

**CITY OF FAIRVIEW
BOARD OF COMMISSIONERS**

AUGUST 15, 2019

7:00 P.M.

AGENDA

1. Roll Call
2. Call to Order
3. Prayer and Pledge
4. Approval of Agenda and Executive Session Announcements
5. Public Hearing(s)
6. Citizen Comments (Limited to the first 5 citizens to sign in and a limit of 3 minutes each)
7. Public Announcements, Awards and Recognitions
8. Staff Comments and Monthly Reports
 - A. City Manager Report
 - B. City Attorney Report
9. Consent Agenda (Any Item May be Removed for Individual Consideration)
 - A. Minutes from the August 1, 2019, Board of Commissioners Meeting
10. Old Business
11. New Business
 - A. Ordinance 2019-17, An Ordinance to Amend Title 12 of the City of Fairview Municipal Code, Specifically, Sections Related to the City's Fee Structure for Permits and Fees Related to Construction, Remodeling, Building Permits; and Industrial, Commercial and Residential Development
 - B. Ordinance 2019-18, An Ordinance to Amend Title 17, Chapter 1, Section 108, of the City of Fairview Municipal Code Regarding the Issuance of Burn Permits Within the City of Fairview
 - C. Ordinance 2019-19, Rescind Ordinances on Previous Building Permit Fees
12. Communications from the Mayor and Commissioners
 - A. Commissioner
 - B. Commissioner
 - C. Commissioner
 - D. Vice Mayor
 - E. Mayor
13. Adjournment



AN ORDINANCE TO AMEND TITLE 12 OF THE CITY OF FAIRVIEW MUNICIPAL CODE, SPECIFICALLY, SECTIONS RELATED TO THE FEE STRUCTURE FOR PERMITS AND FEES RELATED TO CONSTRUCTION, REMODELING, BUILDING PERMITS; AND INDUSTRIAL, COMMERCIAL AND RESIDENTIAL DEVELOPMENT.

WHEREAS, the City of Fairview, Tennessee, desires to revise its current ordinances regarding building permits and related fees, and

WHEREAS, in order to effectively incorporate a revised building permits and related fees structure Title 12 of the city's municipal code must be amended, and

NOW THEREFORE BE IT ORDAINED BY THE CITY OF FAIRVIEW, TENNESSEE AS FOLLOWS:

BE IT ORDAINED, that Title 12, Chapter 1, Section 12-103, is hereby amended to read as follows: "12-103. Builder and Contractor License. Any licensed contractor applying for a building permit is required to pay a license tax annually in the amount of fifty (50) dollars. Builder and contractor licenses are valid only during calendar year in which the license is obtained and no contractor or builder shall be licensed by the city of Fairview without first having complied with Tennessee Code Annotated Title 62, Chapter 6.", And

BE IT FURTHER ORDAINED, that Title 12, Chapter 1, Section 12-104, is hereby amended to read as follows: "Reserved", and

BE IT FURTHER ORDAINED, that Title 12, Chapter 1, Section 12.105, is hereby created and shall read as follows:

12.105. Applications and Permits Fee Structure.

(1) Single family residential and duplex residential new construction building permits.

\$1.50 per square foot of heated, cooled and interior storage space (revenue to be allocated 50% to general fund and 50% to facilities fund)

(2) Single family residential and duplex residential renovation building permits.

Fifty (50) cents per square foot

(3) Commercial, industrial and multi-family new construction building permits.

\$500 to be allocated to the facilities fund, plus:

\$3.00 per square foot up to 1,000 square feet under roof

\$2.00 per square foot from 1,001 square feet up to 5,000 square feet under roof

\$1.50 per square foot for everything over 5,000 square feet under roof

(4) Commercial, industrial and multi-family renovation and build-out building permits.

Seventy-five (75) cents per square foot

(5) Mechanical permits not included in a building permit.

\$25 per each H.V.A.C. (heating, ventilation and air conditioning) unit installed

\$25 per each natural gas line installed

(6) Accessory structures and decks not included with a building permit.

25 cents per square foot, \$25 minimum

(7) Plans, plats, annexation and rezoning submission and application fees

Concept Plan: \$50

Annexation Application: \$100

Rezoning Application: \$200

Residential Preliminary Plat: \$250 + \$20 per acre + \$5 per lot

Residential Final Plat: \$100 + \$10 per lot

Residential P.U.D. Preliminary Plat: \$400 + \$25 per acre

Residential P.U.D. Final Plat: \$200 + \$10 per dwelling unit

Commercial Site Plan: \$200 + 25 cents per square foot

Commercial P.U.D. Preliminary Plat: \$500 + \$100 per acre

Commercial P.U.D. Final Plat: \$50 + 5 cents per square foot

(8) Miscellaneous fees

Property Line Adjustment: \$100

Lot Split or Redivision: \$100

Minor/Major Modifications: \$100

Mobile Food Pantry or Food Truck Permit: \$50 per year

Residential Rental/Lease Property Permit: \$25 per unit (house, apartment, etc.)
year

(9) Engineering fees for initial submissions.

