



# **FY 17 Fee Schedule**

**Building Services Department  
Development Review Department  
Habitat Division  
Code Enforcement Division**

**Effective October 1, 2016 – September 30, 2017**

**440 Court Street Clearwater, FL 33756  
(727) 464-3888**



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## I. Building Services Department – General Notes

### Unincorporated Pinellas County Only

- A permit is not required where the valuation does not exceed \$500.00, unless an inspection is necessary, in which case there shall be a minimum fee for single trade, single trip inspection permit as described below.
- All other permits shall be as specified below.
- Other Exceptions: No permit is required for fences of chain link, vinyl or wood 6' or less in height, paving, work of a strictly cosmetic nature (painting, wallpapering, carpeting, kitchen cabinets, etc.), or roof work less than \$750.00 in value. More detailed information may be found in FBC Chapter #1 section #104 and can be viewed at: <http://www.pinellascounty.org/build/PDF/fbcadmin.pdf>. Some work that may not require a building permit may require a zoning clearance and/or a Right-of-Way use permit. You may verify these requirements with a DRS Zoning technician by calling 727-464-3888.
- For statistical use and to determine permit fees, the estimated cost of construction used on the permit shall be calculated on the actual cost but no less than the latest building valuation data published by the International Code Congress for Florida <http://www.iccsafe.org/cs/techservices> on the gross area of the building for new construction and on the work area for additions and renovations. For 1 and 2 Family Residential, unconditioned and open and covered areas spaces will be calculated as Utility Occupancy.
- All Remodel/Rehab Fees shall be calculated the same as new construction, based on the area being remodeled.
- Unless otherwise noted, fees include only the one Trade Section of the schedule section that they are located in.

### Contract Communities Only

Pinellas County BDRS performs Building Official, Plan Review, Zoning Review, Permitting and Construction inspections by Interlocal Agreement for a number of incorporated municipalities. These municipalities have local ordinances, regulations, and zoning that differ from the unincorporated portion of the County. In some cases items exempted from permitting by the unincorporated ordinances and regulations will require permits and inspection in the municipalities.

When in doubt about whether a permit is required in these municipalities please contact our office at 727-464-3888 or check the BDRS website at <http://www.pinellascounty.org/build/>.

|  |         |
|--|---------|
| 1. <b>Permit Fee Minimum</b> (Per trade for single trip inspections when there is no specific permit fees specified within the fee schedule)   | \$91.00 |
| 2. <b>Economy Permit Fee</b> - Routine building maintenance work. Water Heater Replacement, T.U.G. Inspections, Water Conditioner Replacement, Water Service/Sewer Replacement, LPG Change of Supplier, & Gas Appliance Replacement. | \$68.00 |



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### 3. "After-the-Fact" permit fees

- a. Shall be two (2) times the normal fee.
- b. Any subsequent "After-the-Fact" permit issued to the same licensed contractor within the following twelve (12) months shall be ten (10) times the normal fee.

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### 4. New Construction Permit Fees – For statistical use and to determine permit fees, the estimated cost of construction provided on the permit application shall be calculated on the actual cost but no less than the latest building valuation data published by the International Code Congress at: <http://www.iccsafe.org/cs/Pages/BVD.aspx> (as adjusted for Florida if any), based on the type of construction and gross square footage of the structure/work area.

- a. Trades included in New Construction permit fee calculations will be Building, Mechanical, Electric and Plumbing. Fees for other trades will be added as necessary.
  - b. All Remodel/Rehab Fees shall be calculated using the same method as new construction.
  - c. A Permit Calculator is available at:  
<http://www.pinellascounty.org/build/calculator.htm>.
- 
- Fixed fee permits are calculated on the historical average number of expected inspections. The County reserves the right to limit or increase the number of inspections and adjust fees accordingly.
  - No credit or fee reduction for "Master Plan" permits.
- 

## ***Building Services Department***

### ***Director – Building Official***

Larry G. Goldman, CBO (727) 464-4252

[lgoldman@pinellascounty.org](mailto:lgoldman@pinellascounty.org)



## ***Defining How Building Services Are Performed...***



## ***Building Services Department***

### ***Division Manager***

Glenn Wardell, CBO (727) 464-3752

[gwardell@pinellascounty.org](mailto:gwardell@pinellascounty.org)





## Construction Plan Review Services

Supervisor – Tom Ross (727) 464-3167

[tross@pinellascounty.org](mailto:tross@pinellascounty.org)

**\*\*Ask about our *Expedited* Plan Review\*\***

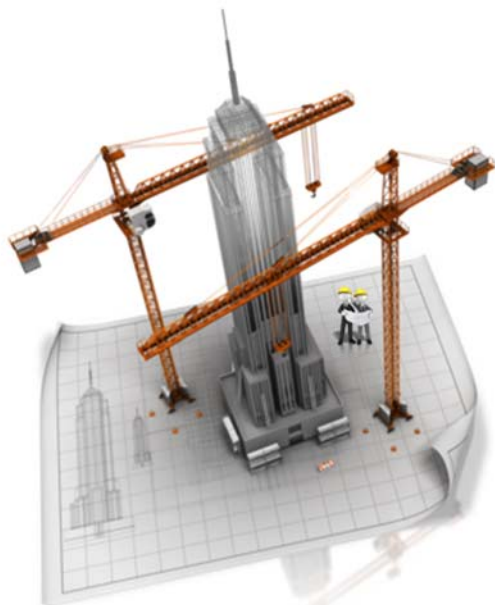
### II. Construction Plan Review Fees (Fees are not Refundable)

