

**CHARTER TOWNSHIP OF COMMERCE**

**AN ORDINANCE TO AMEND ORDINANCE NO. 2.027  
TO BE KNOWN AS THE CHARTER TOWNSHIP OF COMMERCE  
FEE ORDINANCE NO. 2.028**

AN ORDINANCE TO AMEND ORDINANCE 2.027 IN ITS ENTIRETY TO SET FORTH THE VARIOUS FEES CHARGED, SECURITY REQUIRED AND FINES ASSESSED UNDER THE CODE OF ORDINANCES, CHARTER TOWNSHIP OF COMMERCE, OAKLAND COUNTY, MICHIGAN, PUBLISHED BY MUNICIPAL CODE CORPORATION AND THE CHARTER TOWNSHIP OF COMMERCE ZONING ORDINANCE; AND FOR ADMINISTRATIVE COSTS AND SERVICES PROVIDED BY THE TOWNSHIP; AND TO REPEAL CONFLICTING ORDINANCES.

THE CHARTER TOWNSHIP OF COMMERCE ordains:

**SECTION 1 NAME**

This Ordinance shall be known as the Charter Township of Commerce Fee Ordinance.

**SECTION 2 PURPOSE**

This Ordinance is intended to set forth the various fees charged, security required and fines assessed under the Code of Ordinances, Charter Township of Commerce, Oakland County, Michigan, published by Municipal Code Corporation (the "Code") and under the Charter Township of Commerce Zoning Ordinance (the "Zoning Ordinance") and for administrative costs and services provided by the Township.

**SECTION 3 ADOPTION**

The Township Board adopts the following fees for permits, applications, registrations, licenses, bonds or other security required by the Code or the Zoning Ordinance; for administrative costs and services provided by the Township; for fines; and for Zoning Ordinance violations which constitute municipal civil infractions and which result in the payment of fines.

**SECTION 4 PROFESSIONAL CONSULTATION FEES [Code Section 2-162.]**

- A. Except as specifically set forth in this Ordinance, applicants and petitioners for building permits, rezoning, the grant of variances, special land use permits, approval of site plans, agreements, contracts, impact studies, surveys, land divisions or other services shall be charged for the services of the Township Attorney, Township Engineer, Township Planner, and other professional consultants at rates established on an annual basis by those consultants. A copy of the current rates and fees for professional consultants shall be provided by the Township and available in the office of the Township Clerk.

**SECTION 5 INSUFFICIENT FUNDS CHECK [Code Section 2-197.]**

- A. Returned check fee .....\$25.00

**SECTION 6 LIFE SUPPORT SERVICES COST RECOVERY [Code Section 2-275.]  
(08-16-2023)**

- A. Basic life support (township resident) .....\$600.00  
Plus \$16/mile for transport to hospital, or the amount covered by the resident's insurance coverage, whichever is less.
- B. Basic life support (non-resident).....\$600.00  
Plus \$16/mile for transport to hospital.
- C. Advanced life support (township resident).....\$900.00  
Plus \$16/mile for transport to hospital, or the amount covered by the resident's insurance coverage, whichever is less.
- D. Advanced life support (non-resident) .....\$900.00  
Plus \$16/mile for transport to hospital.

**SECTION 7 TAX ABATEMENT [Code Section 2-316.]**

- A. Administrative Fee.....\$500.00
- B. Initial Review Escrow Deposit .....\$5,000.00

**SECTION 8 ADMINISTRATIVE COSTS AND FREEDOM OF INFORMATION ACT REQUESTS [Code Section 2-367.]**

**A. Copy Duplication Costs:**

**1. Materials:**

**a. Paper materials:**

- i. **Standard letter** (8 ½ by 11”) and **legal** (8 ½ by 14”) sized paper (single or double sided).....\$0.01
- ii. **Non-standardized sheets of paper:** No more than the actual cost of a non-standardized sheet of paper to the Township.
- iii. **Color Copies:** no more than the actual cost to the Township per sheet of paper.

**b. Non-paper physical media:**

- i. **Electronic Disc**.....\$0.30
- ii. **USB Drive:** Actual and most reasonable cost to the Township.
- iii. **Other Digital Medium:** Actual and most reasonable cost to the Township.

**c. Qualified Voter File (8-11-2015)**

- i. **Labels**..... Actual and most reasonable cost to the Township.
- ii. **Absent Voter Labels** ....Actual and most reasonable cost to the Township.
- iii. **Voter Precinct Map and Township Maps**.....  
Actual and most reasonable cost to the Township.

- d. Architectural Plans and other Large Format Plans (8-11-2015)
    - i. **Copy Costs** .....  
Actual and most reasonable cost to the Township.
  - e. Accident/Incident Reports .....\$3.00
  - 2. **Mailing Cost:** no more than the actual cost to the Township for envelope, postage, handling, confirmation (if applicable), and expedited shipping or insurance as requested.
  - 3. **Labor Costs:**
    - a. Copy/Duplicating: The hourly wage with fringe benefit cost of the Township's lowest-paid employee capable of necessary duplication or publication in this particular instance regardless of whether that person is available or who actually performs the labor. The cost shall be estimated and charged in fifteen (15) minute increments. All partial time increments shall be rounded down. If the number of minutes is less than fifteen (15) minutes there is no charge.
    - b. To Locate (if applicable): The hourly wage with fringe benefit cost of the Township's lowest-paid employee capable of searching for, locating, and examining the public records in this particular instance regardless of whether that person is available or who actually performs the labor. The cost shall be estimated and charged in fifteen (15) minute increments. All partial time increments shall be rounded down. If the number of minutes is less than fifteen (15) minutes there is no charge.
    - c. Separating Exempt and Non-Exempt (Redacting) (if applicable):
      - i. If performed by Township Employee: The hourly rate of the Township's lowest-paid employee with fringe benefit cost capable of separating and deleting exempt from nonexempt information in this particular instance regardless of whether that person is available or who actually performs the labor. The cost shall be estimated and charged in fifteen (15) minute increments. All partial time increments shall be rounded down. If the number of minutes is less than fifteen (15) minutes there is no charge.
      - ii. If performed by Contracted Labor: Cost of labor of a contractor (i.e. outside attorney) including necessary review, directly associated with separating and deleting exempt information from nonexempt information. This shall not exceed an amount equal to six (6) times the state minimum hourly wage rate. The cost shall be estimated and charged in fifteen (15) minute increments. All partial time increments shall be rounded down. If the number of minutes is less than fifteen (15) minutes there is no charge.
- B. Deposit:** If based upon a good faith calculation, the estimated fee total for a public record request exceeds Fifty Dollars (\$50.00), the requester will be asked to provide a deposit of fifty percent (50%) of the total fee prior to processing the request. For requests from an individual that has not paid the Township in full for a previously granted written request(s) the FOIA Coordinator will require a deposit of 100% of the estimated fee before beginning when all of the conditions as provided in the Township's FOIA Processes and Guidelines exist.

**SECTION 9 ALARM SYSTEMS [Code Section 4-23.]**

Alarm system registration fee .....\$15.00

**SECTION 10 ALCOHOLIC LIQUOR - LICENSING [Code Sections 6-23, 6-24 & 6-27.]**

- A. New "on premises" license application fee .....\$1,200.00
- B. New permits ancillary to a liquor license application.....\$300.00
- C. Special permits.....\$250.00
- D. Annual Inspection for Renewal of Liquor License.....\$200.00

**SECTION 11 BUILDING PERMIT FEES [Code Sections 12-21, 12-23, 12-167, & 20.23]**

**Section 11.1 Building Permit Fees:**

**11.1 A. General.** Fee basis/value of construction shall be determined by use of the *Building Valuation Data* (BVD) document published by the *International Code Council* (ICC), including any and all schedules and tables. Square foot construction costs will be updated annually, on January 1st of each year, by the published BVD available on that date.

