

**CITY OF BONITA SPRINGS  
ORDINANCE NO. 10 – 01**

**AN ORDINANCE OF THE CITY OF BONITA SPRINGS; SETTING FORTH THE REVISED COMMUNITY DEVELOPMENT PLANNING AND ZONING FEES; PROVIDING FOR CONFLICTS OF LAW, SEVERABILITY, CODIFICATION, SCRIVENER'S ERRORS, INCLUSION IN CODE AND AN EFFECTIVE DATE.**

WHEREAS, on May 21, 2008, Bonita Springs City Council entered into an agreement with CH2M HILL to provide Community Development, Building Permitting and Inspections and Administrative Support Services; and

WHEREAS, City Council adopted Resolution No. 08-130, containing a revised building permit fee schedule on November 19, 2008, to support the self-funding of those services; and

WHEREAS, the City of Bonita Springs is the governing body of the City of Bonita Springs and following input from CH2M HILL, the planning and zoning professionals who represent individuals before Bonita Springs, and other members of the public as to what a reasonable schedule of fees should be for development of property in Bonita Springs; and

WHEREAS, City Council desires to adopt a revised fee schedule for planning and zoning, to pay for the costs associated with planning and zoning services.

**THE CITY OF BONITA SPRINGS HEREBY ORDAINS:**

**SECTION ONE: REVISED FEE SCHEDULE FOR PLANNING AND ZONING; WAIVER AND ADJUSTMENT PROCESS**

The City of Bonita Springs hereby revises its schedule of reasonable fees to defer the costs of planning and zoning applications, in accordance with its Land Development Code, the revised fee schedule for planning and zoning, in accordance with the schedule attached to this Ordinance.

City Council specifically reserves the right to waive all or a portion of any of the planning and zoning fees for specific projects or geographic location based on determination of City Council by resolution.

City Council may update these application fees from time to time to coincide with the cost of providing the staff to review and process the work.

**SECTION TWO: CONFLICTS**

Whenever the requirements or provisions of this amending ordinance are in conflict with the requirements or provisions of any other lawfully adopted ordinance or statute, the most restrictive requirements shall apply.

**SECTION THREE: SEVERABILITY**

If any part, section, subsection, or other portion of this Ordinance or any application thereof to any person or circumstance is declared void, unconstitutional or invalid for any reasons, such part, section, subsection, or other portion or the prescribed application thereof, shall be severable, and the remaining provisions of this Ordinance, and all applications thereof not having been declared void, unconstitutional or invalid, shall remain in full force and effect. The City declares that no invalid or prescribed provision or application was an inducement to the enactment of this Ordinance, and that it would have enacted this Ordinance regardless of the invalid or prescribed provision or application.

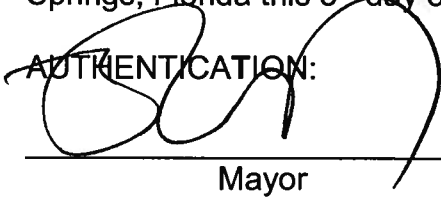
**SECTION FOUR: CODIFICATION, INCLUSION IN CODE AND SCRIVENER'S ERRORS**

It is the intention of the City Council for the City of Bonita Springs that the provisions of this ordinance shall become and be made a part of the Bonita Springs City Code; and that sections of this ordinance may be renumbered or re-lettered and that the word "ordinance" may be changed to "section," "article," or such other appropriate word or phrase in order to accomplish such intention; and regardless of whether such inclusion in the code is accomplished, sections of this ordinance may be renumbered or re-lettered and typographical errors which do not affect the intent may be authorized by the City Manager, or the City Manager's designee, without need of public hearing, by filing a corrected or re-codified copy of same with the City Clerk.

**SECTION FIVE: EFFECTIVE DATE**

The effective date of this ordinance shall be thirty days from its adoption date.

DULY PASSED AND ENACTED by the City Council of the City of Bonita Springs, Florida this 3<sup>rd</sup> day of March, 2010.

