

GROWTH MANAGEMENT		
Description of Service	Fee	FEE/AC
PLANNING AND LAND USE FEES:	AMOUNT	Over 10*
• Rezoning to "A" or "C-1" District for a single family lot	\$2,000	\$14
• Rezoning, Special Use Permit, or Special Exception	\$5,900	\$21
• Special Use Permit for Mining or Excavation and Fill	\$8,800	*****
• Special Use Permit and Preliminary Development Plan Review	\$7,100	\$34
• Planned Development	\$7,200	\$25
• Planned Development and Preliminary Development Plan Review	\$7,800	\$34
• Major Amendment (PD, SUP or SE)	\$4,800	*****
• Minor Amendment (PD, SUP or SE), or Temporary use permit	\$1,900	*****
• Large Scale Comprehensive Plan Amendment.....	\$8,500	\$30
• Small Scale Comprehensive Plan Amendment.....	\$7,100	*****
• Large Scale Comprehensive Plan Amendment & Rezoning	\$9,000	\$30
• Small Scale Comprehensive Plan Amendment & Rezoning.....	\$7,600	*****
• ULDC Amendment.....	\$2,000 base plus hourly	*****
• Water Sewer Determination	\$1,200	*****
• Property Owner Notification (per 50 letters).....	\$40	*****
• Hourly Rate (where applicable).....	\$65	*****
• Proportionate Share Determination	Hourly	*****
• Vested Rights Fee	Hourly	*****
NOTE:		
* Area is computed by rounding up to the nearest full acre.		
1. In addition to the staff review fee, Tier II and Tier III applications shall be charged consultant fees to evaluate RF engineering and prepare Visual Impact Simulations as directed by staff.		
2. Comprehensive Plan Amendment: Where an applicant submits a proposal for territory other than under his/her direct control, only that area under his/her direct control shall be included for the purposes of calculating the fee. Small scale amendments are applications which conform to Section 163.3187(1)(c), Florida Statutes. No acreage fee shall be assessed for large-scale map amendment applications which request redefinition to the Rural/Agriculture land use classification.		
3. Fees are allocated to Growth Management, EPD, Fire and Public Works.		
4. Properties located within the Northeastern and Southeastern Urban Cluster as shown on the future Land Use Map shall have application fees for land use, zoning, or development review reduced 50 percent.		

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PLANNING AND DEVELOPMENT FEE POLICIES:	
<ol style="list-style-type: none"> 1. No rezoning or plan amendment request shall be accepted for processing until the required application fee, or reduced fee as established by Fee Policy number six, is paid. An application fee may be refunded only if the application is withdrawn prior to the County incurring direct costs in processing the application (i.e. copying and distributing copies to staff, advertising, postage, printing reports, etc.). 2. In the event that readvertisement of an application due to any delay or postponement requested by the applicant, or necessitated by some act or failure to act on the part of the applicant, a supplemental fee of \$250.00 plus postage costs per advertisement will be charged for a Zoning Application and a supplemental fee of \$560 per advertisement for a Comprehensive Plan Amendment or Zoning Ordinance Amendment Request. This supplemental fee is intended to cover additional costs for readvertisement. No additional fee shall be charged if the postponement is requested by the County. 3. In the event the Zoning Administrator determines that the specific purpose of an application is to correct an existing situation which has been determined to be, or is alleged to be, a violation of a County zoning ordinance provision or regulation, a supplemental fee equal to the scheduled application fee shall be charged. This policy shall apply whether or not an actual notice of violation has been issued by the Department of Growth Management, Office of Codes Enforcement. This supplemental fee is intended to cover the additional administrative costs and expenses associated with the investigation of the existing situation and the determination of any corrective action required. 4. A separate fee shall be charged for each action requested unless the Director of Growth Management determines that the requested action is related to another requested action by the applicant and that the request will require no additional staff time (see Fee Policy number 5). 5. The Director of Growth Management may reduce a required application fee where they find: (1) that special circumstances, not under the control of the applicant, justify a reduction in the fee; and (2) that the actual direct cost to the County for processing the application will not exceed the actual fee collected. In no case may a reduced fee be less than advertising cost. No request for reduction in the fee shall be considered unless the request is received within five working days following the date of the application submitted to the Department of Growth Management, Office of Planning and Development. 	
<ul style="list-style-type: none"> • Development of Regional Impact (DRI) Review • Sector Plans • Substantial Deviation Determinations • Review of projects determined to be substantial deviations or other amendments to development order • DRI Annual Report Review Fee • Public Facilities Annual Report Review Fee for DRI establishing Special District under Chapter 189, Florida Statutes..... 	<ul style="list-style-type: none"> Initial Deposit of \$7,500.00 Initial Deposit of \$7,500.00 \$600.00 Initial Deposit of \$2,500.00 \$250.00 \$250.00

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Description of Service	Fee
PLANNING AND DEVELOPMENT FEE POLICIES: CONTINUED	
<ul style="list-style-type: none"> • Community Development District (CDD) Annual Budget Review Fee (for CDD established pursuant to Chapter 190, Florida Statutes and associated with a DRI) 	\$500.00
<ul style="list-style-type: none"> • Community Development District Review Fee..... 	\$5,000.00
PLANNING AND DEVELOPMENT FEE POLICIES:	
<ol style="list-style-type: none"> 1. Development of Regional Impact Review deposit will be paid at submission of Application for Development Approval. Sector Plan deposit will be paid with the submittal of the application for a Long Term Master Plan. Substantial deviation or other amendments to development order review deposit will be paid upon notification that substantial deviation exists or other amendments to development order is required. 2. All work performed by Alachua county employees, directly and reasonably attributable to review of and recommendations relating to a Development of Regional Impact application, Sector Plan, or amendment to a Development Order shall be paid by the applicant. Fees will be based upon the hourly rate of pay and benefits of each employee performing the work multiplied by the number of hours worked, plus 20% indirect cost based on the hourly rate of the employee. Any other additional direct costs incurred by the County in connection with the review and processing of a DRI or Sector Plan application, including but not limited to advertising, public notice, duplication of materials, telecommunications, and fees for any outside consultants hired by the County when special expertise beyond County staff is deemed necessary, shall be paid by the applicant. 3. The applicant will be required to pay an additional deposit, as may be required from time to time, when the review expenses have exhausted 75% of any paid deposit. Whenever an additional deposit of fees is required, such deposit shall be, at a minimum, in the amount of 50% of the initial payment set forth herein. Any auditor fees for the establishment and maintenance of this account shall be charged to the applicant. 4. Upon conclusion of any staff review of any application and other actions required for presentation to the Board of County Commissioners for final action, all fees calculated by Alachua County to be due shall be paid in full by the applicant prior to submission to the Board of County Commissioners for final Board action. All refunds of excess deposit money, after all charges are paid, shall be refunded after final action by the Board of County Commissioners. 5. Community Development District: The \$5,000 review fee is for the CDDs of less than 1,000 acres. The review fee for CDDs of more than 1,000 acres is set by State Statute. For all CDDs, advertising and the advertising fee is the responsibility of the Petitioner and must be consistent with State Statute requirements. 	