



Community & Economic Development Division
Economic Development/Planning

Municipal Office Building
66 Central Square
Bridgewater, MA 02324
508-697-0950

Planning Board Fee Schedule (updated as of March 29, 2023)

Approval-Not-Required Plans	\$300.00 plus \$100.00 per lot created or modified.
Site Plan (Section 10.6 of the Zoning Ordinances)	<p>Minor Site Plan: \$500 for ANY modification of existing building, approved Site Plan, Section 3 uses, creating a parking lot up to 10,000 sf of impervious surface, expansion of an existing building or a new Minor Site Plan (creating no impervious surface and/or change in use).</p> <p>Major Site Plan: Parking Lot Construction/Expansion</p> <ol style="list-style-type: none"> 1. \$1,000 Site Plan creating from 10,001-50,000 sf of impervious surface. 2. \$1,500 Site Plan creating greater than 50,000 sf of impervious surface. <p>And New Construction/Expansion of Municipal, Institutional, Commercial, Industrial, or Residential Structure with Two or More Dwelling Units:</p> <ol style="list-style-type: none"> 1.) \$1,000 Site Plan – Up to a 10,000 sq. ft structure in gross floor area 2.) \$1,500 Site Plan – 10,001 – 25,000 sq. ft structure in gross floor area 3.) \$2,000 Site Plan – Over 25,000 sq. ft +\$.06 per sq. ft structure in gross floor area <p>ALL Major Site Plan applications require a minimum \$2,500 Professional Review Fee.*</p>
Special Permits and Modifications	<p>\$800 + a minimum \$2,500 Professional Review Fee (not required if paid through Major Site Plan Review)</p> <p>\$200 per subsequent Special Permit(s) after First Special Permit</p> <p>\$500 for ANY modification AND a minimum \$2,000 Professional Review Fee* (if necessitated by Planning Board)</p>
Preliminary Subdivision Plans	\$500.00
Definitive Subdivision Plans	\$4,000 plus \$100.00 per lot plus \$6.25 per linear foot of road centerline created AND a minimum \$3,000.00 Professional Review Fee.*

Plans amending, modifying, or rescinding previously approved subdivision plans.	\$300.00 for minor modification. \$750.00 for major modification AND a minimum \$2,500 Professional Review Fee. (if necessitated by Planning Board)
Extension of Time for Site Plan Review and/or Special Permit	\$200.00

* The Professional Review Fee constitutes the cost of review by Town Engineering for performing plan review. An additional Professional Review Fee is required for Inspections and is required prior to Construction.

Site Compliance Inspections	Fee Schedule
Subdivision Up to 9 lots	\$1,000
Subdivision 10-25 lots	\$1,250
Subdivision 26-49 lots	\$1,500
Subdivision 50 lots or greater	\$1,500 and \$25/lot over 50 lots
Site Plans creating up to 10,000 sq. ft impervious surface	\$750
Site Plans creating 10,001-50,000 sq. ft impervious surface	\$1,000
Site Plans creating over 50,000 sq. ft impervious surface	\$2,000

OTHER ADMINISTRATIVE FEES (AS REQUIRED)

Staff shall advise the Applicant and/or the Applicant’s Representative, of the actual amount of the following and the entity to whom the checks should be made payable. Unless otherwise agreed, all amounts shall be forwarded to the Board prior to the opening of the public hearing.

Advertisements required by Statute; Postage for decision letters; deposit for Special Consultant(s) required by the Board.