|   |  |
|---|--|
| 1. Plan Review Commercial (Charges on original plan review, revisions, and interiors). Additional review fees may be charged to plans that require a third review for the same previously noted deficiency within any pertinent trade sections and collected in advance of plan review.   | 25% of permit fee; Min. \$114.00; Min. \$28.00 for revisions |
| 2. Plan Review Residential (Charges on original plan review, revisions, and interiors). Additional review fees may be charged to plans that require a third review for the same previously noted deficiency within any pertinent trade sections and collected in advance of plan review.  | 25% of permit fee; Min. \$114.00; Min. \$28.00 for revisions |
| 3. Plan Review Fee subject to an Interlocal Agreement where a Building Permit is not issued by Pinellas County Building Services (Charges on original plan review, revisions, and interiors). Additional review fees may be charged to plans that require a third review for the same previously noted deficiency within any pertinent trade section. | Additional 10%   |
| 4. <i>Reserved</i>  |  |
| 5. Expedited Plan Review (Manager approval required)  |  |
| a. Residential  |  |
| 0 - 2,000 ft <sup>2</sup>   | \$100.00   |
| 2,001 - 5,000 ft <sup>2</sup>   | \$300.00   |
| 5,001 - 10,000 ft <sup>2</sup>  | \$500.00   |
| 10,001 ft <sup>2</sup> - Above  | \$750.00   |
| b. Commercial   |  |
| 0 - 2,000 ft <sup>2</sup>   | \$255.00   |
| 2,001 - 5,000 ft <sup>2</sup>   | \$400.00   |
| 5,001 - 10,000 ft <sup>2</sup>  | \$650.00   |
| 10,001 ft <sup>2</sup> - Above  | Add'l 50% of Plan Review                                     |
| c. Incentive for Economic Development Approved Projects   | No Charge  |
| 6. Plan Review Additional Fee for Flood Zones - 50% Rule  | Add'l 20% of Plan Review                                     |
| 7. Building Code Site Plan Review (excluding 1 & 2 Family Detached on Single Lots)  | \$44.00  |
| 8. Piling/Grade Beam Foundation Review Additional Fee   | Add'l 20% of Plan Review                                     |
| 9. Other Structures - Walkthrough (Screen Room, Raised Slab, Shed)  | \$57.00  |
| 10. Antenna Co-Locates (Plan Review for Structural Analysis)  | \$80.00  |
| 11. Window and/or Exterior Door Replacement Permits (Plan Review to verify Wind Loading Compliance and Florida Product approval certifications)   | \$12.00 per floor/story                                      |

Note - The third and any subsequent plan review of signed & sealed plans, for the same noted Code Violation, will be charged at four (4) times the applicable plan review fee.







## Combination Permit Fees

**Fees are assessed for all trades illustrated in the planset and the Permit is issued to the Primary Contractor**

### III. Combination Permits

|  |                                   |
|--|-----------------------------------|
| 1. Residential Buildings - 1 and 2 Family up to and including the first 5,000 sq.ft. of conditioned space - Includes Building, Electric (includes saw pole or power pole), Plumbing, Mechanical, and Plan Review | \$10.00 per \$1,000; Min. \$85.00 |
| 2. Commercial Buildings and 1 and 2 family conditioned space 5,001 sq.ft. and over - Includes Building, Electric, Plumbing, Mechanical, and Plan Review  | \$7.00 per \$1,000; Min. \$90.00  |
| 3. Commercial Buildings valuation up to \$ 1 million - Includes Building, Electric, Plumbing, Mechanical, and Plan Review  | \$7.00 per \$1,000; Min. \$90.00  |
| 4. Commercial Buildings valuation portion over \$1million - Includes Building, Electric, Plumbing, Mechanical, and Plan Review   | \$6.00 per \$1,000                |
| 5. Solar Permits (Building, Plan Review for wind resistance engineering)   |                                   |
| a. Domestic Water Heating - Each (includes Building, Plan Review, Plumbing & Electric)   | \$261.00                          |
| b. Photovoltaic Systems - Each (includes Building, Plan Review & Electric)   | \$193.00                          |
| c. Pool/Spa Heating System - Each (includes Building, Plan Review & Electric)  | \$193.00                          |
| d. Space Heating - Each (includes Building, Plan Review, Mechanical, Plumbing & Electric)  | \$329.00                          |
| e. Air conditioning - Each (includes Building, Plan Review, Mechanical, & Electric)  | \$261.00                          |
| 6. Spa, Swimming Pools and Hot Tubs  |                                   |
| a. Spa, Swimming Pool and Hot Tubs, with Deck. Includes Building & Electric. Up to \$40,000.00 value.  | \$350.00                          |
| b. Spa, Swimming Pool and Hot Tubs - additional value exceeding \$40,000.00. Add to fee above at III. 4. a.  | \$4.40 per \$1,000                |
| 7. Early Start Permit (Interior work prior to first required inspection - See separate policy for instructions and limitations)  |                                   |
| a. 0 - 10,000 ft <sup>2</sup>  | \$91.00                           |
| b. 10,0001 - 50,000 ft <sup>2</sup>  | \$145.00                          |



## Express Permits

**On-Line Permitting is for simple, single trade-single trip inspection projects.**

**Available anytime, from anywhere with an internet connection.**

**Supervisor – Ellen Barrett-Santisteban  
(727) 464-3169**

[ebarrett-santisteban@pinellascounty.org](mailto:ebarrett-santisteban@pinellascounty.org)



Home or Office



Wireless Lap Top or Tablet



Smart Phone

### IV. Express Permits (On-Line)

<http://www.pinellascounty.org/build/permitting.htm>



### Building Trade Permit Fees

**Supervisor – John Segrete (727) 464-3177**

[jsegrete@pinellascounty.org](mailto:jsegrete@pinellascounty.org)

### V. Building Trade Section Permit Fees

NOTE: Additional fees shall apply for work performed beyond the scope of the building contractor's license (e.g. Electrical, mechanical, plumbing). Fees shall be calculated on the gross value of the work/work area of building as shown below:

|  |                              |
|--|------------------------------|
| 1. Shell-Building permits shall be charged a percentage of the actual total rate.                              | 60%                          |
| 2. Phased construction. Per phase, per floor. At Owner/Contractor's own risk, jointly and severally.           | 22.5% of standard permit fee |
| 3. Threshold Building (Charged on all buildings that meet State of Florida definition of a threshold building) | 17% of standard permit fee   |





