



MEMORANDUM

Date: August 26, 2019

From: Community Development Department

Subject: **Impact Fee Schedule Annual Adjustment Effective Friday, November 1, 2019**

At the July 23, 2019 meeting of the Charlotte County Board of County Commissioners, the board adopted an updated Impact Fee Schedule. This annual adjustment review is required by Sec.3-3.5-13 of the Charlotte County Code of Laws and Ordinances. As the adjustment review resulted in an increase, the updated Impact Fee Schedule becomes effective on November 1 of this calendar year. The recommended increase for 2019 was 3.24% and was adopted by the board.

The updated Impact Fee Schedule becomes effective on Friday, November 1, 2019 and will apply to permit applications made on or after the effective date.

The updated Impact Fee Schedule and more information is available online at www.CharlotteCountyFL.gov. From the "Departments" tab (left column), click "Community Development" and then click [Impact Fees](#).

For more information, please contact Shaun Cullinan, Planning & Zoning Official, at 941.743.1922 or ShaunCullinan@CharlotteCountyFL.gov.

Impact Fee Schedule Annual Adjustment Effective Friday, November 1, 2019

DJ: Impact-Fee-Schedule-Annual-Adjustment-2019

Impact Fee Schedule Adopted 7/23/2019 - Effective November 1 2019

Board Approval: July 23, 2019, Effective Date: November 1, 2019

Adoption %: 50.25% 50.25% 50.25% 50.25% 50.25% 50.25% 50.25%

ITE LUC	Land Use	Unit	Public Buildings	Library	Fire/EMS		Law Enforcement/ Correctional Facilities	Parks & Recreation		Transportation	Total Payable						
					EMS Only	Fire and EMS		Regional/Specialty	Community & Regional/Specialty		Unincorporated Charlotte	City of Punta Gorda*	Englewood Fire District**	Babcock DRI***			
RESIDENTIAL:																	
210	Single Family (Detached)	du	\$371	\$80	\$47	\$284	\$248	\$216	\$390	\$3,002		\$4,375	\$2,241	\$4,138	\$1,373		
220	Multi-Family (Apartment)	du	\$196	\$42	\$25	\$151	\$131	\$114	\$207	\$1,941		\$2,668	\$1,340	\$2,542	\$727		
230	Condo/Townhouse (Attached Housing Unit)	du	\$196	\$42	\$25	\$151	\$131	\$114	\$207	\$1,695		\$2,422	\$1,232	\$2,296	\$727		
240	Mobile Home	du	\$201	\$44	\$26	\$155	\$134	\$118	\$210	\$3,002		\$3,746	\$1,821	\$3,617	\$744		
	Mobile Home Park	du	\$201	\$44	\$26	\$155	\$134	\$118	\$210	\$1,102		\$1,846	\$985	\$1,717	\$744		
253	Congregate Care Facility	du	\$217	n/a	\$28	\$163	\$145	n/a	n/a	\$285		\$810	\$491	\$675	\$525		
LODGING:																	
310	Hotel	room	\$144	n/a	\$18	\$104	\$96	\$73	\$132	\$1,526		\$2,002	\$986	\$1,916	\$476		
320	Motel	room	\$133	n/a	\$17	\$96	\$89	\$73	\$132	\$1,081		\$1,531	\$773	\$1,452	\$450		
RECREATIONAL:																	
416	RV Park	site	\$131	n/a	\$17	\$94	\$87	n/a	n/a	\$428		\$740	\$409	\$663	\$312		
420	Marina	boat berth	\$50	n/a	\$6	\$36	\$33	n/a	n/a	\$1,021		\$1,140	\$533	\$1,110	\$119		
430	Golf Course	hole	\$282	n/a	\$36	\$204	\$188	n/a	n/a	\$12,372		\$13,046	\$5,918	\$12,878	\$674		