AUTHENTICATION:  
  
\_\_\_\_\_  
Mayor

  
\_\_\_\_\_  
City Clerk

APPROVED AS TO FORM:  
  
\_\_\_\_\_  
City Attorney

Vote:  
Nelson           Aye               Spear            Aye  
McIntosh       Aye               Simons          Aye  
Martin           Aye               Lonkart         Aye  
Slachta          Aye

Date Filed With City Clerk: 3-4-10

## COMMUNITY DEVELOPMENT FEE SCHEDULE 2010

### Comprehensive Planning

Administrative Map Determination	\$200/Each
Administrative Text Determination	\$300/Each
Large Scale Map Amendments	\$5,600 + \$20 / District
Text Amendment	\$2,500
Small-Scale Amendment	\$2,000

### Comprehensive Plan Documents

Future Land Use Map	\$15
City of Bonita Springs Plan Codification	\$35

### Planning Determination Appeals

Planning Determination Appeals	\$700
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### Developments of Regional Impact

Abandonment	\$1,500
DRI / AMDA Base Fee	\$7,800
DRI / Area Master Plan Base Fee	\$6,500
DRI / Florida Quality Development Base Fee (DRI fees in addition to rezoning fee)	\$9,100
Notice of Proposed Change	\$4,000
DRI / PD Ordinance Review	\$2,600
Substantial Deviation Determination / Changes	\$6,000 + \$10 / acre
Time Extension (Non-Substantial Deviation)	\$600
Development Agreement	\$3,000 + Advertising Costs

(Original Agreement)

Development Agreement Amendment                      \$1,500 + Advertising Costs

**Land Development Code Amendments**

Land Development Code Text Amendment              \$2,500

**Planned Developments**

Industrial Planned Development / Excavation        \$8,000 + \$60 / acre

Major PD Base Fee    \$8,000 + \$60 / acre

+ Each Added District                                        \$1,500

Minor PD Base Fee    \$5,000 + \$60 / acre

+ Each Added District                                        \$800

Administrative Amendments & Changes  
(Supplement H)    \$1,500

Administrative Minor Amendments & Changes        \$1,000

Major Amendments    \$5,000

Master Concept Plan Extensions                        \$1,800

Master Concept Plan Reinstatement                    \$2,500

Final Plan Approval    \$1,000

**Rezoning & Special Exceptions**

Rezoning (Conventional)                                    \$2,500

Special Exception – Accessory Apartment              \$500

Special Exception – Excavation                         \$2,600 + \$60 / acre

Special Exception – Tower                                 \$2,500

Special Exception – Consumption on Premises        \$1,000

Special Exception – Other                                 \$2,500

**Variance**

Dock (Administrative)	\$300
Dock (Public Hearing)	\$1,500
Residential / Commercial – 1 <sup>st</sup> Request	\$1,000
Residential / Commercial – Additional Requests	\$250
Sign	\$1,500

**City Council**

Rehearing Request	\$265
New Hearing	\$350
Appeal	\$700
Continuance (Scheduled & Advertised)	\$160
Deferrals (Scheduled & Not Advertised)	No Charge
Withdrawal	No Charge

**Bonus Density**

Bonus Density	\$2,100 per application
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**Administrative Actions**

Commercial Lot Split (Supplement B)	\$500
Consumption on Premises (Supplement C)	\$500
Consumption on Premises Over the Counter	\$20
Land Development Code Interpretation (Supplement E)	\$500
Administrative Variance – Setbacks (Supplement A)	\$475

Wireless Communication Facility	\$1,000
Encroachment into an Easement (Supplement G)	\$300
Deviation from Chapter 3 LDC	\$300
Chapter 4 LDC Administrative Determination (Supplement I)	\$300
Placement of Model Homes, Units, or Display (Supplement I)	\$300
Dock and Shoreline Structures (Supplement K)	\$300

#### **Demographic Data**

Demographic Reports / Census Data	\$25 / Each
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#### **Historic District**

Administrative Relief	\$500
Appeal to City Council	\$135

#### **Home Occupations**

Home Occupation	\$20
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#### **Minimum Use / Single Family Determinations**

Minimum use / Single family Determinations      \$135  
 \*No fee if MUD is applied for as part of a City of Bonita Springs building permit application

Appeal (Planning Determination)	\$75
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#### **Remodel / Change of Use**

Remodeling / Change of Use	\$75
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#### **Zoning Verification Letter**

Zoning Verification Letter \$200

**Research**

Research \$25 / Hr

**Temporary Uses**

Temporary Sign / Banner Permit \$25

Temporary Use Permit w/ Tent \$150

Temporary Use Permit w/o Tent \$20

**Annexation**

Annexation Request \$ 1,325.00 plus the actual advertising costs for the annexation

**Old 41**

Parking Reduction Request \$300

Commercial / Multi-Family Design Review \$250

**DEVELOPMENT ORDERS**

Application base fee \$5,000 +\$60 per acre\*

MDO Base Fee \$3,000 +\$60 per acre\*

Re-submittal \$435 (4<sup>th</sup> & over)

