

City of Manassas Park
Land Use & Development fee schedule

Effective February 20, 2007

Applicants should use this schedule to identify fees associated with their respective application. Checks for land development review and permit fees should be made to the “City of placeCityManassas Park”. Any plan or permit will not be accepted for review until fee has been submitted.

1.	Conditional Use Permit (CUP)	\$1,000.00
2.	Proffer Amendment	\$2,000.00
3.	Comprehensive Plan Amendment	\$1,000.00
4.	Zoning Text Amendment (ZTA)	\$500.00
5.	Rezoning	
	Fee by Zoning Category	
	PUD & MU	\$2,500.00, Plus
	\$250.00 per acre	
	R-1, R-2, B-1, B-2 & I-1	\$2,000.00, Plus
	\$200.00 per acre	
6.	Site plan review	\$1,500.00, Plus
	\$100.00 per lot/unit	
7.	Preliminary site plan	\$400.00, Plus
	\$100.00 per lot/unit	
8.	Public Improvement Plan	\$400.00,
	Serving any site/subdivision plan, submitted separately	Plus 2% of bond
9.	Site plan revision	\$500.00
10.	Erosion and Sediment Control Plan	\$500.00, (no
	charge if submitted with site plan review)	

11. Grading permit (land disturbing) 3% of erosion control escrow	\$500.00, Plus
12. Plat and Deed review if submitted with site plan)	\$500.00 (no fee
13. Administrative Review (Planning Department review ONLY)	\$400.00,
14. Bond Reduction or Extension	\$225.00
15. Variance Request to BZA	\$300.00
16. Appeal to BZA	\$400.00
17. Certificate of Zoning Approval	\$50.00
18. Zoning Interpretation/Verification	\$50.00
19. Waiver request (refer to Section 31-33.2 of city code for requirements)	\$750.00
20. Site Development Permit Plus \$500.00/lot – SFD Plus \$300.00/unit – TH/Multi-family	\$500.00
Plus \$0.45 per gross sq. ft. of proposed buildings (non-residential, not to exceed \$25,000.00)	
21. Public Improvement Permit (infrastructure) serving a residential, non-residential project or both, but submitted separately, Plus 2% of total bond	\$500.00,
22. Sign Permit	\$100.00
23. Temporary Use Permit	\$100.00