



Planning and Development Services Application Fee Schedule

Effective October 1, 2025

Article II Planning and Zoning Application Fees

Small Scale Amendment	\$1,970.00, plus Due Public Notice fee
Large Scale Amendment	\$3,220.00 Base Fee, plus \$59.00 per acre, or fraction thereof, not to exceed \$7,132.00, plus Due Public Notice fee
Amendment to Thoroughfare Map	\$3,220.00 Base Fee, plus \$119.00 per linear mile, or fraction thereof, not to exceed \$7,132.00, plus Due Public Notice fee
Administrative Amendment (ESC/RC line adjustment, 660' boundary line adjustments, etc.)	No charge
Rezoning	\$1,280.00 Base Fee, plus \$36.00 per acre, or any additional fraction thereof, plus Due Public Notice fee
Planned Unit Development (PUD) Rezoning	\$3,288.00 Base Fee, plus \$36.00 per acre, or any additional fraction thereof, plus \$10.00 per dwelling unit, plus Due Public Notice fee
Major Amendment to existing PUD	\$1,098.00 Base Fee, for map amendments an additional \$36.00 per acre or any additional fraction thereof, plus \$10.00 per dwelling unit, plus Due Public Notice fee
Minor Amendment to existing PUD	\$347.00
Special Exception (Agriculture uses in the Forestry Resource zoning classification are charged base fee only)	\$1,018.00 Base Fee, plus \$36.00 per acre, or any additional fraction thereof, plus Due Public Notice fee
Variance	\$805.00 Base Fee, Double fee for an after-the-fact variance, plus Due Public Notice fee
Administrative Variance	\$347.00
Amendment of any application requested by applicant	\$218.00
Continuance requested by applicant	\$218.00
Rehearing or Appeal	\$669.00, plus Due Public Notice fee

Article II Planning and Zoning Application Fees

Conditional Use Permit	\$177.00, plus Due Public Notice fee
Zoning Verification Letter	\$52.00
Inspection for conditions of approval	\$100.00
Due Public Notice Fee	\$4.00 per poster Actual cost for legal advertisement
Project Specific Costs	Additional costs associated with the third-party review, verification, processing, or regulation of an application shall be borne by the applicant. Costs to be determined at the time of application.
Sign Inspection Permits	
Signs 16 square feet or greater, but less than 50 square feet	\$45.00
Signs 50 square feet or greater, but less than 100 square feet	\$59.00
Signs 100 square feet or greater	\$84.00
	An additional \$5.00 late fee shall be assessed for payments made not more than 30 days late. Thereafter, an additional late fee assessment shall be \$27.00
Outdoor Entertainment Permit	
Annual Event	\$785.00
Single Event	\$393.00
Itinerant Merchant License (IML)	
Annual Host License (1)	\$158.00
Annual IML License (1)	\$594.00
	(1) Term of this license shall begin on October 1 and end on September 30 of each year, regardless of the date of issuance.
Six Month IML License (2)	\$352.00
	(2) Terms of these licenses shall begin on January 1 and end on June 30 of each year, or begin on July 1 and end on December 31 of each year, regardless of the date of issuance.

Application Fees shall be paid at the time of application submittal.

Due Public Notice Fees will be due prior to public hearing.

All fees within this schedule, except those based on a percentage, shall be adjusted annually on October 1st, based upon the percentage change in the United States Department of Commerce Price Index (CPI) for the twelve months ending on June 30th of that year, rounded to the nearest whole dollar. These fees were adjusted October 1, 2025, to reflect a 2.7% increase in the CPI.