Value of construction for both Building Permits and Building Plan Review shall be determined from the *ICC Building Valuation Data*. An executed contract may be considered by the acting Building Official, but the value determination shall be the Building Official's decision.

All Fees will be rounded up to the next highest dollar.

**11.1 B. Administrative Fee.** The Administrative Fee shall be determined by the Clerical Administrator's hourly wage and benefit package rounded to the next highest dollar, as adjusted annually on January 1<sup>st</sup> of each year.

**11.1 C. Permit Fee Multiplier.** The Permit Fee Multiplier used in conjunction with calculation of Permit Fees shall be apportioned according to value as follows:

The first \$0 to \$1 million dollars in value.....\$8.50 per \$1,000.00  
Additional values over \$1 million to \$5 million .....\$6.50 per \$1,000.00  
Additional values over \$5 million.....\$4.50 per \$1,000.00

**11.1 D. Miscellaneous Reviews.** Reviews shall be conducted when associated with a building permit application or with a request for property use not involving a building permit as required by the Zoning Ordinance, such as soil erosion, administratively approved building additions, residential sheds under 200 square feet, temporary special events, signs, fences, or other items covered by ordinance as deemed necessary by the acting Building Official.

- 11.1 E. **Zoning and Miscellaneous Review Fee.** The basis of the Zoning and Miscellaneous Review Fee shall be determined by the acting Chief Building Inspector's hourly wage and benefit package multiplied by a factor of 0.50 and rounded to the next highest dollar, as adjusted annually on January 1<sup>st</sup> of each year, for each one-half hour of review.
- 11.1 F. **Inspection Fees.** The inspection fees shall be determined by the Building Inspector's hourly wage and benefit package multiplied by a factor of 1.33, and rounded to the next highest dollar, as adjusted annually on January 1<sup>st</sup> of each year.
- 11.1 G. **Building Plan Review.** Building, Plumbing, Electrical, and Mechanical Plan Review Fees shall be determined by using the **Plan Review Fee Schedule** contained in the ***ICC Building Valuation Data*** with a multiplier of 0.60 for all plans reviewed in-house by Commerce Township. The fee for plans sent to an outside agency for review shall be the actual cost charged by the outside agency multiplied by 1.15. The acting Building Official will determine by project complexity and availability of time and manpower those plans that will be sent out for review.
- 11.1 H. **Building Permit Fees.** Building Permit Fees shall be calculated by the following method as contained in the ***ICC Building Valuation Data***:
- Building Permit Fee = Gross Area x Square Foot Construction Costs  
(from ICC Building Valuation Data Sheet) x Regional Cost Modifier x  
Permit Fee Multiplier (11.1 C).
- 11.1 I. **Investigation Fees.** Fees shall be determined by the Building Inspector's hourly wage and benefit package or, where applicable, the Clerical Administrator's hourly wage and benefit package, multiplied by a factor of 1.50, rounded to the next highest dollar, and multiplied by actual investigation time, as adjusted annually on January 1<sup>st</sup> of each year.
- 11.1 J. **New Occupancy of Existing Building.** New occupancy of an existing building shall require five (5) inspections. Four (4) inspections are required by the Building Department: one each by Plumbing, Electrical, Mechanical and Building, and one by the Township Fire Department. Violations found during inspection must be corrected and re-inspected by the respective trade inspector prior to a Certificate of Compliance being issued to allow occupancy. (Includes an initial and final inspection).
- 11.1 K. **Zoning Permits.** Determination of zoning compliance generally requires one (1) inspection. Second inspections may be required for such items as foundation location, post hole placement, etc., as deemed necessary by the acting Building Official.
- 11.1 L. **Refunds.** Refunds will be considered for processing only if work has not commenced. If no work has started and no inspections have been made, a refund

will be considered for the permit amount less the administrative fee. No refunds will be considered for plan reviews after the review has commenced.

**11.1 M. Professional Consultation fees.** For projects that the Township deems necessary for consultation by the Township attorney, Township engineer and/or other professional consultant, the applicant shall be required to deposit funds in escrow with the Township in an amount estimated by the Township as sufficient to cover the consultation fees. The funds shall be applied only to fees to cover services actually rendered pursuant to the published professional consultation service rates. Any balance will be refunded within one year of completion of the project to the applicant or to the applicant's successor in interest.

**Section 11.2 General Permits**

- A. Minimum fee (any permit)..... 11.1 B+Basis
- B. Additional inspections..... 0.75 of 11.1 F
- C. Re-Inspection ..... 0.75 of 11.1 F
- D. Special inspections, hourly rate ..... 11.1 F
- E. Renewal..... 50% of Original Fee
- F. Certificate of Compliance for Occupancy of Existing Buildings ..... 11.1 F
- G. Work started without a permit ..... Normal permit fees + 11.1 I

**Section 11.3 Residential**

<b>A. New Construction/Alterations &amp; Additions</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building Permit fee	11.1 H
	Required Performance Guarantee	SECTION 15
<b>B. Miscellaneous construction/repairs:</b>  Work requiring no structural changes or review No certificate of occupancy  Roofing, windows, siding, fences, concrete, etc.	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building Permit fee	11.1 H
	Required Performance Guarantee	SECTION 15

**Section 11.4 Mobile / Modular Homes**

<b>A. Mobile/Modular home in approved park</b>	Administrative fee	11.1 B
	Building permit	11.1 H x 0.50

	Required Performance Guarantee	SECTION 15
<b>B. Mobile/Modular home in single family district pursuant to zoning requirements:</b>  No addition construction other than footing May require electrical, heating and plumbing permits	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building permit	11.1 H x 0.50
	Required Performance Guarantee	SECTION 15
<b>C. Additions on mobile or modular homes</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building permit	11.1 H
	Required Performance Guarantee	SECTION 15

**Section 11.5      Non-Residential**

<b>A. New Construction</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building permit	11.1 H
	Required Performance Guarantee	SECTION 15
<b>B. Miscellaneous Construction/ Alterations/Additions/Repairs</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building permit	11.1 H
	Required Performance Guarantee	SECTION 15
<b>C. Signs</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building permit	\$2.00 per sq. ft.
	Required Performance Guarantee	SECTION 15
<b>D. Occupancy of Existing Building - New Business</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E

	Building inspection	11.1 F
	Plumbing inspection	11.1 F
	Electrical inspection	11.1 F
	Mechanical inspection	11.1 F
	Fire Department inspection	No charge

**Section 11.6      Land Balancing**

<b>A. Residential - Single lot</b> <i>Applicant must also obtain Soil Erosion Permit.</i>	Administrative fee	11.1 B
	Plan Review fee	11.1 G
	Building permit	\$50.00
	<i>Engineering/Legal (if applicable)</i>	11.1 M
<b>B. Residential - over one acre</b> <i>Applicant must also obtain Soil Erosion Permit.</i>	Administrative fee	11.1 B
	Plan Review fee	11.1 G
	Building permit	\$50.00 + \$5.00 per acre
	<i>Engineering/Legal (if applicable)</i>	11.1 M
<b>C. Non-Residential</b> <i>Applicant must also obtain Soil Erosion Permit.</i>	Administrative fee	11.1 B
	Plan Review fee	11.1 G
	Building permit	\$50.00 + \$5.00 per acre
	<i>Engineering/Legal (if applicable)</i>	11.1 M

