
**BOARD OF COUNTY COMMISSIONERS
HILLSBOROUGH COUNTY
TAMPA, FLORIDA 33601**

BOARD POLICY - SECTION NUMBER: 03.04.03.00

SUBJECT: REVISED FEE SCHEDULE FOR THE DEVELOPMENT SERVICES DEPARTMENT, FORMERLY PLANNING AND GROWTH MANAGEMENT

EFFECTIVE DATE: MARCH 1, 2011

SUPERSEDES: JULY 1, 2000, OCTOBER 1, 2003, MARCH 1, 2010

Purpose:

Establish a revised fee schedule for the Development Services Department, formerly Planning and Growth Management.

Policy:

The Board of County Commissioners approved and adopted a revised fee schedule for the Development Services Department, formerly Planning and Growth Management. ***(Per Resolution R09-175)***

Responsibilities:

It is the responsibility of the County Administrator to put into effect the revised fee schedule for the Development Services Department, formerly Planning and Growth Management, as approved by the Board of County Commissioners.

Attachment:

Revised Fee Schedule of the Development Services Department, formerly Planning and Growth Management.

Approved By: Board of County Commissioners
Approval Date: December 16, 2009

**EXHIBIT A
PLANNING & GROWTH MANAGEMENT DEPARTMENT
FEE SCHEDULE 03/01/2011**

A. ZONING PROCESS	FEE	COMMENTS
Standard District Rezoning Application (average site – 6 acres)	\$1,848.00	
Revised Application Review-Second Resubmittal	\$275.00	
EPC Review	\$300.00	
Planning Commission Review	\$150.00	
Fire Dept Review	\$22.00	
Fast Track Surcharge	25% of Fee	
Site Plan District (PD) Rezoning Application (average site – 25 acres)	\$3,669.00	
Revised Application Submittal-Second Resubmittal	\$350.00	
Grand Oaks Protection	\$150.00	
EPC Review	\$300.00	
Planning Commission Review	\$150.00	
Fire Dept Review	\$22.00	
Major Modification of Plan District	\$2,994.00	
Revised Application Review-Second Resubmittal	\$390.00	
EPC Review May Apply	\$300.00	
Planning Commission Review May Apply	\$150.00	
Fire Dept Review May Apply	\$22.00	
Written Zoning Verification (including Alcoholic Beverage Verification)	\$152.00	
Written Zoning Interpretation	\$700.00	
Non-Conformities Review	\$634.00	
Non-Conforming Lot Review	\$164.00	
Minor Modification of Plan District Zoning (PRS)	\$1,937.00	
PRS Revised Application-Second Resubmittal	\$175.00	
Minor Change of Plan District-Zoning	\$269.00	
Appeal to Land Use Hearing Officer of Administrators Decision	\$257.00	
Variance Application	\$945.00	
Wetlands Setback Variance (EPC)	\$270.00	
Revised Application Review	\$25.00	

A. ZONING PROCESS (Continued)	FEE	COMMENTS
Review for Conditional Uses* *Formerly Specified Uses	\$201.00	
Special Use Applications Revised Application Review-Second Resubmittal If necessary: EPC Review Planning Commission Review Fire Dept Review	\$1,978.00 \$70.00 \$300.00 \$150.00 \$22.00	
Special Use (No Waiver Required)	\$224.00	
Appeal of Land Use Hearing Officer Decision to Board of Adjustment Vested Rights Order (Original Determination)	\$231.00 \$362.00	
Vested Rights Review (Extension)	\$293.00	
Notice of Petition-Sign Posting (Effective 10/01/00)	\$107.50	
Additional Signs (each)	\$25.00	
Affordable Housing Validation	\$76.00	
Street/Rights-of-Way Vacation (Zoning Review)	\$19.00	
Fee Waiver Review	\$230.00	
Land Development Code Amendment	\$1,496.00	
B. DRI PROCESS	FEE	COMMENTS
Developments of Regional Impact (DRI) Simple EPC Review Planning Commission Review Fire Dept Review Moderate EPC Review Planning Commission Review Fire Dept Review Complex EPC Review Planning Commission Review Fire Dept Review Supplemental Fee	\$9,290.00 \$1,200.00 \$150.00 \$44.00 \$12,345.00 \$1,200.00 \$150.00 \$44.00 \$18,580.00 \$1,200.00 \$150.00 \$44.00 Variable	

