

§ 123-12. Building permit fees.

[Amended 3-11-2008 by L.L. No. 14-2008]

- A. The Town of Southampton shall from time to time, by resolution, determine the schedule of fees under the Building Code.
- B. On the filing of an application for a building permit, the appropriate fee shall be payable as defined by the schedule of fees in force at the time.
- C. Construction items related solely to improving access, safety and independent living for the disabled and elderly at entrances to and within buildings shall be exempt from building permit fee requirements.
 - (1) Commercial establishment modifications. The building permit fee shall be waived for all modifications to commercial buildings or places of public accommodation related to removing architectural barriers to access and improving access for persons with mobility impairments, including but not limited to ramps and bathroom renovations.
 - (2) Home modification. The building permit fee shall be waived for all home modifications related to improving access for persons with mobility impairments, including but not limited to ramps and kitchen and bathroom renovations.
 - (3) New home construction. The building permit fee shall be reduced by \$300 or waived, whichever is less, for new construction of single-family dwellings in which the applicant opts to incorporate the following **universal design** "basic access" features:
 - (a) At least one stepless entrance to the dwelling (may be located anywhere, front, rear, side or even in the garage).
 - (b) Wider doors on the first floor (at least 32 inches clear passage).
 - (c) At least a half bath on the first floor that enables a wheelchair user to enter and close the door. In addition, having reinforcements between wall studs in bathrooms, or what is commonly called "blocking," allows for easier and safer installation of grab bars if needed in the future for the home's occupants.
 - (4) New two-family dwellings (duplexes) and three-family dwellings (triplexes). For duplexes and triplexes, the building permit fee shall be reduced by \$300 or waived, whichever is less, if the dwelling units are located outside of Senior Citizen Zones (SC-44), Multifamily Planned Residential Developments (MFPRD), or Planned Development Districts (PDD) and the applicant opts to incorporate the following **universal design** "basic access" features:
 - (a) At least one stepless entrance to the dwelling (may be located anywhere, front, rear, side or even in the garage).
 - (b) Wider doors and hallways on the first floor (at least 32 inches clear passage).
 - (c) At least a half bath on the first floor that enables a wheelchair user to enter and close the door. In addition, having reinforcements between wall studs in bathrooms, or what is commonly called "blocking," allows for easier and safer installation of grab bars if needed.

need for adaptation or specialized design. In housing environments, **universal design** is a flexible, inclusive process aimed at enabling all occupants access regardless of size, age, or abilities, including but not limited to accessibility code compliance. The diverse needs of the development's population should be accommodated in a cost-effective yet dignified and pleasant manner assuring a convenient, safe, and secure environment for all persons residing in such development, whether active or physically challenged, youthful or elderly. [Added 12-23-2002 by L.L. No. 54-2002]

Universal design. To the extent practicable, the development shall incorporate the adaptable design elements of **universal design** to reduce problems meeting requirements for accessibility pursuant to the Americans With Disabilities Act (ADA) and Fair Housing Act (FHA). "**Universal design**" is a flexible, inclusive process aimed at enabling all occupants access regardless of size, age, or abilities, including but not limited to accessibility code compliance. The diverse needs of the development's population should be accommodated in a cost-effective yet dignified and pleasant manner assuring a convenient, safe, and secure environment for all persons residing in such development, whether active or physically challenged, youthful or elderly.

- (1) Due consideration shall be given in planning walks, ramps and driveways to prevent slipping or stumbling, and handrails and ample places for rest shall be provided. Gradients of walks shall not exceed 5% and single riser grade changes in walks shall not be permitted, unless it is impractical to do so because of terrain or unusual circumstances of the site. All outdoor areas available to residents shall permit such residents to move about without danger and with minimum effort.
- (2) Residential units, to the extent practicable, shall incorporate adaptable design concepts by conformance to the supplemental design requirements listed in Chapter 123, Article IV, **Universal Design**, as applicable to high-density residential developments designated as "senior housing."