**Article III,
Division 2**

Subdivision Review Fees and Inspection Fees

Subdivision Exemption	
Combination of Lots	\$176.00
Lot Line Adjustment	\$176.00
Vested Rights Determination	\$176.00
Overall Development Plan Development Order	
20 Lots or Fewer	\$121.00 per Lot
21 Lots or More	\$2,428.00 Base Fee, plus \$49.00 per Lot for every lot over 20 Lots
Resubmittal Fee for 2nd Review and thereafter	10% of the Original Review Fee
Preliminary Plat Development Order	
20 Lots or Fewer	\$169.00 per Lot
21 Lots or More	\$3,378.00 Base Fee, plus \$49.00 per Lot for every lot over 20 Lots
Resubmittal Fee for 2nd Review and thereafter	10% of the Original Review Fee
Development Permit for Construction, Inspection, and Testing of Subdivision	
First \$125,000.00 of Improvements	2.0%
Over \$125,000.00 of Improvements up to \$500,000.00	1.0%
Over \$500,000.00 of Improvements	0.50%
Re-Inspection Fee	10% of the Original Inspection Fee
Final Plat Development Order	
20 Lots or Fewer	\$72.00 per Lot
21 Lots or More	\$1,443.00 Base Fee, plus \$49.00 per Lot for every lot over 20 Lots
Resubmittal Fee for 2nd Review and thereafter	10% of the Original Review Fee
Recording of Final Plat	\$121.00 plus Clerk of Court Recording Fees

Review Fees shall be paid at time of application submittal.

Late Fees shall be paid prior to permit issuance.

Re-Inspection Fees shall be paid prior to requesting a re-inspection.

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**Article III,
Division 3**

Site Plan Review Fees and Inspection Fees

Conceptual Site Plan	\$176.00
Final Site Plan Development Order	
Less than 50,000 square feet of Floor Area	\$1,760.00
50,000 square feet or More of Floor Area, but Less than 200,000 square feet of Floor Area	\$2,639.00
200,000 square feet of Floor Area or More	\$3,695.00
Less than 50 Dwelling Units	\$1,760.00
50 Dwelling Units or More, but Less than 150 Dwelling Units	\$2,639.00
150 Dwelling Units or More	\$3,695.00
Resubmittal Fee for 2nd Review and thereafter	10% of the Original Review Fee
Development Permit for Construction, Inspection, and Testing of Site Improvements	
First \$100,000.00 of Improvements	1.0%
Over \$100,000.00 of Improvements up to \$500,000.00	0.25%
Re-Inspection Fee	10% of the Original Inspection Fee

**Article III,
Division 6**

Use Permit Review Fees and Inspection Fees

Driveway	
Residential	\$109.00
Commercial	\$176.00
Utilities Installation	\$176.00
Road Construction, other than by Special Assessment District, With or Without a Concurrent Development Order Review	\$176.00
Driveway Construction, other than Work with a Concurrent Development Order Review	\$176.00
Inspection Fees	
Open Street Cut to a Paved Street	\$1,091.00
Open Street Cut to an Unpaved Street	\$486.00
Jack and Bore, or Directional Bore	\$181.00
Road Construction, other than by Special Assessment District, and Commercial Driveways	2.0% of Total Construction Costs
Re-Inspection Fee	\$60.00

Review Fees shall be paid at time of application submittal.

Late Fees shall be paid prior to permit issuance.

Re-Inspection Fees shall be paid prior to requesting a re-inspection.

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**Article III,
Division 8**

Stormwater Management Review Fees

Standard Stormwater Management Permit, With or Without a Concurrent Development Order Review	Refer to agriculture, open land, residential, industrial, commercial, platted subdivision, and miscellaneous for fees
Agriculture and Open Land	\$121.00 Base Fee, plus \$11.00 per acre for 10 acres or fewer; plus \$11.00 per acre for more than 10 acres
Residential and Multi-Family	
50 Dwelling Units or Fewer	\$528.00
More than 50 Dwelling Units	\$880.00
Industrial and Commercial	
50,000 square feet or Fewer of Floor Area	\$528.00
More than 50,000 square feet or Floor Area	\$880.00
Platted Subdivision	
50 Lots or Fewer	\$528.00
51 Lots or More	\$880.00
Miscellaneous	\$486.00 Base Fee, plus \$49.00 per acre for 10 acres or fewer; plus \$25.00 per acre for more than 10 acres
Preliminary Stormwater Management Permit	\$176.00
Stormwater Management Variance	\$243.00

