

CITY OF PLANT CITY – DEVELOPMENT REVIEW FEES		
PLANNING & ZONING DIVISION		
DEVELOPMENT-REVIEW ACTIVITY	CLASS OR SUB-CATEGORY	FEE
REZONING *Plus advertising fees	NON-PD ≤ 2 ACRE	\$810
	PD ≤ 2 ACRE	\$1,120
	NON-PD 2.01 -10 ACRES	\$1,120
	PD 2.01 -10 ACRES	\$1,405
	ALL 10.01 - 100 ACRES	\$1,690
	ALL 100.01 - 500 ACRES	\$2,250
	ALL > 500 ACRES	\$3,360
	PD MINOR MODIFICATION (ADMINISTRATIVE REVIEW)	\$275
SPECIAL APPROVALS *Plus advertising fees	NEW	\$670
	MODIFICATION	\$670
SUBDIVISION PLATS *Plus advertising and recording fees	PRELIMINARY PLAT	\$605 + \$100 PER PLAT SHEET OVER 1
	FINAL PLAT w/construction plans	\$730 + \$100 PER PLAT SHEET OVER 1
	CONSTRUCTION PLANS w/out Final Plat	\$250
	WAIVER FROM SUBDIVISION REGS	\$335
RIGHT-OF-WAY VACATION *Plus advertising fees	STREETS, ALLEYS, ETC.	\$505
VARIANCE REQUEST (Board of Adjustment) [Advertising fees included in variance fee]	–	\$335 Includes up to 10 mailings
TRANSPORTATION REVIEWS AND CONCURRENCY REVIEWS	MINOR	\$100
	MAJOR	\$500
DETERMINATION LETTER (incl. 30 minutes of research & writing)	ZONING & FUTURE LAND-USE DESIGNATION	\$35
	Additional research time, per 30 minute increments	\$30
SITE-PLAN REVIEW  Planning Department Review  [one (1) plan re-submittal & one (1) site inspection included]	≤ 5000 SQ. FT. BUILDING (INCL. W/OUT A BUILDING)	\$500
	5001 - 10,000 SQ. FT. BLDG	\$750
	10,001 + SQ. FT. BUILDING	\$1000
	FOR EACH SITE-PLAN RE-SUBMITTAL OVER TWO (2)	30%
	2 <sup>ND</sup> P&Z SITE INSPECTION	\$30
	3 <sup>RD</sup> P&Z SITE INSPECTION	\$60
	DE MINIMUS REVIEW FEE	\$100
	EXPIDITED REVIEW	2X FEES AS NOTED ABOVE

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*RECORDING, ADVERTISEMENT-PUBLICATION, AND MAILED-NOTICE COSTS	–	ACTUAL COSTS OF RECORDING, POSTAGE, & PUBLICATION OR PRO-RATA SHARE OF PUBLICATION( if applicable)
DEVELOPMENT OF REGIONAL IMPACT (DRI) REVIEW *Plus advertising fees	APPLICATION FOR DEVELOPMENT APPROVAL	<b>\$2,500 + 10/AC + 0.50/DU + 10/AC NON-RES</b>
	DRI NOTICE OF PROPOSED CHANGE (NOPC)	<b>1/2 DRI FEE (FOR AREA AFFECTED)</b>
COMMUNITY DEVELOPMENT DISTRICT (CDD) *Plus advertising fees	DEVELOPMENT AGREEMENT APPLICATION	<b>\$10,000 &lt; \$1000AC</b>
	RECOVER ACTUAL COSTS VIA AN ADJUSTMENT FEE	<b>UP TO\$ 5,000 &gt; 1000 AC</b>
COMPREHENSIVE PLAN AMENDMENT (CPA)	MAP CPA FOR > 500 AC	\$1,500 + HCCCPC FEES & ADVERTISING
	TEXT OR MAP CPA FOR ≤ 500 AC	\$1,000 + HCCCPC FEES & ADVERTISING
	SMALL-SCALE CPA	\$500 + HCCCPC FEES & ADVERTISING
SIGNS	SIGN PERMIT – P&Z REVIEW FEE IF BLDG PERMIT IS <b>NOT</b> REQUIRED (THIS FEE IS ALSO APPLICABLE TO PAINTED SIGNS)	<b>\$20 + 0.50/SF OF SIGN SURFACE</b>
	SIGN PERMIT – P&Z REVIEW FEE IF BLDG PERMIT IS REQUIRED	<b>0.50/SF OF SIGN SURFACE (fee is included with building review fee)</b>
	SANDWICH SIGN PERMIT (PER YEAR)	<b>\$25</b>
	TEMPORARY BANNER PERMIT: (PER CERTIFICATE)	<b>\$25</b>

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GENERAL PERMITS	SIDEWALK CAFÉ (PER YEAR)	\$100
	NON-BUILDING-PERMIT STRUCTURES (SHEDS, ETC.)	\$10
	DAYCARE: NEW	\$60
	DAYCARE: TRANSFER	\$10
	DAYCARE: HOME	\$20
	ALCOHOLIC BEVERAGE PERMIT (NO SURVEY)	\$20
	ALCOHOLIC BEVERAGE PERMIT (WITH SURVEY)	\$100
	SPECIFIC REQUEST FOR SPECIAL ON-SITE TREE INSPECTION (P&Z)	\$60
	ADULT-USE REVIEW	\$200
	APPEALS OF HRB DECISION	\$50
	REQUEST FOR REMOVAL FROM THE HISTORIC DISTRICT	\$50
*RECORDING, ADVERTISEMENT-PUBLICATION, AND MAILED-NOTICE COSTS	–	ACTUAL COSTS OF RECORDING, POSTAGE, & PRO-RATA SHARE OF PUBLICATION

**TRAFFIC STUDIES:** A traffic analysis is required in some instances, such as for CU rezonings and industrial development. The transportation consulting engineering firm is hired by, and works for, the city. However, the applicant pays for the transportation study. This cost varies, depending on the complexity of the study. A typical cost for an average project has been **approximately \$7000**. Please contact staff for details.

REPRODUCTION FEES							
Paper Size	8.5 x 11 or 8.5 x 14	11 x 17	18 x 24	24 x 36	36 x 36 (aerials)	36 x 48	City Map 36 x 48
Cost	b/w 0.15 2-sided 0.20 color 0.25	b/w 0.30 reduction 1.25	b/w 1.25	b/w 2.50 color 7.50 photo 12.50	b/w 4.00 color 12.00 photo 17.00	b/w 5.00 color 15.00 photo 20.00	color 10.00

Revised: JAN 31 2014

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