



ORDINANCE 2022-01

AN ORDINANCE ESTABLISHING A FEE SCHEDULE FOR PLANNING AND ZONING FUNCTIONS FOR THE TOWN OF MAGNOLIA SPRINGS, ALABAMA; REPEALING ORDINANCE NO. 2007-09

WHEREAS, on February 20, 2007, the Town Council of the Town of Magnolia Springs, Alabama adopted Ordinance 2007-06 authorizing the establishment of the Planning Commission, and;

WHEREAS, the Town Council has determined that development and zoning places financial demands on the Town, such as advertising, certified mail, and copying, and;

WHEREAS, the Town Council is of the opinion that the adoption of the attached schedule of fees in order to offset a portion of the costs that development and zoning places on the Town;

NOW THEREFORE, BE IT ORDAINED by the Town Council of the Town of Magnolia Springs, Alabama, in a regular meeting duly assembled and with a quorum being present, as follows:

Section 1. Fee Schedule: That the Town Council of the Town of Magnolia Springs, Alabama, hereby adopts "Exhibit A" as the Planning and Zoning Fee Schedule.

Section 3. Additional Expenses Incurred: The applicant shall also be responsible for reimbursing the Town for any expenses incurred by the Town in connection with development review of a project where outside professionals are employed by the Town.

Section 4. Severability: Each provision of this ordinance is hereby declared to be an independent provision and the holding of any provision hereof to be void and invalid for any reason shall not affect any other provision hereof, and it is hereby declared that the other provisions of this ordinance would have been enacted regardless of any provision which might have been held invalid.

Section 5. Repeal of Prior Ordinance: Ordinance 2007-09 adopted by the governing body of the Town of Magnolia Springs, Alabama on March 20, 2007; respectively, shall be and hereby repealed and all other Ordinances in conflict with this Ordinance are hereby repealed. Such repeal to become effective on the effective date of this Ordinance.

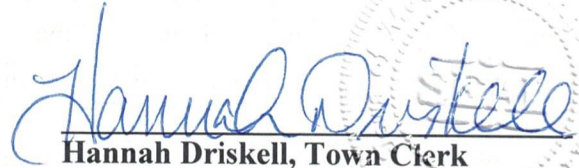
Section 6. Effective Date: This Ordinance shall become effective immediately upon its approval, adoption and publication as required by law.

Adopted this the 22nd day of February 2022.

ATTEST:



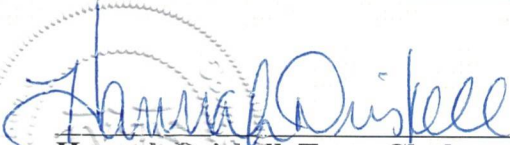
Kim Koniar, Mayor


Hannah Driskell, Town Clerk



Town of Magnolia Springs, Alabama, Certificate of Publication.

This is to certify that **Ordinance No. 2022-01**, Town of Magnolia Springs, Alabama, was published by posting on at least three (3) bulletin boards in the Town, Magnolia Springs Post Office, United Bank, and at the Mayor's Office from February 23, 2022 to February 28, 2022.



Hannah Driskell, Town Clerk



“Exhibit A”



**Planning and Zoning
Fee Schedule**

The following fee schedule for the Planning and Zoning Department was adopted by the Town of Magnolia Springs Town Council on February 22, 2022. All fees are payable at the time of application. No application will be processed until all applicable fees have been paid.

Application	Fee
Rezoning	\$500.00
Small Scale Planned Development/Final Development Plan	\$500.00 for 20 acres or less, plus \$15.00 for every acre over 20
Large Scale PRD Conceptual Plan	\$500.00, plus \$10.00 per acre
Conditional Use	\$250.00
Special Exception	\$250.00
Zoning Variance	\$250.00
Highway Setback	\$250.00
Appeal To Board of Adjustment	\$125.00
Annexation	\$300.00
Site Plan Review	\$250.00
Site Plan Modification	\$125.00
Land Use Certificate	
(a) Residential	\$25.00 per dwelling
(b) Accessory Structure and Related Structures	\$25.00 per structure
(c) Commercial and Industrial	\$25.00 per 1,000 gross square feet of floor area
(d) Signs	\$25.00 per sign
(e) Land Disturbance	\$25.00 per activity

Application	Fee
Preliminary Plat	\$250.00 plus \$80.00 per lot
Final Plat	\$150.00 plus \$70.00 per lot
Preliminary Plat (E.T. area)	\$125.00 plus \$40.00 per lot
Final Plat (E.T. area)	\$75.00 plus \$35.00 per lot
Manufactured Housing Park Site Plan	\$250.00 plus \$80.00 per lot
Subdivision Variance	\$250.00
Easement/Right-of-way Vacation	\$250.00
Road Construction Inspection	\$1.25 per Linear Foot of Road
Road Construction Inspection (E.T. area)	\$.50 per Linear Foot of Road

Note: If the actual cost of inspection exceeds these fees the developer will be responsible for the difference in charges at time of final plat approval. If the fees exceed actual cost the developer will be reimbursed. Prior to signing the final plat, the developer/owner must also submit applicable Probate recording fee to be filed with the plat by the Highway Department.