B. DRI PROCESS (continued)	FEE	COMMENTS
DRI Annual Report Review	\$495.00	
EPC Review	\$1200.00	
Areawide DRI	\$27,870.00	
EPC Review	\$1,200.00	
Binding Letter Review	\$495.00	
DRI Amendment Development Order Includes:		
Notice of Proposed Change		
Abandonment of DRI		
Essentially Built-Out Agreement		
Incremental DRI Review		
Simple	\$495.00	
Complex	\$5,880.00	
Supplemental Fee	Variable	
Substantial Deviation of Approved Development Order for DRI		
Simple	\$5,880.00	
EPC Review May Apply	\$1,200.00	
Planning Commission Review May Apply	\$150.00	
Fire Dept Review May Apply	\$44.00	
Moderate	\$7,760.00	
EPC Review May Apply	\$1,200.00	
Planning Commission Review May Apply	\$150.00	
Fire Dept Review May Apply	\$44.00	
Complex	\$11,640.00	
EPC Review May Apply	\$1,200.00	
Planning Commission Review May Apply	\$150.00	
Fire Dept Review May Apply	\$44.00	
Sustainable Communities DRI Transportation/Other Analysis Review	Variable	
Supplemental Fee	Variable	

B. DRI PROCESS (continued)	FEE	COMMENTS
Incremental/Subsequent DRI Review		
Simple	\$4,645.00	
EPC Review May Apply	\$1,200.00	
Planning Commission Review May Apply	\$150.00	
Fire Dept Review May Apply	\$44.00	
Moderate	\$6,172.00	
EPC Review May Apply	\$1,200.00	
Planning Commission Review May Apply	\$150.00	
Fire Dept Review May Apply	\$44.00	
Complex	\$9,290.00	
EPC Review May Apply	\$1,200.00	
Planning Commission Review May Apply	\$150.00	
Fire Dept Review May Apply	\$44.00	
C. FLORIDA QUALITY DEVELOPMENT	FEE	COMMENTS
Florida Quality Development	\$12,345.00	
EPC Review	\$1,200.00	
D. COMMUNITY DEVELOPMENT DISTRICT	FEE	COMMENTS
Community Development District Petition	\$10,000.00	Less than 1000 acres
Additional Processing Cost		Established by Department Director
Supplemental Fee		Established by Department Director
Fee Adjustment		Established by Department Director up to 50% of initial application fee; otherwise, set by BOCC
E. DEVELOPMENT AGREEMENT PROCESS	FEE	COMMENTS
Development Agreement Application	\$2,500.00	Less than 5 acres
	\$6,200.00	5 to 100 acres
	\$9,800.00	More than 100 acres
Supplemental Fee		Established by Department Director
Fee Adjustment		Established by Department Director up to 50% of initial application fee; otherwise, set by BOCC