## **B. Miscellaneous Building Trade Section Fees**

|   |   |
|---|---|
| 1. Antenna (including electric)   | \$91.00 Each                              |
| 2. Aluminum Birdcage (Pool Enclosure) Single Inspection Trip  | \$91.00                                   |
| 3. Aluminum Structures  | \$5.70 per<br>\$1,000                     |
| 4. Aluminum Mobile Home Accessory Package (Includes Carport, Screen Room, Raised Slab, Utility Shed)                                  | \$129.00 per<br>Package                   |
| 5. Construction Trailer or Sales Trailer (Add Sub-trade fees listed in trade sections)  | \$83.00 Each                              |
| 6. Demolition Permits   |   |
| a. Complete Building - includes Plumbing  | \$123.00                                  |
| b. Complete Building - less Plumbing  | \$91.00                                   |
| c. Interior - includes Plumbing   | \$123.00                                  |
| d. Interior - less Plumbing   | \$91.00                                   |
| e. Mobile Home - Plumbing Only  | \$91.00                                   |
| f. Other Structures - less Plumbing   | \$91.00                                   |
| 7. Damage pre-permit inspection, Fire or Structural (Includes Building and Electric Trade sections)                                   | \$139.00 Each                             |
| 8. Inspection Fee for Municipal Interlocal Agreement (or as per Agreement)  | \$54.00 Each                              |
| 9. Local Regulation Review Fee with plans (contract communities)  | \$54.00 Each                              |
| 10. Local Regulation Commercial Site Plan Review  | \$358.00 Each                             |
| 11. Mobile Home on Lot (Add Sub-trade fees listed in trade sections)  | \$157.00 Each                             |
| 12. Move Building Only (In addition to and after pre-move inspections)  | \$157.00 Each                             |
| 13. Move Building Inspections (Includes Building, Plumbing, Gas, and Electrical; in addition to and done prior to Move Building Only) | \$257.00 Each                             |
| 14. Reroof – Residential or Commercial - 1st 20 Squares   | \$124.00 Each                             |
| 15. Reroof - Residential or Commercial - Each additional 20 Squares or Fraction Thereof   | \$13.00 Each                              |
| 16. Retaining Walls, Masonry Walls  | \$0.79 per Lin.<br>Ft. - Min.<br>\$143.00 |
| 17. Sand Filter does not include Plumbing.  | \$114.00 Each                             |
| 18. Seawalls  | \$0.79 per Lin.<br>Ft. - Min.<br>\$143.00 |
| 19. Signs (Billboard, Pylon, or Pole Signs) does not include Electric.  | \$151.00 Each                             |
| 20. Signs (Wall) does not include Electric.   | \$106.00 Each                             |





|  |                                  |
|--|----------------------------------|
| 21. Vinyl Siding, Soffit & Fascia (all types) no permit required if siding is less than 500 square feet or if soffit or fascia is less than 100 square feet.   | \$118.00 Each                    |
| 22. Stucco over frame.<br>No permit required if siding or stucco is less than 500 ft².   | \$167.00                         |
| 23. Structures - Other   |                                  |
| a. Screen Rooms - Single Inspection  | \$91.00                          |
| b. Screen Rooms - Two Inspections  | \$114.00                         |
| c. Raised Slab   | \$114.00                         |
| 24. Sheds Building (Permit Not Required on sheds 100 ft² or less)  |                                  |
| a. Frame Built on site - Shell Only (Max 5 Inspection trips)   | \$200.00                         |
| b. Prefab Shed on Slab (Max 2 Inspection Trips)  | \$114.00                         |
| c. Prefab tie-downs only (1 Inspection Trip)   | \$91.00                          |
| 25. Tanks (All Types, including Gas and Oils) (550 Gallons and Over above ground, 110 gallons and over underground) No Building Services permits required for tank removal.                                      | \$108.00 Each                    |
| 26. Tents  | \$0.05 per ft²<br>\$68.00 Min.   |
| 27. Tents - Additional Tents within 100 ft.  | \$34.00 Each                     |
| 28. Tent Review (Tents with enclosed sides or that have travel distance or number of occupants that require more than one exit)  | \$25.00 per tent                 |
| 29. Multi-unit apartment/condo and commercial Window and/or Exterior door replacement permits.   |                                  |
| a. Maximum of 5 Units or fraction thereof.<br>Note: Multi-unit apartment/condo and commercial Window and/or Exterior door replacement permits must be requested based on a maximum of five units per inspection. | \$91.00<br>per 5 units           |
| b. Each Additional 5 units or fraction thereof.  | \$68.00 per 5<br>add'l units     |
| 30. 1 and 2 Family Window and/or Door replacement permits.   |                                  |
| a. Up to 20 Openings or fraction thereof   | \$91.00 per 20<br>openings       |
| b. Each additional 20 openings or fraction thereof.  | \$68.00 per 20<br>add'l openings |





## Electrical Trade Permit Fees

Supervisor – Ken Carter (727) 464-5135

[kcarter@pinellascounty.org](mailto:kcarter@pinellascounty.org)

### VI. A. Electrical Trade Section Permit Fees

NOTE: Additional fees shall apply for work performed beyond the scope of the electrical contractor's license (e.g. mechanical, plumbing). Fees shall be calculated on the gross value of the work/work area of building as shown below:

|   |                                   |
|---|-----------------------------------|
| 1. T.U.G.* and Pre-Power Inspections Commercial and Residential (See separate policy for instructions) *Temporary Underground Service               | \$91.00 Each                      |
| 2. Commercial Alarm Systems and Low Voltage (Complete System and/or device)   | \$0.07 per Sq.Ft.<br>\$110.00 Min |
| 3. Residential Alarm Systems and Low Voltage (complete System and/or device(s)) for New Construction, Additions and/or Renovations                  | \$91.00                           |
| 4. Residential Low Voltage Alarm and CCTV Systems (Sticker Program §553.793 defined as Stand Alone Alarm Systems in Existing Residential Structures | \$40.00                           |



