

RESOLUTION No. 18-144

**A RESOLUTION OF THE MAYOR AND THE CITY COUNCIL OF
THE CITY OF DORAL, FLORIDA, APPROVING AN UPDATE TO
THE PLANNING AND ZONING DEPARTMENT FEE SCHEDULE;
PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR
AN EFFECTIVE DATE**

WHEREAS, the City of Doral (“City”) is authorized by state law to establish a fee structure to recover the cost of processing planning and zoning application approvals, including re-zoning, variances, appeals of administrative interpretation and other-zoning and planning services provide by the City; and

WHEREAS, via Ordinance No. 04-15 (later codified), the City Council adopted and implemented a mechanism for the City to establish and adjust from time to time, its own building permit and planning and zoning-fees t; and

WHEREAS, Section 5.2 of the City Code of Ordinances provides that planning and zoning application fees may be amended from time to time by resolution of the City Council following a public hearing; and

WHEREAS, the fees set forth in the City of Doral Building Department and the Planning and Zoning Department Fee Schedule intend to cover the costs associated with the review and processing of such applications; and

WHEREAS, the feeds have not been adjusted since 2010, and, as such, staff recommends that the Mayor and Council approve the Planning and Zoning Department Fee Schedule Update provided in Exhibit “A”.

**NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL
OF THE CITY OF DORAL, FLORIDA, AS FOLLOWS:**

Section 1. Recitals. The above recitals are confirmed, adopted, and incorporated herein and made a part of this reference.

Section 2. Fee Schedule Approved. The Updated Planning and Zoning Department Fee Schedule, attached hereto as Exhibit “A”, which is incorporated herein and made a part hereof by this reference, is hereby approved.

Section 3. Implementation. The City Manager, City Attorney, and City Clerk are hereby authorized to take such further action as may be necessary to implement the purpose and provisions of this Resolution.

Section 4. Effective Date. This Resolution shall become effective immediately upon adoption.

The foregoing Resolution was offered by Vice Mayor Rodriguez who moved its adoption. The motion was seconded by Councilmember Mariaca and upon being put to a vote, the vote was as follows:

Mayor Juan Carlos Bermudez	Yes
Vice Mayor Ana Maria Rodriguez	Yes
Councilman Pete Cabrera	Yes
Councilwoman Christi Fraga	Absent/Excused
Councilwoman Claudia Mariaca	Yes

PASSED AND ADOPTED this 22 day of August, 2018.



JUAN CARLOS BERMUDEZ, MAYOR

ATTEST:



CONNIE DIAZ, CMC
CITY CLERK

APPROVED AS TO FORM AND LEGAL SUFFICIENCY
FOR THE USE AND RELIANCE OF THE CITY OF DORAL ONLY:



WEISS, SEROTA, HELFMAN, COLE & BIERMAN, P.L.
CITY ATTORNEY

EXHIBIT “A”

Exhibit A

FEE SCHEDULE “B”

PLANNING AND ZONING DEPARTMENT

FEES

Legislative History

Date	Ordinance/Resolution No.	Comments
September 22, 2004	Ordinance No. 04-15	Enacted Fee Schedule for building permits and Planning & Zoning applications.
April 14, 2010	Resolution No. 10-72	Amended Fee Schedules of the Building Department and Planning & Zoning Department
April 14, 2010	Resolution No. 10-74	Amended Planning & Zoning Fee Schedule to provide for a new application fee entitled “Land Use Plan Amendment to Implement Adopted Doral Comprehensive Plan”.
August 22, 2018	Resolution No. 2018-	Comprehensive Review and Amendment of the Planning & Zoning Fee Schedule

PLANNING AND ZONING DEPARTMENT

FEES

I. COUNCIL ITEMS

1. Amendments to Official Zoning Map and / or Re-Zonings

Residential (Single Family / Duplex).....	\$2,500.00
All Others	\$10,000.00

2. Variances

Administrative Variance - Residential.....	\$500.00
Administrative Variance - Commercial / Industrial.....	\$1050.00
Residential.....	\$850.00
Commercial / Industrial	\$2,100.00

3. Revisions to Public Hearing Plans

Fee	\$750.00
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4. Entrance Feature Application

Fee	\$1,500.00
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5. Restrictive Covenants or Declaration of Restrictions

Fee.....	<u>\$3,500.00</u>
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5.6. Modifications of Resolutions / Covenants / Development Orders

