

Appendix A

City of Fellsmere, Town of Orchid, City of Sebastian, City of Vero Beach: Impact Fee Schedule (Effective Date: _____, 2020)

Ordinance: #2020-

LUC	Land Use	Unit	Net Impact Fee							Total Net Impact Fee	City Admin Fee (2.0%)	County Admin Fee (1.0%)	Total Impact Fee
			Correctional Facilities	Solid Waste Facilities	Public Buildings	Libraries	Fire/Emer. Services	Transportation	Educational Facilities				
RESIDENTIAL:													
210	Single Family (Detached) - Less than 1,000 sf (Household Income Not to Exceed 80% of Median Income)*	du	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
	Single Family (Detached) - 1,000 to 1,500 sf (Household Income Not to Exceed 80% of Median Income)*	du	\$0	\$0	\$173	\$0	\$116	\$2,971	\$655	\$3,915	\$78	\$39	
	Single Family (Detached) - Less than 1,500 sf	du	\$0	\$0	\$345	\$0	\$231	\$5,942	\$1,310	\$7,828	\$157	\$78	
	Single Family (Detached) - 1,501 to 2,499 sf	du	\$0	\$0	\$415	\$0	\$278	\$6,632	\$1,310	\$8,635	\$173	\$86	
	Single Family (Detached) - 2,500 sf and greater	du	\$0	\$0	\$465	\$0	\$312	\$7,553	\$1,310	\$9,640	\$193	\$96	
220	Multi-Family (Low-Rise, 1-2 levels)	du	\$0	\$0	\$225	\$0	\$152	\$4,753	\$539	\$5,669	\$113	\$57	
221	Multi-Family (Mid-Rise, 3-10 levels)	du	\$0	\$0	\$225	\$0	\$152	\$3,536	\$539	\$4,452	\$89	\$45	
240	Mobile Home Park/RV (tied down)	du	\$0	\$0	\$269	\$0	\$178	\$2,435	\$574	\$3,456	\$69	\$35	
252	Assisted Care Living Facility (ACLF)	bed	\$0	\$0	\$135	\$0	\$188	\$590	n/a	\$913	\$18	\$9	
LODGING:													
310	Hotel	room	\$0	\$0	\$137	NA	\$192	\$1,763	n/a	\$2,092	\$42	\$21	
320	Motel	room	\$0	\$0	\$114	NA	\$160	\$850	n/a	\$1,124	\$22	\$11	
RECREATION:													
411	Public Park	acre	\$0	\$0	\$7	NA	\$10	\$280	n/a	\$297	\$6	\$3	
420	Marina	boat berth	\$0	\$0	\$18	NA	\$25	\$1,102	n/a	\$1,145	\$23	\$11	
430	Golf Course	hole	\$0	\$0	\$114	NA	\$160	\$13,932	n/a	\$14,206	\$284	\$142	
444	Movie Theater w/Matinee	screen	\$0	\$0	\$705	NA	\$987	\$16,540	n/a	\$18,232	\$365	\$182	
490	Tennis Court	court	\$0	\$0	\$190	NA	\$266	\$11,235	n/a	\$11,691	\$234	\$117	
492	Racquet Club/Health Club/Dance Studio	1,000 sf	\$0	\$0	\$327	NA	\$458	\$12,776	n/a	\$13,561	\$271	\$136	
INSTITUTIONS:													
520	Elementary School (Private, K-5)	student	\$0	\$0	\$11	NA	\$15	\$378	n/a	\$404	\$8	\$4	
522	Middle School (Private, 6-8)	student	\$0	\$0	\$12	NA	\$17	\$425	n/a	\$454	\$9	\$5	
530	High School (Private, 9-12)	student	\$0	\$0	\$12	NA	\$17	\$458	n/a	\$487	\$10	\$5	
540/550	University/Jr College (Private)	student	\$0	\$0	\$14	NA	\$19	\$914	n/a	\$947	\$19	\$9	
560	Church	1,000 sf	\$0	\$0	\$50	NA	\$70	\$1,858	n/a	\$1,978	\$40	\$20	
565	Day Care Center	1,000 sf	\$0	\$0	\$110	NA	\$154	\$5,392	n/a	\$5,656	\$113	\$57	
571	Jail	bed	NA	\$0	\$23	NA	\$32	\$360	n/a	\$415	\$8	\$4	
575	Fire & Rescue Station	1,000 sf	\$0	\$0	\$57	NA	n/a	\$1,703	n/a	\$1,760	\$35	\$18	
590	Library	1,000 sf	\$0	\$0	\$356	NA	\$498	\$31,211	n/a	\$32,065	\$641	\$321	
MEDICAL:													