**Section 11.7      Soil Erosion [Code Sections 18-116 & 18-120]**

<b>A. Decks, sheds, seawalls and miscellaneous</b>	Administrative fee	11.1 B
	Plan Review fee	11.1 E
	Inspection	0.75 x 11.1 F
<b>B. Single family residence</b>	Administrative fee	11.1 B
	Plan Review fee	3 x 11.1 E
	Review Inspection fee	0.75 x 11.1 F
	Soil Erosion Permit and Inspections	\$180.00 per year



<b>C. All commercial construction projects</b>	Administrative fee	11.1 B
	Plan Review fee	3 x 11.1 E
	Review Inspection fee: 1 acre or less	11.1 F
	Review Inspection fee: more than 1 acre	11.1 F for first acre plus 0.50 x 11.1 F for each additional acre or portion thereof
	Soil Erosion Permit and Inspections	\$180.00 per acre per year
	Required Performance Guarantee	SECTION 15

**Section 11.8 Temporary Permits**

<b>A. Temporary construction trailers</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building permit	\$250.00
<b>B. Portable Moving Container</b>	Administrative Fee	11.1 B
	Inspection Fee	11.1 F x 0.50
<b>C. Temporary Sales Office</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building permit	\$250.00
<b>D. Temporary Special Event Signs</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Inspection fee	11.1 F x 0.50
<b>E. Grand Opening Temporary Event Sign</b>		No charge

**Section 11.9 Miscellaneous Permits**

<b>A. Swimming Pools (above-ground and in-ground)</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building permit	11.1 H
<b>B. Hot Tub/Spa</b>	Administrative fee	11.1 B
	Zoning Review fee	11.1 E

	Plan Review fee	11.1 G
	Building permit	11.1 H
<b>C. Zoning Permit</b>		
First inspection:	Inspection fee	11.1 F
Any additional inspections:	Inspection fee	11.1 F x 0.75
<b>D. Demolition</b>	Administrative fee	11.1 B
	Plan Review fee (if applicable)	11.1 G
	Building permit	\$0.10 sq. ft.
<b>E. Homes Moved to New Site</b> No addition construction other than footings	Administrative fee	11.1 B
	Zoning Review fee	11.1 E
	Plan Review fee	11.1 G
	Building permit	11.1 H x 0.50
	Required Performance Guarantee	SECTION 15
<b>F. Special Inspection</b>		11.1 F
<b>G. Duplicate Certificate of Occupancy</b>		0.50 x 11.1 B

**Section 11.10 Building Plan Review Fees**

- A. Building Plan Review ..... 11.1 G
- B. Minimum fee:
  - 1. Residential.....\$20.00
  - 2. Commercial.....\$100.00
- C. Fire Department Plan Review (Commercial New Construction only)  
(9-17-2014) .....\$400.00

**Section 11.11 Registration/Fees**

Registration fees are non-refundable. Registration shall be valid for the term of the Registrant's license. First time registrants are to appear in person with picture identification.

- A. Builders Registration.....\$25.00
- B. Electrical Contractors Registration .....\$15.00
- C. Mechanical Contractors Registration.....\$15.00
- D. Plumbing Contractors Registration.....\$15.00
- E. Other types of Registration .....\$10.00

**SECTION 12 ELECTRICAL PERMIT FEES [Code Sections 12-21, 12-23, 12-167, & 20.23.]**

- A. Administrative Fee.....11.1 B+  
**Base Fee and other Applicable Fees as listed below**
- B. Base Fee .....\$30.00

**Section 12.1 Electrical permits**

- A. Temporary Service
  - 1. Service through 100 AMP .....\$20.00
  - 2. Service through 150 AMP .....\$25.00
  - 3. Service through 200 AMP .....\$30.00
  - 4. Service through 400 AMP .....\$35.00
  - 5. Service through 600 AMP .....\$40.00
  - 6. Service through 800 AMP .....\$45.00
  - 7. Service through 1000 AMP .....\$50.00
  - 8. Service through 1200 AMP .....\$55.00
  - 9. Service over 1200 AMP .....\$60.00
- B. Permanent Service
  - 1. Service through 100 AMP .....\$20.00
  - 2. Service through 150 AMP .....\$25.00
  - 3. Service through 200 AMP .....\$30.00
  - 4. Service through 400 AMP .....\$35.00
  - 5. Service through 600 AMP .....\$40.00
  - 6. Service through 800 AMP .....\$45.00
  - 7. Service through 1000 AMP .....\$50.00
  - 8. Service through 1200 AMP .....\$55.00
  - 9. Service over 1200 AMP .....\$60.00
- C. Sub Panel .....\$30.00
- D. Relocate service .....\$30.00
- E. A/C Interrupt.....\$30.00
- F. Feeders / Bus Ducts – per 100’ .....\$20.00
- G. Fixtures – groups of 25 .....\$10.00
- H. 110 Circuits.....\$8.00
- I. 240 Circuits.....\$10.00
- J. Motors
  - 1. Up to 10 HP .....\$15.00

2.	Up to 20 HP .....	\$20.00
3.	Up to 30 HP .....	\$25.00
4.	Up to 40 HP .....	\$30.00
5.	Up to 60 HP .....	\$35.00
6.	Over 60 HP .....	\$40.00
K.	Transformer KW & KVA	
1.	Up to 30 KW or KVA.....	\$25.00
2.	Up to 50 KW or KVA.....	\$30.00
3.	Over 50 KW or KVA.....	\$35.00
L.	Generator	
1.	Up to 10 KW .....	\$50.00
2.	Up to 20 KW.....	\$75.00
3.	Over 20 KW.....	\$100.00
M.	Space heater .....	\$10.00
N.	Light pole.....	\$10.00
O.	In ground pool.....	\$20.00
P.	Above ground pool .....	\$10.00
Q.	Hot tub/Spa .....	\$10.00
R.	Signs	
1.	Re-Connection .....	\$10.00
2.	New 1 circuit.....	\$10.00
3.	Neon per 25' .....	\$20.00

**Section 12.2      Automatic Central Smoke and Fire Alarm Systems**

A.	Master Panel.....	\$20.00
B.	Each circuit or zone .....	\$6.00
C.	Each fire alarm.....	\$6.00
D.	Each heat / smoke device.....	\$6.00
E.	Each fire door holders.....	\$6.00
F.	Each pull station.....	\$6.00
G.	Each combination heat/smoke device.....	\$20.00
H.	Sprinkler system tamper switches.....	\$20.00
I.	Sprinkler system flow switches .....	\$20.00

**Section 12.3      Miscellaneous**

A.	Minimum fee (any permit).....	11.1 B + Base Fee
B.	Modular or mobile home (tie-in only) .....	11.1 F
C.	Underground inspection.....	11.1 F
D.	Additional inspections .....	11.1 F



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3.	over 200,000 BTU .....	\$50.00
B.	Chimney liner.....	\$20.00
C.	Duct system - new.....	\$30.00
D.	Duct system – alteration.....	\$15.00
E.	Electric air cleaner .....	\$15.00
F.	Humidifier.....	\$10.00
G.	Metal chimney or Type B vent .....	\$20.00
H.	Space/Unit heater.....	\$15.00
I.	VAV boxes.....	\$15.00
J.	Damper.....	\$5.00
K.	Oil Burner	
1.	up to 100,000 BTU .....	\$30.00
2.	over 100,000 BTU .....	\$40.00
L.	Storage/oil tank .....	\$35.00
M.	Boiler	
1.	up to 100,000 BTU .....	\$30.00
2.	over 100,000 BTU .....	\$40.00
N.	Base board heat, per zone .....	\$5.00
O.	Extension of hot water system .....	\$15.00
P.	Radiant heat piping .....	\$25.00
Q.	Fireplace / wood burner .....	\$35.00
R.	Metal chimney or Type B vent .....	\$20.00
S.	Gas logs (must pull gas piping permit).....	\$15.00