444	Movie Theater w/Matinee	1,000 sf	\$1,564	n/a	\$198	\$1,129	\$1,043	n/a	n/a	\$11,528		\$15,264	\$7,700	\$14,333	\$3,736		
492	Health/Fitness Club	1,000 sf	\$808	n/a	\$102	\$583	\$539	n/a	n/a	\$9,196		\$11,126	\$5,404	\$10,645	\$1,930		
INSTITUTIONS:																	
520	Elementary School (Private)	student	\$16	n/a	\$2	\$11	\$10	n/a	n/a	\$257		\$294	\$139	\$285	\$37		
522	Middle School (Private)	student	\$18	n/a	\$2	\$13	\$12	n/a	n/a	\$360		\$403	\$188	\$392	\$43		
530	High School (Private)	student	\$21	n/a	\$3	\$15	\$14	n/a	n/a	\$379		\$429	\$202	\$417	\$50		
540	Univ./Jr. College (7,500 or fewer students)(Private)	student	\$26	n/a	\$3	\$19	\$17	n/a	n/a	\$696		\$758	\$349	\$742	\$62		
550	Univ./Jr. College (more than 7,500 students)(Private)	student	\$18	n/a	\$2	\$13	\$12	n/a	n/a	\$519		\$562	\$258	\$551	\$43		
560	Church	1,000 sf	\$133	n/a	\$17	\$96	\$89	n/a	n/a	\$1,825		\$2,143	\$1,027	\$2,064	\$318		
565	Day Care	1,000 sf	\$233	n/a	\$30	\$168	\$155	n/a	n/a	\$5,852		\$6,408	\$2,967	\$6,270	\$556		
610	Hospital	1,000 sf	\$358	n/a	\$45	\$259	\$239	n/a	n/a	\$3,911		\$4,767	\$2,322	\$4,553	\$856		
620	Nursing Home	1,000 sf	\$450	n/a	\$57	\$325	\$300	n/a	n/a	\$980		\$2,055	\$1,187	\$1,787	\$1,075		
OFFICE:																	
710	General Office 100,000 sf or less	1,000 sf	\$311	n/a	\$39	\$225	\$208	n/a	n/a	\$3,588		\$4,332	\$2,101	\$4,146	\$744		
	General Office 100,001-200,000 sf	1,000 sf	\$264	n/a	\$33	\$191	\$176	n/a	n/a	\$3,038		\$3,669	\$1,780	\$3,511	\$631		
	General Office 200,001-400,000 sf	1,000 sf	\$222	n/a	\$28	\$160	\$148	n/a	n/a	\$2,575		\$3,105	\$1,506	\$2,973	\$530		
	General Office greater than 400,000 sf	1,000 sf	\$201	n/a	\$26	\$145	\$134	n/a	n/a	\$2,335		\$2,815	\$1,366	\$2,696	\$480		
720	Medical Office/Clinic 10,000 sf or less	1,000 sf	\$298	n/a	\$38	\$215	\$199	n/a	n/a	\$4,137		\$4,849	\$2,321	\$4,672	\$712		
	Medical Office/Clinic greater than 10,000 sf	1,000 sf	\$455	n/a	\$58	\$329	\$303	n/a	n/a	\$6,310		\$7,397	\$3,541	\$7,126	\$1,087		
RETAIL:																	
820	Retail 100,000 sf or less	1,000 sf	\$552	n/a	\$70	\$398	\$368	n/a	n/a	\$5,346		\$6,664	\$3,280	\$6,336	\$1,318		
	Retail 100,001-200,000 sf	1,000 sf	\$554	n/a	\$70	\$400	\$370	n/a	n/a	\$4,766		\$6,090	\$3,028	\$5,760	\$1,324		
	Retail 200,001-400,000 sf	1,000 sf	\$612	n/a	\$78	\$442	\$408	n/a	n/a	\$4,511		\$5,973	\$3,013	\$5,609	\$1,462		
	Retail greater than 400,000 sf	1,000 sf	\$638	n/a	\$81	\$461	\$426	n/a	n/a	\$4,455		\$5,980	\$3,033	\$5,600	\$1,525		
841	New/Used Auto Sales	1,000 sf	\$384	n/a	\$49	\$278	\$256	n/a	n/a	\$5,666		\$6,584	\$3,139	\$6,355	\$918		
849	Tire Superstore	service bay	\$350	n/a	\$44	\$253	\$234	n/a	n/a	\$6,380		\$7,217	\$3,395	\$7,008	\$837		
850	Supermarket	1,000 sf	\$536	n/a	\$68	\$387	\$358	n/a	n/a	\$6,630		\$7,911	\$3,818	\$7,592	\$1,281		
851	Convenience Market (24 hour)	1,000 sf	\$1,431	n/a	\$181	\$1,033	\$954	n/a	n/a	\$23,942		\$27,360	\$12,938	\$26,508	\$3,418		
