



Dorchester County, Maryland
Planning & Zoning
Zoning Fee Schedule
Effective July 1, 2021

Building Permits

Residential		\$.15 per square foot
Commercial Industrial, Agricultural	Up to \$ 10,000.	\$50.00 (flat fee)
	\$ 10,000. – 20,000.	5.00 per thousand
	20,001. – 100,000.	4.00 per thousand
	100,000. – 500,000.	3.00 per thousand
	500,000. -	2.00 per thousand
		(per thousand dollars of construction value)
Administrative Fee (When building permit is processed that doesn't require zoning)		\$ 50.00
Wind Turbines, Solar Array Panels (Ground & Roof Mount) – Non Utility Scale		100.00
Utility Scale Solar Energy Projects		300.00
Cellular Communication Towers		300.00
Temporary Construction Trailers		100.00
Private Piers, Dyking, Jetties, Bulkheading, Groins, Revetment, Etc.		100.00
Certificate of Use		100.00
Change of Use		100.00
Signs & Satellite Discs		100.00
Relocation Permit		50.00
Borrow Pits, Landfills, Etc.		100.00
Temporary Overnight Lodging Unit (effective 11-12-02) ANNUAL FEE		100.00
Poultry Houses (per house)		250.00

Appeal Cases

Regularly Scheduled Cases		250.00
Special Cases		350.00
Administrative Variance		150.00
Forest Conservation Program Appeal	Additional Fee	75.00
Taped Transcript of Case/Hearing	(Per Tape, Thumb Drive or CD)	10.00

Subdivision Fees

Standard Subdivision	Up to four lots (plus recording)	200.00
	- Each additional lot (plus recording)	100.00
	Forest Conservation Program Review (Add. Fee)	300.00
	Declaration of Intent	10.00
Critical Area Subdivision	Up to four lots (plus recording)	300.00
	- Each additional lot (plus recording)	100.00
Agricultural Review	Per Subdivision	100.00
Other Exempt (140-4) Subdivision	Per Subdivision	100.00
Plat Revisions (plus recording)		50.00
Forest Stand Delineation (FSD)	Simplified & Intermediate	150.00
	Full	300.00
Forest Conservation Plan (FCP)		300.00
FCP Declaration of Intent (DOI)		10.00

Project Application Inactive for 2 years plus – new fee required

Text Amendments

Text Amendments (plus ad)	150.00
Court Reporter	300.00

Map Amendments

Up to 10 acres (plus ad)	1,000.00
Per acre over 10 acres	50.00
Court Reporter – cost to be paid directly by applicant	

Forest Replacement Fund Fee (per acre)	1,000.00
Water & Sewer Plan Amendments (plus ad)	125.00
Critical Area Growth Allocation Process (plus ad)	500.00
Site Plan Review – i.e. shopping centers, airfields, multi-family, etc. (plus recording)	100.00
Mobile Home Parks (plus recording)	150.00
Comprehensive Plan – Amendment Fee (plus ad)	500.00
Zoning Directory	35.00

Map Distribution – Hard Copy & Digital Maps

8.5” x 11”	5.00
11” x 17”	8.00
36”	25.00
42”	30.00

Minimum fee on any permit is \$50.00

Penalty for proceeding without first obtaining a building permit is 2 times the normal fee.