**Section 13.3      Cooling permits**

A.	Residential A/C.....	\$35.00
B.	Commercial A/C	
1.	up to 5 ton .....	\$40.00
2.	over 5 ton .....	\$50.00
C.	Air Handler	
1.	up to 5 ton .....	\$25.00
2.	over 5 ton .....	\$60.00
D.	Chiller .....	\$60.00
E.	Cooling towers.....	\$30.00
F.	Evaporator coils	
1.	up to 3 ton .....	\$30.00
2.	over 3 ton .....	\$40.00
G.	Heat pumps	
1.	up to 5 ton .....	\$40.00
2.	over 5 ton .....	\$50.00

- H. Refrigeration systems
  - 1. Self-contained unit.....\$30.00
  - 2. Split system up to 5 HP.....\$30.00
  - 3. Split system over 5 HP.....\$50.00
- I. Walk in cooler.....\$15.00

**Section 13.4     Ventilation**

- A. Dryer vent .....\$5.00
- B. Bath fan, residential .....\$5.00
- C. Bath fan, commercial .....\$10.00
- D. Hood, residential .....\$5.00
- E. Hood, commercial 1 stack.....\$50.00
  - 1. additional stacks.....\$10.00
- F. Make-up air .....\$30.00

**Section 13.5     Gas Piping**

- A. Each opening.....\$5.00
- B. Pressure test .....\$20.00
- C. LPG tank .....\$35.00

**Section 13.6     Fire Suppression**

- A. Fire suppression systems
  - 1. 2 ½” – 4” .....\$50.00
  - 2. over 4”.....\$75.00
- B. Fire pumps and connections.....\$50.00
- C. Fire sprinkler system
  - 1. 1 – 20 heads .....\$25.00
  - 2. each additional head.....\$1.00
- D. Hood and duct fire suppression.....\$50.00

**Section 13.7     Miscellaneous**

- A. Minimum fee (any permit)..... 11.1 B+ Base Fee
- B. Modular or mobile home (tie-in only) ..... 11.1 F
- C. Underground inspection..... 11.1 F
- D. Additional inspections ..... 11.1 F
- E. Re-Inspection ..... 11.1 F
- F. Special inspections, hourly rate ..... 11.1 F
- G. Renewal..... 11.1 B + 0.75 of 11.1 F
- H. Certificate of Compliance for Occupancy of Existing Buildings ..... 11.1 F
- I. Work started without a permit ..... Normal permit fees + 11.1 I

**Section 13.8      General**

- A. All permits (electrical, automatic central smoke, fire and burglar alarm systems, etc.) are good for one (1) year only.
- B. Renewals are subject to an inspection and a renewal fee.
- C. Any work abandoned for six (6) months will cause automatic cancellation of a permit.
- D. All permits have a maximum of two (2) inspections, 1 Rough and 1 Final, additional inspections are subject to the above fees.
- E. All work started without permits will be charged an additional investigation fee over and above the normal permit fees
- F. Alterations or additions to existing systems are considered new work and the above fees apply to all items, old or new, on the system. Electrical motors, circuits, fixtures, heater units, service changes, etc. will be charged at the rates established by the applicable fee schedules.
- G. Permits not specifically mentioned will be charged at a rate equivalent to comparable installations or, if this is not possible to determine, an hourly rate equal to 11.1 F per hour or fraction thereof.

**SECTION 14   PLUMBING PERMIT FEES [Code Sections 12-21, 12-23, 12-167, & 20.23]**

- A. Administrative Fee.....11.1 B +  
**Base Fee and other Applicable Fees as listed below**
- B. Base Fee.....\$30.00

**Section 14.1      Plumbing permits [Code Section 12-167]**

- A. Fixtures, floor drains and water connected appliances\* .....\$8.00
- B. Backflow preventer, irrigation .....\$11.00
- C. Medical gas, each outlet.....\$8.00
- D. Medical gas pressure test .....\$30.00
- E. In ground pool.....\$36.00

\* Fixtures, floor drains and water connected appliances includes:

Water Closets	Disposals	Water softeners	Eye washes
Bidets	Dishwasher	Water heaters	Dental chairs
Lavatories	Ice makers	Hose bibs	Drinking fountains
Bath tub	Sinks	Floor drains	Pedicure stations
Whirlpool tubs	Washing machines	Roof drains	Urinals
Shower stalls	Laundry trays	Acid drains	3-compartment sinks
Shower traps	Laundry stand pipe	Condensate drains	Beverage dispensers
Shower pans	Humidifiers	Grease traps	



**Section 14.2**      **Water permits**

Water distribution

1.	¾"	\$15.00
2.	1"	\$20.00
3.	1¼"	\$25.00
4.	1½"	\$30.00
5.	2"	\$35.00
6.	over 2"	\$40.00
A.	Water service:	
1.	Up to 50':	
a.	¾"	\$15.00
b.	1"	\$20.00
c.	1¼"	\$25.00
d.	1½"	\$30.00
e.	2"	\$35.00
f.	over 2"	\$40.00
2.	For each additional 50' or portion thereof	\$10.00
B.	Pressure reducer valve	\$7.00
C.	Storage tank	\$32.00
D.	Tempering valve	\$7.00
E.	Backflow preventer	\$11.00
F.	Expansion tank	\$7.00
G.	Recirculation pump	\$10.00
H.	Hot water return line	\$5.00

**Section 14.3**      **Sewer permits**

A.	Residential, per 100'	\$25.00
1.	\$10.00 for each additional 50' or portion thereof	
B.	Commercial, per 100'	
1.	up to 3"	\$25.00
2.	up to 4"	\$30.00
3.	up to 6"	\$35.00
4.	up to 8"	\$40.00
5.	over 8"	\$45.00
6.	\$10.00 for each additional 50' or portion thereof	
7.	Man hole, utility holes,	\$14.00
C.	Backwater valve	\$11.00

D.	Clean-outs .....	\$5.00
E.	Interceptor (grease, oil, sand).....	\$13.00
F.	Sewage ejection pump .....	\$17.00
G.	Drains .....	\$14.00
H.	Stacks, vents, conductors .....	\$8.00
I.	Air admittance valve .....	\$15.00

**Section 14.4      Storm Sewer permits**

A.	Man holes, utility holes, catch basins .....	\$14.00
B.	Roof sump .....	\$9.00
C.	Storm drain conductors .....	\$8.00
D.	Inside drain.....	\$10.00
E.	Sub-soil, weeping tile.....	\$25.00
F.	Sump pump .....	\$10.00
G.	Sump line .....	\$7.00
H.	Commercial, per 100'	
	1. up to 4" .....	\$25.00
	2. up to 6" .....	\$30.00
	3. up to 8" .....	\$35.00
	4. over 8" .....	\$40.00
	5. \$10.00 for each additional 50' or portion thereof	

**Section 14.5      Miscellaneous**

A.	Minimum fee (any permit).....	11.1 B + Base Fee
B.	Modular or mobile home (tie-in only) .....	11.1 F
C.	Underground inspection.....	11.1 F
D.	Additional inspections .....	11.1 F
E.	Re-Inspection .....	11.1 F
F.	Special inspections, hourly rate .....	11.1 F
G.	Renewal.....	11.1 B + .75 of 11.1 F
H.	Certificate of Compliance for Occupancy of Existing Buildings .....	11.1 F
I.	Work started without a permit .....	Normal permit fees + 11.1 I

**Section 14.6      General**

- A. All permits (plumbing, water, sewer, storm sewers, etc.) are good for one (1) year only.
- B. Renewals are subject to an inspection and a renewal fee.
- C. Any work abandoned for six (6) months will cause automatic cancellation of a permit.
- D. All permits have a maximum of two (2) inspections, 1 Rough and 1 Final, additional inspections are subject to the above fees.

