

Fee Schedule for Development Services

Effective -January 2023

	Fee Name/Type	Fee				
	Zoning Administration					
	Alcoholic Beverage Permit (New, Permanent)	\$120.00				
	Alcoholic Beverage Permit (License Sign-off)	\$100.00				
	Alcoholic Beverage Permit, Temporary - submitted 5 or more days prior to the event	\$25.00				
	Alcoholic Beverage Permit, Temporary - submitted less than 5 days prior to the event	\$50.00				
	Annexation	No Charge				
	Appeals of Administrative Decisions	\$120.00				
	Certificate of Concurrency	\$250.00				
	Community Development District	\$5,000.00				
	Conditional Use Permit (Article IV Uses)	\$120.00				
	Development Agreement	\$1,000.00				
	Flood Zone Letter	\$50.00				
	Future Land Use Determination (Written)	\$50.00				
	Non-conforming Special Use	\$400.00				
	Non-conformity Review (Written)	\$300.00				
	Zoning Interpretation	\$300.00				
	Zoning/Entitlement Verification (Written)	\$50.00				
	Land Use, Zoning, Special Use, Special Exception and Variance					
	Type of Application	Base Fee plus Public Notice Fees	Plus Per Lot or Acre as Applicable	Less than 10 acres	10-100 Acres	Greater than 100 acres
	Comprehensive Plan Amendments:					
	Small Scale Amendment	\$2,000.00		\$120.00	\$250.00	NA
	Large Scale Amendment (Map Amendment)	\$4,000.00		\$120.00	\$250.00	\$350.00
	Large Scale Amendment (Text Amendment)	\$4,000.00		\$120.00	\$250.00	\$350.00

	Land Development Code Text Amendment (Privately Initiated) Includes two resubmittals	\$500.00				
	Resubmittal (after 2nd resubmittal)	\$125.00 for each additional resubmittal				
	Rezoning:					
	Standard District Rezoning	\$500.00	\$10.00	\$120.00	\$250.00	\$350.00
	PDP Site Plan Rezoning	\$1,000.00	\$10.00	\$120.00	\$250.00	\$350.00
	Special Exception Use Permit Applications	\$400.00				
	Special Use Permit Applications	\$600.00				
	Vacation of Right-Of-Way	-\$350.00 plus \$30.00 for first page and \$15.00 for each subsequent page to record				
	Variances	\$600.00	\$10.00	\$120.00	\$250.00	\$350.00
	Subdivisions					
	Conditional Approval of Master Development Plan	\$400.00 + \$4.00/lot				
	Construction Plans	\$400.00 + \$4.00/lot				
	Final Plat	\$1,400.00 + \$4.00/lot				
	Plat Vacation	\$250.00 plus \$30.00 for first page and \$15.00 for each subsequent page to record				
	Preliminary Plat	\$400.00 + \$4.00/lot				
	Replat of an Approved Final Plat, includes one resubmittal	\$400.00 + \$4.00/lot				
	Second and subsequent Resubmittals	\$400.00				
	Zoning					
	Certificate of Use	\$108.00				
	Flood Plain Development Permit, 50% Rule Compliance	\$300.00				
	Site Plan Use	Site Plan Review Fee (first review and one resubmittal)	Each Additional Review			
	Assembly - theaters	\$250.00	\$200.00			
	Assembly - nightclubs	\$250.00	\$200.00			
	Assembly- restaurants, bars, banquet halls	\$250.00	\$200.00			
	Assembly - churches	\$200.00	\$100.00			

	Assembly - general, community halls, libraries, museums	\$200.00	\$150.00
	Assembly - arenas	\$400.00	\$300.00
	Business	\$250.00	\$200.00
	Communications Tower	\$200.00	\$100.00
	Educational	\$250.00	\$200.00
	Factory and industrial	\$250.00	\$200.00
	Institutional - supervised environment	\$250.00	\$200.00
	Institutional -hospitals	\$250.00	\$200.00
	Institutional - nursing homes	\$250.00	\$200.00
	Institutional - restrained	\$250.00	\$200.00
	Institutional - day care facilities	\$250.00	\$200.00
	Mercantile	\$400.00	\$300.00
	Residential - hotels	\$400.00	\$300.00
	Residential - multi-family	\$400.00	\$300.00
	Residential, one and two family and additions	\$100.00	\$50.00
	Residential - care/assisted living facilities	\$200.00	\$100.00
	Signs	\$50.00	\$25.00
	Storage	\$250.00	\$200.00
	Swimming Pool	\$125	\$50.00