### B. Miscellaneous Electrical Fees

|  |                              |
|--|------------------------------|
| 1. Sales Trailer, Office Trailer, Construction Trailer   | \$110.00 Each                |
| 2. Mobile Home   | \$110.00 Each                |
| 3. Saw Pole, Well Pump   | \$110.00 Each                |
| 4. Power Pole, or Single/Double Pedestal   | \$110.00 Each                |
| 5. Residential Service Change  | \$110.00 Each                |
| 6. Commercial Service Change   | \$140.00 Each                |
| 7. Re-certification of Residential Electric Service  | \$140.00 Each                |
| 8. Re-certification of Commercial Electric Service   | \$140.00 Each                |
| 9. Add Electric to Air Conditioning Unit Removal and Reinstallation for Re-Roofing (Limited to a Single Inspection). | \$113.00 per 5 units or less |
| 10. Safety Inspection  | \$91.00                      |





**Plumbing Trade Permit Fees**  
 Supervisor – Lenny Brunette (727) 464-5149  
[lbrunnette@pinellascounty.org](mailto:lbrunnette@pinellascounty.org)

**VII. A. Plumbing Trade Section Permit Fees**

NOTE: Additional fees shall apply for work performed beyond the scope of the plumbing contractor's license (e.g. mechanical, electric). Fees shall be calculated on the gross value of the work/work area of building as shown below:

|   |               |
|---|---------------|
| 1. Water Heater Replacement - Electric or Gas Reconnect, same locations | \$68.00 Each  |
| 2. Water Heater Replacement - Electric or Gas Reconnect, relocated      | \$167.00 Each |
| 4. Tankless Water Heaters - Corded Electric (Includes Plumbing Only)    | \$167.00 Each |
| 5. Tankless Water Heaters - Gas (Includes Plumbing, Electric and Gas)   | \$167.00 Each |
| 6. Tankless Water Heaters - Corded Gas (Includes Plumbing and Gas)      | \$136.00 Each |



**B. Miscellaneous Plumbing Trade Section Fees**

|   |   |
|---|---|
| 1. Construction Trailer   | \$83.00 Each                                      |
| 2. Mobile Home On Lot, Sales Trailer, Office Trailer (DCA, FBC, modular)                                  | \$120.00 Each                                     |
| 3. Water Conditioner - New Installation or Relocation   | \$116.00 Each                                     |
| 4. Water Conditioner - Replacement - Same Location  | \$68.00 Each                                      |
| 5. Commercial Utility Site Work, Sewer or Water   | \$138.00 first 150 ft. \$62.00 each Add'l 100 ft. |
| 6. Residential Water Service or Sewer Replacement (Per 100 Feet or Fraction Thereof)                      | \$68.00 Each                                      |
| 7. Re-pipe Water Distribution - Residential per dwelling unit   | \$110.00  |
| 8. Re-pipe Water Distribution - Commercial (Limited to a Single Inspection)                               | \$110.00  |
| 9. Submeters  | \$113.00 per every 10 or less                     |
| 10. Medical Gas/Vacuum  | \$113.00 per ever 10 or less outlets              |
| 11. Shower Pan Replacement Plumbing Only  | \$167.00  |
| 12. Bathtub to Shower Conversion including Building (for wallboard replacement over 100 ft <sup>2</sup> ) | \$248.00  |



## Mechanical Trade Permit Fees

Supervisor – Marty Marcum (727) 464-5151  
[mmarcum@pinellascounty.org](mailto:mmarcum@pinellascounty.org)



### VIII. Mechanical Trade Section Permit Fees

NOTE: Additional fees shall apply for work performed beyond the scope of the mechanical contractor's license (e.g. - electric, gas). Fees shall be calculated on the value of the work/work area as shown below:

|  |   |
|--|---|
| 1. Fire Sprinkler System (includes standpipe, Fire Line and FDC) | \$23.00 per<br>\$1,000.00                               |
| 2. Standpipe System  | \$196.00 Each   |
| 3. Fire Line and FDC Line (Only)                                 | \$138.00 first 150<br>ft. \$62.00 each<br>Add'l 100 ft. |
| 4. Arm-Over or Add Heads to Existing Sprinkled Spaces            | \$1.66 per head<br>\$110.00 Min                         |

#### B. Miscellaneous Mechanical Trade Section Fees

|  |                              |
|--|------------------------------|
| 1. Air Conditioning Equal Change-Out (Does Not Include Gas, Oil, or Electric)  | \$123.00                     |
| 2. Heat Recovery (includes Electric & Plumbing)  | \$167.00                     |
| 3. Mobile Home on Lot  | \$120.00 Each                |
| 4. Commercial Hood, Refrigeration, Chemical System, Boiler, Spray Booth, Chiller, etc.   | \$136.00 Each                |
| 5. Construction Trailer, Sales Trailer, Manufactured Office Building (DBPR FBC modular)  | \$83.00 Each                 |
| 6. Furnace Change Out (does not include Electric or Gas) without Condensing Unit   | \$89.00 Each                 |
| 7. Refrigeration Change Out/Equal Change Out   | \$173.00 Each                |
| 8. Mobile Home Change Out/Replacement (includes ducts)   | \$183.00                     |
| 9. Duct Replacement, additions or alterations, or Mobile Home(per system up to \$10,000 in value)                                | \$101.00                     |
| 10. Duct Replacement, additions or alterations, or Mobile Home(per system over \$10,000 in value)                                | \$20.50 per<br>\$1,000.00    |
| 11. Air Conditioning Component (air handler, furnace or condenser) removal and reinstallation for system or building maintenance | \$82.50                      |
| 12. Air Conditioning Change-out with Electric  | \$214.00                     |
| 13. Air Conditioning Change out with Electric and Ducts  | \$305.00                     |
| 14. Air Conditioning package to Split System with Electric   | \$214.00                     |
| 15. 2 Air Conditioning system Change outs with Electric  | \$462.00                     |
| 16. 2 Air Conditioning Equal Change outs   | \$236.00                     |
| 17. Air Conditioning Unit Removal and Reinstallation for Re-Roofing less Electric (Limited to a Single Inspection)               | \$113 per 5 units<br>or less |





