

FY 2020-2021 Budget
Fairbanks North Star Borough

APPENDIX E - User Fee Schedule

Assessing-Land Management				Fees	
<u>LEASES</u>			<u>Application Fee</u>	<u>Processing Fee</u>	<u>Annual Rental, Sale Price or Use Fee</u>
<i>(Exclusive, long-term, possessory rights-20.16.020)</i>					
		\$100.00 (a)		\$500.00 min (c,d)	FMR (e)
Additional Processing Fee for Staff Time Beyond 50 Hours					
				\$50.00/hour (b)	
<i>Appraisal Fee (in-house)</i>					
				\$85.00/hour	
<u>USE AGREEMENTS</u>		<u>Application Fee</u>	<u>Processing Fee</u>	<u>1-Month Fee</u>	<u>6-Month Fee</u>
Not For-Profit	\$100.00 (r,s)	\$250.00 (r,s)	\$100.00 (r,s)	\$450.00 (r,s)	
For Profit	100.00 (r,s)	250.00 (r,s)	200.00 (r,s)	900.00 (r,s)	
<u>LAND SALES</u>			<u>Application Fee</u>	<u>Processing Fee</u>	<u>Annual Rental, Sale Price or Use Fee</u>
Assumption of Deed of Trust					
		\$100.00		\$250.00	
Direct Sales (g)					
		100.00		250.00/min	FMV (e)
Additional Processing Fee For Staff Time Beyond 50 Hours					
				\$50.00/hour (b)	
Auction & Over the Counter Closings					
		N/A		250.00 (f)	
Credit Report Processing Fees for Financing Through FNSB					
					\$25.00
					Will vary (o)
<i>Appraisal Fee (in-house)</i>					
				\$85.00/hr	
<u>EASEMENTS</u>		<u>Application Fee</u>	<u>Processing Fee</u>	<u>Price or Use Fee</u>	
<i>(Non-possessory rights - 20.16.030)</i>					
Public, Non-Exclusive					
		\$100.00 (a)		\$500.00 min (i,j)	FMR (e,h,q)
Additional Processing Fee For Staff Time Beyond 50 Hours					
				50.00/hr (b)	
Private, Exclusive Easement					
		100.00 (a)		500.00 min (j)	FMR (e,h,q)
Additional Processing Fee For Staff Time Beyond 50 Hours					
				50.00/hr (b)	
Land Use Fee for Early Entry Without Prior FNSB Approval					
					\$50.00/day
<i>Appraisal fee (in-house)</i>					
				85.00/hr	
<u>LICENSES</u>		<u>Application Fee</u>	<u>Processing Fee</u>	<u>Monthly Rental, Sale Price or Use Fee</u>	<u>Annual Rental, Sale Price or Use Fee</u>
Temporary Use License (TUL)					
		\$100.00 (a)	\$250.00	\$50.00/mo	\$450.00/yr (h,j,q)
Temporary Access License (TAL)					
		100.00 (a)	250.00	50.00/mo	450.00/yr (h,j,q)
Mining and/or Mining Access Use License (20.16.090 A-K)					
		100.00 (a)	N/A		(j,m)
Land Use Fee for Early Entry Without Prior FNSB Approval					
					50.00/day

APPENDIX E - User Fee Schedule

Assessing-Land Management (Continued) Fees

NATURAL RESOURCES AND MATERIALS

Commercial Sales	<u>Application Fee</u>	<u>Processing Fee</u>	<u>Annual Rental, Sale Price or Use Fee</u>
<i>(Terms of Commercial sales are fixed by Assembly resolution (20.16.040 F&G))</i>			
Gravel Extraction	\$100.00 (a)	\$250.00 min (b)	FMV in place (h,i,p)
Commercial Firewood	10% of Appraised Value		FMV in place (l)
Timber (Saw timber & house logs OTC)	10% of Appraised Value		FMV in place (l)
<u>Personal Use (20.16.040 A)</u>			
Gravel (max 2,000 CY/ person/year)	N/A	N/A	\$3.00/cubic yd in place
Firewood (max 20 cords/ person/year)	N/A	N/A	\$10.00/cord
Timber and/or House Logs (max 10,000 board feet per person per year)	\$100.00 (a)	\$250.00 min (b)	FMV in place (l)
<u>Other</u>			
Maps: Plat/map copies Xerox engineering copier			\$6.00/map (n)
Technical information by CD			\$50.00 each (n)

EXPLANATIONS

- a. Accompanied by an application describing the proposed use, term and property improvement plan.
- b. Fee dependent on use, location, degree of staff involvement (beyond 50 hours), and cost of recordation, etc.
- c. Resolution with Assembly approval required as per 20.16.020 B.
- d. Survey of Improvements may be required at lessee's expense as per 20.16.020 F. All surveying and platting shall be in accordance with FNSB Title 17 Subdivision standards.
- e. FMV – fair market value and FMR – fair market rental shall be determined by 20.04.010, the cost of a fee appraisal may be borne by the applicant.
- f. Auction and over the counter land sale processing fees include closing costs, staff time fees and recordation.
- g. Direct Sales parcels shall satisfy at least one criterion in the direct sale code 20.20.090 A & B.
- h. The easement fee, extraction license fee, and temporary use license fee may be waived for a public agency or a public utility as per FNSBC 20.16.030 C, 040 C, and 050 C.
- i. A Public Access Easement must comply with FNSB Title 17 Subdivision standards. These costs are the Grantees' responsibility.
- j. If it is determined that a proposed use may cause damage to Borough land, the applicant shall post a bond in an amount sufficient to restore the land to reasonably the same condition.
- k. Low impact is defined as minimal use and minimal ground disturbance i.e. monitoring wells, use of existing access trails or roads. High impact is defined as substantial use and considerable ground disturbance, which may include excavation, clearing, construction or exploration.
- l. Fair Market Value (FMV) of resources in place shall be determined by common market rate for that resource.
- m. Per 20.16.090 Compensation for mining access or exploration activities on land subject to a valid claim is reclamation and payment for any commercial timber located thereon.
- n. For existing maps only – custom maps will not be created.
- o. Credit Reporting Fees for businesses will vary depending upon company structure and land sale type.
- p. Reclamation Fee of \$0.25 per yard charged in addition to FMV.
- q. Where early entry has occurred without prior FNSB authorization, the potential for waiver of fees by the Mayor (h) will be forfeit.
- r. The use agreement fee is for Borough land not otherwise specified in Appendix E- Use Fee Schedule.
- s. Payment of use-related utility and maintenance costs is required if such costs are expected to be in excess of those incurred by a typical facility user and are subject to waiver by resolution of the Assembly only upon a finding that the agreement is for a compelling public purpose.