



**GWINNETT COUNTY
DEPARTMENT OF PLANNING AND DEVELOPMENT**

LAND DEVELOPMENT FEE SUMMARY			
(EFFECTIVE OCTOBER 5, 2010)			
Application, Permit or Service Type		FEE AMOUNT	
		Permit or Plat	Review
Land Disturbance Permit			
Clearing Permit	Residential/Non-residential	\$25/Acre (Minimum \$50)	\$200
Clearing & Grubbing Permit	Residential/Non-residential	\$50/Acre (Minimum \$50)	\$200
Grading Permit	Residential/Non-residential	\$50/Acre (Minimum \$50)	\$200
Timber Harvesting Permit	Residential/Non-residential	\$5/Acre (Minimum \$50)	\$200
Land Disturbance Renewal		\$50	N/A
Land Disturbance Extension		\$50 (One 3-month extension prior to expiration)	N/A
Development Permit			
Residential	Concept Plan	N/A	\$50 + \$15/Lot
	Exemption Plat	\$50/Lot	\$50 + \$15/Lot
	Final Plat	\$10/Lot or (Minimum \$500)	\$150 + \$15/Lot
	Subdivision Development Permit	\$20/Lot or (Minimum \$500)	\$250 + \$15/Lot
Non-Residential	0 - 1 Acre	\$100/Acre (Minimum \$600)	\$250
	1.01 - 5 Acres		\$500
	5.01 - 10 Acres		\$750
	More than 10 Acres		\$1,000
Specimen Tree Concept Plan		N/A	\$200
Development Permit Renewal		\$150	N/A
Development, Subdivision Permit Extension Fee		\$150	N/A
Development Permit Plan Resubmittal / Re-review (After 3rd review)		N/A	50% of Total Plan Review Fee
Major Plan Revision (After Permit Issuance OR Plan Authorization) * For plans approved prior to December 15, 2009 the Plan Revision Fee is based on a percentage of the plan authorization fee		50% of Total Plan Review Fee *	N/A
Minor Plan Revision (After Permit Issuance OR Plan Authorization)		20% of Total Plan Review Fee *	N/A
Modification Application			
Modification Application for Development Regulations or Buffer, Landscape and Tree Ordinance		\$100	N/A
Sign Location Permit			
Wall and Ground Sign		\$150 per Sign (Plus cost of Building Permit if required)	N/A
Temporary Sign		\$50 per Sign	N/A
Oversized Sign		\$500 per Sign	N/A
Sign Permit Renewal		\$125 per Sign	N/A
Penalty for any construction/installation prior to Sign Permit issuance		100% of the Sign Permit Fee	N/A



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LAND DEVELOPMENT FEE SUMMARY			
(EFFECTIVE OCTOBER 5, 2010)			
Application, Permit or Service Type	FEE AMOUNT		
	Permit or Plat	Review	
Miscellaneous			
Temporary Outdoor Activity Permit	\$100	N/A	
Development Certification Letter	\$50	N/A	
Tall Structure Permit Application (Greater than 50 feet in height)			
Communication Tower	\$6,000	N/A	
Noncommunication Structure; Steeple; Silo; Tall Building	\$600	N/A	
Amateur Radio Tower	\$600	N/A	
Permitted Use Communication Tower	\$2,000	N/A	
Public Notice Sign Deposit	\$150 (\$100 refundable; \$50 non-refundable)	N/A	
Variance Applications			
Zoning Variance Application	Single-Family Residential	\$350	N/A
	Multi-Family Residential	\$450	N/A
	Commercial	\$700	N/A
Administrative Variance Application	Single-Family Residential	\$250	N/A
	Multi-Family Residential	\$350	N/A
	Commercial	\$600	N/A
Application for Appeal of Development Administrative Decisions	\$100	N/A	
Waiver Applications			
Buffer, Landscape & Tree Ordinance; Development Regulations; Floodplain Management Ordinance; Soil Erosion & Sediment Control Ordinance	\$250	N/A	
Burial Disturbance Permits			
Burial Disturbance Permit (Relocation)	5 Permits or Less	\$500	N/A
	More than 5 Permits	\$500 + \$100 for each additional relocation greater than 5, not to exceed \$2,500	N/A
Burial Disturbance Permit (Preservation)	5 Permits or Less	\$500	N/A
	More than 5 Permits	\$500 + \$25 for each additional relocation greater than 5, not to exceed \$750	N/A
Inspections			
Land Development Permit Reinspection Fee	First Follow-up Inspection	\$25	
	Second Follow-up Inspection	\$50	
	Third and each Subsequent Follow-up Inspection	\$100	
Penalty Fees			
Penalty for Site Activity prior to issuance of Permit (Land Disturbance, Development, Utility construction, Grease Trap)	100% of the Permit Fee		



