

REZONING / PROFFER AMENDMENT FEE SCHEDULE

Effective July 1, 2023

Zoning District		Base Rate	Plus/Acre
A-1	Agricultural		
	a. Without residential	\$9,552.09	\$0.00
	b. With residential	\$11,940.12	\$0.00
SR-5	Semi-rural Residential	\$11,940.12	\$343.13
SR-3	Semi-rural Residential	\$11,940.12	\$343.13
SR-1	Semi-rural Residential	\$11,940.12	\$343.13
R-2	Suburban Residential Low	\$11,940.12	\$343.13
R-4	Suburban Residential Low	\$11,940.12	\$343.13
R-6	Suburban Residential Medium	\$11,940.12	\$343.13
RMH	Residential Mobile Home	\$11,940.12	\$343.13
R-16	Suburban Residential High	\$11,940.12	\$343.13
R-30	Urban Residential	\$11,940.12	\$343.13
RU	Urban Residential	\$11,940.12	\$343.13
V	Village		
	a. Without residential	\$9,552.09	\$274.51
	b. With residential	\$11,940.12	\$343.13
PMR	Planned Mixed Residential	\$15,936.75	\$474.69
PMR	Addition		
	a. Without residential	\$12,749.40	\$379.75
	b. With residential	\$15,936.75	\$474.69
PMR	Amendment		
	a. Without residential	\$6,374.70	\$379.75
	b. With residential	\$7,968.37	\$474.69
MXD	Mixed Use District	\$15,936.75	\$474.69
MXD	Addition		
	a. Without residential	\$12,749.40	\$379.75
	b. With residential	\$15,936.75	\$474.69
MXD	Amendment		
	a. Without residential	\$6,374.70	\$379.75
	b. With residential	\$7,968.37	\$474.69

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Zoning District		Base Rate	Plus/Acre
RPC	Residential Planned Community	\$15,936.75	\$474.69
RPC	Addition		
	a. Without residential	\$12,749.40	\$379.75
	b. With residential	\$15,936.75	\$474.69
RPC	Amendment		
	a. Without residential	\$6,374.70	\$379.75
	b. With residential	\$7,968.37	\$474.69
B-1	General Business	\$9,552.09	\$233.27
B-2	Neighborhood Business	\$9,552.09	\$196.28
B-3	Convenience Retail	\$9,552.09	\$196.28
O(L)	Office - Low-rise	\$9,552.09	\$196.28
O(M)	Office - Mid-rise	\$9,552.09	\$263.12
O(H)	Office - High-rise	\$9,552.09	\$341.35
O(F)	Office - Flex	\$9,552.09	\$263.12
M-1 Heavy Industrial			
M-1	Heavy Industrial	\$9,552.09	\$302.95
M-2 Light Industrial			
M-2	Light Industrial	\$9,552.09	\$253.18
M-T Industrial/Transportation			
M-T	Industrial/Transportation	\$9,552.09	\$341.35
PBD Planned Business District			
PBD	Planned Business District	\$12,749.40	\$379.75
PBD	Addition	\$12,749.40	\$379.75
PBD	Amendment	\$6,374.70	\$379.75
PMD Planned Mixed Use District			
PMD	Planned Mixed Use District		
	First 500 acres plus		
	a. Without residential	\$12,749.40	\$389.71
	b. With residential	\$15,936.75	\$474.69
	For 501 – 1,000 acres plus		
	a. Without residential		\$196.28
	b. With residential		\$245.34
	For 1,001 – 1,500 acres		
	a. Without residential		\$96.72
	b. With residential		\$120.89
For 1,501 and above (in addition to fees for first 1,500 acres)			
a. Without residential		\$48.36	
b. With residential		\$60.46	

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Zoning District		Base Rate	Plus/Acre
PMD	Addition		
	a. Without residential	\$12,749.40	\$401.08
	b. With residential	\$15,936.75	\$501.36
PMD	Amendment		
	a. Without residential	\$6,374.70	\$401.08
	b. With residential	\$7,968.37	\$501.36

Other Fees	
Re-Advertisement / Re-notification (standard case)	\$69.00
Re-Advertisement / Re-notification (expanded notification area)	\$140.00
Re-posting / Replacement Sign (of 10 or more signs)	\$93.00
Service Authority Review (required for most rezoning applications)	\$78.23
Rezoning of less than 40,000 sq. ft. in land area to a residential use (does not create new lots)	\$4,780.67
Corrective rezoning of less than 40,000 sq. ft. in land area	\$3,824.54
Proffer Amendment – not involving significant modifications to the basic submission or general development plan, but requiring a public hearing process. Substantive changes to proffered conditions require a new zoning application.	\$6,091.66
Traffic Impact Studies	
a. First submission	\$1,867.69
b. Third & subsequent submissions	\$933.85
VDOT 527 Review* *Please note that if a VDOT 527 Review is required, a separate fee must be submitted directly to VDOT. <u>Do not submit the VDOT 527 review fee to Prince William County.</u>	Contact VDOT for associated fee
Administrative Proffer Modification	\$1,867.69
Comprehensive Plan Amendment (if initiated, due at the time of concurrent rezoning submission)	\$2,490.25 Plus/Acre \$121.00
Refunds	
A refund of 25% of the application fee shall be returned to the applicant if the rezoning application is withdrawn prior to the submission of a newspaper advertisement announcing the Planning Commission public hearing. Cases withdrawn after the advertisement will not have any funds reimbursed.	