**Fuel Gas Trade Permit Fees**  
**Supervisor – Lenny Brunette (727) 464-5149**  
[lbrunnett@pinellascounty.org](mailto:lbrunnett@pinellascounty.org)



**IX. Gas Trade Section Permit Fees**

|   |                                      |
|---|--------------------------------------|
| 1. Residential  | \$157.00                             |
| 2. Commercial   | \$62.00 per appliance; Min. \$157.00 |
| 3. Water Heater Gas - Electric Conversion (includes plumbing) | \$167.00                             |
| 4. Gas Appliance Replacement                                  | \$68.00 Each                         |
| 5. Change of Supplier LPG                                     | \$68.00 Each                         |
| 6. Add Single Gas Appliance to an Operating System            | \$140.00                             |

**X. Building Code Fire Resistance, Life Safety**

|   |  |
|---|--|
| Minimum Fee per permit or dwelling or sleeping unit, whichever is more. (Not Charged on 1 & 2 family.) This is separate from and in addition to any fees charged by Fire Departments. | \$53.00<br>Residential,<br>\$96.00<br>Commercial |
|---|--|

**XI. Inspection (after-hours fees are non-refundable)**

Weekday is a business day from 7:45am through 4:15pm  
 Weekend begins 4:15 pm the last business day prior to a non-business day and ends at 7:45 am the next business day.  
 Holidays start at 4:15pm the last business day before a holiday and end at 7:45am the first business day after a holiday and include weekends with holidays.

|  |               |
|--|---------------|
| 1. After hours inspection weekday, inspection within 90 minutes of normal inspection business hours. Per inspector. (2 hour maximum)   | \$242.00      |
| 2. After hours inspection weekday beyond 90 minutes of normal inspection business hours. Per inspector. (3 hour minimum)               | \$344.00      |
| 3. After hours inspection weekend. Per inspector (4 hour minimum)  | \$445.00      |
| 4. After hours inspection additional hours or fraction thereof. Per inspector. Weekend or weekday.                                     | \$102.00      |
| 5. After hours inspection holiday. Per inspector. (4 hour maximum)   | \$583.00      |
| 6. After hours inspection additional hours or fraction thereof. Per inspector. Holiday   | \$136.00      |
| 7. Change Occupancy - Inspections only - Includes Bldg., Elec. & Fire Life-Safety  | \$241.00 Each |
| 8. Daycare - Inspections only - Includes Bldg., Elec. & Fire Life-Safety.  | \$241.00 Each |
| 9. Re-inspection Fee   | \$62.00 Each  |
| 10. Re-inspection Fee for Lockout  | \$22.00 Each  |
| 11. Reinspection Fee for third and any subsequent Re-inspection, for the same noted Code Violation - Four (4) times Re-inspection Fee. | \$246.00 Each |
| 12. Inspection Appointments (30 Minute Window)   | \$75.00       |





## XII. Documents

|  |                   |
|--|-------------------|
| 1. Duplicate Certificate of Occupancy or Duplicate Placard   | \$29.00 Each      |
| 2. Duplicate Plan Certification - for all projects over 600 sq. ft. (may be charged on a percentage basis per trade section) | \$0.03 per Sq.Ft. |
| 3. Certificate of Completion Request – More than 15 days after Final Inspection  | \$15.00 Each      |

### **Contractor Services**

**Supervisor – Laura Devinney (727) 464-5103**  
[ldevinney@pinellascounty.org](mailto:ldevinney@pinellascounty.org)



## XIII. Services

|   |  |
|---|--|
| 1. Address change (numbers only) while permit is active and open.   | No Change  |
| 2. Address change (numbers only) after permit is closed.  | \$79.00 Each   |
| 3. Contractor Change. Includes all Trade Sections. Can be combined with reinstatement of permit for one fee if both are done with the same transaction.                                   | \$108.00<br>Not to exceed original permit fee within 1 <sup>st</sup> year of issue |
| 4. Permit Plus Contractor Information Registration  |  |
| a. Initial Set Up and Issue I.D. and Pin Numbers  | \$22.00  |
| 5. Mail-In Commercial Permit submittal processing fee.  | \$44.00  |
| 6. Notarize signature.  | \$5.50 Each  |
| 7. Notice of Commencement Form Process Filing Fee - for Clerk certification (optional) + Costs as Billed by Clerk   | \$5.50 Each  |
| 8. Refund processing Fee: No refund of permits unless issued in error on part of County; or if work has commenced or if permit is over 180 days old. Subject to management determination. | \$91.00 Each   |
| 9. Reinstatement/Extension of Permits   |  |
| a. Reinstatement – Not to exceed the original permit fee within 1 year of issue.  | \$108.00   |
| b. 1 <sup>st</sup> Extension  | \$33.00  |
| c. 2 <sup>nd</sup> Extension  | \$66.00  |
| d. 3 <sup>rd</sup> Extension  | \$66.00  |
| 10. Stocking Authorization Permit (commercial)  | \$169.00 Each  |
| 11. Stop Work Order Release   | \$138.00 Each  |
| 12. Technology Fee  |  |
| a. Re-Roofing, Web Permits, Window and Door Replacements, A/C, Water Heater replacements.   | \$0.50   |
| b. Alterations up to 5,000 square feet  | \$2.00   |
| c. New & Additions up to 5,000 square feet Alterations 5,001 to 10,000 square feet  | \$3.00   |
| d. New & Additions 5,001 to 10,000 square feet Alterations over 10,000 square feet.   | \$5.00   |
| e. New and Alterations over 10,000 square feet  | \$10.00  |
| 13. Contract Community Board of Adjustment variance advisory process  | \$83.00 per staff hour   |



***Development Review Services***

***Bureau Director***

Blake Lyon (727) 464-6053

[blyon@pinellascounty.org](mailto:blyon@pinellascounty.org)

***Development Review Services***

***Manager*** – Gene Crosson (727) 464-3642

[gcrosson@pinellascounty.org](mailto:gcrosson@pinellascounty.org)