**GWINNETT COUNTY
DEPARTMENT OF PLANNING AND DEVELOPMENT**

STORMWATER MANAGEMENT FEE SUMMARY (EFFECTIVE OCTOBER 5, 2010)		
Application, Permit or Service Type		FEE AMOUNT
Plan Review		
Grading Plan Review	Preliminary Plans (3 Phases one charge)	\$200
	Residential	
	Commercial	
	Multi-Family/Commercial Subdivision	
Erosion Control Plan Review	Residential	\$15 per disturbed acre
	Commercial	
	Multi-Family/Commercial Subdivision	
	RDP (Residential Drainage Plan)	
Variances		
Administrative Variance Application	Preliminary Plans	\$100
	Residential	
	Commercial	
	Multi-Family/Commercial Subdivision	
Soil Erosion, Sedimentation and Pollution Control Ordinance Variance Application		\$200
Stream Buffer Protection Ordinance	Variance Application	\$200
	Public Notice Sign Deposit	\$150 (\$100 refundable; \$50 non-refundable)



GWINNETT COUNTY

DEPARTMENT OF PLANNING AND DEVELOPMENT

WATER AND SEWER FEE SUMMARY (EFFECTIVE OCTOBER 5, 2010)	
Application, Permit or Service Type	FEE AMOUNT
Construction Permits	
<p>On-site/off-site water: A permit is required for installation of on-site and off-site water systems. A single permit may be purchased if plans for both on-site and off-site systems have been approved and are installed at the same time or a permit for each system can be purchased separately.</p> <p>On-site/off-site sewer: A permit is required for installation of on-site and off-site sewer systems. A single permit may be purchased if plans for both on-site and off-site systems have been approved and are installed at the same time or a permit for each system can be purchased separately.</p> <p>DDC/Backflow: A permit is required for each project that requires the installation of a DDC or backflow device for fire protection or meters 3” and larger where the contractor taps the main and installs the device in a vault. All devices are included on one permit.</p> <p>Pump Station: A utility construction permit is not required for privately maintained pump stations.</p> <p>Force Main: A utility construction permit is not required for privately maintained force mains.</p> <p>Fire Hydrant: A permit is required for relocation or addition of one or more fire hydrants on an existing county water main if no other water permit is purchased. Fire hydrant relocation or addition can be included in the construction permit for on-site/off-site water system or DDC permit for the same project.</p>	\$200 Each
Construction Permit Renewal	\$50 Each
Manhole Core Inspection Permit	\$50 Each
<p>Grease Trap Permit: A permit is required for each project in incorporated Gwinnett County that requires the installation of a grease trap if no other sewer permit is purchased. Grease trap installation can be included in the construction permit for on-site/off-site sewer for the same project.</p>	\$50 Each
Penalty to contractor for working without a construction permit	100% of Applicable Permit Fee



GWINNETT COUNTY
DEPARTMENT OF PLANNING AND DEVELOPMENT

WATER AND SEWER FEE SUMMARY		
(EFFECTIVE OCTOBER 5, 2010)		
Application, Permit or Service Type	FEE AMOUNT	
Plan Review		
Administrative Variance Application	\$100 Each	
REVIEW OF CITY RESIDENTIAL PLAN	Exemption Plat	\$50 + \$15 per lot
	Concept Plan	\$50 + \$15 per lot
	Subdivision Plan	\$250 + \$15 per lot
	Final Plat	\$150 + \$15 per lot
REVIEW OF CITY NON-RESIDENTIAL PLAN	0 - 1 Acre	\$250
	1.01 - 5 Acres	\$500
	5.01 - 10 Acres	\$750
	More than 10 Acres	\$1,000