F. SUBDIVISION PROCESS	FEE		COMMENTS
Subdivision Preliminary Plat	<u>Submittal</u>	<u>Resubmittal</u>	
Natural Resources Stormwater Transportation Zoning Water/Wastewater Service Application Concurrency EPC Review Fire Dept Review Grand Oaks Protection Stormwater Master Plan	\$750.00 \$650.00 \$400.00 \$450.00 \$450.00 \$100.00 \$370.00 \$15.00 \$300.00 \$1500.00	*\$200.00 *\$200.00 *\$100.00 -0- -0- -0- -0- -0- -0- *\$500.00	
Subdivision Construction Plan	<u>Submittal</u>	<u>Resubmittal</u>	
Natural Resources Natural Resources Stormwater Stormwater Stormwater Construction Inspections Transportation Transportation Transportation Construction Inspections Minor Review-Natural Resources Minor Review- Stormwater Minor Review-Transportation Natural Resources-Townhouse Stormwater-Townhouse Transportation-Townhouse Utilities Review Utilities Reservation of Capacity Utilities Minor Review Certificate of Capacity (Stormwater, Transportation, Solid Waste, Parks) Zoning EPC Review Fire Dept Review Grand Oaks Protection	\$32.00/Lot \$11,200.00 \$56.00/Lot \$21,600.00 \$11.00/Lot \$27.00/Lot \$9,600.00 \$9.00/Lot \$250.00 \$250.00 \$250.00 \$192.00/Bldg. \$336.00/Bldg. \$163.00/Bldg \$575.00 \$150.00 \$250.00 \$45.00 \$300.00 \$490.00 \$15.00 \$300.00	*\$25.00/Lot *\$25.00/Lot *\$25.00/Lot *\$25.00/Lot *\$15.00/Lot *\$15.00/Lot *\$250.00 *\$250.00 *\$250.00 -0- -0- -0- -0- \$150.00 \$490.00 -0- -0-	1 to 400 Lots Over 400 Lots 1 to 400 Lots Over 400 Lots 1 to 400 Lots Over 400 Lots 1 to 400 Lots Over 400 Lots
Subdivision Final Plat (Full BOCC Acceptance)	<u>Submittal</u>	<u>Resubmittal</u>	
Basic Fee EPC Review	\$860.00 \$200.00	\$500.00 -0-	

*2nd Resubmittal

F. SUBDIVISION PROCESS (continued)	FEE		COMMENTS
Subdivision Final Plat (BOCC Chairperson Acceptance) EPC Review Fire Dept Review Grand Oaks Protection	\$350.00 \$200.00 \$15.00 \$150.00		
Board Acceptance of Improvements	\$135.00		
Certified Parcel Review EPC Review Of Certified Parcels and Minor Subdivisions	\$25.00 per lot \$230.00		
Review & Processing of Waivers of the Subdivision Regulations (LUHO) EPC Review Additional for Projects in IPD District	\$600.00 \$270.00 \$130.00		
As-Built – EPC Verification	\$300.00		
G. SITE DEVELOPMENT PROCESS	FEE		COMMENTS
Preliminary Site Development Natural Resources Stormwater Transportation Zoning Water/Wastewater Service Applications Concurrency EPC Review Fire Dept Review Grand Oaks Protection	<u>Submittal</u> \$900.00 \$650.00 \$310.00 \$450.00 \$450.00 \$100.00 \$500.00 \$15.00 \$150.00	<u>Resubmittal</u> *\$300.00 *\$200.00 *\$100.00 -0- -0- -0- -0- -0- -0-	
Site Development Construction Plan Natural Resources Stormwater Stormwater Construction Inspections Transportation Transportation Construction Inspections Zoning Stormwater Master Plan Utilities Review Utilities Reservation of Capacity Utilities Minor Review Certificate of Capacity (Stormwater, Transportation, Solid Waste, Parks) EPC Review Fire Dept Review Grand Oaks Protection	<u>Submittal</u> \$900.00 \$795.00 \$960.00 \$285.00 \$960.00 \$200.00 \$1500.00 \$575.00 \$150.00 \$250.00 \$45.00 \$500.00 \$15.00 \$150.00	<u>Resubmittal</u> *\$325.00 *\$200.00 *\$100.00 \$100.00 *\$500.00 -0- -0- -0- -0- \$500.00 -0- -0-	Per Site Per Site

