

Montverde Fee Schedule

Effective November 1, 2025

Planning and Zoning Review Fees	Administration	Town Planner/Legal Fees Engineering
Unity of Title	\$150	\$2,000
Annexation	\$500	\$5,000
Large Scale Comprehensive Plan Amendment	\$500	\$5,000
Small Scale Comprehensive Plan Amendment	\$500	\$5,000
Comprehensive Plan Text Amendment	\$500	\$5,000
Rezoning	\$250	\$5,000
Conditional Use Permit	\$250	\$5,000
Zoning Variance	\$150	\$5,000
Preliminary Major Subdivision/PUD Development Plan	\$250	\$5,000
Final Major Subdivision/PD Development Plan	\$150	\$5,000
Major Subdivision Recorded Plat	\$100	\$5,000
Minor Subdivision Preliminary Plan	\$150	\$5,000
Minor Subdivision Recorded Plat	\$100	\$5,000
Major Non-Residential Site Development Plan	\$150	\$5,000
Minor Non-Residential Site Development Plan	\$100	\$5,000
Lot Split	\$150	\$2,000
Lot Line Deviation/Adjustment	\$150	\$2,000
Vacation of Recorded Plat	\$100	\$5,000
Vacation of Right-of-Way or Easement	\$150	\$900
Concurrency Determination	\$25	\$500
Flood Elevation Determination for Zone A	\$25	\$250
Final Non-Residential Land Use Clearance to Lake County	\$25	\$250
Written Response to Land Use/Zoning Inquiry	\$0	\$0
Permit Technology Administration Fee	10% or minimum fee of \$5.00	
Residential Building Permit Fees		
Building Permit	\$50.00 plus \$6.00 per thousand total valuation	
Plan Review	Half of the total building permit, minimum \$50.00	
Electrical Permit	\$50.00 plus .09 per thousand total valuation	
Plumbing Permit	\$50.00 plus .09 per thousand total valuation	
HVAC	\$50.00 plus .09 per thousand total valuation	
Plan Re-review	\$50.00 plus .09 per thousand total valuation	
Additions, Remodels/Accessory Structures Building Permit	\$50.00 plus \$7.00 per thousand total valuation	
Reroof*	\$50.00 plus \$7.00 per thousand total valuation	
	\$50.00 plus \$4.10 per thousand total valuation. HVAC,	
Mobile Home/Park Model	Electric & Plumbing Permits are separate.	
Building Permit Administration Fee	15% or minimum fee of \$7.50	
Building Permit Technology Administration Fee	10% or minimum fee of 5.00	
Zoning Review Fee	\$125	
Zoning Fee Fence	\$85	
Fire Development Review Fee	\$250.00 per review	
State Surcharge	2.5% for BACID \$2.00 minimum	

Commercial Building Permit Fees

Building Permit	\$75.00 plus \$8.50 per thousand total valuation
Plan Review	Half of the total building permit, minimum \$75.00
Electrical Permit	\$75.00 plus .09 per thousand total valuation
Plumbing Permit	\$75.00 plus .09 per thousand total valuation
HVAC	\$75.00 plus .09 per thousand total valuation
Gas Permit	\$75.00 plus .09 per thousand total valuation
Plan Re-review	\$100.00 plus 1.25 per thousand total valuation
Additions, Remodels/Accessory Structures Building Permit	\$75.00 plus \$9.50 per thousand total valuation
Change of use/occupancy	\$75.00
Other **	\$75.00
Building Permit Administration Fee	15% or minimum fee of \$7.50
Building Permit Technology Administration Fee	10% or minimum fee of \$5.00
Fire Safety Review and Inspection	\$75.00 plus \$5.00 per thousand total valuation
Fire Development Review Fee	Each review \$250.00 up to one acre, \$500.00 over 1 acre
Fire System Permit	\$75.00 plus \$9.00 per thousand total valuation
Fire System Plan Review	Half of the total fire system permit, minimum \$75.00
Zoning Review Fee	\$125.00
State Surcharge	2.5% for BACID \$2.00 minimum

Miscellaneous Fees

Work started without a permit	Double Fee
Re-inspection fee	\$75.00
Registration Fee	\$100.00
Flood Screen	\$30.00
Flood Permit	\$250.00
Flood FEMA MT-1 Single Lot	\$180.00
Flood FEMA MT-1 Multiple Lots	\$250.00
Flood FEMA MT-1 up to 100 Acres	\$1,600.00
Flood FEMA MT-1 Over 100 Acres	\$2,000.00
Flood Zone Elevation Determination Letter	\$250.00

Effective**Impact Fees:****10/6/2025**

Water Impact Fee- Per ERU	\$6,150.00
Parks & Recreation Impact Fee - Residential Only Single Family	\$5,811.00
Parks & Recreation Impact Fee - Residential Only Multifamily	\$5,305.00
Fire Protection Fee - Residential	\$1,110.00
Fire Protection Fee - Non-Residential	\$0.56
Transportation Impact Fee - Residential Single Family Dwelling	\$6,038.00
Transportation Impact Fee - Residential Multifamily dwelling	\$4,681.00
Transportation Impact Fee - Non- Residential	\$4.54
Transportation Impact Fee - Institutional/governmental	\$1.77
Administrative Impact Fee - Residential Single Family Dwelling	\$3,057.00
Administrative Impact Fee - Residential Multifamily Dwelling	\$2,807.00
Administrative Impact Fee - Non-Residential	\$1.99
Administrative Impact Fee - Institutional/governmental	\$0.40
* Increases yearly based on CPI (increases yearly in April based on CPI per town Codes)	
Clermont Sewer Impact Fees	\$4,830.00
Oakland Impact Fees	\$4,865.00