**GWINNETT COUNTY
DEPARTMENT OF PLANNING AND DEVELOPMENT**

BUILDING PERMIT FEE SUMMARY		
ONE & TWO FAMILY DWELLINGS, TOWNHOUSES, AND ACCESSORY STRUCTURES		
(EFFECTIVE OCTOBER 5, 2010)		
Note: 1. A separate building permit is required for each building, structure, and building/structure addition. 2. The minimum building permit fee is \$30.		
USE	NEW CONSTRUCTION	RENOVATION / ALTERATION
Single-family residence	\$0.25 per square foot of heated floor area (plus \$25 for Certificate of Occupancy fee)	\$0.006 x Value of Construction Amount (plus \$25 for Certificate of Occupancy fee)
Townhouse Two-family residence (Duplex)	\$0.25 per square foot of heated floor area (plus \$25 per unit for Certificate of Occupancy fee)	\$0.006 x Value of Construction Amount (plus \$25 per unit for Certificate of Occupancy fee)
Model single-family residence	\$0.25 per square foot of heated floor area (plus \$25 for Certificate of Completion fee)	\$0.006 x Value of Construction Amount (plus \$25 for Certificate of Completion fee)
Renovation to convert existing unheated space to heated space	Not Applicable	\$0.25 per square foot of heated floor area (plus \$25 for Certificate of Occupancy fee)
Demolition	\$0.005 x Value of Construction Amount (plus \$25 for Certificate of Completion fee)	
Swimming Pool	\$0.006 x Value of Construction Amount (plus \$25 for Certificate of Occupancy fee)	
Combination of electrical, mechanical, and/or plumbing Exterior Deck	\$0.006 x Value of Construction Amount (plus \$25 for Certificate of Completion fee)	
Detached garage Electrical only Farm Building Gazebo Landscape Irrigation System Mechanical only Plumbing only Retaining Wall Storage Building	\$0.006 x Value of Construction Amount	
Unheated Addition	\$0.006 x Value of Construction Amount (plus \$25 for Certificate of Occupancy fee)	
Mobile Home	\$75 (plus \$25 for Certificate of Occupancy fee)	\$0.006 x Value of Construction Amount (plus \$25 for Certificate of Occupancy fee)
Inspections		
Building Permit Reinspection Fee	First Follow-up Inspection	\$25
	Second Follow-up Inspection	\$50
	Third and each Subsequent Follow-up Inspection	\$100
Penalty Fees		
Penalty for Construction prior to Issuance of Permit	100% of the Permit Fee	



GWINNETT COUNTY

DEPARTMENT OF PLANNING AND DEVELOPMENT

BUILDING PERMIT FEE SUMMARY
COMMERCIAL AND MULTI-FAMILY CONSTRUCTION
 (EFFECTIVE OCTOBER 5, 2010)

New Construction - Permit Fee Per Square Foot

IBC OCCUPANCY	Complete Building	Shell Only	Interior Finish	Spec Space Complete	Spec Space Incomplete
Assembly	\$0.38	\$0.17	\$0.21	\$0.21	\$0.11
Business	\$0.37	\$0.17	\$0.20	\$0.20	\$0.10
Education	\$0.40	\$0.17	\$0.23	\$0.23	\$0.12
Factory	\$0.19	\$0.16	\$0.03	\$0.03	\$0.01
Hazardous	\$0.20	\$0.16	\$0.04	\$0.04	\$0.02
Institutional	\$0.54	\$0.17	\$0.37	\$0.37	\$0.19
Mercantile	\$0.35	\$0.17	\$0.18	\$0.18	\$0.09
Residential	\$0.37	\$0.17	\$0.20	\$0.20	\$0.10
Storage	\$0.19	\$0.17	\$0.02	\$0.02	\$0.01
Utility	\$0.13	\$0.10	\$0.02	\$0.02	\$0.01

The Permit Fee shall be based on the square footage under roof of the new construction multiplied by the fee listed above. In addition to the permit fee, a fee of fifty (\$50) dollars will be assessed for a Certificate of Occupancy for each Complete Building Permit and each Interior Finish Permit and/or a fee of fifty (\$50) dollars will be assessed for a Certificate of Completion for each Shell Only Permit and each Spec Space Permit.

Complete Building and Shell Only permits - 50% of the permit fee is due at time of plans submittal for code compliance review.

The minimum permit fee is \$30.

Existing Construction - Renovation or Modification

ALL OCCUPANCIES	Exterior and Interior Renovation and Modification
Renovation and Modification of Existing Construction	\$0.005 x VALUE OF CONSTRUCTION AMOUNT

In addition to the permit fee, a fee of fifty (\$50) dollars will be assessed for a Certificate of Occupancy for each Complete Building Permit and each Interior Finish Permit and/or fifty (\$50) dollars will be assessed for a Certificate of Completion for each Shell Only Permit and each Spec Space Permit.