Tree Removal Permits		
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(Ordinance No. 526 and Res. 2018-01)		
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Fee for up to 3 Live Oak trees for 10" DBH up to 17.99"	\$27.00 each plus mitigation
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4 or more Live Oaks per parcel for 10" DBH up to 17.99"	\$11.00 each plus mitigation
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Specimen/Canopy Live Oak tree 18" DBH & over	\$54.00 each plus mitigation
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All Other Species ver 10" DBH excluding exempt trees	\$33.00 each
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Commercial Mitigation - Live Oaks 10" up to 17.99" DBH	\$100.00 per caliper inch
Commercial Mitigation Specimen/Canopy tree	\$150.00 per caliper inch
Violation Mitigation	\$200.00 per caliper inch, plus \$540.00
Single Family Residential Mitigation	\$48.00 per caliper inch
Fee for shrub clearing approval:	
1 acre.....	\$22.00
2 – 5 acres	\$32.00
6 – 10 acres	\$43.00
11 – 20 acres	\$64.00
Over 20 acres	\$108.00

Development Review, Other

Site Plan Review or Modification to Site Plan, Maximum of 2 Reviews on Same Project	\$378.00
Third (3) or More Reviews on Same Project	\$316.00 each additional review

Addressing

Street Name Approval Review (Subdivisions) – City (Does not include HCPA review or fees)	\$38.00
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Residential/Non-Commercial Building Permit Fees

Air Conditioning change outs	\$101.00
Aluminum (Includes All Aluminum Work)*	\$162.00
Non-metal Awnings/Canopies	\$162.00
Deck*	\$162.00
Door/Window Change Out - Up to 3	\$100.00
Door/Window Change Out – 4 or more	\$150.00
Driveway (From House to ROW Line)	\$125.00
Electrical Permit; service upgrade, alterations and repairs	Valuation times 0.0055 with \$125.00 min.
Electrical Service - Elevator	\$101.00
Electrical Service Upgrade/Panel Change Out	\$101.00
Electrical Service - RV Park	\$125.00 plus \$25.00 per pedestal
Fence	\$101.00
Fireplace (Any Type)	\$190.00
Foundation Repair	Valuation times 0.0055 with \$125.00 min.

Gas Permit, L. P. or Natural	\$75.00																
Generator Installation	\$101.00																
Ground Stabilization	<table border="0"> <thead> <tr> <th>Valuation</th> <th>Application Fee</th> </tr> </thead> <tbody> <tr> <td>Up to \$2,500.00</td> <td>\$81.00</td> </tr> <tr> <td>\$2,500.01 to \$10,000.00</td> <td>\$227.00</td> </tr> <tr> <td>\$10,000.01 to \$50,000.00</td> <td>\$367.00</td> </tr> <tr> <td>\$50,000.01 to \$100,00.00</td> <td>\$497.00</td> </tr> <tr> <td>\$100,000.01 to \$250,000.00</td> <td>\$2,376.00</td> </tr> <tr> <td>\$250,000.01 to \$500,000.00</td> <td>\$4,536.00</td> </tr> <tr> <td>\$500,000.01 to \$1,000,000.00</td> <td>\$7,668.00</td> </tr> </tbody> </table> <p>Over 1 Million to 5 Million Dollars, the fee is \$7,668.00 for the first 1 million valuation Plus \$.008 times the remaining valuation.</p> <p>Over 5 Million to 12 Million Dollars, the fee is \$38,880.00 for the first 5 million valuation Plus \$.007 times the remaining valuation.</p> <p>Over 12 Million to 25 Million Dollars, the fee is \$78,840.00 for the first 12 million valuation Plus \$.006 times the remaining valuation.</p> <p>Over 25 Million Dollars or Larger, the fee is \$145,800.00 for the first 25 million valuation Plus \$.005 times the remaining valuation.</p>	Valuation	Application Fee	Up to \$2,500.00	\$81.00	\$2,500.01 to \$10,000.00	\$227.00	\$10,000.01 to \$50,000.00	\$367.00	\$50,000.01 to \$100,00.00	\$497.00	\$100,000.01 to \$250,000.00	\$2,376.00	\$250,000.01 to \$500,000.00	\$4,536.00	\$500,000.01 to \$1,000,000.00	\$7,668.00
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House or Mobile Home Move	\$270.00																
Landscape Sprinkler, Residential	\$101.00																
Lift Station one or two family	\$50.00																
Mechanical Permit	Valuation times 0.0055 with \$125.00 min.																
Mobile Home Additions	\$270.00																
Manufactured of Modular Home Mobile Home Set-Up	\$400.00																
Park Model Set-Up	\$324.00																
Plumbing Permit	Valuation times 0.0055 with \$125.00 min.																
Pool Heating System (Gas)	\$101.00																
Pool Pump Change Out	\$50.00																