610	Hospital	1,000 sf	\$0	\$0	\$175	NA	\$245	\$4,263	n/a	\$4,683	\$94	\$47	
620	Nursing Home	bed	\$0	\$0	\$135	NA	\$188	\$517	n/a	\$840	\$17	\$8	
640	Veterinary Clinic	1,000 sf	\$0	\$0	\$191	NA	\$268	\$6,607	n/a	\$7,066	\$141	\$71	
OFFICE:													
710	General Office	1,000 sf	\$0	\$0	\$121	NA	\$169	\$3,530	n/a	\$3,820	\$76	\$38	
720	Medical Office/Clinic 10,000 sq ft or less	1,000 sf	\$0	\$0	\$163	NA	\$228	\$9,021	n/a	\$9,412	\$188	\$94	
720	Medical Office/Clinic greater than 10,000 sq ft	1,000 sf	\$0	\$0	\$233	NA	\$327	\$12,921	n/a	\$13,481	\$270	\$135	
732	Post Office	1,000 sf	\$0	\$0	\$212	NA	\$297	\$14,337	n/a	\$14,846	\$297	\$148	
733	Government Office Complex	1,000 sf	\$0	\$0	n/a	NA	\$238	\$12,322	n/a	\$12,560	\$251	\$126	
760	Research & Development Center	1,000 sf	\$0	\$0	\$140	NA	\$196	\$4,127	n/a	\$4,463	\$89	\$45	
RETAIL:													
820	Retail/Shopping Center	1,000 sf/la	\$0	\$0	\$205	NA	\$287	\$5,603	n/a	\$6,095	\$122	\$61	
840/841	New/Used Auto Sales	1,000 sf	\$0	\$0	\$213	NA	\$299	\$6,811	n/a	\$7,323	\$146	\$73	
850	Supermarket	1,000 sf	\$0	\$0	\$327	NA	\$458	\$9,119	n/a	\$9,904	\$198	\$99	
890	Furniture Store	1,000 sf	\$0	\$0	\$44	NA	\$61	\$1,590	n/a	\$1,695	\$34	\$17	
SERVICE:													
911	Bank/Savings Walk-In	1,000 sf	\$0	\$0	\$140	NA	\$196	\$4,988	n/a	\$5,324	\$106	\$53	
912	Bank/Savings Drive-In	1,000 sf	\$0	\$0	\$202	NA	\$283	\$8,618	n/a	\$9,103	\$182	\$91	
932	Restaurant	1,000 sf	\$0	\$0	\$756	NA	\$1,059	\$17,987	n/a	\$19,802	\$396	\$198	
934	Fast Food Restaurant w/Drive-Thru	1,000 sf	\$0	\$0	\$1,316	NA	\$1,845	\$42,069	n/a	\$45,230	\$905	\$452	
942	Automobile Care Center	1,000 sf	\$0	\$0	\$227	NA	\$318	\$5,559	n/a	\$6,104	\$122	\$61	
944	Gas Station w/Convenience Market <2,000 sq ft	fuel pos.	\$0	\$0	\$198	NA	\$278	\$5,481	n/a	\$5,957	\$119	\$60	
945	Gas Station w/Convenience Market 2,000-2,999 sq ft	fuel pos.	\$0	\$0	\$242	NA	\$338	\$6,546	n/a	\$7,126	\$143	\$71	
960	Gas Station w/Convenience Market 3,000+ sq ft	fuel pos.	\$0	\$0	\$274	NA	\$384	\$7,343	n/a	\$8,001	\$160	\$80	
947	Self-Service Car Wash	service bay	\$0	\$0	\$131	NA	\$183	\$4,797	n/a	\$5,111	\$102	\$51	
INDUSTRIAL:													
110	General Light Industrial	1,000 sf	\$0	\$0	\$68	NA	\$95	\$1,795	n/a	\$1,958	\$39	\$20	
140	Manufacturing	1,000 sf	\$0	\$0	\$62	NA	\$87	\$1,421	n/a	\$1,570	\$31	\$16	
150	Warehousing	1,000 sf	\$0	\$0	\$15	NA	\$21	\$629	n/a	\$665	\$13	\$7	
151	Mini-Warehouse	1,000 sf	\$0	\$0	\$6	NA	\$8	\$367	n/a	\$381	\$8	\$4	
154	High-Cube Transload/Storage	1,000 sf	\$0	\$0	\$12	NA	\$17	\$509	n/a	\$538	\$11	\$5	
n/a	Concrete Plant	acre	\$0	\$0	\$212	NA	\$297	\$5,653	n/a	\$6,162	\$123	\$62	
n/a	Sand Mining	acre	\$0	\$0	\$27	NA	\$38	\$728	n/a	\$793	\$16	\$8	

*Policy discounts are applied to Single Family Affordable Housing with less than 1,000 sq ft (no fee) and to Single Family Affordable Housing with 1,000 to 1,500 sq ft (fee decrease of 50% of the fee for less than 1,500 sf single family home tier)