***Zoning and Land Use***

***Manager*** – Glenn Bailey (727) 464-5640

[gbailey@pinellascounty.org](mailto:gbailey@pinellascounty.org)

***Habitat Management***

***Manager*** – Cliff Still (727) 464-3923

[cstill@pinellascounty.org](mailto:cstill@pinellascounty.org)

***Setting the Standards in  
Sustainable Development  
and Habitat Management...***



***County Site Plan Engineer***

***Sr. Engineer*** – Randy Ayers – (727) 464-3157

[rayers@pinellascounty.org](mailto:rayers@pinellascounty.org)



***Permitting Supervisor***

***Leila Kheireddine*** – (727) 464-3069

[lkheireddine@pinellascounty.org](mailto:lkheireddine@pinellascounty.org)

## I. A. Site Plan Review

### 1. Standard Site Plan: (typical development proposal requiring the routine review of a property)

|                    |  |
|--------------------|--|
| A. Residential     | \$1,694.00 Plus<br>\$61.00 per Acre<br>for Each Acre<br>Over 5 Acres     |
| B. Non-Residential | \$1,694.00 Plus<br>\$61.00 per<br>1,000 Sq. Ft.<br>Covered Floor<br>Area |

### 2. Complex Site Plan: (multifaceted development proposal requiring detailed review, analysis, and coordination between multiple County departments, as well as external agencies). Examples may include, but are not limited to, projects involving drainage modeling, floodplain impacts, environmental conservation and species protection.

|                    |   |
|--------------------|---|
| A. Residential     | \$3,388.00 Plus<br>\$122.00 per<br>Acre for Each<br>Acre Over 5<br>Acres  |
| B. Non-Residential | \$3,388.00 Plus<br>\$122.00 per<br>1,000 Sq. Ft.<br>Covered Floor<br>Area |



## Site Development Plan Review

### B. All Site Plans

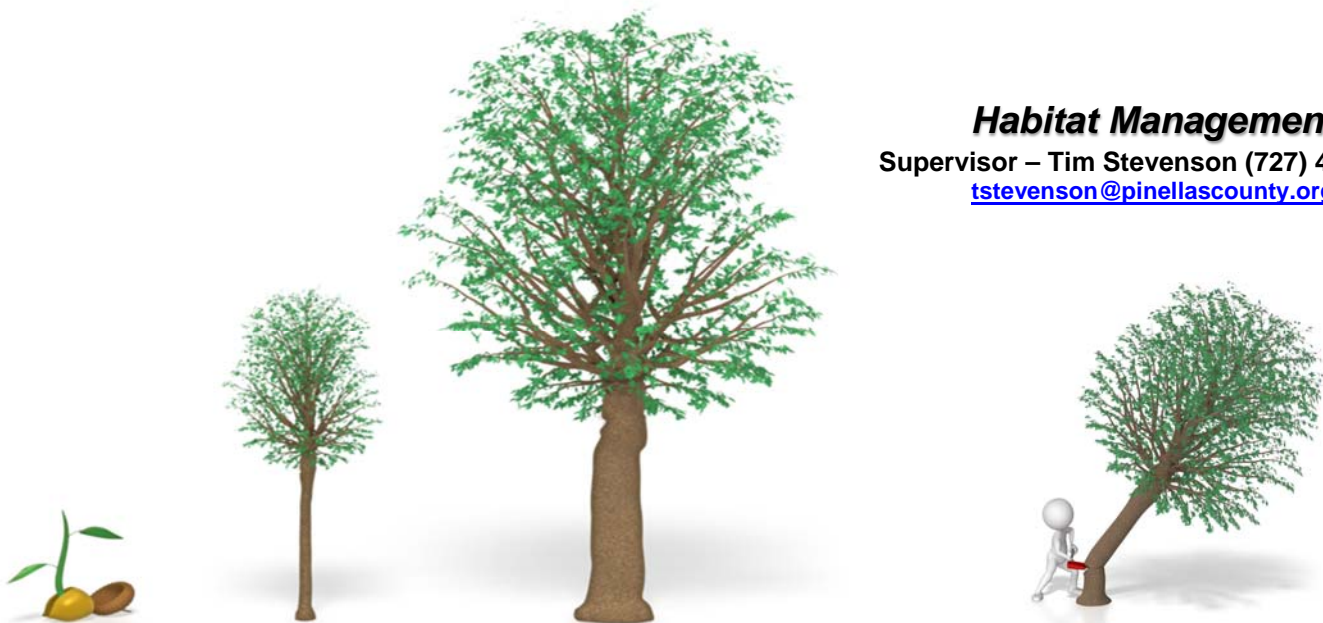
|   |            |
|---|------------|
| 1. Resubmittal Fee                      | \$1,216.00 |
| 2. Sub-Sheet (s) Review – Per Submittal | \$275.00   |
| 3. As Built Plan Submittal              | \$275.00   |
| 4. Parking Lot Re-striping Review       | \$55.00    |

|   |                     |
|---|---------------------|
| 5. Residential Design Manufactured Home Application             | \$215.00            |
| 6. Revision to Approved Site Plan (RAP)                         | \$935.00            |
| 7. Expedited  |                     |
| A. Affordable Housing   | Free w/Verification |
| B. Economic Development Priority Project                        | Free w/Verification |
| C. Schools (Public and Charter Only)                            | Free w/Verification |
| D. County Capital Improvement Projects (CIP)                    | Free w/Verification |
| 8. Pre-Application  |                     |
| A. Conceptual   | Complementary       |
| B. Pre-Submittal  | Complementary       |
| C. Additional Pre-Submittal Meetings                            | \$250.00            |
| <b>C. Over-the-Counter</b>                                      |                     |
| 1. Single Family Residential / Minor Multi-Family or Commercial | \$72.00             |
| 2. Multi-Family / Commercial                                    | \$473.00            |
| 3. Inter-Departmental Coordinated Review                        | \$935.00            |

## II. DRI Review

|  |             |
|--|-------------|
| Complete DRI Review                    | \$19,080.00 |
| a. Substantial Deviation               | \$7,777.00  |
| b. Incremental Deviation               | \$7,777.00  |
| c. Substantial Deviation Determination | \$2,035.00  |
| d. Review DRI Annual Reports           | \$473.00    |