Re-roofing or Roof over, Residential	\$162.00
Residential Demolition (Other than Complete Structure)	\$162.00
Residential Demolition, Complete Structure (no zoning review	\$270.00
Residential Storage Building, 200 Sq. ft. or less Plus Electric Fee, if applicable Plus Plumbing Fee if applicable	\$150.00
Residential Storage Building, 201 Sq. ft. or larger Plus Electric Fee, if applicable Plus Plumbing Fee if applicable	\$250.00
Retaining Wall* - 100 foot max.	\$162.00
Retaining Wall - each addition foot beyond 100'	\$2.00 per foot
Screen enclosure (insert) under existing roof	\$101.00
Screen enclosure, pool cage, screen room or sun room	\$162.00
Siding, Replacement (More than 25% Total Wall Area)	\$162.00
Slab*, structural or non-structural	\$125.00
Solar system	\$125.00
Solar system	\$50.00 each additional inspection
Spa	\$190.00
Swimming Pool - Above Ground	\$75.00
Swimming Pool - In Ground Individual Residential	\$150.00
Swimming Pool - Residential Subdivision to 30,000 Gal	\$350.00
Swimming Pool - Residential Subdivision above 30,000 Gal	\$500.00
Water Heater, Solar Heater or Water Heater replacement	\$101.00
Wood Frame (Includes Carport, Porches, Etc.)*	\$162.00

Construction and Additions - Based upon square foot construction cost. Commercial, industrial and multi-family.		SF x Cost x 0.0055								
Group From International Building Code Need to add planning review fee	1A	1B	IIA	IIB	IIIA	IIIB	IV	VA	VB	
A-1 Assembly, theaters, with stage	246.61	238.5	232.82	223.18	209.86	203.8	216.12	191.69	184.50.	
A-1 Assembly, theaters, without stage	225.65	217.54	211.85	202.22	189.15	183.09	195.16	170.98	163.79	
A-2 Assembly, nightclubs	191.96	186.56	182.12	174.7	164.94	160.39	168.64	149.29	144.33	
A-2 Assembly, restaurants, bars, banquet halls	190.96	185.56	180.12	173.7	191.6	159.39	167.64	147.29	143.33	

