

Section 5: COMMUNITY DEVELOPMENT

A) General Service Fees

	Actual Costs
1) Recording Costs	
2) Change of Address	\$96.00
3) Organized Event / Temporary Use Permit	
(a) Neighborhood, Community, and Regional Events	
(1) Tier 1 Event - up to 499 people	\$75.00
(2) Tier 2 Event - 500+ people	\$150.00
(b) At the discretion of the Director of Community Development, multiple events occurring within a three (3) month period that are of the same type, at the same location, and do not have a significant impact on the surrounding community or on City resources may be covered under one permit.	
4) Zoning Construction Permit	\$25.00
5) Temporary Sign Permit	\$25.00
6) Outdoor Storage Permit	\$180.00
7) Floodplain Development Permit	\$120.00
8) Backyard Keeping of Chickens/Bees Permit	\$42.00

B) Applications to the Board of Adjustment

1) Variance	
(a) R-1, R-2 Zone Districts, and any residential Planned Unit Development for single-family detached and attached units.	\$150.00
(b) All other Zone Districts	\$1,952.00
2) Height Exception	\$2,054.00
3) Use-by-Permit (Use Other Than Child Care Center)	\$2,438.00
4) Use-by-Permit (Child Care Center)	\$1,952.00

C) Applications to the Planning Commission and City Council

1) Requests to rezone nonconforming properties to R-1 and R-2 may be allotted a reduction to \$100 if rezoning is required to bring into conformance with the Comprehensive Plan or Land Development Code.	
(i) Zone Change/Zoning Map Amendment	\$2,823.00
2) Annexation	\$3,332.00
3) Planned Unit Development / Planned Unit Redevelopment	
(a) Zone Document	\$3,926.00
(b) Planned Unit Development Permit (PUD)	\$350.00
4) Street Right of Way (R.O.W) Vacation	\$3,509.00
5) Conditional Use Permits	\$2,870.00

6)	Land Use Plan Amendment/Comprehensive Plan Amendment	\$4,076.00
7)	Overall Development Plan	
	(a) Initial and Major Amendments	\$3,926.00
	(b) Minor Modifications	\$1,541.00
8)	Oil/Gas Permit	\$19,357.00
D) Applications to City Staff		
1)	Development Plan / Site Development Plan	\$2,745.00
2)	Development Plan Amendment - Public Hearing	\$3,718.00
3)	Development Plan Amendment / Minor Site Development Plan	\$1,541.00
4)	Minor Modification/ Administrative Adjustment (All Zone Districts)	
	(i) Residential	\$250.00
	(ii) Non-residential	\$750.00
5)	Model Elevation Review (per model, includes all elevations)	\$384.00
6)	Design Standard Review	\$500.00
7)	Limited Use Permit	\$1,362.00
E) Subdivision Plat Fee, Full or Partial		
1)	Preliminary Plat	\$3,926.00
2)	Final Plat	\$2,925.00
3)	Plat Correction / Lot Line Adjustment / Replat / Consolidation Plat / Minor Plat	
	(i) Plat Correction	\$50.00
	(ii) Lot Line Adjustment	\$150.00
	(iii) Replat	\$2,430.00
	(iv) Consolidation Plat	\$750.00
4)	Vacation of Easements	\$540.00
F) Miscellaneous Land Development Fees		
1)	Escrow Requirements	
	(i) Escrow for Development Requirement	25% of total costs
2)	Special Review Services - Community Development	
	(i) Each applicant is responsible for the full reimbursement plus a 5% administrative service charge of any legal, professional, or specialized consultants contracted or retained by the City and assigned to a review of the applicant's proposal.	
3)	Contractor's License	
	(i) Unlimited General Contractor's Class A License	\$120.00
	(ii) Limited General Contractor's Class B License	\$81.00
	(iii) Residential General Contractor's Class C License	\$60.00
	(iv) Residential Remodeling Contractor's Class D License	\$60.00
	(v) Sub-Contractor's License	\$57.00
4)	Derby Review Board	\$0.00

5) Zoning Verification/Marijuana Verification	\$75.00
6) Non-Conforming Certificates	\$1,250.00
7) Pre-application Meetings	\$75.00
8) NIGID and ECAGID/ERAGID	\$500.00
9) Condition Compliance Inspection	\$750.00
10) Concept Plan	\$1,640.00
11) Appeals	
(i) Individual Homeowner/Occupant	\$250.00
(ii) All Others	\$500.00
12) Additional Review Fees	
(i) Fourth Review Fee	25% original application fee
(ii) Fifth Review Fee	50% original application fee
(iii) All Additional Reviews Beyond Fifth Review	100% original application fee