Amendment \$1,500

Amendment re-submittal \$350

Applicant request / deferral (hold) action) \$40

Extension \$350  
(must be requested prior to EXPIRATION date)

Minor change \$350

Re-inspection fee \$100

Operations Renewals (Mining) \$2,500

## **DEVELOPMENT ORDERS LIMITED REVIEW**

Agricultural Use Excavation	\$250
Limited Review (or Exemption) Amendment	\$200
Operations Renewals (Excavation/Mining)	\$2,500
Re-submittal	\$200
Types 1, 2, 4 and 5	\$350
Types 3, 6, 7, 9 and 10	\$250
Types 11, 12, and 13	\$1,100
Type 15 (Agricultural Use Excavation)	\$250

## **ADMINISTRATIVE DEVIATIONS**

Base fee	\$400
Additional request	\$75

## **CONCURRENCY EXTENSIONS**

Concurrency renewals	\$200
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## **EXTRA PLANS TO BE STAMPED**

Extra plans to be stamped	\$50
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## **F-0015 REVIEW**

Amendment	\$500
Appeal to City Council	\$500

## **APPEAL TO CITY COUNCIL**

City Council Appeal	\$500
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## **LETTER OF TRANSMITTAL**



Type 99 (Letter of Transmittal) \$50

**PLAT**

Base fee (resubmittals free)	Preliminary	\$1,000 + \$50 per lot
	Final	\$1,000 + \$50 per lot
Plat (mylar) Recording Fee		\$100
Plat (mylar) Recording Fee for additional pages		\$15
Recording fees for first page		\$10
Recording fees for additional pages		\$8.50 Each

**ROAD MAINTENANCE APPLICATION**

Road Maintenance Application \$645

**VACATION**

Of plat (no right-of-way)	\$600
Of drainage easement \$600	\$600
Of ROW, of plat with ROW	\$1,000 + \$10 / lot
Of utility easements	\$300
Recording fees for first page	\$10
Recording fees for additional pages	\$8.50

**VARIANCE FROM CHAPTER 3**

Initial request	\$1,000
Each additional request	\$150

**FEMA**

FEMA No Rise Certification Letters	\$750
Existing Structure (Grandfather Letters)	\$50

### MISCELLANEOUS FEES

Single Family / Duplex Drainage Plans	\$50
Developer's Agreement (per Ord. 06-17)	\$5,000
Concurrency Certificate	\$250
Community Development Districts (per FL ST.)	\$15,000
Commercial / Multi-Family Design Review	
(<15,000 s.f.)	\$250
(>15,000 s.f.)	\$400
Blasting Base Fee	\$300 + \$275/acre

### VEGETATION PERMITS

Environmental Permit Inspection / Re-inspection	\$100
Vegetation Removal Permit	No Fee
Tree Removal	No Fee
Tree Permit After Removal	No Fee
Agricultural Clearing	\$250

### COASTAL CONSTRUCTION CONTROL LINE

CCCL	\$50
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### DOCUMENT COPIES

An advance deposit of 50% is required for any copying where the estimated miscellaneous fees are expected to exceed \$25.00. Failure to pay any past due miscellaneous fees above \$5.00 will require for the requestor to become current with the amount owed before the City will comply with any other public records request requiring copying or other replication services, including certification.

11 x 17 (1-sided)	\$0.30 Each
11 x 17 (1-sided) Color	\$2 Each
8.5 x 14 Legal (1-sided)	\$0.15 Each

8.5 x 14 Legal (1-sided) Color	\$1.50 Each
8.5 x 14 Legal (2-sided)	\$0.20 Each
8.5 x 11 Letter (1-sided)	\$0.15 Each
8.5 x 11 Letter (1-sided) Color	\$1 Each
8.5 x 11 Letter (2-sided)	\$0.20 Each
24 x 36	\$5 / Page

### **FAXED DOCUMENTS**

Fax Document	\$5
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### **MAPS**

**The costs below include the charge for labor and overhead associated with their duplication.**

Future Land Use	\$15
Planned Developments	\$15
8.5 x 11	\$3
8.5 x 14	\$14
11 x 17	\$5
Larger than 11 x 17	\$15
Customized	\$25
Electronic Maps	Same as charged by Property Appraiser

### **MICROFILM COPIES**

11 x 17	\$2 / page
8.5 x 11	\$1 / page
24 x 36	\$5 / page
Compact Discs	\$10
Zoning Map Set	\$15 / page