The Value of Construction shall be the construction cost contract amount plus all architectural and engineering fees.

Electrical, Mechanical, or Plumbing Only Permits

Electrical, Mechanical, or Plumbing Only Permits (or combination thereof)	\$0.006 x VALUE OF CONSTRUCTION AMOUNT
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The Value of Construction shall be the construction cost contract amount plus all architectural and engineering fees.

Revisions

NUMBER OF REVISED DRAWINGS	Permit Fee
1 to 10 Revised Plan Sheets	\$50 plus \$0.005 x any additional VALUE OF CONSTRUCTION
More than 10 Revised Plan Sheets	\$100 plus \$0.005 x any additional VALUE OF CONSTRUCTION



**GWINNETT COUNTY
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**BUILDING PERMIT FEE SUMMARY
COMMERCIAL AND MULTI-FAMILY CONSTRUCTION**

(EFFECTIVE OCTOBER 5, 2010)

Re-Review and/or Re-submittal

Plans submitted for review which are not authorized for permit after three (3) reviews shall be assessed a re-review fee of 25% of the total building permit fee.

Inspections

Building Permit Reinspection Fee	First Follow-up Inspection	\$25
	Second Follow-up Inspection	\$50
	Third and each Subsequent Follow-up Inspection	\$100

Penalty Fees

Penalty for Construction Prior to Issuance of a Building Permit	100% of the Building Permit Fee
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GWINNETT COUNTY
DEPARTMENT OF PLANNING AND DEVELOPMENT

FIRE FEE SUMMARY (EFFECTIVE OCTOBER 5, 2010)		
Application, Permit or Service Type		FEE AMOUNT
Variance		
Administrative Variance Application		\$100
Revision		
Fire Permit Plan Revision		\$50
Certificates		
Certificate of Occupancy (C.O.)	Tenant Buildings	\$100
	Tenant Interior Space Alterations	
	Tenant Change	
Certificate of Completion (C.C.)	Shell Building	\$50
	Spec Space	
Temporary Certificate of Occupancy (T.C.O.)		\$50
Burn Permit		
Burn Permit		\$500
Site		
Site Plan Review		\$100
Shell Fire Permit		
Shell Building, New Building, and Additions (Sprinklered)	Up to 10,000 square feet (floor area)	\$200
	10,001 - 30,000 sq. ft.	\$300
	30,001 - 100,000 sq. ft.	\$0.015 per square foot
	Greater than 100,000 sq. ft.	\$0.020 per square foot
Shell Building, New Building, and Additions (NonSprinklered)	Up to 10,000 square feet (floor area)	\$300
	10,001 - 30,000 sq. ft.	\$450
	30,001 - 100,000 sq. ft.	\$0.023 per square foot
	Greater than 100,000 sq. ft.	\$0.030 per square foot
Interior Finish Fire Permit		
Assembly Occupancy (Sprinklered Building)	Up to 10,000 square feet (floor area)	\$200
	Greater than 10,000 sq. ft.	\$250
Assembly Occupancy (NonSprinklered Building)	Up to 10,000 square feet (floor area)	\$300
	Greater than 10,000 sq. ft.	\$375
Business, Mercantile, DayCare & Educational Occupancy (Sprinklered Building)	Up to 10,000 square feet (floor area)	\$200
	10,001 - 25,000 sq. ft.	\$250
	25,001 - 50,000 sq. ft.	\$300
	Greater than 50,000 sq. ft.	\$400
Business, Mercantile, DayCare & Educational Occupancy (NonSprinklered Building)	Up to 10,000 square feet (floor area)	\$300
	10,001 - 25,000 sq. ft.	\$375
	25,001 - 50,000 sq. ft.	\$450
	Greater than 50,000 sq. ft.	\$600



