



# Planning & Development Fees Summary

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Updated August 2023

## **Includes fee schedules for:**

### **Zoning & PUDs**

Original Zoning, Rezoning, PUDs, PUD Amendments, Variances, Special Exceptions, Zoning Verification Letters, Temporary Use Permits

### **Platting**

Concept Plans, Preliminary Plats, Final Plats, Minor Subdivision Plats, Amending Plats, Replats, Plat Vacations, Legal, Notification, Recording, Parkland

### **Site Development Permitting**

Site Development Permits, Small Projects, Site Plan Revisions, WTFs (cell towers), License Agreements

### **Subdivision Improvement Permits**

Subdivision inspection fee

### **Building Permits**

Commercial Building Permits, Remodel/Finish-out/Addition Permits, Sign Permits, Utility Impact fees

### **Historic Preservation**

Local Historic Designation, Certificate of Appropriateness, Local Legend

## Zoning & PUD Fees

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|   |   |
|---|---|
| Original Zoning (with annexation)   | no fee  |
| Original Zoning (after annexation)  | refer to rezoning fee   |
| Rezoning:   |   |
| Properties under 30 acres   | \$750 + notifications   |
| Properties 30+ acres  | \$900 + notifications   |
| Planned Unit Development (PUD):   | \$2,000 + \$200 per acre + notifications<br>(total fee not to exceed \$5,000) |
| <i>Example: the fee for a 2.75 acre tract is \$2,000 + (1.75 x \$200 = \$350) = \$2,350</i>   |   |
| Minor PUD amendment (administrative):   | \$500   |
| Major PUD amendment (P&Z + Council):  | \$1,500 + notifications   |
| Variances and Special Exceptions  | \$500 + mailed and sign notifications<br>(no newspaper notice)                |
| Notification Fees (includes both P&Z and City Council public hearings)  |   |
| \$275 for two published newspaper notices   |   |
| \$2 per owner of properties within 300 ft. for mailed notices (owners of multiple properties will receive one letter)   |   |
| \$20 per on-site public hearing notification sign (one sign is required; applicant may request additional signs for lots that are large or front on more than one road) |   |
| Administrative Adjustment/Interpretation  | \$100   |
| Temporary Use Permit:   | \$50  |
| Zoning Verification Letter:   | \$50  |
| Zoning/use letter for Health Dept.  | no fee  |

# Platting Fees

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## Concept Plan and Plat Fees

|                           |  |
|---------------------------|--|
| Concept Plans             | \$500  |
| Preliminary Plats         | \$500 + \$25 per lot + legal review                |
| Revised Preliminary Plats | 50% of the original preliminary plat fee           |
| Final Plats               | \$500 + \$25 per lot + legal review                |
| Minor Subdivision Final   | \$300 + legal review                               |
| Subdivision Replats       | \$500 + \$25 per lot + legal review + notification |
| Amending Plats            | \$500 + \$25 per lot* + legal review               |

*\*The \$25 per lot fee for Amending Plats does not apply if the requested action is only for a street name change.*

## Vacation Fees

|                         |                      |
|-------------------------|----------------------|
| Release of Easement     | \$250 + legal review |
| Plat Vacations          | \$500 + legal review |
| Building Line Vacations | \$500 + legal review |

## Legal Review Fees

|                                    |       |
|------------------------------------|-------|
| Concept Plan and Plat applications | \$100 |
| All Vacation applications          | \$50  |

## Notification Fees for P&Z hearing (Concept Plans and Replats only)

- \$2.00 per owner of properties within 300 ft. for mailed notices (owners of multiple properties will receive one letter)
- \$275.00 for one published notice (newspaper)
- \$20 per on-site public hearing notification sign (one required, others optional)

## Recording Fees

A GIS fee of \$25.00 per lot (paid to CORR).

Williamson or Travis County Clerk recording fees, and fees related to the production of photographic Mylars vary. Contact the Planning and Development Services Department for current fee schedules.

## Parkland Fees (in lieu of dedication, if applicable)

- (a) Residential
  - Single-family (SFR) \$200 per acre
  - Single-family (SF-1) \$1,200 per acre
  - Single-family (SF-2) \$1,600 per acre
  - Two-family (TF) \$2,800 per acre
  - Townhouse (TH) \$3,200 per acre
  - Multi-family (MF) \$4,000 per acre
  - Senior (SR) \$2,000 per acre
- (b) Non-Residential \$800 per acre

## Site Development Permits

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Preliminary site plan review                      no fee

Full site plan review (including phased site plans); includes three reviews  
\$2,000 (sites up to one acre)  
+ \$200 per additional acre (partial acres pro-rated)

*Example: the fee for a 2.75-acre project is  $\$2,000 + (1.75 \times \$200 = \$350) = \$2,350$*

Full site plan review fee includes three full reviews. If additional reviews are required to resolve all comments, additional fees will be charged as follows:

- Full site plan review fee due with 4th full submittal
- \$1,000 fee due with each submittal beginning with the 5th full submittal

Revisions to approved site plans              \$500

Small Project site development permits      \$500

License Agreement:                                \$250 (includes the required site development permit)

WTF (cell tower)                                 \$500 (includes the required site development permit)

## Subdivision Improvement Permits

Subdivision inspection fee:

\$5,000 base fee

+ \$3,000 per acre between 1 and 20 acres within the limits of disturbance

+ \$5,000 per acre above 20 acres within the limits of disturbance

Due prior to acceptance of the improvements and closeout of the permit.

