



DEVELOPMENT SERVICES

BUILDING | HISTORIC PRESERVATION | PLANNING & ZONING

Development Application Fees

Per the adoption of **Resolution No. 205-23** on October 17, 2023, the following fees shall be charged for development applications. All fees are cumulative and separate unless otherwise indicated. Combined applications shall provide multiple fees.

(a) Abandonments		
Easement (general or specific)		\$ 1,103.00
Right of way		\$ 3,465.00
(b) Addressing		
Confirmation of		\$ 275.00
New Assignment or Revision to Existing (Per Address)		\$ 100.00
(c) Annexation		
Voluntary, within the planning area		\$ 3,150.00 (1)
Voluntary, outside of the planning area		\$ 4,725.00
(d) After the Fact / As-Built Request		2x Original Fee
(e) Appeal of Interpretations and/or Actions - Administrative and all Boards		\$ 1,155.00
(f) Beach Overlay District Review		\$ 2,200.00
(g) Certificate of Appropriateness (COA)		
Color Change, Administrative		No Fee
Color Change, Board Review		\$ 100.00
Major COA (per LDR Section 4.5.1)		\$ 1,000.00
Minor COA (per LDR Section 4.5.1)		\$ 500.00
Relocation of a Structure		\$ 825.00
Demolition (Principal structure or more than 25%)		\$ 1,650.00
Demolition (accessory or less than 25%)		\$ 825.00
(h) Color Change (Non-Historic Review)		
Administrative		\$ 100.00
Board Review		\$ 200.00
(i) Commercial Parking Lot Permit		\$ 1,050.00
(j) Comprehensive Plan Amendment / Land Use Map Amendment		
Expedited (50 acres or more)		\$ 11,550.00
Text Amendment		\$ 5,775.00
Small Scale (up to 40 acres)		\$ 5,775.00

(k) Concept Plan Review	\$ 100.00
(l) Conditional Use	
New Request, not yet established	\$ 3,465.00
Modification of Existing/Previously Approved Request	\$ 1,575.00
(m) Extension of Approvals	
Per LDR Extension Process (add'l fees required for new relief)	75% of Total Application Cost
Based on State of Emergency Declarations	\$ 275.00
(n) Historic Designation (Per Property, new or reclassification)	\$ 250.00
(o) Historic Ad Valorem Tax Exemption	\$ 100.00
(p) Land Development Regulations	
Amendment of (after sponsorship)	\$ 5,775.00
Interpretation of	\$ 275.00
(q) Master Development Plan (MDP)	
New, not previously established	\$ 3,465.00 (2)
Amendment to established MDP	\$ 1,735.00
(r) Master Sign Program –New	
New	\$ 500.00
Amendment to Existing	\$ 275.00
(s) Off Site parking Agreements (per ten pages)	\$ 600.00
(t) Plat / Subdivisions (2)	
Boundary Plat	\$ 2,550.00
Major Subdivision	\$ 3,450.00
Minor Subdivision	\$ 1,655.00
Plat Exemption	\$ 750.00
(u) Postponement Request	\$ 250.00 (6)
(v) Public Notice Placards	\$ 100.00/ each req'd
(w) Relief	
In Lieu of Parking Fees	\$ 550.00
Variance	\$ 1,575.00
Waiver - Administrative	\$ 550.00
Waiver – request with initial application submittal	\$ 1,200.00
Waiver – request identified after submittal of application	\$ 3,000.00

(x) Resubmittal Fees (Relief fees are not reassessed)	
1 st and 2 nd Resubmittals	No Fee
3 rd Resubmittal and Any Subsequent	40% of Site Plan Fee
(y) Rezoning	\$ 5,775.00
(z) Rezoning to SAD (includes LDR text amendment)	\$ 11,550.00
(aa) Similarity of Use	
Determination by the Development Services Director	\$ 550.00
Determination by the Planning and Zoning Board	\$ 1,100.00
(bb) Site Plan Review	
Level 1 Site Plan	
Color or Material Change, including awnings	\$ 400.00
Architectural Elevation Modification	\$ 800.00
Landscape Modifications, Like-Kind Species	\$ 200.00
Landscape Plan Revision	\$ 400.00
Mural	\$ 0.50 / sf, max. \$500.00
Site Revision (Hardscaping, Fence, etc.)	\$ 525.00
Level 2 Site Plan (3)	
Commercial, up to 15,000sf	\$ 5,750.00 + \$ 0.05 / sf
Residential, up to 5 units	\$ 5,750.00 + \$ 25.00 / unit
Level 3 Site Plan (3)	
Commercial, more than 15,000sf	\$ 5,750.00 + \$ 0.10 / sf
Residential, more than 5 units	\$ 5,750.00 + \$ 35.00 / unit
Level 4 Site Plan (3)	
Commercial, more than 15,000sf	\$ 5,750.00 + \$ 0.10 / sf
Residential, more than 5 units	\$ 5,750.00 + \$ 35.00 / unit

(cc) Sketch Plan Review (4)	\$ 1,735.00
(dd) Stand Alone Bar	\$ 550.00
(ee) Temporary Use - Request - City Commission	\$ 350.00
(ff) Unity of Title	
Review Prior to Recordation	\$ 150.00
Dissolution of	\$ 275.00
(gg) Water Service Agreement - without concurrent site plans	\$ 525.00
(hh) Zoning Certificate of Use	
Change in Tenant	\$ 50.00
Change in Use	\$ 150.00
(ii) Zoning Verification letter	\$ 275.00
NOTES:	
<ul style="list-style-type: none"> • Postponement fee required after the agenda is posted and/or public notice has been mailed, posted, or otherwise completed. Fee must be paid prior to rescheduling. • The Applicant shall be responsible for all advertising fees including newspaper publications. If the required advertising fees are not paid at least four days prior to the hearing, the presiding body, shall postpone action on the application until such fees are paid. In the event such postponement results in additional mailing or publication costs the applicant shall be responsible for the additional fees. • Recording fees of any documents shall be paid by the Applicant. • An applicant may file a request with the Development Services Director for the development application review to be performed by an outside consultant selected by the City of Delray Beach, to provide a fast-tracked review. If the request is approved by the Director, the applicant shall pay prior to review an initial preliminary deposit of \$10,000.00 which shall be credited toward the overall costs, and shall pay additional deposits of half of the initial deposit whenever the account balance is 20 percent or less of the original deposit. The review costs shall cover 120 percent of the total administrative and outside consultant fees required for the review. At the time the Director determines that no further action is necessary for the review of the request, any remaining funds shall be refunded to the applicant within two months of the determination. 	