

Mattapoissett Planning Board Fee Schedule - Effective March 21, 2022

	ACTION REQUESTED	STANDARD FEE	NUMBER OF LOTS/ABUTTERS/GROSS SQUARE FEET	CALCULATION	APPLICANT FEE
Form A (Approval of a plan not requiring approval under Subdivision Control Law)					
A1	Adjustment to existing lot lines without creating lots	\$100		\$100	
A2	Creation of new lots	\$150 + \$50 per lot		\$150 + (# of lots x \$50)	
A3	Plan Revisions	\$50 for each new lot			
A4	Plan Modification	New A1 or A2 Filing			
	Total Due			A1 or A2	
Form B Preliminary Subdivision Plan					
B1	Preliminary Subdivision	\$500		\$500	
	Total Due				
Form C Definitive Subdivision Plan					
C1	Definitive Subdivision with Preliminary Plan filed	\$250 + \$100 per lot		\$250 + (# of lots x \$100)	
C2	Definitive Subdivision without Preliminary Plan filed	\$1,000 + \$100 per lot		\$1,000 + (# of lots x \$100)	
C3	Plan Revisions	\$100 for each new lot; \$50 per revised plan set			
C4	Surety Fee (Bond, Lender's Agreement, Letter of Credit)	\$500 + \$25 per lot		\$500 + (# of lots x \$25)	
C5	Plan Modification	75% of C1, C2 or C3 plus \$50 for each new lot, road or drainage change			
	Total Due				
Special Permit Fees					
SP1	Cluster Development	\$1000 + \$100 per lot		\$1000 + (# of lots x \$100)	
SP2	Special Residential Development	\$1000 + \$100 per lot		\$1000 + (# of lots x \$100)	
SP3	Village Business District	\$1000 up to 2500 sq ft bldg footprint + \$0.10 over 2500		\$1000 + (gross square feet x \$0.10)	
SP4	Special Dwelling Conversion	\$500		\$500	
SP5	Telecommunications Facilities	\$1,000		\$1,000	
SP6	Medical Marijuana Facilities	\$1,000		\$1,000	
	Total Due				
Site Plan Reviews					
SPR1	Site Plan Approval under Section 3.9	\$500 + \$10 per acre		\$500 + (# of acres x \$10)	
SPR2	Site Plan Approval under Section 8 (Floodplain District)	\$100 (for less than or equal to 5 acres) \$500 (greater than 5 acres)		\$100.00 \$500.00	
	Total Due				
Rezoning					
	Citizens' Petition	\$500.00		\$500.00	
	Total Due				
Street Taking/Discontinuance					
	Citizens' Petition	\$500.00		\$500.00	
	Total Due				
Article 13: Scenic Road Petitions					
SRP1	Scenic Road Tree Removal	\$100.00		\$100.00	
SRP2	Scenic Road Stone Wall Alteration	\$100.00		\$100.00	
	Total Due				

Voted and approved on February 7, 2022.

Note: All out of pocket expenses (advertising, notice, and consultant fees) are Applicant's responsibility. Advance Deposits of not less than \$2,000 shall be paid at the time of filing an Application for subdivision, special permit, and site plan review and approvals, to be used for expenses. Such deposit shall be maintained at the minimum \$2,000 amount until final action on the Application is taken, with any remaining balance then returned to the Applicant.

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