- E. All work started without permits will be charged an additional investigation fee over and above the normal permit fees
- F. Alterations or additions to existing systems are considered new work and the above fees apply to all items, old or new, on the system.
- G. Permits not specifically mentioned will be charged at a rate equivalent to comparable installations or, if this is not possible to determine, an hourly rate equal to 11.1 F per hour or fraction thereof.

**SECTION 15 BUILDING PERMIT PERFORMANCE GUARANTEE [Code Sections 12-23 & 12-167.]**

- A. Non-structural alterations, accessory structures and signs under \$1,000.00 .....No guarantee required.
- B. All single family residential, multiple residential developments, commercial, industrial, and office structures ..... 1/2% of the estimated construction cost (minimum guarantee is \$250.00).
  - 1. All Demolitions.....\$ 50.00
  - 2. Temporary signs.....\$100.00
  - 3. Temporary construction trailers.....\$1,000.00
  - 4. Temporary sales office (mobile unit).....\$10,000.00
  - 5. Emergency temporary permits set by ordinance.....\$1,000.00
- C. Mobile Homes .....\$250.00
- D. Final Grading Statement .....\$1,000.00
- E. Soil Erosion and Sedimentation Control [Code Sections. 18-116 & 18-120.]
  - 1. Residential: Single Family Home Construction, Addition, Alteration or other improvements – soil erosion performance guarantee will be included in the building construction performance guarantee.
  - 2. Non-Residential: Commercial, Industrial, etc. .... \$4,000.00 minimum
    - a. Up to 5 acres .....\$4,000.00 per acre
    - b. 6 to 40 acres .....\$20,000.00 plus \$3,000.00 per acre over 5 acres
    - c. Over 40 acres .....\$125,000.00 plus \$2,000.00 per acre over 40 acres
- F. Temporary Certificates of Occupancy Performance Guarantees.
  - 1. Performance Guarantees for non-single family residential structures occupied prior to the completion of all construction shall be in an amount equal to one hundred twenty-five percent (125%) of the estimated cost of the remaining improvements. The estimate of said costs shall be solely at the discretion of the Building Department and engineers employed by the Township.

2. Performance Guarantees for single family residential structures occupied prior to the completion of all construction shall be in an amount up to one hundred twenty-five percent (125%) of the estimated cost of completion of all construction and site improvements. The estimate of said costs shall be solely at the discretion of the Building Department and engineers employed by the Township.
- G. Final Certificate of Occupancy, Minor Exterior Improvements Not Completed.
1. Performance Guarantees for non-single family residential structures occupied prior to the completion of all construction shall be in an amount equal to two hundred percent (200%) of the estimated cost of the remaining improvements. The estimate of said costs shall be solely at the discretion of the Building Department and engineers employed by the Township.
  2. Performance Guarantees for single family residential structures occupied prior to the completion of all construction shall be in an amount up to two hundred percent (200%) of the estimated cost of the remaining improvements. The estimate of said costs shall be solely at the discretion of the Building Department and engineers employed by the Township.
- H. Sidewalks and Recreational Pathways [Code Section 34-86].
1. Performance Guarantees for construction of new sidewalks and recreational pathways shall be in an amount equal to the cost of the construction of the sidewalk or recreational pathway plus a five (5%) percent administrative fee, as agreed upon by the director and the developer, or, where there is a conflict, by the township engineer. The amount of the guarantee shall include the costs of site preparation, construction, site restoration and site inspection, and shall be based upon the construction plans approved by the Township.

**SECTION 16 CONSTRUCTION BOARD OF APPEALS FEE [Code Sections 12-21 & 12-24]**

- A. Construction Board of Appeals application/hearing fee .....\$600.00

**SECTION 17 PROPERTY MAINTENANCE [Code Sections 18-154 &18-156.]**

**Section 17.1 Noxious Weeds and Grass Cutting. (04-17-2024)**

- A. **Labor and Material.** Fees for labor and material associated with the destroying of weeds, including the cutting of grass in excess of 8 inches, on property determined to be in violation of the Code of Ordinances shall be billed to those responsible at the rate billed to the Township by the person or entity with whom the Township entered into a contract for property maintenance.
- B. **Services.**
1. **General Administrative Fee.** Unless otherwise set forth in this Section, the Administrative Fee shall be determined by the Clerical Administrator's hourly

wage and benefit package and rounded to the next highest dollar, as adjusted annually on January 1<sup>st</sup> of each year.

2. Building Investigation Fees. Fees shall be determined by the Building Inspector's hourly wage and benefit package or, where applicable, the Clerical Administrator's hourly wage and benefit package, multiplied by a factor of 1.5, rounded to the next highest dollar, and multiplied by actual investigation time, as adjusted annually on January 1<sup>st</sup> of each year.
3. Treasurer Administrative Fee. The Administrative Fee for the Treasurer's Department shall be Twenty-Five and 00/100 Dollars (\$25.00) for the initial notice and billing. If the property owner fails to pay within 30 days of billing, then the fee shall be determined by the Clerical Administrator's hourly wage and benefit package, multiplied by a factor of 1.0, rounded to the next highest dollar, and multiplied by actual time spent, as adjusted annually on January 1<sup>st</sup> of each year.
4. Professional Consultation Fees. The fees of the Township attorney and/or other professional consultants incurred per hour in reviewing and preparing documents shall be the responsibility of the property owner.

**SECTION 18 CEMETERIES [Code Sections 14-4 through 14-11.] (10-18-17, 12-08-2020, 11-22-2023, 1-1-2024)**

- A. Grave Purchase Price
  1. Resident.....\$350.00/grave
  2. Nonresident.....\$1,000.00/grave
- B. Transfer Fee
  1. Grave purchased at Resident rate transferred to Nonresident.....\$670.00/grave
  2. Grave purchased at Nonresident rate transferred to Nonresident...\$20.00/grave
  3. Grave purchased at Resident rate transferred to Resident .....\$20.00/grave
- C. Opening and Closing Fees

	2024	2025	2026
Adult	\$1,100.00	\$1,100.00	\$1,100.00
Youth (up to 4')	\$500.00	\$500.00	\$500.00
Baby	\$250.00	\$250.00	\$250.00
Cremation	\$550.00	\$550.00	\$550.00
2 Cremations Same Time/Grave	\$700.00	\$700.00	\$700.00

The above fees are doubled for Sunday burials and tripled for burials on the holidays of New Year's Day, Easter, Memorial Day, Fourth of July, Labor Day, Thanksgiving Day, Christmas Eve (after 12:00 P.M.) and Christmas Day.