*2nd Resubmittal

G. SITE DEVELOPMENT PROCESS (continued)	FEE	COMMENTS
Minor Site Development Review Natural Resources Stormwater Transportation Grand Oaks Protection EPC Review	Submittal \$200.00 \$200.00 \$200.00 \$200.00 \$150.00 \$500.00	
Review & Processing of Extensions of Subdivision/Site Development Projects	\$175.00	
Reinspections (NR, Drainage, Paving, Zoning Compliance) Natural Resources Drainage Paving Zoning Compliance	\$50.00 \$50.00 \$50.00 \$50.00	
Review & Processing of Water/Wastewater Service Applications	\$450.00	
Preliminary Determination of Capacity Review	\$150.00	
Reservation of Capacity Process	\$150.00	
Review & Processing of Applications for Easement Access	\$100.00	
H. LAND ALTERATION PROCESS	FEE	COMMENTS
Tree Inspection and Removal Permit Grand Oaks Protection	\$20.00 \$15.00	Plus \$10/Acre for each acre in Excess of 5 acres (\$30 average)
Grubbing Permit	\$350.00	
Natural Resources Other Projects EPC Administrative Waiver EPC Review & Processing Applications to LUHO EPC Other Review Grand Oaks Protection	\$450.00 \$270.00 \$270.00 \$270.00 \$150.00	
Natural Resources Single Family/Duplex Projects	\$145.00	
Single Family/Duplex Blanket Landscape Permit Grand Oaks Protection	\$145.00 \$55.00	
Review & Processing Applications to Land Use Hearing Officer EPC Review may apply	\$195.00 \$270.00	
Review & Processing Application for Land Excavation Operating Permit (average site – 55 acres) EPC Review	\$525.00 \$870.00	
Amendment to a Land Excavation Permit EPC Review Fee for Additional Acreage EPC Review for Extension of Time or Renewal	\$975.00 \$870.00 \$650.00	
Land Excavation Special Use Permit EPC Review	\$2,725.00 \$300.00	

H. LAND ALTERATION PROCESS (continued)	FEE	COMMENTS
Land Excavation Inspection Fee (Effective 1/17/10)	\$.04	Per Cubic Yard
I. PHOSPHATE PROCESS	FEE	COMMENTS
Phosphate Mining Permit	\$3,504.00	Plus \$.10/Acre or Portion thereof plus cost of Legal Ads
New or Reclamation – EPC Fee	\$3,500.00	
Renewal or Extension – EPC Fee	\$100.00	
Amendment of Phosphate Mining Permit	\$3,804.00	Plus \$.10/Acre or Portion thereof plus cost of Legal Ads
EPC Review – Changes Within Existing Mining Unit	\$1,000.00	
EPC Review – Addition of Adjacent Acreage	**\$500.00	
Annual Review Related to Permitted Phosphate Mining	\$250.00	Plus \$.10/Acre or Portion thereof plus cost of Legal Ads
EPC Review	\$375.00	
Mining or Mining-Related Activities/Waivers to Phosphate Mining Regulations	\$1,030.00	
Combination of the Phosphate Mining DRI Annual Report Review and the Phosphate Mining Annual Report	\$4,135.00	
J. UPLAND WILDLIFE PROCESS	FEE	COMMENTS
Upland Wildlife Habitat Verification	\$25.00	
Upland Wildlife Habitat Delineation when performed independent of Site Plan Review	\$25.00	
Upland Wildlife Habitat Management Plan Review with plan prepared by Staff	\$150.00	
K. WELLHEAD RESOURCE PROCESS	FEE	COMMENTS
Wellhead Protection Review – Minor (e.g., well installation)	\$175.00	
Wellhead Protection Review – Major and Expansion of a Non-Conformity	\$1,500.00	
L. PUBLICATION PROCESS	FEE	COMMENTS
Annual Petition Index Subscription	\$25.00	
M. SEXUALLY ORIENTED BUSINESS LICENSES	FEE	COMMENTS
Sexually Oriented Business License	\$850.00	
Sexually Oriented Business Employee License	\$150.00	
Sexually Oriented Business License Renewal	\$850.00	
Sexually Oriented Business Employee License Renewal	\$150.00	
N. BACKFLOW PREVENTION INSPECTIONS		
Home Sites	\$35.00	
Commercial Sites	\$40.00	
O. PROPORTIONATE FAIR SHARE AGREEMENTS	FEE	COMMENTS
Small Agreement 0-1,000 trips	\$2,000.00	0-1,000 trips
Medium Agreement 1,001-10,000 trips	\$4,000.00	1,001 – 10,000 trips
Large Agreement 10,000 above trips	\$6,400.00	10,000 – above trips

**Minimum of \$500 or Straight Line Pro-Rata Fee whichever is greater calculated using the following formula: the number of acres of land to be added to an approved mining unit divided by 2500, multiplied by the fee required by Rule 1-6.05.5 (Rules of the EPC Commission)