**Habitat Management**  
Supervisor – Tim Stevenson (727) 464-4644  
[tstevenson@pinellascounty.org](mailto:tstevenson@pinellascounty.org)



### III. Habitat Management Permit Application Fees

#### A. Trees Only

|  |         |
|--|---------|
| 1. Dead Tree Verification (Note) Replants may be necessary                 | \$18.00 |
| 2. Verification of no trees on site (Note) Replants may be necessary       | \$18.00 |
| 3. Damaged/Declining/Diseased (Note) Replants may be necessary             | \$50.00 |
| 4. Structural Impacts/Vehicle Sight Lines (Note) Replants may be necessary | \$50.00 |

#### B. Tree Removal on existing/developed parcels

|   |          |
|---|----------|
| 1. Single Family, Townhomes, Privately owned or adjacent parcel Ownership | \$50.00  |
| 2. Multi-family (MHP, Condominiums, Apartments) Established Site          | \$250.00 |
| 3. Commercial, Occupied, Established Site                                 | \$250.00 |

#### C. Development Activities

|   |                   |
|---|-------------------|
| 1. Single Family Homes                            | \$495.00          |
| 2. Multi-Family (MHP, Condominium, Apartment)     | \$495.00          |
| 3. Commercial - Minor (sign/canopy)               | \$100.00          |
| 4. Commercial - Major (building, drainage, etc.)  | \$495.00 per Acre |
| 5. Grubbing (Vacant)                              | \$495.00          |
| 6. Addition - Single family                       | \$100.00          |
| 7. Addition - Multi-Family/Commercial             | \$495.00          |
| 8. Pool - Single Family                           | \$100.00          |
| 9. Pool - Multi-Family/Commercial                 | \$495.00          |
| 10. Detached Structures - Single Family           | \$100.00          |
| 11. Detached Structures - Multi-Family/Commercial | \$495.00          |

#### D. Reinspection Fees

|  |          |
|--|----------|
| 1. Single Family   | \$50.00  |
| 2. Multi-Family /Commercial                                    | \$200.00 |
| 3. Each reinspection after the 2 <sup>nd</sup> – Single Family | \$200.00 |
| 4. Each reinspection after the 2 <sup>nd</sup> – Multi-Family  | \$495.00 |

#### E. Certificate of Occupancy Inspections

|  |          |
|--|----------|
| 1. Initial Inspection - Single Family                            | Included |
| 2. Initial Inspection - Multi-family or Commercial               | Included |
| 3. 2nd Inspection - Single Family                                | \$50.00  |
| 4. 2nd Inspection - Multi-Family/Commercial                      | \$200.00 |
| 5. Each re-inspection after the 2nd - Single Family              | \$200.00 |
| 6. Each re-inspection after the 2nd - Multi-Family or Commercial | \$495.00 |







|  |  |                       |
|--|--|-----------------------|
| <b>IV. Wetland Verification</b>  |  |                       |
| A. Residential   |  | \$138.00              |
| B. Non-Residential   |  | \$270.00              |
| <b>V. Zoning Clearance</b>   |  |                       |
| A. Zoning Clearance With Zoning Requirements or Line of Sight Verification                                   |  | \$66.00               |
| B. Zoning Clearance With No Zoning Requirements (i.e., reroofs, plumbing, electricity, siding, soffit, etc.) |  | \$12.00               |
| <b>VI. Liquor Clearance</b>  |  |                       |
| With Field Check   |  | \$215.00              |
| Without Field Check  |  | \$81.00               |
| <b>VII. Field Check / Site Assessment</b>  |  |                       |
| Field Check / Site Assessment  |  | \$215.00              |
| <b>VIII. Copies of Zoning Regulations</b>  |  |                       |
| Copies of Zoning Regulations   |  | \$44.00               |
| <b>IX. Certificate of Present Zoning and Land Use (Zoning Certification Letter)</b>                          |  |                       |
| A. Simple: Zoning and Land Use only  |  | \$49.00 per           |
| B. Detailed  |  | \$149.00 per          |
| <b>X. Adult Use Permit</b>   |  |                       |
| Adult Use Permit   |  | \$523.00              |
| <b>XI. After the Fact Applications</b>   |  |                       |
| After the Fact Applications (for all permits, variances, exceptions, etc.)                                   |  | Double the Normal Fee |
| <b>XII. Zoning Map – Site Plan Duplications</b>  |  |                       |
| A. Half Section Zoning Maps – 11x17"   |  | \$7.00 each           |
| B. Site Plan Duplication 24x36"  |  | \$7.00 per Page       |
| C. Digital Scanning  |  | \$5.00 per page       |
| D. Records Research  |  | \$45.00 per hour      |



### **XIII. Advertising for Public Hearings**

Advertising for Public Hearings (DRI)

Actual Cost of  
Advertising

### **XIV. Billboard Application Fee**

|  |          |
|--|----------|
| A. New or Replacement - Standard           | \$250.00 |
| B. Electronic/Digital – Changeable Message | \$500.00 |
| C. Annual Verification Fee                 | \$125.00 |



### **XV. Technical Consultation**

|                        |                  |
|------------------------|------------------|
| Technical Consultation | \$90.00 per hour |
|------------------------|------------------|

### **XVI. Administrative Waivers / Variances / Adjustments** (independent of site plan application)

|  |          |
|--|----------|
| A. Minor Variances                               |          |
| 1. Setbacks                                      | \$35.00  |
| 2. Parking                                       | \$50.00  |
| B. Administrative Adjustment                     |          |
| 1. Fence Height                                  | \$175.00 |
| 2. Infill Development                            | \$175.00 |
| C. Waivers                                       |          |
| 1. Roadway Frontage                              | \$175.00 |
| 2. Other provisions of the Land Development Code | \$215.00 |

### **XVII. Temporary Uses**

|                |          |
|----------------|----------|
| Temporary Uses | \$215.00 |
|----------------|----------|