L.	Explosives/ammunition.....	\$50.00
M.	Flammable/combustible liquids.....	\$50.00
N.	Highly toxic solids and liquids .....	\$50.00
O.	Liquefied petroleum gases .....	\$50.00
P.	Pyrophoric materials .....	\$50.00
Q.	Unstable (reactive) materials .....	\$50.00
R.	Bowling establishments .....	\$50.00
S.	Dry cleaning plants .....	\$50.00
T.	Flammable finish application.....	\$50.00
U.	Hazardous production facilities .....	\$50.00
V.	Organic coatings .....	\$50.00
W.	Waste materials and junk yards .....	\$50.00
X.	Hazardous materials.....	\$50.00
Y.	Cellulose nitrate plastics .....	\$50.00
Z.	Compressed gases .....	\$50.00
AA.	Cryogenic liquids.....	\$50.00
BB.	Fireworks Display application fee (7-19-2012).....	\$50.00
CC.	Flammable solids .....	\$50.00
DD.	Irritants, sensitizers and other health hazards .....	\$50.00
EE.	Organic peroxides .....	\$50.00
FF.	Pesticide display and storage .....	\$50.00
GG.	Radioactive material .....	\$50.00
HH.	Water reactive materials .....	\$50.00
II.	Annual Burn Permit.....	\$5.00

**SECTION 21 LAND DIVISION & PARTITION [Code Sections 22-22 & 22-179.] (09-10-2019)**

A.	Boundary Movement and Land Division Application fee.....	\$250.00
B.	Partition or Division in Recorded Plat Application Fee .....	\$250.00

**SECTION 22 MASSAGE [Code Sections 26-4, 26-9, & 26-19.]**

A.	Investigation fee.....	\$100.00
B.	Annual permit fee .....	\$50.00
C.	Extension or Expansion Application Fee.....	\$100.00

**SECTION 23 MISCELLANEOUS [Code Sections 27-32]**

- A. Special Sale Permit and Renewals (6-14-2011) .....\$50.00

**SECTION 24 SOLICITATION, DEALERS & PEDDLERS [Code Sections 30-22, 30-23, 30-43 & 30-60.]**

- A. Application fee.....\$50.00
- B. Fee for additional hawker or peddler .....\$10.00 per person
- C. Pawnbroker license application fee .....\$500.00
  - 1. Pawnbroker bond amount .....\$3,000.00
  - 2. Pawnbroker renewal fee.....\$250.00
- D. Transient merchant permit fee .....\$25.00
  - 1. Transient merchant review fee.....\$1,500.00
  - 2. Transient merchant renewal fee .....\$500.00

**SECTION 25 SOLID WASTE LICENSING FOR COLLECTION AND DISPOSAL [Code Section 32-23.]**

- A. License fee per vehicle.....\$25.00

**SECTION 26 SOLID WASTE – TOWNSHIP RESIDENTIAL REFUSE COLLECTION SYSTEM [Code Section 32-51.] (6-14-2011) (12-18-2013) (12-18-2019)**

- A. Annual collection fee:

TYPE OF USER	2020	2021	2022	2023	2024
Residential (per lot)	\$208.03	\$214.20	\$220.63	\$227.30	\$234.11
Multiple family residential (per unit)	\$208.03	\$214.20	\$220.63	\$227.30	\$234.11

**SECTION 27 STREETS [Code Sections 34-23 & 34-25.]**

- A. Administrative costs for private street construction .....\$350.00
- B. Application and plan review by Planning Commission to re-name private street/road.....\$350.00

**SECTION 28 SIDEWALKS AND RECREATIONAL PATHWAYS [Code Sections 34-85 & 34-86.]**



<b>A. New Construction or Repairs</b>	Administrative fee	11.1 B
	Permit Fee	\$100.00
	Inspection Fee (repairs only)	11.1 F
	Required Performance Guarantee (new construction only)	SECTION 15

**SECTION 29 TELECOMMUNICATIONS - CABLE COMMUNICATIONS [Code Section 36-47 & 36-353.]**

- A. Franchise application fee .....\$7,500.00
- B. Permit application fee .....\$500.00

**SECTION 30 UTILITY PLAN REVIEW [Code Section 40-20.]**

- A. Utility plan review and permit for utilities .....\$300.00 per utility.

**SECTION 31 UTILITIES WATER & SEWER [Code Section 40-165 & 40-249.]**

**Section 31.1 Water Charges**

- A. Connection charge for Township users and users in West Bloomfield Township, Peninsular Park Subdivision. Fees are collected by and retained by the Township:

<b>Meter Size</b>	<b>CONNECTION FEE</b>
3/4 inch or less	\$1,149.00
1 inch	\$2,043.00
1.5 inches	\$4,698.00
2.0 inches	\$8,170.00
3.0 inches	\$18,383.00
4.0 inches	\$32,681.00
6.0 inches	\$73,532.00
8.0 inches	\$130,724.00
10.0 inches	\$204,257.00
12.0 inches	\$294,130.00

- B. Except for users in Peninsula Park Subdivision in West Bloomfield Township, capital charges, lateral benefit charges, customer charges and commodity charges for all other users outside of the boundaries of Commerce Township shall be at 1.5 times the rate applicable to Township users.
- C. Water Usage Charges: (6-14-2011, 8-11-2015, 1-10-2017, 7-13-2021)

TYPE OF FEE	QUARTERLY CUSTOMER CHARGES	QUARTERLY COMMODITY CHARGES
Usage Charges (Detroit supplied area) Consisting of both Customer Charges and Commodity Charges	For 0 to 2,000 cubic feet:  \$81.75 beginning with 2019 4 <sup>th</sup> quarter usage and continuing through 2024 4 <sup>th</sup> quarter usage. \$83.79 beginning with 2025 1 <sup>st</sup> quarter usage. \$85.89 beginning with 2026 1 <sup>st</sup> quarter usage.	For each 100 cubic feet or portion thereof in excess of first 2,000 cubic feet:  \$9.15 beginning with 2019 4 <sup>th</sup> quarter usage and continuing through 2024 4 <sup>th</sup> quarter usage. \$9.38 beginning with 2025 1 <sup>st</sup> quarter usage. \$9.61 beginning with 2026 1 <sup>st</sup> quarter usage.
Hydrant Usage Permit Fee	\$41.50 per 1,000 cubic feet. \$500.00 deposit required. Minimum charge \$100.00.	

D. MISCELLANEOUS CHARGES (8-11-2015, 1-10-2017, 01-10-2023).

SUB-SECTION NUMBER	TYPE OF FEE	COLLECTED BY	RECIPIENT	AMOUNT OF FEE
1.	Bulk Purchase Permit Fee	Oakland County Water Resources Commissioner	Township	<b>PER CCF:</b> \$4.22 beginning with 2009 4 <sup>th</sup> quarter usage. \$4.45 beginning with 2010 1 <sup>st</sup> quarter usage. \$4.55 beginning with 2010 2 <sup>nd</sup> quarter usage. \$4.65 beginning with 2010 3 <sup>rd</sup> quarter usage. \$500.00 deposit required. Minimum charge \$120.00
2.	Shut-Off or Turn-On Charge	Oakland County Water Resources Commissioner	Oakland County Water Resources Commissioner	\$75.00 (Less the fee paid for an "Owner Requested Shut-off Letter" if that fee was paid prior to shut-off).
3.	Owner Requested Shut-off Letter	Oakland County Water Resources Commissioner	Oakland County Water Resources Commissioner	\$20.00
4.	Usage Charge (Walled Lake supplied area)	Oakland County Water Resources Commissioner	Oakland County Water Resources Commissioner	Total Charge (includes Quarterly Customer Charge plus Commodity Charge) shall be at 1.5 times the rate applicable to Township users.

SUB-SECTION NUMBER	TYPE OF FEE	COLLECTED BY	RECIPIENT	AMOUNT OF FEE	
5.	Debt Service Charge (Walled Lake supplied area)	Oakland County Water Resources Commissioner	Walled Lake	Size of Meter	Monthly Charge (inside city)
				5/8 inch	\$ 3.80
				1 inch	\$11.50
				1.5 inches	\$22.90
				2 inches	\$38.10
				3 inches	\$55.30
				4 inches	\$76.30
				6 inches	\$114.50
				8 inches	\$191.00
6.	Fire Line Charge	Oakland County Water Resources Commissioner	Oakland County Water Resources Commissioner	Fire Line Size	Quarterly Charge
				1 inch	\$55.00
				1 ½ inches	\$82.50
				2 inches	\$110.00
				3 inches	\$165.00
				4 inches	\$220.00
				6 inches	\$270.00
				8 inches	\$325.00
				10 inches	\$380.00
				12 inches	\$380.00
7.	County Public Water Main Extension Permit	Oakland County Water Resources Commissioner	Oakland County Water Resources Commissioner	\$275.00 Minimum Fee (\$200.00 for permit, \$75.00 for Water). Additional charges will be assessed based on size of project.	
8.	Lateral Benefit Charge	Township	Township	\$4,900.00 per connection.	

