



Fee Calculation Information

Project Acreage

Calculate fees using the project's gross acreage, rounded to the nearest whole number.

Non-Profit Organizations

Fees for Non-Profit Organizations, which meet the definition in Article 14-39-5 of the Zoning Ordinance, are 10% of applicable fee.

Noticing Fees

Applications requiring public notification by mail are noted with an asterisk *. A noticing fee will be charged to cover the cost of mailings. Contact the Planning Division at 623-773-7200 for more information.

Pre-Application Conference

First and Second Meeting	\$0
Third & Each Subsequent Meeting	\$500/each

Annexation

\$0

General Plan Amendment & Specific Area Plans*

General Plan Amendment

Major	\$3,000
Minor	\$1,500

Specific Area Plan

New	\$2,000 + \$5/acre
Amendment	50% of current fee

Conditional Use Permit*

\$500

Rezoning*

PAD or PCD	\$2,000 + per acre fee (Max Fee \$50,000)
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PAD/PCD Per Acre Fee

0 – 640 AC	\$75
641 – 1000 AC	\$50
1001 – 2501 AC	\$20
Over 2501 AC	\$1

PAD or PCD Amendment

Map Amendments	40% of current fee
Text Amendments	\$1,000

Rezoning (Not PAD or PCD)	\$1,500 + \$40/acre
Stipulation Modification/Deletion	\$1,500

Zoning

Amended Application during process	\$300
Appeal to City Council	\$500
Code Interpretation	\$100
Legal Description	\$10 each
Public Hearing Continuance	\$400
Unspecified Use	\$100
Verification Letter	\$100

Zoning Ordinance Text Amendment

\$1,000

Design Review

Design Review w/ Site Plan	\$0 (Included in Site Plan Fee)
Design Review Only - No Site Plan	\$250
Amendment	\$250
Waiver	\$100

Preliminary Plat

Non-Residential	\$2,500 + per lot fee
Residential	\$1,500 + per lot fee

Preliminary Plat Per Lot Fee

Less Than 25 Lots	\$15
25 – 50 Lots	\$10
Over 50 Lots	\$5

Appeal to Council	\$1,000
Approval Letter	\$100
Time Extension	\$500

Plat/Subdivision Stipulation Modification

Non-Residential	50% of current fee
Residential	
Preliminary Plat	\$1,500
Subdivision	\$500

Site Plan*

New	\$3,000 + \$50/acre
Amendment	50% of current fee
Extension	30% of current fee
Site Plan Appeal	50% of current fee
Appeal to Council	\$500



Landscape Plans and Inspections

Landscape Inspection

On-site Landscape Inspection \$50
On-site Landscape Re-Inspection \$100

Landscape Permit

Up to 20,000 Sq. Ft. of area \$100
Over 20,000 Sq. Ft. of area \$200

Landscape Plan Review

Single-Family - Max 4 sheets \$160/sheet (max \$640)

Staff Approvals & Waivers

Staff Approvals

Group Home \$50
Temporary Use Permit \$100

Waivers

Hillside Waiver \$500 + per lot fee
Hillside Waiver Per Lot Fee
1 - 25 Lots \$15 per lot
26 - 50 Lots \$10 per lot
Over 50 Lots \$5 per lot
Wall Requirement Waiver \$100

Variance*

Administrative Relief \$250
Appeal of Code Interpretation \$1,000
Non-Residential Variance
1 Development Standard (std) \$1,000
2+ Development Standards \$1,000 + \$100/std
Residential Variance
One Lot
1 Development Standard (std) \$250
2+ Development Standards \$250 + \$50/std
Two or More Lots
1 Development Standard (std) \$1,000
2+ Development Standard \$1,000 + \$200/std + per lot fee
Variance Per Lot Fee
2 - 25 Lots \$15
25 - 50 Lots \$10
Over 50 Lots \$5

Sign Permit

The Plan Review Fee is due at the time the Sign Permit application is submitted. Applicable Sign Area and Inspection Fees are calculated by staff during the review period, and are based on information provided in the application. After the sign permit application has been approved by city staff, payment of any Sign Area and Inspection fees is due before a sign permit will be issued.

Plan Review Fee \$30

Sign Area and Inspection Fees

Sign Area Fee
0 - 32 square feet \$70
33 - 48 square feet \$80
Over 49 square feet \$120

Inspection

Electrical Inspection \$50
Footing Inspection \$50

Copy & Research Fees

Copies

Black and white copies 1-50 pages \$0.20 per page
Black and white copies 50+ pages \$0.15 per page
Subpoenaed Record \$0.20 per page

Research and Processing Fees

\$38/hour
(Cost is per person, minimum 0.5 hour charge)

Engineering Report and Fee Questions?

Contact the Development and Engineering Department at 623-773-7210 if you have questions about submittal requirements or fees for:

Drainage Reports, Traffic Impact Analysis/Statements, Water Reports, and Wastewater Reports

Resources

Digital copies of many Planning Division publications are available at no cost on the internet at www.peoriaaz.gov/planning. These include:

Application Forms and Process Guides, General Plan and Specific Area Plans, Zoning Ordinance, and Design Review Manual

For more information and pricing on purchasing hardcopy publications, please call 623-773-7200.