A-3 Assembly, churches	226.69	218.58	212.89	203.26	153.09	185.54	196.2	173.43	166.24
A-3 Assembly, general, community halls, libraries, museums	190.63	182.52	175.84	167.2	187.15	148.07	160.14	134.97	128.78
A4 Assembly, arenas	224.65	216.54	209.85	203.26	160.65	182.09	194.16	168.98	162.79
Business	197.81	190.62	184.7	175.7	160.65	154.63	168.95	141.15	134.99
Educational	209.43	202.23	196.97	188.01	175.28	166.43	181.55	153.08	148.70
F-1 Factory and industrial, moderate hazard	117.6	112.19	105.97	101.84	91.54	87.26	97.61	75.29	70.95
F-2 Factory and industrial, low hazard	116.6	111.19	105.97	100.84	91.54	86.26	96.61	75.29	69.95
H-1 High Hazard, explosives	109.99	104.58	99.35	94.22	85.14	79.87	89.99	68.89	N.P.
H234 High Hazard	109.99	104.58	99.35	94.22	85.14	79.87	89.99	68.89	63.56
H-5 HPM	197.81	190.62	184.7	175.7	160.65	154.63	168.95	141.15	134.99
1-1 Institutional, supervised environment	197.83	191.05	185.12	177.91	163.28	158.81	178.06	146.98	142.33
1-2 Institutional, hospitals	330.92	323.73	317.81	308.81	292.72	N.P.	302.06	273.22	N.P.
1-2 Institutional, nursing homes	229.68	222.49	216.58	207.57	193.53	N.P.	200.83	174.02	N.P.
1-3 Institutional, restrained	224.86	217.67	211.75	202.75	188.96	181.94	196	169.45	161.29
I-4 Institutional, day care facilities	197.83	191.05	185.12	177.91	163.28	158.81	178.06	146.98	142.33
M Mercantile	142.95	137.54	132.11	125.68	115.38	111.83	119.62	99.73	95.77
R-1 Residential, hotels	199.7	192.92	186.99	179.78	164.9	160.43	179.93	148.6	143.96
R-2 Residential, multiple family	167.24	160.49	154.56	147.35	133.71	129.23	147.5	117.4	112.76
R-3 Residential, one and two family and additions. Minimum fee is \$800.00 for a new unit and \$300.00 for an addition	155.84	151.61	147.83	144.09	138.94	135.27	141.72	130.04	122.46
R-4 Residential, care/assisted living facilities	197.83	191.05	185.12	177.91	163.28	158.81	178.06	146.98	142.33
S-1 Storage, moderate hazard	108.99	103.58	97.35	93.22	83.14	78.87	88.99	66.89	62.56
S-2 Storage, low hazard	107.99	102.58	97.35	92.22	83.14	77.87	87.99	66.89	61.56
U Utility, miscellaneous	85.3	80.55	75.51	71.75	64.72	60.49	68.56	51.18	48.73

OTHER COMMERCIAL PERMIT FEES

Demolition, Commercial	\$324.00 up to 1000 s.f. \$0.32 / s.f. over 1000 s.f.
Electrical	

Generator Installation	\$101.00																				
Service Change	\$125.00																				
New Circuit Installation	\$54.00 + \$15.00/Circuit Over 3 Circuits																				
New Service Installation (Limit 3 Circuits)	\$108.00																				
Parking Lot Lighting	Valuation times 0.0055 with \$125.00 min.																				
-Sump Pump	\$54.00																				
Fire																					
Fire Alarm, New or Alteration	\$108.00 up to 3 Devices \$216.00 Over 3 Devices																				
Fire Hood System	\$216.00																				
Fire Preliminary Subdivision Review	\$100.00																				
Fire - Site Plan Review - Fire Lane Designation	\$100.00																				
Fire Pump	\$100.00																				
Fire Site Plan review	\$100.00																				
Foundation Permit (Cost Not Credited to Full Bldg Permit)	20% of Applicable Permit Fee																				
Gas																					
Piping, Tanks, New Appliances (Individually or Any Combination)	\$81.00																				
Dispenser Unit (Includes Electric & Fire)	\$108.00																				
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Landscape Sprinkler, Commercial	\$162.00 up to 4 zones
Landscape Sprinkler	each additional zone \$25.00
Private Lift Station	\$100.00
Government Lift Station	\$200.00
MECHANICAL	
Condenser or Air Handler Change Out, Add or replace	Valuation times 0.0055 with \$125.00 min.
Re-roof - Commercial	
Up to 5,000 S. F.	\$225.00
Over 5,000 S. F.	\$380.00
Retaining Wall - 100 foot max.	\$162.00
Retaining Wall - each addition foot above 100'	\$2.00 per foot
Sewer Line from Building to ROW	\$81.00
Signs - Ground sign, monument sign	\$100.00 No electrical
Signs - Ground sign, monument sign, drive through signs	\$165.00 With electrical
Signs - Ground sign, monument sign, drive through signs with electronic	\$250.00 With electrical
Signs -Wall	\$81.00 No electrical
Signs -Wall	\$125.00 With electrical
Signs - Additional wall signs	\$54.00 Ea. Additional Sign, no electrical
Signs - Additional wall signs	\$100.00 Ea. Additional Sign, with electrical
Sign cabinet replacement	\$75.00 per cabinet
Solar System	\$125.00
Solar System	\$50.00 each additional inspection

