

**CHARTER TOWNSHIP OF LYON**  
**PLANNING DEPARTMENT FEE SCHEDULE**

**Site Plan Reviews**

**Commercial/Industrial and Public/Quasi-Public:**

Non-refundable Administration Fee:      \$400.00 + \$25.00 per acre  
Refundable Deposit for Costs:            \$3,000.00\*

**Single Family Residential and Site Condominiums (not including subdivision plats, which are subject to other fees as specified in this schedule):**

Non-refundable Administration Fee:      \$400.00 + \$5.00 per unit  
Refundable Deposit for Costs:            \$3,000.00\*

**Multiple Family Residential and Manufactured Housing:**

Non-refundable Administration Fee:      \$400.00 + \$5.00 per unit  
Refundable Deposit for Costs:            \$3,000.00\*

\*The Township will charge all outside consulting fees to this deposit, including planning, engineering, legal, traffic engineering, woodlands, and wetlands. If this amount is found to be inadequate, the Township may request additional deposits in \$1,000.00 increments prior to additional work being performed.

**Planned Development Projects**

**Commercial/Industrial:**

Non-refundable Administration Fees:

Concept Plan Review:            \$300.00  
Preliminary Review:            \$300.00 + \$25.00 per acre  
Final Review:                    \$300.00 + \$25.00 per acre

Refundable Deposit for Costs:      \$4,500.00\*

**Residential:**

Non-refundable Administration Fees:

Concept Plan Review:            \$300.00  
Preliminary Review:            \$300.00 + \$5.00 per unit  
Final Review:                    \$300.00 + \$5.00 per unit

Refundable Deposit for Costs:      \$4,500.00\*

**Amendment to a Planned Development:**

Non-refundable Administration Fee: \$500.00  
Refundable Deposit for Costs: \$2,000.00\*

\*The Township will charge all outside consulting fees to this deposit, including planning, engineering, legal, traffic engineering, woodlands, and wetlands. If this amount is found to be inadequate, the Township may request additional deposits in \$1,000.00 increments prior to additional work being performed.

**Miscellaneous Fees**

**Administrative Review:**

Refundable Deposit for Costs: \$500.00\*

**Condominium Documents (Master Deed, Bylaws, Exhibit B):**

Non-refundable Administration Fee: \$500.00  
Refundable Deposit for Costs: \$2,000.00\*

**Extension of Approval:**

Non-refundable Administration Fee: \$500.00  
Refundable Deposit for Costs: \$1,500.00\*

**Lot Split or Combination:**

Refundable Deposit for Costs: \$500.00\*

**Private Road Review:**

Non-refundable Administration Fee: \$250.00  
Refundable Deposit for Costs: \$2,500.00\*

**Rezoning:**

Non-refundable Administration Fee: \$500.00  
Refundable Deposit for Costs: \$1,500.00\*

**Special Land Use:**

Non-refundable Administration Fee: \$500.00  
Refundable Deposit for Costs: \$2,000.00\*

**Special Board or Commission Meeting:**

Non-refundable Administration Fee: \$1,000.00

**Subdivision Review:**

Non-refundable Administration Fees:

Tentative Preliminary Review:	\$400.00 + \$5.00 per lot
Final Preliminary Review:	\$200.00 + \$2.50 per lot
Final Plat:	\$200.00

Refundable Deposit for Costs: \$3,000.00\*

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**Text Amendment to Zoning Ordinance:**

Non-refundable Administration Fee:	\$500.00
Refundable Deposit for Costs:	\$2,000.00*

**Zoning Board of Appeals Meeting:**

Non-refundable Administration Fee, Residential:	\$200.00
Non-refundable Administration Fee, Non-Residential:	\$500.00
Refundable Deposit for Costs:	<b>Costs will be billed as necessary.</b>

**Consultant Meetings:**

Township planning and engineering consultants are available for a consultation at no charge on Tuesday and Thursday afternoons. If a meeting outside of these regular hours is desired with one or more of the Township consultant, the Township will require the fees be paid (per consultant) to the Township prior to the meeting. The duration of the meeting will be estimated prior to the meeting being held.

The fees assessed will be the same as the hourly rate of the consultant(s) attending the meeting.

This section does not include meetings initiated by Township employees and/or officials.

**This fee schedule was adopted by the Lyon Charter Township Board of Trustees on the 4<sup>th</sup> day in April, 2011, by a vote of 7-0.**

**December 5, 2011 – ZBA fee change approved by the Board of Trustees.**

**April 6, 2015 – Addition of fee for Condominium Documents approved by the Board of Trustees.**

  
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**Michele Cash**  
**Lyon Township Clerk**