Temporary Canopy Permit Application	LDC Sec. 4-292
<i>Must be renewed monthly</i>	\$50

New Septic System Review and Clearance to Health

Department or Repairs/replace drain field	\$75.00
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Tree Removal Permit	LDC Sec. 4.181
	\$25.00

Yearly Inspection of Backflow Prevention Device	Code Sec. 26-107
Fee only charged if service is provided by the Town;	\$150.00
Service should be provided by an authorized private inspector	

Fire Assessment	Code Sec. 10-24
	Set annually by resolution

Right-of-Way Utilization	Code Sec. 22-21
If single parcel:	\$250.00
If Linear Project:	1% of construction cost or a minimum of \$250, whichever

WATER AND SEWER FEES

Connection Fees	
Potable Water Meter Install Fee	\$2,100.00
Connection Fee to water main (New Water Line)	Actual cost plus \$250
Irrigation Water Meter Install Fee	\$2,100.00
Sewer Connection/Inspection Fee	\$850.00

Potable Water Charges In Town Customers	2024
Residential Base Rate	\$18.14
Commercial Base Rate	\$25.37
Consumption Charges	
Block 1 (0000 - 3,000 Gallons)	
Block 1 (3,001 - 9,000 Gallons)	\$4.95
Block 2 (9,001 - 20,000 Gallons)	\$6.00
Block 3 (Above 20,000 Gallons)	\$7.06
Charge or Rate for Water Service shall be increased 5% annually, commencing April of each year.	

Water Consumption rates fees for customers outside the Town limits

Sec. 26-73 A 25% surcharge on rates for any consumer outside the Town of Montverde limits.

New Bulk Water Charges (Hydrant)

Administration Set up (one time)	\$89.00
Cost per Thousand	\$10.00
Meter / Backflow Deposit	\$150.00
Water Deposit Minimum (Determined by Town Manager based upon the estimated Usage for one month)	TBD

Utility Deposits (Per Meter or Connection)

Code Sec. 26-178

Water Owner occupied	\$150.00	
Water Tenant/Lessee occupied	\$200.00	
Sewer	\$40.00	
Irrigation	\$150.00	
Administrative Set Up Fee	\$35.00	Code Sec. 26-77
Water Meter Turn Off Fee (Each Occurrence)	\$35.00	Code Sec. 26-77

Sewer Rates (Wastewater Served by the Clermont Connection)**2024****2025**

Base Rate	\$24.00	\$24.00	\$24.00
Usage Rate	\$5.64	\$6.24	\$7.11

Irrigation Water Rates

Base Rate	\$12.00
Usage 0-65,000	\$3.33
Usage 65,000-above	\$4.66

Service and Utility Fees

Tampering with Water Meter	Ordinance Required
In addition criminal penalties, if any	

Effective**11/01/2025****Garbage**

Monthly Rate	\$29.61
Owner occupied Deposit	\$50.00
Tenant/Lessee occupied Deposit	\$75.00

Commercial rates: Effective November 1, 2025**1 Dumpster****2 Dumpsters****3 Dumpsters**

2 Yards	\$89.12	\$176.24	\$263.37
4 yards	\$127.37	\$252.70	\$376.84
6 Yards	\$164.36	\$327.97	\$490.35
8 Yards	\$202.61	\$403.20	\$603.82

MISCELLANEOUS FEES**Municipal Lien Search Charges**

Up to 3 business day response	\$25.00
Same day response if received by 2:00 p.m. local time on a business day	\$50.00

Office and Convenience Fees

Black and white copies	\$0.15 per page	
Color copies	\$0.30 per page	
Facsimiles Sent	\$0.25 per page	First 10 pages free for MV Residents 2)
Facsimiles Received	\$0.25 per page	
Notary	\$10.00/signature for non residents-Free to residents	
Public Record Request	First 15 minutes no cost than actual cost for person doing	
DVD, CD, Jump Drive	Actual Cost	
Returned Check Fees	In accordance with FS 832.08(5)	
If the check is \$50 or less	\$25.00 Service Fee	
If the check is greater than \$50 but \$300 or less	\$30.00 Service Fee	

If the check is greater than \$300

\$40.00 Service Fee

Glenn Burns Community Building-RESIDENTS ONLY	Resident	Non Resident	Non Profit/ Religious
Reservation Fee	\$25.00	\$150.00	\$0.00
Deposit/Key Card Deposit	\$10 (Refundable)	\$10.00	\$10.00
Room and Bathroom Cleaning Fee	\$25 (Refundable)	\$100.00	\$75.00
Fee waived for local HOA Boards for meetings (max 1 per year)			