*Example: a permit with a 31.5-acre limit of disturbance will owe a fee of  $\$5,000 + (19 \times \$3,000) + (11.5 \times \$5,000) = \$119,500$ .*

## Building Permit Fees: New Commercial Construction

Before submitting a request for a permit contact the Chief Building Official with the following information for fee calculations:

- Name of project
- Contact person's name, phone, fax
- Square footage of structure (all floors)
- Project Acreage
- Size and number of water meters

The fee worksheet will be faxed to contact person for review. Please make comments and send back to the Building Official. Permit will not be issued until comments are received. Plans will not have to be revised.

# Building Permit Fees: Remodels/Finish-out/Additions

Use this permit for:

- Residential and Commercial remodels
- Plumbing only, Electrical only, Mechanical only
- Pools, Storage sheds, Sprinkler systems

**Sign permit fee** = below, permit fee only

| Project value         | Fee parts                         | Permit Fee | Fire Inspection Fee |
|-----------------------|-----------------------------------|------------|---------------------|
| Up to \$2,000         | All                               | \$50       | \$15                |
| \$2,001 - \$15,000    | First \$2,000                     | \$50       | \$25                |
|                       | Per additional \$1000 (pro-rated) | \$10       | \$1.50              |
| \$15,001 - \$50,000   | First \$15,000                    | \$180      | \$50                |
|                       | Per additional \$1000 (pro-rated) | \$7        | \$1.25              |
| \$50,001 - \$100,000  | First \$50,000                    | \$425      | \$100               |
|                       | Per additional \$1000 (pro-rated) | \$5        | \$1                 |
| \$100,001 - \$500,000 | First \$100,000                   | \$675      | \$150               |
|                       | Per additional \$1000 (pro-rated) | \$3        | \$0.65              |
| \$500,001 and over    | First \$500,000                   | \$1875     | \$500               |
|                       | Per additional \$1000 (pro-rated) | \$2        | \$0.35              |

**Example:**

*The permit fee for a \$7,500 project is  $\$35 + (5.5 \times \$7 = \$38.50) = \$73.50$*

*The fire inspection fee for a \$7,500 project is  $\$25 + (5.5 \times \$1.50 = \$8.25) = \$33.25$*

*Total fee = \$106.75*

## Specific Building Permits:

Structural moving permit: \$50

Tenant change permit \$35

Demolition permit (residential) \$50

Demolition permit (commercial) based on valuation

Failure to obtain permit (if work begins before a permit is issued) = double fee

Re-inspection fee = \$75

## Utility Impact Fees

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| Water Meter Size             |      |     |      |    |    |    |    |     |     |     |
|------------------------------|------|-----|------|----|----|----|----|-----|-----|-----|
| 5/8"                         | 3/4" | 1"  | 1.5" | 2" | 3" | 4" | 6" | 8"  | 10" | 12" |
| Living Unit Equivalent (LUE) |      |     |      |    |    |    |    |     |     |     |
| 1                            | 1.5  | 2.5 | 5    | 8  | 16 | 25 | 80 | 140 | 220 | 270 |

|  | Fee per LUE  |                   |            |                 |                      |
|--|--------------|-------------------|------------|-----------------|----------------------|
|  | Water Impact | Wastewater Impact | Permit Fee | Water Meter Fee | Water/Sewer Line Fee |
| Plats recorded <b>after</b> 1/31/2021                | \$4,234      | \$1,799           | \$485      | \$234           | \$200                |
| Plats recorded <b>between</b> 3/1/2016 and 1/31/2021 | \$4,025      | \$2,099           | \$285      | \$234           | \$200                |
| Plats recorded <b>between</b> 8/1/2012 – 2/29/2016   | \$3,889      | \$2,073           | \$285      | \$234           | \$200                |
| Plats recorded <b>between</b> 1/1/2009 – 7/31/2012   | \$4,446      | \$2,383           | \$285      | \$234           | \$200                |
| Plats recorded <b>between</b> 1/1/2005 – 12/31/2008  | \$4,296      | \$1,306           | \$285      | \$234           | \$200                |
| Plats recorded <b>before</b> 1/1/2005                | \$2,910      | \$1,059           | \$285      | \$234           | \$200                |

## Historic Preservation

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|  |                       |
|--|-----------------------|
| Local historic designation application | no fee                |
| Local historic un-designation          | refer to Rezoning fee |
| Certificate of appropriateness         | no fee                |
| Local Legend nomination                | no fee                |