**XVIII. Public Works & Utilities Fees Received Through DRS Engineering Section****I. Subdivision Plat Review**

|                                  |  |
|----------------------------------|--|
| a. Subdivision Plat Review       | \$2,185.00 Plus<br>\$18.00 per<br>Lot/Tract  |
| b. Subdivision Plat Re-Submittal | No Charge for<br>First<br>Resubmittal;<br>50% of Initial<br>Submittal Fee<br>for all<br>subsequent<br>Submittals |
| c. Monument Inspection Fee       | \$240.00   |
| d. Monument Re-Inspection Fee    | \$150.00   |

**II. Subdivision Inspection Fees**

|                                       |          |
|---------------------------------------|----------|
| a. Subdivision Initial Inspection Fee | \$410.00 |
| b. Subdivision Re-Inspection Fee      | \$210.00 |

**III. Request for Street Name Change**

\$325.00 Plus  
Cost of Legal  
Advertising  
and Actual  
Cost of Street  
Signs

**IV. Special Events Permits**

|   |                       |
|---|-----------------------|
| a. Residential Block Parties                      | \$45.00 per<br>Event  |
| b. Art Shows, Festivals                           | \$80.00 per<br>Event  |
| c. Marathons, Parades and Races over County Roads | \$80.00 per<br>Event  |
| d. Re-submittal Fee                               | 50%<br>of Initial Fee |

**V. Right-of-Way Utilization Permits**

Fees payable by all private and commercial interests, all municipal and governmental entities and all privately and publicly held utilities.

|   |               |
|---|---------------|
| a. Residential Driveway                 | \$52.00 Each  |
| b. Standard Commercial Driveway         | \$345.00 Each |
| c. Commercial Storm Sewer Connection    | \$260.00 Each |
| d. Commercial Sanitary Sewer Connection | \$260.00 Each |
| e. Commercial Water Connection          | \$260.00 Each |
| f. Turn Lane Median Cuts                | \$345.00      |



|  |  |
|--|--|
| g. New Road Construction   | \$860.00<br>Minimum up to ½ Mile<br>\$1,290.00 Per<br>Each Additional Mile<br>(Prorated) |
| h. Utility Construction<br>Including lines for the transmission of gas, electric, television or similar services whether overhead or underground | \$430.00   |
| i. Non-Telecommunications Providers – Conduit Installation   | \$860.00<br>Per Mile   |
| j. Monitor Wells (\$5,000.00 Surety Required for Each Well)  | \$175.00 Each  |
| k. House Moving (\$5,000.00 Surety Required)   | \$260.00 Each  |
| l. Miscellaneous use of Right-of-Way or Easements  | \$130.00 Each  |
| m. Municipalities  | \$130.00 Each  |
| n. Landscaping within Right-of-Way or Easement   |  |
| 1. Single Family Residence   | No Charge  |
| 2. All Others  | \$172.00   |
| o. Modify or Extend Existing Permit  | \$86.00  |
| p. Re-submittal Fee for Right-of-Way Permits listed above  | 50%<br>of Initial Fee  |
| <b>VI. After-the-Fact Application</b> (For all Permits, Petitions, Etc.)   | Double the<br>Normal Fee   |



## CODE ENFORCEMENT DIVISION

### *Code Enforcement Division*

(727) 464-4761



#### **I. Lot Clearing**

|                            |          |
|----------------------------|----------|
| A. Administrative Fee      | \$400.00 |
| B. Mowing & Debris Removal | At Cost  |

#### **II. Research Fees**

|  |         |
|--|---------|
| Research Fees for Code Enforcement Violations and Liens (Per Property) | \$50.00 |
|--|---------|

#### **III. Reinspection Fees**

|   |           |
|---|-----------|
| A. 1 <sup>st</sup> and 2 <sup>nd</sup> Reinspection | No Charge |
| B. 3 <sup>rd</sup> Reinspection and over            | \$45.00   |

#### **IV. Magistrate Case**

|  |          |
|--|----------|
| Magistrate Case – Fine Reduction Application | \$300.00 |
|--|----------|

#### **V. Lien Payoff Statement Fees**

|                              |           |
|------------------------------|-----------|
| A. 1 <sup>st</sup> Statement | No Charge |
| B. Each Additional Request   | \$15.00   |

#### **VI. After Hours Noise Monitoring**

|   |                                     |
|---|-------------------------------------|
| After Hours Noise Monitoring – Code Enforcement Officer | \$30.00 per Hour<br>(2 Hr. Minimum) |
|---|-------------------------------------|





## ALL DEPARTMENTS

### I. Dishonored Check Fee

In accordance with sections 125.0105 and 832.08(5) F.S., a service fee for the collection of a dishonored check, draft or other order will be charged for as follows, whichever is the greater:

#### A. Face value of check:

|   |                                   |
|---|-----------------------------------|
| 1. Does not exceed \$50.00                            | \$25.00                           |
| 2. Is more than \$50.00 but does not exceed \$300.00  | \$30.00                           |
| 3. Is more than \$300.00 but does not exceed \$800.00 | \$40.00                           |
| 4. Is more than \$800.00                              | 5% of the Face Value of the Check |

### II. Duplication Charges for Public Records

|   |                            |
|---|----------------------------|
| A. One-sided copy no more than 8 ½ x 14"          | \$0.15                     |
| B. Two-sided copy no more than 8 ½ x 14"          | \$0.20                     |
| C. One-sided copy 11 x 17"                        | \$0.25                     |
| D. Two-sided copy 11 x 17"                        | \$0.30                     |
| E. Certified copy of a public record              | \$1.00                     |
| F. Copies on Electronic Media                     | Actual Cost of Duplication |
| G. Portions of Construction Plans/Prints 24 x 36" | \$7.00 per Page            |

NOTE: The first \$5.00 of applicable charges shall be waived based on the cost of processing payments. When the nature or volume of a public records request requires extensive use of information technology resources or extensive clerical or supervisory assistance, a special service charge shall be assessed as provided in section 119.07, F.S.

