

Non-Utility Impact Fee Comparison

Current Fee Rates

Land Use	Unit	Charlotte (w/Sales Tax)	Charlotte (w/o Sales Tax)	Charlotte (Urban)	Charlotte (Rural 1 & 2)	Polk County	Pasco County	Collier County	Lee County	Indian River County	Sarasota County	Desoto County	City of North Port	City of North Port w/SC*
Date of Last Update	-	2013-14	2013-14	2009	2009	2009-10	2001-11	2010-11	2011-12	2005-14	2004-07	2006	2011	2011
Adoption %	-	100%	100%	0-100%	0-100%	0-44%	100%	50-100%	19-92%	0-100%	0-100%	0%	0-50%	0-50%
Residential:														
Single Family (2,000 sq ft)	du	\$8,704	\$10,406	\$1,726	\$8,555	\$4,160	\$14,903	\$17,347	\$2,907	\$8,926	\$7,448	\$0	\$1,253	\$3,101
Non-Residential:														
Light Industrial	1,000 sf	\$4,652	\$5,285	\$1,113	\$6,325	\$0	\$1,549	\$5,605	\$1,065	\$424	\$1,983	\$0	\$304	\$916
Office (50,000 sq ft)	1,000 sf	\$8,618	\$9,772	\$579	\$3,361	\$0	\$1,723	\$11,243	\$1,337	\$615	\$3,964	\$0	\$490	\$1,338
Retail (125,000 sq ft)	1,000 sf	\$12,120	\$14,024	\$2,154	\$12,559	\$0	\$7,600	\$12,993	\$2,150	\$1,459	\$8,009	\$0	\$769	\$2,547
Bank w/Drive-In	1,000 sf	\$22,841	\$25,754	\$2,800	\$16,321	\$0	\$14,933	\$24,728	\$4,019	\$1,403	\$8,451	\$0	\$773	\$2,605
Fast Food w/Drive-Thru	1,000 sf	\$77,551	\$88,163	\$3,545	\$20,634	\$0	\$47,261	\$83,808	\$7,017	\$5,476	\$16,150	\$0	\$3,583	\$4,893

Adopted Fee Rates (Disregards Moratoriums, Suspensions, Reductions)

Land Use	Unit	Charlotte (w/Sales Tax)	Charlotte (w/o Sales Tax)	Charlotte (Urban)	Charlotte (Rural 1 & 2)	Polk County	Pasco County	Collier County	Lee County	Indian River County	Sarasota County	Desoto County	City of North Port	City of North Port w/SC*
Date of Last Update	-	2013-14	2013-14	2009	2009	2009-10	2001-11	2010-11	2011-12	2005-14	2004-07	2006	2011	2011
Adoption %	-	100%	100%	36-100%	36-100%	44-100%	100%	50-100%	58-100%	0-100%	68-100%	100%	65-100%	65-100%
Residential:														
Single Family (2,000 sq ft)	du	\$8,704	\$10,406	\$3,158	\$9,987	\$9,752	\$14,903	\$17,347	\$12,674	\$9,388	\$12,432	\$6,393	\$6,363	\$10,263
Non-Residential:														
Light Industrial	1,000 sf	\$4,652	\$5,285	\$1,330	\$6,542	\$755	\$1,549	\$5,605	\$4,803	\$1,661	\$3,430	\$2,760	\$3,094	\$3,706
Office (50,000 sq ft)	1,000 sf	\$8,618	\$9,772	\$974	\$3,756	\$5,987	\$1,723	\$11,243	\$5,664	\$2,579	\$7,036	\$5,840	\$6,891	\$7,738
Retail (125,000 sq ft)	1,000 sf	\$12,120	\$14,024	\$2,761	\$13,166	\$7,411	\$7,600	\$12,993	\$8,560	\$4,392	\$13,797	\$10,410	\$7,377	\$9,155
Bank w/Drive-In	1,000 sf	\$22,841	\$25,754	\$3,655	\$17,176	\$15,034	\$14,933	\$24,728	\$17,906	\$7,778	\$14,680	\$14,380	\$15,396	\$17,228
Fast Food w/Drive-Thru	1,000 sf	\$77,551	\$88,163	\$5,990	\$23,079	\$65,753	\$47,261	\$83,808	\$32,896	\$26,446	\$30,079	\$14,380	\$55,988	\$57,298

Full Calculated Fee Rates

Land Use	Unit	Charlotte (w/Sales Tax)	Charlotte (w/o Sales Tax)	Charlotte (Urban)	Charlotte (Rural 1 & 2)	Polk County	Pasco County	Collier County	Lee County	Indian River County	Sarasota County	Desoto County	City of North Port	City of North Port w/SC*
Date of Last Update	-	2013-14	2013-14	2009	2009	2009-10	2001-11	2010-11	2011-12	2005-14	2004-07	2006	2011	2011
Adoption %	-	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%
Residential:														
Single Family (2,000 sq ft)	du	\$8,704	\$10,406	\$4,598	\$11,427	\$15,750	\$14,903	\$22,725	\$12,786	\$9,388	\$15,231	\$6,393	\$7,468	\$11,368
Non-Residential:														
Light Industrial	1,000 sf	\$4,652	\$5,285	\$1,410	\$6,622	\$838	\$1,549	\$5,605	\$4,822	\$3,556	\$4,804	\$2,760	\$3,622	\$4,234
Office (50,000 sq ft)	1,000 sf	\$8,618	\$9,772	\$1,119	\$3,901	\$6,565	\$1,723	\$11,243	\$5,702	\$5,533	\$9,949	\$5,840	\$8,119	\$8,966
Retail (125,000 sq ft)	1,000 sf	\$12,120	\$14,024	\$2,983	\$13,388	\$8,169	\$7,600	\$12,993	\$8,641	\$9,293	\$19,285	\$10,410	\$8,686	\$10,463
Bank w/Drive-In	1,000 sf	\$22,841	\$25,754	\$3,970	\$17,491	\$15,792	\$14,933	\$24,728	\$17,987	\$16,835	\$20,588	\$14,380	\$18,137	\$19,969
Fast Food w/Drive-Thru	1,000 sf	\$77,551	\$88,163	\$6,891	\$23,980	\$66,511	\$47,261	\$83,808	\$32,977	\$57,017	\$43,291	\$14,380	\$65,775	\$67,085

Notes:

- Fee rates include impact fees for all applicable program areas, including Transportation, Public Buildings, Law Enforcement, Correctional Facilities, Fire/EMS, Libraries, Parks & Recreation, Schools, and Solid Waste
- All Charlotte County Fees include a 2.46% administrative fee
- For the transportation impact fee update, Charlotte County impact fee rates will be assessed on a county-wide level. Previous impact fee districts (Urban, Rural 1, Rural 2) will no longer exist.
- For the existing transportation impact fee rates in Charlotte County, the average of Rural 1 and Rural 2 is shown for comparison purposes.

*Development in North Port is charged the City fee as well as a portion of the Sarasota County impact fee rates. This scenario includes both the City and County fees combined.