Fee	\$1,050.00
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6.7. Future Land Use Map Amendment Application (CDMP Amendments)

Size of Area (Gross Acres)

Up to	5.0.....	\$11,400.00
5.1 -	10.0.....	\$21,660.00

10.1 -	20.0.....	\$42,750.00
20.1 -	40.0.....	\$64,410.00
40.1 -	80.0.....	\$85,500.00
80.1 -	160.0.....	\$102,600.00
160.1 -	320.0.....	\$119,700.00
320.1 -	480.0.....	\$136,800.00
480.1 -	640.0.....	\$153,900.00
640.1 -	800.0.....	\$171,000.00
800.1 -	960.0.....	\$188,100.00
960.1 -	1120.0.....	\$205,200.00
1120.1 -	1280.0.....	\$222,300.00
1280.1 and above	\$171.00/acre	

8. Comprehensive Plan Text Amendment

Fee.....\$15,000.00

7. 9. Land Development Code Amendments

Fee ~~\$3,500.00~~ \$5,000.00

8.10. Community Development District (CDD)

Fee \$15,000.00

9.11. Site Plan Review

City Council.....~~\$1,500.00~~ \$2,000.00 minimum plus
\$200.00 / 10 Units or portions thereof or \$200.00 / 5,000 sq. ft. or portion thereof.

Administrative Site Plan Review 1/2 of Original Site Plan Review

Site Plan Review – Mixed Use Districts (includes Master Development Agreement & Pattern Book Review) \$5,500 base fee plus \$200.00 per 10 units or portion thereof or \$200.00 for each 5,000 sq. ft. of commercial, office, or similar use

10.12. Amendment to Approved Site Plans

Filing Fee..... 1/2 of Original Site Plan Fee

11.13. Annexations

Filing Fee..... \$1,000.00

~~12.14.~~ Subdivision / Plat

Pre-Application\$500.00
Tentative..... ~~\$1,000.00~~ \$2,000.00 plus ~~\$100.00~~ 150.00 per Lot
Final.....\$1,000.00

~~13.15.~~ Public Works Review Fees

Review of Plans for Paving and Drainage.....\$700.00

Right-of-Way dedication, Road Closing and Release of Reservation:

(a) Fee for Right-of-way dedication.....\$300.00
(b) Fee for release of reservation.....\$300.00
(c) Fee for road closing process\$300.00

~~14.16.~~ Zoning Application Fees:

Special Exceptions; Unusual Use; and Conditional Use Applications \$2,000.00

~~15.17.~~ Zoning Inspections:

Fee\$75.00
Re-inspection after initial and follow-up inspection.....\$75.00

When extra inspections are necessary due to:

- (a) Prior rejection of work due to faulty construction,
- (b) Work not being ready for inspection at time specified,
- (c) Failure to call for final or other inspections
- (d) Required corrections not being made or completed at time specified
- (e) All other reasonable occurrences determined by the Planning & Zoning Director

~~16.18.~~ Zoning Verification Letters:

Residential ~~\$25.00~~ \$50.00 (plus hourly rate)
Commercial ~~\$50.00~~ \$100.00 (plus hourly rate)

~~17.19.~~Hearing Tapes:

Each \$2.50

~~18.20.~~ Other Processing:

Actual Fees.....Cost Recovery for all Legal, Advertising, Engineering, and Surveying costs

19. 21. Violations:

Applications found in violation of approved plans will be subject to 50% additional fee

Miscellaneous Requests

22. Window Signs

Each Tenant.....\$25.00 plus 0.25 per square feet

23. Outdoor Dining

Outdoor dining areas not greater than 400 sq. ft. (per application).....\$100.00

Outdoor dining areas greater than 400 sq. ft. (per application).....\$200.00

24. Processing & Review of Legal Agreements (unity of titles, cross access & parking agreements, maintenance agreements, etc.)

Fee.....\$150.00

25. Review of Sign Master Plan

Fee.....\$350.00

26. Zoning Determination Letters with Research

Fee.....150.00 per folio plus (100.00 per hour)

27. Outdoor Events

Fee.....\$350.00 (late fee of \$200.00)

28. Development of Regional Impact – Notice of Proposed Change

Fee.....\$5,000.00

29. Transfer of Development Rights Receiving Site Plan Application

Fee.....\$10,000.00

30. Appeal of Director’s Decision

Fee.....\$1,000.00