



Community Development Department Development Application Fee Checklist

Annexation

Application fee, per application (fee may be waived if annexation is requested by City) \$200.00 _____
Advertising and mailing (actual cost) _____
Consultant charges (actual cost) _____

Comprehensive Plan Amendment Procedure

Application fee, per application \$300.00 _____
Advertising and mailing (actual cost) _____
Consultant Charges (actual cost) _____

Plat Vacation & Right of Way Vacation Procedure

Application fee, per application \$100.00 _____
Advertising and mailing (actual cost) _____
Consultant charges (actual cost) _____

PUD (Planned Unit Development) or PFD (Public Facilities District) Procedure

Application fee, per application \$300.00 _____
Advertising and mailing (actual cost) _____
Consultant charges (actual cost) _____

Rezoning Procedure

Application fee, per application \$115.00 _____
Advertising and mailing (actual cost) _____
Consultant charges (actual cost) _____

Site Plan Procedure

Major site plan application fee, per application (plus \$4.00 per each 100 sq ft of covered floor area in excess of 5,000 sq ft) \$250.00 _____
Minor site plan application fee, per application \$100.00 _____
Consultant charges (actual cost) _____
Land clearing/tree removal \$25.00 _____

Special Exception and Conditional Uses

Application fee, per application \$200.00 _____
Advertising and mailing (actual cost) _____
Consultant charges (actual cost) _____

Subdivision Procedure

Preliminary Plat approval, per application (plus \$5.00 per lot per application) \$150.00 _____
Final Plat approval, plus \$1.00 per lot per plat \$100.00 _____
Minor Lot Split pre-application \$100.00 _____
Minor Lot Split final application \$100.00 _____
Subdivision on-site inspection fee, plus \$1.00 per lot per application \$100.00 _____
Advertising and mailing (actual cost) _____
Consultant charges (actual cost) _____

Variance Procedure

Application fee, per application \$100.00 _____
Advertising and mailing (actual cost) _____
Consultant charges (actual cost) _____

Unity of Title Procedure

Application fee, per application \$100.00 _____
Consultant charges (actual cost) _____

Depending upon the nature of the development order requested, more than one fee may apply and be charged (e.g., an annexation fee plus a comprehensive plan amendment fee). In addition, fees other than those listed may be charged to cover the cost of engineering and planning review necessitated by the application (e.g., DRI review fees, site inspection fees). Those additional fees shall be established between the City and the Engineer and Planner from time to time and charged to the applicant, based on the fee schedule established. The actual cost of the consultant charges listed above shall be established from time to time by agreement between the City and the City's consultants. A list of the fees established shall be maintained by the City's Building Department. Development fees not listed in this checklist will be assessed at actual cost. All documents that require recording will be assessed according to Lake County Clerk of Courts fee schedule.

*Advertising and Mailing:

Advertising and mailing requirements vary based on application as specified by City Land Development Regulations and state law. City procedures for public hearing are in addition to, or where in conflict, superseded by those required by state law. Certified mail actual costs vary depending on weight size and number of mailings.

*Consultant Fees:

Contracted City Land Planning Services

Annexation	\$275.00	_____
Appeal of Planning Official Determination	Time/Materials	_____
Conditional Use Permit/Special Exception Use	\$350.00	_____
Large Scale Comprehensive Plan Amendment	\$1,500.00*	_____
Minor Site Plan Review	\$400.00	_____
Minor Lot Split	\$400.00	_____
Major Site Plan Review	\$750.00	_____
Minor Subdivision Review	\$400.00	_____
Mobile Home Park Master Plan Review (amendment \$375)	\$750.00	_____
Planned Unit Development (amendment \$400.00)	\$850.00	_____
Plat - Preliminary	\$750.00	_____
Plat - Final	\$800.00	_____
Rezoning	\$370.00	_____
Small Scale Comprehensive Plan Amendment	\$900.00	_____
Unity of Title	\$275.00	_____
Vacation – Street/Lot	\$375.00	_____
Vacation – Plat	\$750.00	_____
Variance	\$350.00	_____
Development or Regional Impact	\$5,000.00**	_____
DRI Development Order Amendment	\$2,000.00	_____

Cost per meeting is \$650 for TRC, P&Z, and City Commission meetings. City staff will determine or estimate the number of meetings needed per application.

* Does not include responses to comments or additional information from agencies or DEO

** Does not include sufficiency response reviews

Contracted City Engineering Services

Annexation	\$600.00	_____
Conditional Use	\$600.00	_____
Final Inspection (less than one acre \$600.00, one acre or more \$1200.00)		_____
Minor Site Plan Review	\$900.00	_____
Major Site Plan Review	\$1,600.00	_____
Minor Lot Split	\$700.00	_____
Minor Subdivision Engineering Plan (less than 10 lots)	\$700.00	_____
Minor/Major Subdivision Engineering Plan (between 10 and 25 lots) (+ \$12.00/lot over 25 lots)	\$1,000.00	_____
Planned Unit Development (less than 10 acres)	\$875.00	_____
Planned Unit Development (between 10 and 20 acres) (more than 20 acres plus hourly)	\$1,200.00	_____
Planned Unit Development – PUD Amendment	\$600.00	_____
Plat – Preliminary (less than 10 lots \$350.00, 10-25 lots \$600.00, more than 25 lots \$1000.00)		_____
Plat – Final Record (plus \$25.00 per page over 2 pages)	\$1,300.00	_____
Rezoning	\$600.00	_____
Unity of Title	\$350.00	_____
Vacation – Easement, ROW, Alley	\$1,000.00	_____
Vacation – Plat (plus \$25.00 per page over 2 pages)	\$1,300.00	_____
Variance	\$600.00	_____

Pre Application meetings, TRC meetings, City Council meetings or Planning and Zoning Council meetings will be billed hourly. All fees are for initial review and one follow up review. Subsequent reviews, if necessary, will be billed hourly. Submittals deemed incomplete or insufficient will not be reviewed and will be returned to the City.