CITY OF ORLANDO

Planning Development Fees
Effective January 2026

Case Type	Case and Fee Description	Fee Amount or Calculation
ABN	**Abandonment**	
ABN	Abandonment of Easement	$500
ABN	Abandonment of Right-of-Way	$2,500
ABN	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
ANX	**Annexation**	
ANX	Annexation & Initial Zoning	$100
ANX	De-annexation	$3,000
ANX	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
CUP	**Conditional Use**	
CUP	Conditional Use	$1,500
CUP	Administrative or Minor Modification Prior to Permit Application	$250
CUP	Communication Tower	$5,000
CUP	Expansion/Change of Nonconforming Use	$1,000
CUP	Extension	$100
CUP	Public Benefit Use	$1,000
CUP	Quasi-Judicial Appeal	$500
CUP	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
CUP	Transportation Impact Study Review	$1,000
DET	**Determination**	
DET	Planning/Zoning Official Determination for non-residential projects, Master Sign Plan, Final Site Plan, Appearance Review	$275
DET	Planning/Zoning Official Determination for Homesteads, Single Family/Duplex, Non-Profit Organizations	$50
DET	Digital Billboard Application	$500
DET	Temporary Use Permits and Amendments	$200
DET	Appeal of Planning/Zoning Official	$275
DET	Quasi-Judicial Appeal	$500
DET	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
DRI	**Development of Regional Impact**	
DRI	Development of Regional Impact	$12,500
DRI	Local Development Order (DRI Level Project)	$12,500 plus consulting fees.
DRI	Amendment	$2,750
DRI	Amendment to Local Development Order	$2,750
DRI	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
DRI	Transportation Impact Study Review	$3,000
GMP	**Growth Management Plan**	
GMP	Map Amendment < 0.5 acres	$1,500
GMP	Map Amendment 0.5 - 10 acres	$3,000
GMP	Map Amendment 10 - 50 acres	$7,000
GMP	Map Amendment > 50 acres	$10,500

ECONOMIC DEVELOPMENT DEPARTMENT - CITY PLANNING DIVISION
CITY HALL- 400 S. ORANGE AVENUE - SIX FLOOR - P.O. BOX 4990 - ORLANDO, FLORIDA 32802-4990
PHONE 407-246-2269 - FAX 407-246-3420 - orlando.gov/permits

CITY OF ORLANDO

Planning Development Fees
Effective January 2026

Case Type	Case and Fee Description	Fee Amount or Calculation
GMP	Community Development District (New)	$15,000
GMP	Community Development District (Merging)	$15,000
GMP	Community Development District (Expanding/Contracting)	$1,500
GMP	Community Development District (Dissolution)	$1,500
GMP	GMP Amendment Advertising Surcharge Large Scale Out of Cycle	$2,000
GMP	GMP Conservation Review Surcharge	$4000 plus consulting fees.
GMP	Policy Amendment	$5,000
GMP	Request to Create or Expand a Regional Activity Center	$6,300
GMP	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
GMP	Transportation Impact Study Review	$1,000
HPB	**Historic Preservation Board**	
HPB	Certificate of Appropriateness (Minor)	$0
HPB	Certificate of Appropriateness (Major)	$250
HPB	Retroactive Certificate of Appropriateness -Residential	$100
HPB	Retroactive Certificate of Appropriateness-Commercial	$500
HPB	Quasi-Judicial Appeal	$500
HPB	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
MOD	**Modification of Standards**	
MOD	Single Family Owner Occupied	$250 + $10 per each additional modification.
MOD	Modification of Standards	$500 + $100 per each additional modification.
MPL	**Master Plan**	
MPL	Master Plan	$2,000
MPL	Master Plan - Extension	$100
MPL	Amendment of the Master Plan Amendment	$2,000
MPL	Administrative or Minor Modification Prior to Permit Application	$500
MPL	Quasi-Judicial Appeal	$500
MPL	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
MPL	Transportation Impact Study Review	$1,000
SNC	**Street Name Change**	
SNC	Street Name Change	$2,000
SNC	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
SUB	**Subdivision**	
SUB	Minor Plat	$1,200
SUB	Major Plat	$3,000
SUB	Request for Waiver of Platting Requirement. Example: Lot Split	$250
SUB	Quasi-Judicial Appeal	$500

ECONOMIC DEVELOPMENT DEPARTMENT - CITY PLANNING DIVISION
CITY HALL- 400 S. ORANGE AVENUE - SIX FLOOR - P.O. BOX 4990 - ORLANDO, FLORIDA 32802-4990
PHONE 407-246-2269 - FAX 407-246-3420 - orlando.gov/permits

CITY OF ORLANDO

Planning Development Fees
Effective January 2026

Case Type	Case and Fee Description	Fee Amount or Calculation
SUB	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
SWC	**Sidewalk Café**	
SWC	Sidewalk Café Permit	Annual fee of $500 for 1-5 tables or 1-200 Sq Ft; or $750 for 6 or more tables or 201 Sq Ft or more, whichever is greater.
SWC	Sidewalk Café Renewal	$50
VAR	**Variances**	
VAR	Variance	$500 + $100 per additional variance.
VAR	Variance - Single Family Owner Occupied	$250 + $10 per each additional variance.
VAR	Variance - Extension	$50 for each previously approved application.
VAR	Quasi-Judicial Appeal	$500
VAR	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
VRT	**Vertiport**	
VRT	Vertiport Permit Fee	New permit fee ranging from : $50-800, Annual Renewal fee ranging from $25-$400 based on Heliport type. Exhibit attached.
ZON	**Zoning Map Amendment**	
ZON	Rezoning < 1 acre	$1,500
ZON	Rezoning 1 + acres	$3,000
ZON	Planned Development (PD)	$4,000
ZON	Administrative or Minor Modification Prior to Permit Application (PD)	$250
ZON	Amendment to Planned Development (PD)	$2,500
ZON	Quasi-Judicial Appeal	$500
ZON	Reschedule Board Hearing	$250 (after applicant-initiated deferral less than 10 days before board hearing).
ZON	Transportation Impact Study Review	$1,000
ZVL	**Zoning Verification Letter**	
ZVL	Zoning Verification Letter	$50 per parcel.

Vertiport				
Vertiport Permit Fee (as follows)				
Heliport Type	Heliport Class	Heliport Subclass	New Permit Fee	Annual Renewal Fee
A	I	A, B or C	$ 50	$ 25
B	I	A	$ 50	$ 25
B	I	B	$ 50	$ 25
B	I	C	$ 50	$ 25
C	I	A	$ 100	$ 50
C	I	B	$ 125	$ 62.50
C	I	C	$ 150	$ 75
D	I	A	$ 125	$ 62.50
D	I	B	$ 150	$ 75
D	I	C	$ 175	$ 87.50
F	II	A	$ 300	$ 150
F	II	B	$ 400	$ 200
F	II	C	$ 500	$ 250
F	III	A	$ 600	$ 300
F	III	B	$ 700	$ 350
F	III	C	$ 800	$ 400