9. The Quarterly Meter Maintenance Charge for separately metered uses which do not utilize the Commerce WWTP (ex. Irrigation, cooling towers, fire suppression, etc.) shall be: (7-19-2012)

METER SIZE	QUARTERLY RATE
1 inch or less	\$ 4.90
1 ½ inches	\$ 8.90
2 inches	\$ 14.60
3 inches	\$ 23.80
4 inches	\$ 34.80
6 inches	\$ 68.50
8 inches	\$ 94.30

10. Construction and Installation Charges shall be:

SERVICE SIZE	METER SIZE	EXISTING BUILDING HDPE	NEW BUILDING HDPE
1 inch	3/4 inch	\$1,500.00	\$1,540.00
1 inch	1 inch	\$1,560.00	\$1,600.00
1 ½ inch	3/4 inch	\$1,890.00	\$1,935.00
1 ½ inches	1 inch	\$1,950.00	\$1,995.00
1 ½ inches	1 ½ inches	\$2,160.00	\$2,205.00
2 inches	3/4 inch	\$2,170.00	\$2,220.00
2 inches	1 inch	\$2,230.00	\$2,280.00
2 inches	1 ½ inches	\$2,450.00	\$2,500.00
2 inches	2 inches	\$2,590.00	\$2,640.00

5/8 inch Detecto Meter Fire Suppression.....\$243.00

- 11. Conversion of 5/8 inch to 1 inch meter.....\$73.00
- Conversion of 3/4 inch to 1 inch meter.....\$47.75
- Conversion of 3/4 inch to 1 ½ inch meter.....\$233.50
- Conversion of 1 inch to 1 ½ inch meter.....\$185.75

Additional charge for corner lots choosing NOT to connect to the nearest water main:

SERVICE SIZE	ADDITIONAL CHARGE
1 inch	\$625.00
1 ½ inches	\$810.00
2 inches	\$936.00

- 12. Large Meter Prices shall be charged at the rate established by the Oakland County Water Resources Commissioner each year following competitive bidding.
- 13. Other water system charges:
  - a. Overtime Inspection.....\$650.00 per day
  - b. Repair/Location of Stop Box .....\$760.00 per site
  - c. Abandonment of Water Service.....\$350.00 per site
  - d. Water Meter Test ..... \$200.00 per meter
- 14. Non customary Oakland County Water Resources Commissioner Water Unit Services - Including but not limited to: standby time for turn-on's and turn-off's, emergency meter installations, and other special services requested by the customer. The rates below include labor, benefits, administration, transportation, equipment, and overhead costs.
  - STRAIGHT TIME..... \$60.00 per hour
  - OVERTIME.....\$80.00 per hour

<b>CONSTRUCTION WATER:</b> (not applicable to existing buildings) <b>Size of Service</b>	<b>TOTAL CHARGE</b>
¾ inch	\$35.00
1 inch	\$40.00
1-1/2 inch	\$45.00
2 inch	\$50.00

An additional per foot charge will be assessed for water services installed in right-of-ways exceeding 120 feet.

**Section 31.2      Sewer Charges [Code Sections 40.124 (grinder pumps)] (10-25-2011)**

- A. Except as provided herein, charges for all other users outside of the boundaries of Commerce Township shall be at 1.5 times the rate applicable to Township users.
- B. Connection charges for use of the Commerce WWTP for all users connected to the Commerce Township Water System in all portions of the Township (except Sections 27, 28, 33, and 34), for users in West Bloomfield Township Peninsular Park Subdivision, and for White Lake Township users connected to a public water supply shall be as shown in the following table. Fees are collected by and retained by the Township. (6-14-2011)

<b>METER SIZE</b>	<b>CONNECTION FEE</b>
1 inch or less	\$4,896.00
1.5 inches	\$11,785.00
2.0 inches	\$15,278.00
3.0 inches	\$58,653.00
4.0 inches	\$77,142.00
6.0 inches	\$147,013.00
8.0 inches	\$313,344.00
10.0 inches	\$489,600.00
12.0 inches	\$705,024.00

Connection charges for users of the Commerce WWTP who are not connected to a public water system, including users in West Bloomfield Township Peninsular Park Subdivision and users in White Lake Township, shall be charged based upon the number of Residential Equivalent Units assigned to the user. Those users shall be charged \$2,142.00 for each Residential Equivalent Unit. However, the charge to connect shall be no less than \$4,896.00, regardless of the number of Residential Equivalent Units assigned. Alternatively, users may request that the Township calculate the appropriate meter size for the facility or use intended using the American Water Works Association standard for sizing: "AWWA M22 Sizing Water Service Lines and Meters" and apply the charges shown on the Chart in Section 31.2 (B) of this Fee Ordinance. Fees are collected by and retained by the Township.

Fees charged during the period October 17, 2007 to June 22, 2011 to users of the Commerce WWTP who are not connected to a public water system shall be calculated based on the

provisions of the above paragraph (utilizing the rates in effect on October 16, 2007). Appropriate adjustments shall be made to the accounts of all users who were not connected to a public water system and who connected to the Commerce WWTP during the period October 17, 2007 to June 22, 2011.

Connection Charge for Service to customers under the Contract for Exchange of Sanitary Sewer Capacity between the City of Novi and the Township shall be \$4,600.00 per REU beginning January 1, 2011, and shall increase annually thereafter by \$100.00 per connection unit. Fees are collected by and retained by the Township.

**C. Usage charge for Commerce WWTP. (9-17-2014, 8-11-2015, 12-12-2017, 7-13-2021)**

TYPE OF USER	RESIDENTIAL EQUIVALENT CONNECTION UNIT CHARGE PER QUARTER	COMMODITY CHARGE FOR 100 CUBIC FEET (CCF) OF WATER USED
Customers connected to a public water supply	\$81.25 beginning with 2021 1 <sup>st</sup> Quarter usage. \$86.86 beginning with 2022 1 <sup>st</sup> Quarter usage. \$92.85 beginning with 2023 1 <sup>st</sup> Quarter usage. \$99.26 beginning with 2024 1 <sup>st</sup> Quarter usage. \$106.10 beginning with 2025 1 <sup>st</sup> Quarter usage. \$113.43 beginning with 2026 1 <sup>st</sup> Quarter usage.	\$3.35 beginning with 2021 1 <sup>st</sup> Quarter usage. \$3.58 beginning with 2022 1 <sup>st</sup> Quarter usage. \$3.83 beginning with 2023 1 <sup>st</sup> Quarter usage. \$4.09 beginning with 2024 1 <sup>st</sup> Quarter usage. \$4.37 beginning with 2025 1 <sup>st</sup> Quarter usage. \$4.68 beginning with 2026 1 <sup>st</sup> Quarter usage.
Customers not connected to a public water supply	\$142.94 beginning with 2021 1 <sup>st</sup> Quarter usage. \$152.80 beginning with 2022 1 <sup>st</sup> Quarter usage. \$163.35 beginning with 2023 1 <sup>st</sup> Quarter usage. \$174.62 beginning with 2024 1 <sup>st</sup> Quarter usage. \$186.67 beginning with 2025 1 <sup>st</sup> Quarter usage. \$199.55 beginning with 2026 1 <sup>st</sup> Quarter usage.	Not applicable

