

Resolution Relating to Development Fees

*Board of County Commissioners
June 23, 2026*

General Legislative Direction

- Require all fees to be based on actual service costs
- State mandates for applications, processing, and issuance

CS/CS/HB 803

- Amends five different chapters of Florida Statutes
- Provides for exemptions from permit requirements
- Prohibits permit fees being based upon value, and provides fees may not exceed actual costs incurred
- Requires local government to create a registration system for private providers
- Sets minimum reduction of fees where private providers are utilized
- Effective date of July 1 for most changes

553.79, F.S. – Permits; applications; issuance; inspections

A local government may not require a contract between a builder and an owner, any copies of such contract, or any associated document, including, but not limited to, letters of intent, material costs lists, labor costs, or overhead or profit statements, for the issuance of a building permit or as a requirement for the submission of a building permit application.

Inspection fees may not be based on the total cost of a project and may not exceed the actual inspection costs incurred by the local enforcement agency.

Comprehensive Fee Study

- Fee study to be initiated ASAP
- Previous fee study completed in 2018 with no subsequent adjustments

Requested Action

Approve and authorize the Chairman to execute a Resolution authorizing the Building Official and Development Services Director to adjust permitting and development fees to be consistent with the requirements of State statute.