853	Convenience Market w/Gas Pumps	1,000 sf	\$1,525	n/a	\$193	\$1,101	\$1,017	n/a	n/a	\$17,493		\$21,136	\$10,259	\$20,228	\$3,643		
862	Home Improvement Superstore	1,000 sf	\$473	n/a	\$60	\$342	\$316	n/a	n/a	\$2,752		\$3,883	\$2,006	\$3,601	\$1,131		
880/881	Pharmacy/Drug Store with or w/o Drive-Thru	1,000 sf	\$513	n/a	\$65	\$370	\$342	n/a	n/a	\$3,516		\$4,741	\$2,409	\$4,436	\$1,225		
890	Furniture Store	1,000 sf	\$60	n/a	\$8	\$43	\$40	n/a	n/a	\$916		\$1,059	\$504	\$1,024	\$143		
911	Bank/Savings Walk-In	1,000 sf	\$583	n/a	\$74	\$421	\$389	n/a	n/a	\$7,654		\$9,047	\$4,348	\$8,700	\$1,393		
912	Bank/Savings Drive-In	1,000 sf	\$596	n/a	\$76	\$430	\$398	n/a	n/a	\$10,053		\$11,477	\$5,426	\$11,123	\$1,424		
931	Quality Restaurant	1,000 sf	\$1,784	n/a	\$226	\$1,288	\$1,189	n/a	n/a	\$12,452		\$16,713	\$8,476	\$15,651	\$4,261		
932	High-Turnover Restaurant	1,000 sf	\$1,773	n/a	\$225	\$1,280	\$1,182	n/a	n/a	\$14,902		\$19,137	\$9,536	\$18,082	\$4,235		
934	Fast Food Restaurant w/Drive-Thru	1,000 sf	\$2,328	n/a	\$295	\$1,680	\$1,552	n/a	n/a	\$33,409		\$38,969	\$18,611	\$37,584	\$5,560		
940	Bread/Donut/Bagel Shop w/Drive-Thru	1,000 sf	\$1,517	n/a	\$192	\$1,095	\$1,012	n/a	n/a	\$14,950		\$18,574	\$9,127	\$17,671	\$3,624		
944/946	Gasoline/Service Station with or w/o Car Wash	fuel pos.	\$500	n/a	\$63	\$361	\$333	n/a	n/a	\$3,752		\$4,946	\$2,490	\$4,648	\$1,194		
947	Self-Service Car Wash	service bay	\$228	n/a	\$29	\$164	\$152	n/a	n/a	\$3,599		\$4,143	\$1,967	\$4,008	\$544		
n/a	Convenience/Gasoline/Fast Food	1,000 sf	\$1,870	n/a	\$237	\$1,350	\$1,247	n/a	n/a	\$46,761		\$51,228	\$23,717	\$50,115	\$4,467		
INDUSTRIAL:																	
110	General Light Industrial	1,000 sf	\$180	n/a	\$23	\$130	\$120	n/a	n/a	\$1,907		\$2,337	\$1,142	\$2,230	\$430		
120	General Heavy Industrial	1,000 sf	\$128	n/a	\$16	\$93	\$85	n/a	n/a	\$409		\$715	\$395	\$638	\$306		
140	Manufacturing	1,000 sf	\$131	n/a	\$17	\$94	\$87	n/a	n/a	\$1,041		\$1,353	\$678	\$1,276	\$312		
150	Warehousing	1,000 sf	\$73	n/a	\$9	\$53	\$49	n/a	n/a	\$969		\$1,144	\$549	\$1,100	\$175		
151	Mini-Warehouse	1,000 sf	\$16	n/a	\$2	\$11	\$10	n/a	n/a	\$350		\$387	\$180	\$378	\$37		

All fees include a 2.46% administrative fee

* County fees payable in the City of Punta Gorda are set out in Charlotte County Ordinance Sec.3-3.5-5(d) and will be collected by the City of Punta Gorda. Additional fees assessed by the City of Punta Gorda will apply

** County fees payable within the limits of the Englewood Fire District are set out in Charlotte County Ordinance Sec. 3-3.5-5(e). Fire impact fees are paid directly to the Englewood Fire District. For more information, please contact them directly on 941.474.3311 or visit their website at www.Englewood-Fire.com. A receipt confirming payment of the Englewood Fire District

***County fees payable within the limits of Babcock Ranch are set out in Charlotte County Ordinance Sec.3-3.5-5(f). County transportation fees are not assessed within Babcock Ranch. Additional fees assessed by Babcock Ranch may apply