

IMPACT FEES

St. Johns County

IMPACT FEE SCHEDULE

Land Use Type	Unit of Measurement	Roads	Buildings	Law Enforcement	Fire/Rescue	Parks	Schools	Total
Under 800 Sq. Ft.	Unit	\$5,849	\$465	\$218	\$141	\$936	\$1,523	\$9,132
801-1,250	Unit	\$6,948	\$553	\$258	\$379	\$1,113	\$2,787	\$12,038
1,251-1,800	Unit	\$7,166	\$570	\$266	\$499	\$1,148	\$4,027	\$13,676
1,801-2,500	Unit	\$8,927	\$710	\$331	\$618	\$1,429	\$5,016	\$17,031
2,501-3,750	Unit	\$10,384	\$826	\$385	\$857	\$1,662	\$7,036	\$21,150
3,751-5,000	Unit	\$12,031	\$958	\$447	\$1,094	\$1,927	\$7,341	\$23,798
5,001 Sq. Ft. and Over	Unit	\$12,702	\$1,011	\$472	\$1,333	\$2,034	\$7,463	\$25,015
Hotel/Motel	Room	\$3,548	\$332	\$155	\$40	\$167	\$0	\$4,242
INDUSTRIAL:								
General Industrial	1,000 Sq. Ft.	\$1,462	\$200	\$93	\$15	\$0	\$0	\$1,770
Warehousing	1,000 Sq. Ft.	\$513	\$136	\$63	\$10	\$0	\$0	\$722
Mini-warehousing	1,000 Sq. Ft.	\$445	\$19	\$9	\$1	\$0	\$0	\$474
OFFICE:								
General Office < 100k Sq. Ft.	1,000 Sq. Ft.	\$2,760	\$608	\$283	\$182	\$0	\$0	\$3,833
General Office 100-200k Sq. Ft.	1,000 Sq. Ft.	\$2,611	\$484	\$226	\$145	\$0	\$0	\$3,466
General Office > 200k Sq. Ft.	1,000 Sq. Ft.	\$2,372	\$365	\$170	\$110	\$0	\$0	\$3,017
COMMERCIAL:								
Commercial < 100K Sq. Ft.	1,000 Sq. Ft.	\$3,251	\$1,304	\$609	\$117	\$0	\$0	\$5,281
Commercial 100-199K Sq. Ft.	1,000 Sq. Ft.	\$4,464	\$1,168	\$545	\$104	\$0	\$0	\$6,281
Commercial 200-299K Sq. Ft.	1,000 Sq. Ft.	\$5,119	\$1,025	\$479	\$92	\$0	\$0	\$6,715
Commercial 300-399K Sq. Ft.	1,000 Sq. Ft.	\$5,973	\$875	\$408	\$78	\$0	\$0	\$7,334
Commercial 400-499K Sq. Ft.	1,000 Sq. Ft.	\$6,945	\$815	\$380	\$73	\$0	\$0	\$8,213
Commercial > 500K Sq. Ft.	1,000 Sq. Ft.	\$7,536	\$750	\$350	\$67	\$0	\$0	\$8,703
Bank/Financial Institution	1,000 Sq. Ft.	\$8,526	\$433	\$202	\$39	\$0	\$0	\$9,200
Service Station – all types	Fueling Station	\$3,188	\$603	\$282	\$54	\$0	\$0	\$4,127

IMPACT FEES

St. Johns County (Continued)

IMPACT FEE SCHEDULE

Land Use Type	Unit of Measurement	Roads	Buildings	Law Enforcement	Fire/Rescue	Parks	Schools	Total
Pharmacy w/Drive Thru	1,000 Sq. Ft.	\$3,796	\$470	\$220	\$42	\$0	\$0	\$4,528
Fast Food w/Drive Thru	1,000 Sq. Ft.	\$11,529	\$1,012	\$473	\$90	\$0	\$0	\$13,104
RECREATIONAL:								
Gen Recreation	Acre	\$725	\$43	\$20	\$4	\$0	\$0	\$792
Campground/RV Park	Acre	\$18,040	\$5,871	\$2,741	\$525	\$0	\$0	\$27,177
Marina	Berth	\$466	\$81	\$38	\$7	\$0	\$0	\$592
Health/Fitness Club	1,000 Sq. Ft.	\$5,705	\$500	\$234	\$45	\$0	\$0	\$6,484
INSTITUTIONAL:								
Elementary School	1,000 Sq. Ft.	\$1,489	\$354	\$165	\$32	\$0	\$0	\$2,040
High School	1,000 Sq. Ft.	\$1,315	\$323	\$151	\$29	\$0	\$0	\$1,818
College	1,000 Sq. Ft.	\$2,066	\$309	\$144	\$27	\$0	\$0	\$2,546
MEDICAL:								
Hospital	1,000 Sq. Ft.	\$1,948	\$954	\$445	\$85	\$0	\$0	\$3,432
Nursing Home	1,000 Sq. Ft.	\$1,137	\$67	\$31	\$6	\$0	\$0	\$1,241
Medical Office	1,000 Sq. Ft.	\$6,885	\$797	\$372	\$71	\$0	\$0	\$8,125

NOTE: Amounts rounded to the nearest dollar.

NOTE (2): Impact Fee credit cannot exceed the amount due by category for the proposed new use.

Fees are applicable to all individuals and organizations and can only be waived by official action of the Board of County Commissioners. Taxes will be assessed when applicable."

**The impact fee information provided herein was obtained from published data provided by the applicable local government. This data is generally reliable and sufficient for preliminary estimates of impact fees. This data is subject to change at any time and without notice. Therefore, ETM does not warrant or guarantee the accuracy of the impact or mobility fees listed herein. Please contact ETM to confirm current accuracy.*