Customers of a public water supply with a separately metered use which does not utilize the Commerce WWTP shall have their commodity charge reduced by that separately metered use. Separately metered uses for which waste water charges are not incurred include, but are not necessarily limited to, irrigation, cooling towers, and fire suppression. (7-19-2012, 2-12-19)

SUB-SECTION NUMBER	TYPE OF CHARGE	COLLECTED BY	RECIPIENT	AMOUNT OF FEE
D.	Sewer Connection Inspection Permit Fee (8-11-2015)	Oakland County Water Resources Commissioner	Oakland County Water Resources Commissioner	\$200.00
E.	County Fee for Inspection and Testing of Sewer Main and Plan Review	Oakland County Water Resources Commissioner	Oakland County Water Resources Commissioner	Plan review is charged on a time and material basis.
F.	Industrial Pretreatment Program (IPP) for all users other than residential, churches, schools and government buildings (02-21-2024)	Oakland County Water Resources Commissioner	Oakland County Water Resources Commissioner	\$3.28 per REU per quarter.
G.	Lateral benefit charge-Gravity sanitary sewer	Township	Township	\$5,500.00 per Connection.
H.	Lateral benefit charges-Pressure sanitary sewer	Township	Township	\$2,500.00 per Connection.
I.	Engineering Fee for Pressure Sewer Construction	Township	Township	\$500.00
J.	Sewer Pump Station Special Capital Charge (Maple Pointe Beach)	Township	Township	\$400.00
K.	Sewer Disconnect Permit	Oakland County Water Resources Commissioner	Oakland County Water Resources Commissioner	\$200.00 per connection
L.	Grinder Pump Removal/Reinstallation	Oakland County Water Resources Commissioner	Oakland County Water Resources Commissioner	\$250.00 per grinder pump

M. Fees for Installation of Grinder Pumps and Related Appurtenances shall be equal to those costs paid by Township to the installing contractor.

**Section 31.3 On-site Sewage Disposal [Code Section 40-336.]**

A. Registration Fee.....\$200.00

**SECTION 32 ZONING ORDINANCE [Code Sections 12-167 & 22-59.]**

A. Site plan application fee (for subdivisions) .....\$300.00  
 Plus \$2.00 per lot in subdivision.

- 1. Review of site plan for subdivision ..... 50% of the above application fee.
- 2. Final approval of site plan for subdivision .....\$200.00
- 3. Second request for final approval of site plan for subdivision .....\$100.00
- B. Site condominium review application fee.....\$300.00  
 Plus \$2.00 per lot.
- 1. Second review of site condominium documents ..... 50% of the above application fee.
- C. Site plan for apartments/institutional application fee .....\$300.00  
 Plus \$5.00 per dwelling
- 1. Review of revision of site plan ..... 50% of the above application fee.
- D. Site plan application fee for commercial/industrial .....\$350.00  
 Plus \$25.00 per acre.
- 1. First review of site plan..... 50% of the above application fee.
- E. Special land use application fee .....\$500.00
- F. Application Fees:
  - 1. Special Meeting Application Rates (12-08-2020):
    - a. Zoning Board of Appeals.....\$600.00
    - b. Planning Commission .....\$750.00
    - c. Township Board.....\$1,000.00
    - d. Parks & Recreation .....\$600.00
    - e. Construction Board of Appeals.....\$600.00
  - 2. Conditional Re-zoning request .....\$500.00
  - 3. Variance request.....\$350.00
  - 4. Oversized accessory building consideration by the Planning Commission .....\$350.00
  - 5. Zoning Ordinance Amendment.....\$500.00
- G. Maps:
  - 1. Digitized maps (entire Township disk)..... Actual Cost to the Township
  - 2. Digitized map (hard copy of 1/4 section) ..... Actual Cost to the Township
- H. Off premises sign – performance guarantee .....\$2,500.00
- I. Fence Application Review .....\$50.00
- J. Planned Unit Developments
  - 1. Planned Unit Development General and Consultant Review Fees (Refundable Deposit)..... minimum \$5,000.00



All costs incurred for fees and reviews, including but not limited to planning, engineering, legal, and traffic engineering, shall be borne by the applicant. [See SECTION 4 ] Multiples of the minimum refundable deposit may be required based upon the complexity of the project.

2. Planning Commission and Township Board Review Fees – Non-Refundable
  - a. Optional Preliminary Planning Commission Review .....\$500.00
  - b. Planning Commission Review and Public Hearing.....\$500.00
  - c. Township Board of Trustees Review.....\$500.00
  
- K. Outdoor Display and Sales of Christmas Trees
  1. Administrative Fee.....50.00
  2. Performance Guarantee to ensure clean up and compliance .....200.00

**SECTION 33 MUNICIPAL CIVIL INFRACTIONS**

**Section 33.1 Zoning Ordinance Civil Fines.**

The following civil fines shall apply in the event of a determination of responsibility for a municipal civil infraction under the Charter Township of Commerce Zoning Ordinance.

- a) The First Offense. The civil fine for a first offense violation shall be in an amount of One Hundred Dollars (\$100.00), plus costs and other sanctions, for each offense.
- b) First Repeat of Offense. The civil fine for any offense which is a first repeat offense shall be in the amount of Three Hundred Dollars (\$300.00), plus costs and other sanctions, for each offense.
- c) Second (or any subsequent) Repeat of Offense. The civil fine for any offense which is a second or subsequent repeat offense shall be in an amount of Five Hundred Dollars (\$500.00), plus costs and other sanctions, for each offense.

**SECTION 34 LIBRARY FINES AND MISCELLANEOUS FEES**

- A. Library Fines
  1. DVDs .....\$1.00 per day
  2. All other materials.....\$0.10 per day
  3. Materials replacement.....Replacement cost plus \$5.00 processing fee
  
- B. Miscellaneous Applications
  1. Charitable Gaming Application (6-14-2011) .....\$50.00

**SECTION 35 SEVERABILITY**

The various parts, sections and clauses of this Ordinance are hereby declared to be severable. If any part, sentence, paragraph, section or clause is adjudged unconstitutional or invalid by any court of competent jurisdiction, the remainder of the Ordinance shall remain in full force and effect.

**SECTION 36 REPEALER**

All ordinances or parts of ordinances in conflict herewith are hereby repealed only to the extent necessary to give this Ordinance full force and effect.

**SECTION 37 SAVINGS CLAUSE**

Nothing in this ordinance shall be construed to affect any suit or proceeding pending in any court or any rights acquired or any liability incurred, or any cause or causes of action acquired or existing, under any act or ordinance hereby repealed as cited in SECTION 36 of this ordinance; nor shall any just or legal right or remedy of any character be lost, impaired, or affected by this ordinance.

**SECTION 38 EFFECTIVE DATE**

This ordinance shall take effect following publication in the manner prescribed by law. This ordinance shall be published in the manner provided by law.

**SECTION 39 ADOPTION**

This Ordinance is hereby declared to have been adopted by the Township Board of the Charter Township of Commerce at a meeting duly called and held on the 9<sup>th</sup> day of April, 2024, and ordered to be given publication in the manner prescribed by law.

  
MELISSA CREECH, CLERK  
CHARTER TOWNSHIP OF COMMERCE

  
LARRY E. GRAY, SUPERVISOR  
CHARTER TOWNSHIP OF COMMERCE

Introduction:	March 12, 2024
Introduction Publication:	March 20, 2024
Adopted:	April 9, 2024
Adoption Publication:	April 17, 2024
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