Spa (Under 200 Gallons, Includes Elec & Plbg)	\$108.00
Spa (Over 200 Gallons, Includes Elec & Plbg)	\$200.00
Swimming pool (Includes Elec & Plbg) to 30,000 gal	\$350.00
Swimming pool (Includes Elec & Plbg) above 30,000 gal	\$500.00
Swimming pool Accessibility lift - Stand Alone	\$50.00
Towers	\$540.00 (Includes- Electric and Fire Inspections)
Communication Tower (special use permit application required)	
Tower Co-Location	\$216.00
ADMINISTRATIVE COMMERCIAL PERMIT FEES	
Certificate of Use (No State surcharges apply.)	\$108.00
Model Home (Home must have approved SFD building permit)	\$300.00
Land Clearing /Site Alteration -(Not in Conjunction with Building permit or Application)	\$270.00 + Applicable permit or mitigation fees
Parking Lot (Not associated with a building permit)	\$650.00 + \$100.00 /Acre over 2 acres
Temporary Land Use/Structures	\$108.00
Tents	\$108.00
FINES & PENALTIES	
Burial of Debris	\$540.00
Failure to Contain Trash Within Property Lines	First Offense \$54.00
	Second Offense \$270.00
	Third and Repeat Offense \$540.00
Failure to Comply with Landscape Ordinance	First Offense \$54.00
	Second Offense \$270.00
	Third and Repeat Offense \$540.00
Failure to Comply with Tree Mitigation Order	\$540.00 and Mandatory Hearing before Hearing Officer
Failure to Obtain Inspections	First Offense \$540.00

	Repeat Offense \$540.00 And/or Disciplinary Action and Sanctions Pursuant to County Construction Licensing Ordinance, to Include but Not Be Limited to Stipulation And/or Board Action and Applicable Penalties.
Failure to Obtain Required Permit Prior to Commencement of Work	When construction begins before the permit has been issued, the applicant shall pay a penalty fee. Said fee shall be double the amount of the regular fee. If multiple trades are involved then each permit fee is doubled. No double fee penalty shall be imposed if the work is of an emergency nature where a delay in performing the work may cause a risk of life or health or will significantly increase the risk of property damage, provided a permit is applied for within 48 hours of the start of the work, in which case no penalty shall be imposed.
Failure to Obtain Required Permit Prior to Commencement of Work - Repeat Offense within one calendar year not required to be at the same construction site.	Doubling of applicable fees and Disciplinary Action and Sanctions Pursuant to Construction Licensing Ordinance, to Include but Not Be Limited to Stipulation And/or Board Action and Applicable Penalties.
Failure to Possess or Have Readily Accessible Proof of Being Duly Licensed	First Offense \$54.00 Second Offense \$270.00 Third and Repeat Offense \$540.00
Failure to Properly Mark Vehicle Utilized for Construction Related Purposes	First Offense \$54.00 Second Offense \$270.00

