITEM	FEE
<b>BUILDING PERMIT FEES</b>	
<b>New Residential and Commercial</b> Includes, but not limited to, new homes, businesses, garages, decks, additions, porches, structural changes, pole buildings, renovations, docks, inground pools, and boat houses	\$50 application fee + \$3 per \$1,000 of project cost
<b>Storage Sheds</b>	- Sheds under 144 sq. ft. no charge - Sheds over 144 sq. ft. \$50 - Sheds over 299 sq. ft. are considered a garage
<b>Pools (above ground)</b>	\$30
<b>Driveway Culvert Pipes</b>	\$30
<b>Electrical</b> Includes, but not limited to, service upgrade, sub-panels, service to secondary building, and generators	\$25
<b>Septic</b>	- New System \$100 - Replacement Tank \$40 - Replacement Leach Field \$40
<b>Demolition</b>	- Under 200 sq. ft. \$30 - All others \$50
<b>Permit Renewals</b>	- First Renewal (after 60 days of expiration) 20% of original fee - Additional Renewals 50% of original fee
<b>Property Records Search</b>	- Regular \$50 - Expedited \$100
<b>Certificate of Occupancy</b> Note: Where applicable the Certificate of Occupancy or Certificate of Compliance inspection fee is included in the permit cost	- Duplicate C.O. \$25 - Letter stating no C.O. required (if building built before 8/8/1976 with proof) \$25 - C.O. (if none was issued at the completion of construction) \$100 - C.O. (If no building permit was issued) Note: Does not include possible permit fees, legal, engineering, and consulting costs deemed necessary \$150
<b>VIOLATIONS AND FINES</b>	
<b>Re-inspection Due to Non-compliance</b>	\$50
<b>Violations Inspection</b>	\$50
<b>Rescind Stop Work Order</b>	\$75
<b>Zoning Violation</b> Note: For any violation of any provision of this ordinance, the person violating the same shall be subject to a fine, enforceable and collectable by the Town of Fremont, of no more than \$350 for such offense. Such penalty shall be collectable by the Town for each week that such violation continues.	
<b>Application Fees Following Violation</b> Note: Any landowner, agent, developer, or contractor who initiates construction, erection, reconstruction, alteration, demolition, or other activity regulated by the Town of Fremont, without obtaining all required permits and approvals will, in addition to all penalties prescribed by specific laws and ordinances, be required to pay DOUBLE the application fees set forth.	
<b>PLANNING AND ZONING BOARD OF APPEALS FEES</b>	
<b>Lot Improvement Application</b>	- Base Fee \$75
<b>Special Use Permit Application</b>	- Base Fee \$200
<b>Minor Subdivision</b>	- Base Fee \$100 per lot
<b>Major Subdivision</b>	- Base Fee \$100 per lot - Final Plan Fee \$250
<b>Variance Application</b>	- Base Fee \$75
<b>Zoning Board Appeals Application</b>	- Base Fee \$200
<b>Newspaper Notice Fee</b>	\$25
<b>Additional Fees</b>	Additional Fees may be required in an amount necessary to defray additional costs of legal, engineering or other professional consultants engaged by the Town to assist in the review of an application. These costs would be in addition to the above.
<b>Planning Board Minutes</b>	\$20
<b>ADDITIONAL INFORMATION</b>	
<b>Performance Bonds</b> may be required for subdivision approval to secure the satisfactory construction, installation and dedication of the incomplete portion of required improvements, facilities, or mitigation measures, as well as for all individual lot improvements on the individual lots of the subdivision. Performance Bonds will comply with all statutory requirements of Section 277 of the New York State Town Law.	