

Pender County Planning and Community Development



Fees Effective July 1, 2021

Planning Division	
Zoning and Subdivisions Fees	
Zoning Verification Letter	\$25.00
Zoning Permit - Residential	\$25.00
Temporary Event Permit	\$25.00
ALE Zoning Verification Site Visit	\$50.00
Sign Zoning Approval	\$50.00 up to 100 sq. ft. \$75.00 greater than 100 sq. ft.
General Use and Conditional Rezoning	\$500.00 for the first 5 acres; \$10 per acre thereafter up to 1,000 acres; \$5 per acre thereafter
Ordinance Text Amendments	\$250.00
Comprehensive Plan or ANY Plan Amendment	\$250.00
Variance	\$250.00
Appeal of Administrative Decision	\$250.00
Appeal to PB or BOCC (as authorized)	\$250.00
Administrative Adjustment	\$50.00
Master Development Plan	\$500.00 plus \$10 per acre for the first 100 acres; \$5 per acre thereafter
Master Development Plan - Revision	\$250.00
Site Development Plan - Major	\$250.00
Site Development Plan - Minor	\$50.00
Change of Use Zoning Permit	\$50.00
Major Subdivision Preliminary Plat	\$500 plus \$10 per lot-unit for the first 100 lots/units; \$5 per lot-unit thereafter
Minor Subdivision Preliminary Plat	\$150.00 plus \$10 per lot-unit
Major Subdivision Preliminary Plat (Revision)	\$250.00
Major Subdivision Final Plat	\$250 plus \$10 per lot-unit for the first 100 lots/units; \$5 per lot-unit thereafter
Minor Subdivision Final Plat	\$100.00 plus \$10 per lot-unit
Exempt Subdivision	No charge
Limited Subdivisions	\$25.00 per lot including remnant
Manufactured Home Park Preliminary Plan	\$150.00 plus \$10.00 per lot
Manufactured Home Park Final Plan	\$100.00 plus \$10.00 per lot
Recreational Vehicle Park Preliminary Plan	\$150.00 plus \$10.00 per lot
Recreational Vehicle Park Final Plan	\$100.00 plus \$10.00 per lot
Limited License - FEMA Property	\$50.00
Permit and Miscellaneous Fees	
Special Use Permit	\$300 for the first 5 acres; \$10 per acre over 5 acres of project area
Special Use Permit (Major Revisions)	Same as Special Use Permit
Special Use Permit (Minor Revisions)	\$100.00
Flood Hazard Verification Letter	\$35.00
Flood Development Permit	\$50.00
Home Occupation Permit	\$25.00
Tower Co-location	\$100.00
Determination of Vested Rights	\$250.00
Notary Fee	\$5.00
Unified Development Ordinance Text Copy	\$35.00
Any Plan Text Copy	\$50.00
Copies	8.5x11 = .05 (b & w) .10 (color) 11x17 = .15 (b & w) .25 (color) > than 11x17 refer to GIS fees

Central Permitting and Inspections Division	
Building Permits	
Manufactured Homes Placement or Relocation	\$300.00
Conventional Structure Relocation	\$200.00
Sign Permit (excluding temporary signs)	Cost up to \$500.00 = \$75.00 Cost from \$501.00 and over = \$100.00
Residential Conventional Construction	
New Construction and Additions	Total sq. ft. x ICC value per sq. ft. x PC cost recovery factor .0067
Major Remodel	Total sq. ft. x ICC value per sq. ft. x PC cost
Decks/Porches-Uncovered	Total sq. ft. x ICC value per sq. ft. x PC cost recovery factor .00175
Commercial Construction	
New Construction and Additions	Total sq. ft. x ICC value per sq. ft. x PC cost recovery factor .0067
Major Remodel/Upfit	Total sq. ft. x ICC value per sq. ft. x PC cost recovery factor .00175
Shell Buildings	Total sq. ft. x ICC value per sq. ft. x PC cost recovery factor .0028 (80%)
Decks/Porches-Uncovered	Total sq. ft. x ICC value per sq. ft. x PC cost recovery factor .00175
Stand Alone Permits (All Trades)	
Residential	\$75.00
Commercial	\$100.00
Other Permit and Miscellaneous Fees	
Demolition Permit (Residential)	\$75.00
Demolition Permit (Commercial)	\$100.00
Construction Trailer Setup (Includes Trades)	\$200.00
Administrative Fee	\$25.00
Change of Contractor Fee	\$25.00
Residential Plan review exceeding 2,000 sq. ft.	\$10.00 per hour
Commercial Plan review	\$10.00 per hour
ALE Building Inspection	\$50.00
Day Care Building Inspection	\$75.00
Insulation Permit	\$60.00 (energy code requirements)
Pool (Residential - Includes Trades)	\$175.00
Pool (Commercial - Includes Trades)	\$250.00

GIS Division	
Standard Maps	
8.5x11	Color \$0.10
11x17	Color \$0.25
17x22	Line Maps \$4.00 / Orthos Maps \$10.00
24x36	Line Maps \$10.00 / Orthos Maps \$15.00
36x48	Line Maps \$15.00 / Orthos Maps \$25.00
Large Custom Scale	Line Maps \$20.00 / Orthos Maps \$30.00
Custom Maps	
Price for Standard Map plus a Programming Fee of \$25.00 per hour	
Data	
GIS Data Layers (Centerlines, Address Points, Parcels, etc.)	General Public \$25.00; Commercial \$200.00
Tax Database	\$25.00 per database
Tax Database w/ Building Data	\$35.00 per database
Specialized Data	
Data setup cost	\$50.00
Cost per each additional hour	\$50.00
<i>*Setup cost includes up to one hour to process request and is not prorated</i>	

Parks and Recreation Division

*Program Fees will be based on cost of programs

Park Facilities

Picnic Shelters - Small	\$10.00 per hour Resident/Non-Profit \$15.00 per hour Non-Resident \$20.00 per hour For Profit
Picnic Shelters - Small	\$15.00 per hour Resident/Non-Profit \$20.00 per hour Non-Resident \$30.00 per hour For Profit
Athletic Fields	\$10.00 per hour Resident/Non-Profit \$15.00 per hour Non-Resident \$20.00 per hour For Profit \$100.00 per day; per field for Tournaments/ Non-Profit \$200.00 per day; per field for Tournaments/For Profit
Sand Volleyball Court	\$5.00 per hour Resident/Non-Profit \$10.00 per hour Non-Resident/For Profit \$50.00 per day; per field for Tournaments/ Non-Profit \$100.00 per day; per field for Tournaments/For Profit

Park Utilites

Athletic Field Lights	\$10.00 per hour Resident/Non-Profit/Non- Resident/For Profit \$10.00 per hour for Tournaments/ Non-Profit \$15.00 per hour; per field for Tournaments/For Profit
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Withdrawn applications/permits: All application/permit fees are non-refundable