

2013 Planning, Zoning & Subdivision Fees¹

DESIGN REVIEW PROCESSING FEES

Application for Design Review: administratively-eligible projects within the River Corridor	NO CHARGE
Application for Design Review: projects requiring DHRC approval, within the River Corridor	NO CHARGE
Application for Certificate of Appropriateness (CA) for properties within local Historic Overlay zoning	NO CHARGE

VARIANCE PROCESSING FEES

Application for Variance: from Zoning Ordinance regulations	\$225.00
Application for Variance: from Sign Ordinance regulations	\$168.75
Application for Administrative Adjustment: from Zoning Ordinance regulations	\$ 50.00
Application for Appeal: from decision made by Planning Director	\$150.00

ZONING PROCESSING FEES

Application for Zone Change	\$460.50
Application for Expansion of a Nonconforming Use or Structure	\$163.75
Application for Conditional Use	\$353.00
Application for Special Use	\$378.00
Application for Planned Development zoning (must be 1.0 acre or more)	\$547.50
Application to Amend Planned Development Ordinance	\$225.00
Application for Appeal of Zone Change, Conditional Use, or Special Use	\$150.00
Application for Historic Overlay (HO) designation	NO CHARGE

SUBDIVISION PROCESSING FEES

Application for Administratively-Eligible Plat or Replat	\$212.50
Application for Final Plat	\$312.00
Application for Replat	\$312.00
Application for Preliminary Plat	\$337.00
Supplemental Fee for Replats Requiring Notification	\$106.25

MISCELLANEOUS PROCESS FEES

Sign Deposit: Required for all zoning applications ²	\$ 37.50 (\$ 25.00 is refundable)
Application for Right-of-Way Abandonment	\$434.00 ³
Application for Easement Release	\$37.50
Application for Street Name Change	\$208.75 plus cost of official COSA signage
Application for Temporary Permit	\$118.75

¹ To go into effect January 1, 2013, as approved by City Council on November 6, 2012.

² large tracts may require multiple signs & deposits, at the Planning Director's discretion

³ Plus additional cost of applicable assessment formula

ASSESSMENT FORMULAS FOR RIGHT-OF-WAY ABANDONMENTS

(1) For Improved Streets and Alleys. Three quarters (3/4, or 75%) of the average assessed value of abutting land, by square foot, according to the most recently approved property tax roll compiled by the Tom Green County Appraisal District, multiplied by the number of square feet of land in the right-of-way abandoned and to be conveyed to the applicant as an abutting owner of property, plus an administrative processing fee of \$434.00.

*For example, if the average assessed value of abutting land is \$20.00/square foot, and 250 square feet is being abandoned, then $20 * 250 = \$5000.00$.*

*75%, or 3/4, of this amount must be paid, which would be $\$5000.00 * 0.75 = \3750.00 , plus the administrative processing fee of \$434.00, for a total of \$4184.00, due before the abandonment can be finalized.*

(2) For Unimproved Streets and Alleys. One half (1/2) of the average assessed value of abutting land, by square foot, according to the most recently approved property tax roll compiled by the Tom Green County Appraisal District, multiplied by the number of square feet of land in the right of way abandoned and to be conveyed to the applicant as an owner of abutting property, plus an administrative processing fee of \$434.00.

*For example, if the average assessed value of abutting land is \$20.00/square foot, and 250 square feet is being abandoned, then $20 * 250 = \$5000.00$.*

*50%, or 1/2, of this amount must be paid, which would be $\$5000.00 * 0.50 = \2500.00 , plus the administrative processing fee of \$434.00, for a total of \$2934.00, due before the abandonment can be finalized.*

(3) For Streets and Alleys Where Significant Easements for Access by the Public and/or Utilities Are Reserved. One half (1/2) of the cost applicable to either circumstance described in items (1) or (2) above, plus an administrative processing fee of \$434.00.

*For example, if significant easements are reserved **and** the right-of-way is **improved**, and the average assessed value of abutting land is \$20.00/square foot, and 250 square feet is being abandoned, then $20 * 250 = \$5000.00$.*

*Half of the applicable cost of 75%, or 37.5%, of this amount must be paid, which would be $\$5000.00 * 0.375 = \1875.00 , plus the administrative processing fee of \$434.00, for a total of \$2309.00, due before the abandonment can be finalized.*

*For example, if significant easements are reserved **and** the right-of-way is **unimproved**, and the average assessed value of abutting land is \$20.00/square foot, and 250 square feet is being abandoned, then $20 * 250 = \$5000.00$.*

*Half of the applicable cost of 50%, or 25%, of this amount must be paid, which would be $\$5000.00 * 0.25 = \1250.00 , plus the administrative processing fee of \$434.00, for a total of \$1684.00, due before the abandonment can be finalized.*