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FIRE FEE SUMMARY (EFFECTIVE OCTOBER 5, 2010)		
Application, Permit or Service Type		FEE AMOUNT
Interior Finish Fire Permit (continued)		
Industrial and Storage Occupancy (Sprinklered Building)	Up to 30,000 square feet (floor area)	\$200
	30,001 - 50,000 sq. ft.	\$300
	50,001 - 100,000 sq. ft.	\$350
	Greater than 100,000 sq. ft.	\$400
Industrial and Storage Occupancy (NonSprinklered Building)	Up to 30,000 square feet (floor area)	\$300
	30,001 - 50,000 sq. ft.	\$450
	50,001 - 100,000 sq. ft.	\$525
	Greater than 100,000 sq. ft.	\$600
Residential Occupancy including Hotel, Lodging/Rooming Houses, Multifamily, Group Homes, Personal Care Homes (Sprinklered Building)	Up to 10,000 square feet (floor area)	\$200
	10,001 - 25,000 sq. ft.	\$250
	Greater than 25,000 sq. ft.	\$300
Residential Occupancy including Hotel, Lodging/Rooming Houses, Multifamily, Group Homes, Personal Care Homes (NonSprinklered Building)	Up to 10,000 square feet (floor area)	\$300
	10,001 - 25,000 sq. ft.	\$375
	Greater than 25,000 sq. ft.	\$450
Supplemental Fire Permit		
NonHigh-Rise, Multi-Storied Buildings - All Occupancies	Sprinklered Building	\$32.00 per floor level
	NonSprinklered Building	\$48.00 per floor level
High-Rise Buildings - All Occupancies		\$1,280
Specialty Fire Permit		
Hazardous Materials-quantities below the exempt amounts		\$64.00
Hazardous Materials-quantities exceeding the exempt amounts		\$250.00
Commercial Kitchen Hood/Duct		\$100.00 per hood
Specialized Fire Extinguishing Systems including FM-200, Intergen, Halon, Carbon Dioxide, Dry Chemical, Water-Foam, and Water-Mist	0 - 10 Devices	\$128
	11 - 25 Devices	\$256
	26 - 50 Devices	\$384
	More than 50 Devices	\$512
Specialty Fire Permit (continued)		
New Fire Sprinkler System	Up to 10,000 square feet (floor area)	\$128
	10,001 - 30,000 sq. ft.	\$224
	30,001 - 75,000 sq. ft.	\$288
	75,001 - 125,000 sq. ft.	\$416
	125,001 - 200,000 sq. ft.	\$576
	Greater than 200,000 sq. ft.	\$768



**GWINNETT COUNTY
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FIRE FEE SUMMARY (EFFECTIVE OCTOBER 5, 2010)		
Application, Permit or Service Type		FEE AMOUNT
Modifications to Existing Fire Sprinkler System for Tenant Alterations/Additions	0 - 20 Sprinkler Heads	\$64
	21 - 50 Sprinkler Heads	\$128
	51 - 100 Sprinkler Heads	\$192
	More than 100 Sprinkler Heads	\$256
Fire Standpipe System	Up to 4 Outlets	\$64
	Each Additional Group of 1-4 Outlets	\$32
New Fire Alarm and Detection System	Up to 10,000 square feet (floor area)	\$128
	10,001 - 30,000 sq. ft.	\$224
	30,001 - 75,000 sq. ft.	\$288
	75,001 - 125,000 sq. ft.	\$416
	125,001 - 200,000 sq. ft.	\$576
	Greater than 200,000 sq. ft.	\$768
Modifications to Existing Fire Alarm and Detection System for Tenant Alterations/Additions	0 - 20 Devices	\$64
	21 - 50 Devices	\$128
	51 - 100 Devices	\$192
	More than 100 Devices	\$256
Fire Sprinkler Pump		\$250
Fireworks/Pyrotechnics		\$250 per event
Tents and Temporary Structures		\$50
Storage Racks	Up to 500 square feet (floor area)	\$0
	501 - 12,000 sq. ft.	\$100
	12,001 - 20,000 sq. ft.	\$150
	20,001 - 500,000 sq. ft.	\$200
	Greater than 500,000 sq. ft.	\$300
Storage Racks with In-Rack Sprinklers	0 - 20 Sprinkler Heads	\$64
	21 - 50 Sprinkler Heads	\$128
	51 - 100 Sprinkler Heads	\$192
	More than 100 Sprinkler Heads	\$256
Inspections		
Fire Reinspection Fee	First Follow-up Inspection	\$25
	Second Follow-up Inspection	\$50
	Third and each Subsequent Follow-up Inspection	\$100
Penalty Fees		
Penalty for Construction Prior to Fire Permit Issuance		100% of the Permit Fee