**Article III,
Division 10**

Tree Permit Review Fees, Inspection Fees, and Late Fees

Tree Permit, With or Without a Concurrent Development Order Review	\$106.00
Trees Removed, Per Tree	\$26.00 per Tree, to a maximum of \$880.00
Environmental Review Fee, Certificate Of Compliance	\$88.00
Replacement Fee	\$62.00 per cross-sectional square- inch
Re-Inspection Fee	\$88.00
Late Fee	\$528.00 Base Fee, plus Tree Permit Fee, plus 150% Replacement Fee
<i>Late fees apply to tree permits issued after clearing activity or where clearing occurs prior to stipulated clearing date.</i>	

Review Fees shall be paid at time of application submittal.

Late Fees shall be paid prior to permit issuance.

Re-Inspection Fees shall be paid prior to requesting a re-inspection.

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**Article III,
Division 11**

Wetland Alteration Permit Review Fees, Inspection Fees, and Late Fees

Wetland Alteration Permit, With a Concurrent Development Order Review	\$440.00
Wetland Alteration Permit, Without a Concurrent Development Order Review	\$352.00
Mitigation Plan Review	
On-Site Mitigation Review	\$352.00
Off-Site Mitigation Review	\$176.00
County of Volusia Environmental Improvement Trust Fund, Mitigation Fee	
1:1 Mitigation Ratio, per square-foot	\$1.00 per square-foot
Other than 1:1 Mitigation Ratio	\$1.00 per square-foot times mitigation ratio
Non-Permissible Activity, per square-foot	\$1.00 per square-foot, plus restoration
Re-Inspection Fee	\$88.00
Late Fee	\$528.00 Base Fee, plus Wetland Alteration Permit Fee
<i>Late Fees apply to Wetland Alternation Permits issued after clearing activity or where clearing occurs prior to stipulated clearing date.</i>	

**Article III,
Division 13**

Wellfield Protection Zone Permit Review Fee

Wellfield Protection Zone Permit, With or Without a Concurrent Development Order Review	\$243.00
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**Article III,
Division 14**

Concurrency Management Review Fees

Concurrency Management Deferral, With Affidavit	No Fee
Concurrency Management Inquiry or Certificate of Capacity	
Subdivision Exemption	\$243.00
Subdivision Review	\$440.00
Site Plan Review	\$440.00
Subsequent Run of Traffic Model for Previously Reviewed Development	\$220.00

Review Fees shall be paid at time of application submittal.

Late Fees shall be paid prior to permit issuance.

Re-Inspection Fees shall be paid prior to requesting a re-inspection.

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**Article III,
Division 15**

Beach and Dune Protection Review Fee, Re-Inspection Fee, and Late Fee

Beach and Dune Protection Permit Review	\$218.00
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Re-Inspection Fee	\$73.00
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Late Fee	\$516.00
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Late Fees apply to beach and dune permits issued after regulated activity has commenced as determined by the Environmental Management Division

**Article III,
Division 16**

Indian River Lagoon Surface Water Improvements and Management Overlay Zone

Class II

Stormwater Fee	\$86.00
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Vegetation Fee	\$86.00
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Re-Inspection Fee	\$86.00
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**Article III,
Division 17**

Gopher Tortoise Protection Review Fee, Re-Inspection Fee, and Late Fee

Gopher Tortoise Protection Review	\$106.00
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Re-Inspection Fee	\$88.00
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Late Fee	\$528.00
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Late Fees apply to gopher tortoise reviews issued after clearing or site work activity on parcel with gopher tortoise habitat, as determined by the Environmental Management Division

Review Fees shall be paid at time of application submittal.

Late Fees shall be paid prior to permit issuance.

Re-Inspection Fees shall be paid prior to requesting a re-inspection.

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