	Repeat Offense \$540.00 And/or Disciplinary Action and Sanctions Pursuant to County Construction Licensing Ordinance, to Include but Not Be Limited to Stipulation And/or Board Action and Applicable Penalties.
Investigative Cost	No. of Investigative Man Hours x
Legal Costs / Code Enforcement and Citation Appeals Hearing	\$216.00 per hour + Direct Costs
Material Code Violation*	First Offense \$1,080.00 Second Offense \$2,160.00 Third and Repeat Offense \$3,240.00
*Upon a determination of the Building Official or his/her designee that a licensee, certificate holder, or registrant licensed under Chapter 455, Chapter 471, Chapter 481, Chapter 489, Florida Statutes, or the City of Brooksville Construction Code has committed a material violation of the Florida Building Code and failed to correct the violation within a reasonable time, a fine shall be imposed of no less than \$500 and no more than \$5,000 per material violation. The established fine schedule is a guideline and the Building Official or his/her designee may consider aggravating or mitigating circumstances relative to the particular violation for the purpose of imposing a fine other than the above schedule but no less than \$500 and no more than \$5000. (Specific Authority s 553.781)	
Tenant vs. Landlord Unsafe Building Service Request (Includes Multi- trade Scheduled Inspection and report)	\$189.00
Unlicensed Contractor Citation	\$540.00 All Offenses
Violation of Stipulation	\$540.00
Violate Stop Work Order	First Offense \$540.00 Repeat Offense \$540.00 And/or Disciplinary Action and Sanctions Pursuant to County Construction Licensing Ordinance, to Include but Not Be Limited to Stipulation And/or Board Action and Applicable Penalties.
MINING FEES	

Annual Inspection	\$459.00
Blasting Fee	\$54.00 / Blast or \$10,000 / Year
Excavation Permit	\$540.00
Master Mining Plan Approval (MAMPA)	\$2.00/ Acre or \$1,500 Minimum
Mining Operation Plan Approval (MOPA)	\$54.00 / Acre or \$2,000 Minimum
PERMITTING / PLAN REVIEW	
Alteration of Approved Commercial Building or Site Plans	\$108.00 / Trade / Review
Alteration of Approved Residential Building or Site Plans	\$54.00 Minimum
Builder Changing Sub-Contractor After Construction in that Trade has been Started (Does not include plan review or alterations, if required.)	\$54.00
Change of Main Contractor on Issued Permit (Includes Owner/Builder to	\$135.00
Change of Qualifier on Issued Permit	\$135.00
Duplicate Permit Card	\$16.00
Duplicate Plans or Scanning Plans	\$5.00 / Page, 24 x 36 \$7.00 /Page , 30 x 42 \$11.00 / Page, 36 x 48 or Larger
Extension Letter (Includes Permit Extension, Application Extension)	\$54.00
Priority Permit Review - Not eligible for Expedited Review	\$216.00
Reactivate an Invalid Permit	\$54.00
Review of Residential A/C plans, Manual J, MIS, and Energy Form, if applicable, Submitted by a Mechanical Contractor Other Than Original	\$54.00
INSPECTIONS / RE-INSPECTIONS	
Additional / Partial Inspections	\$54.00 / Inspection
After Hours Inspection	\$162.00 / Inspector / Trip, Up to 2 Hrs. + \$75.00 / Hour or Portion thereof over 2 Hrs.
Emergency Non-Scheduled Inspection	\$108.00
Notice of Commencement Not Posted	\$54.00
Pre-Inspection of Existing Commercial Building Prior to Permitting	\$216.00

Reinspection Fees	
First Reinspection	\$54.00
Second Reinspection	\$75.00
Third Reinspection and each subsequent ReInspection	\$100.00
Specific Time Schedule Inspection	\$81.00

Fire Inspections

Fire Alarm, New, Acceptance Test	\$150.00 up to 3 floors or 15,000 square
Fire Alarm , New, Acceptance Test	\$250.00 over 3 stories and 15,000 square
Fire Alarm Panel Replacement	\$75.00
Fire Hood System	\$80.00
Spray Booths	\$50.00
Fire Pump	\$200.00
Fire Interior Suppression System	\$80.00
Fire Sprinkler System, New pressure test and final	\$150.00 up to 3 floors or 15,000 sq. ft.
Fire Sprinkler System, New pressure test and final	\$300.00 more than 3 floors or 15,000
Fire Sprinkler system 13 D/R	50.00 (<7 heads +.50 per additional head)
Fire Sprinkler System Alterations	\$162.00 Per Test
Fire Standpipe	\$100.00 per independent riser
Fire Main underground pressure test and flush inspection	\$150.00
Fire penetrations inspections	\$50.00
Fire ventilation systems	\$80.00
Fire Final Certificate of Occupancy	\$50.00
Call for inspection - not ready	\$75.00
Generator	\$200.00