Annexation: Eleven (11) to fifty (50) acres - \$250

Annexation: Fifty-one (51) acres and over - \$500

Rezoning: \$500

Site Plan Review: \$500 + 2 cents per square foot of commercial space and/or
\$10 per dwelling unit

Revision to Site Plan: \$500 + 2 cents per square foot of commercial space
and/or \$10 per dwelling unit

P.U.D. Development Plan: \$1,000 + 2 cents per square foot of commercial
space and/or \$10 per dwelling unit

Revised P.U.D. Dev Plan: \$1,000 + 2 cents per square foot of commercial space
and/or \$10 per dwelling unit

Subdivision Preliminary Plat: \$500 + \$25 per lot

Subdivision Final Plat: \$500 + \$25 per lot

(10) Resubmissions and subsequent review engineering fees.

Beginning with the third submission for review, and applying to each subsequent review, an amount equal to one half of the original submission fee and one half of the original engineering review fee shall be assessed and must be remitted to the city with the third and each subsequent submission for review.

And,

BE IT FURTHER ORDAINED, that Title 12, Chapter 1, Section 12.106, is hereby created and shall read as follows: "Reserved", and

BE IT FURTHER ORDAINED, that Title 12, Chapter 1, Section 12.106, is hereby created and shall read as follows: "12-106. Violations and penalty. It shall be unlawful for any person to violate or fail to comply with any provision of this Chapter as herein adopted by reference and modified. The violation of any section of the Chapter shall be punishable by a penalty of up to fifty (\$50) for each offense. Each day a violation continues or is committed shall constitute a separate offense."

MAYOR

CITY RECORDER

APPROVED AS TO FORM:

CITY ATTORNEY

Passed First Reading _____

Passed Second Reading _____

ORDINANCE NO. 2019-18



**AN ORDINANCE TO AMEND TITLE 17, CHAPTER 1, SECTION 108
CITY OF FAIRVIEW MUNICIPAL CODE REGARDING THE ISSUANCE OF
BURN PERMITS WITHIN THE CITY OF FAIRVIEW.**

WHEREAS, the City of Fairview, Tennessee, desires to revise its current ordinance regarding burn permits issued by the fire department, and

WHEREAS, this action is preferred for the good and welfare of the citizens of the City of Fairview, and

**NOW THEREFORE BE IT ORDAINED BY THE CITY OF FAIRVIEW,
TENNESSEE AS FOLLOWS:**

BE IT ORDAINED, that Title 17, Chapter 1, Section 108, is hereby amended to read as follows:

17-108. Burn permits required.

(1) It shall be unlawful for any person, business, firm, corporation or entity to kindle or maintain any bonfire, rubbish fire, debris fire or other fire, or to authorize any such fire to be kindled or maintained, within the city limits of the city of Fairview without having been issued a burn permit from the city of Fairview fire department.

(2) No construction, demolition or waste materials at or from any construction site may be burned without, and/or prior to, obtaining a burn permit from the city of Fairview fire department.

(3) Burn location requirements are minimally one or more of the following:

(a) Fire not contained in waste burn structure, device or facility shall be no less than fifty (50) feet from any structure and/or with adequate provisions to prevent the fire from spreading to within fifty (50) feet of any structure.

(b) Fire contained in a waste burn structure, device or facility shall be no less than fifteen (15) feet from any structure and/or with adequate provisions to prevent the fire from spreading to within fifteen (15) feet of any structure.

(c) The fire chief, or his or her designee, may use his or her discretion to require other reasonable safeguards for the issuance of a burn permit and such requirements, if applicable, must be specified in the burn permit issued.

(4) The fire department shall have the authority to extinguish any permitted burn if the permitted burn is not safely controlled by the permit applicant or becomes such a hazard that the permit applicant is not capable of controlling the burn.

(5) The fire department shall have the authority to extinguish any burn not requiring a permit if the burn is not safely controlled or becomes such a hazard that the operator of the burn is not capable of controlling the burn.

(6) The fire department may prohibit or extinguish any permitted and/or non-permitted burn when weather conditions or other factor(s) make burning exceptionally hazardous.

(7) Nothing in this Chapter shall prevent any business or resident from burning a recreational campfire, fire pit, fireplace or grill and no permit shall be required for such campfire, fire pit, fireplace or grill.

(8) Burn permit application fees shall be as follows:

(a) Residential homeowner burn permit: \$0

(b) Single family residential construction permit: \$50 per lot

(b) Commercial, industrial, and multi-family residential construction: \$50 per day, \$250 per week, \$500 per month

(9) Burn permit requirement violations: Any person who violates this Section shall be subject to a penalty of \$50 per day per occurrence.

MAYOR

CITY RECORDER

APPROVED AS TO FORM:

CITY ATTORNEY

Passed First Reading _____

Passed Second Reading _____

Public Hearing Held _____