

**ANN ARBOR CITY PLANNING AND DEVELOPMENT SERVICES UNIT
DEVELOPMENT REVIEW FEE SCHEDULE ^{1, 2}**

Administrative Action		
Administrative Amendment to Approved Site Plan, PUD Site Plan, or Planned Project Site Plan	\$561 if revised within 2 years of original approval; otherwise \$2,215 + \$5.00 Master Plan Surcharge	
Administrative Land Transfer	\$669 + \$5.00 Master Plan Surcharge	
Land Division	\$1,421 + \$5.00 Master Plan Surcharge	
Master Deed Review	\$3,500	
Wetland Use Permit	\$711	May be associated with administrative site plan or may be separate petition

City Planning Commission Action		
Site Plan for Planning Commission Approval	\$3,502 + \$10/1,000 sq ft (sq ft) of new gross floor area + \$5.00 Master Plan Surcharge	If site is developed, "new" means additional gross floor area. If a previously approved plan has not been built, <u>all</u> gross floor area is counted.
Special Exception Use	\$628 + \$5.00 Master Plan Surcharge	Add to appropriate site plan fee
Revision to Approved Natural Features Protection or Mitigation Plan	\$366	Add to appropriate site plan fee
Alternative Storm Water Mgt System	\$60	Add to appropriate site plan fee
Wetland Use Permit	\$1885 + \$505 for site condominium or subdivision, + \$1725 for cumulative filling or draining more than 1 acre of wetland + \$5.00 Master Plan Surcharge	Add to appropriate petition fee
Chapter 62 Landscape Modification	\$252	Add to appropriate site plan fee
Area Plan Waiver	\$77	
Special Exception Use – Plot Plan	\$355	
Land Division Appeal	\$340	

City Planning Commission Review and City Council Action		
Combined Annexation and R1 or R2 Zoning District (parcels of 2 acres or less for a single or two-family dwelling)	\$443	
Annexation	\$427 + \$34/acre or fraction	
Zoning Text Amendment or PUD Supplemental Regulations Revision	\$1195 + \$5.00 Master Plan Surcharge	
Zoning – Public Land	No Fee	
Zoning – R1	\$494 + \$56/acre or fraction	
Zoning – All Other except PUD	\$932 + \$106/acre or fraction	
PUD Zoning District and Conceptual Plan	\$2977 + \$41/1,000 sq ft of gross floor area, or fraction, or \$52/lot	
PUD Site Plan	\$3904 + \$21/1,000 sq ft of new gross floor area, or fraction, or \$10/lot + \$5.00 Master Plan Surcharge	
Combined PUD Zoning and PUD Site Plan	\$5639 + \$67/1,000 sq f of new gross floor area, or fraction, or \$65/lot + \$5.00 Master Plan Surcharge	
Area Plan	\$3327 + \$67/acre or fraction	
Site Plan for City Council Approval	\$5706 + \$67/1,000 sq f of new gross floor area or fraction + \$5.00 Master Plan Surcharge	
Site Plan – Site Condominium	\$5706 + \$83/lot + \$5.00 Master Plan Surcharge	
Planned Project	\$618 + \$5.00 Master Plan Surcharge	Add to appropriate site plan fee
Wetland Use Permit	\$1885 + \$505 for site condominium or subdivision, + \$1725 for cumulative filling or draining more than 1 acre of wetland	Add to appropriate petition fee
Chapter 62 Landscape Modification	\$252	Add to appropriate site plan fee
Plat – Tentative Approval of Prelim. Plat	\$2312 + \$21/lot	
Plat – Final Approval of Preliminary Plat	\$4367 + \$52/lot + \$5.00 Master Plan Surcharge	
Final Plat Approval	\$623 + \$10/lot	
Street Vacation	\$1648	

City Council Review and Action		
Revision to Approved Development Agt	\$376	When separate from other petitions

Footnotes

¹ Notwithstanding provisions in the City of Ann Arbor Code of Ordinances (Section 5:108), the fees collected for a petition that is withdrawn by the petitioner after it having been accepted for review will be refunded, minus 25 percent. If the Planning and Development Services Manager determines that the petition was filed in error, the entire fee will be refunded.

² An additional review fee, equal to 25 percent of the original filing fee, will be required to be paid before further review of a petition will occur if: (1) a petition is required by the City of Ann Arbor Code of Ordinances to be renoted for a public hearing due to the length of time elapsed since the previous public hearing; (2) a petition has been determined by the Planning and Development Services Manager to have been substantially inactive for at least six months and the petitioner has been notified in writing that a petition file will be closed; (3) a petition has been circulated for review twice and revisions have been resubmitted such that additional review is required; or (4) following a recommendation of denial by the City Planning Commission, the petition is revised and requires additional review before City Council action may be scheduled.