

PLANNING AND ZONING

FEE SCHEDULE



102 Town Hall Dr., Leland, NC 28451
www.townofleland.com

Planning & Inspections Department
Phone 910-371-3390 Fax 910-371-1073

Zoning Fees

Residential Structures (New Home Construction)

\$50.00

Development Site Plan - (Includes up to 3 TRC Reviews)

Open Space Development Site Plan\$1,500.00

Development Site Plan Review\$1,500.00

Development Site Plan Minor Modification\$800.00

Extension Request\$100.00

Rezoning

General Rezoning\$1,100.00

Planned Unit Development (PUD) Rezoning\$1,200.00

Conditional Rezoning\$1,300.00

FlexCode Special District (Transect or Classification)\$1,100.00

Sign Permits

On-Premise Sign\$100.00

Temporary Signs (Banners)\$50.00

Temporary Off-Premise Directional Real Estate Sign\$50.00

Small Cell Wireless Facilities

New Facilities, Collocations, Substantial Modifications\$100.00 per facility for the first 5 facilities on an application; \$50 per facility for each additional facility on an application (25 total facilities max per application)

All Other Telecommunications Facilities

New Facility or Substantial Modification Collocations\$750.00

Collocations\$100.00 per facility

Other Zoning Applications

Ordinance Text Amendment\$1,000.00

Accessory Structure\$50.00

Commercial Alterations, Change of Occupancy, Upfit Reviews\$80.00

Home Occupation\$50.00

Family Care and Group Home\$50.00

Residential Additions and Residential Alterations\$20.00

Temporary Use\$50.00

Subdivision Reviews

Preliminary Plats: (Includes up to 3 TRC Reviews)

Major Subdivision\$1,500.00

Site Specific Plan in a PUD (includes Master Plan Update)\$1,550.00

Preliminary Plat Minor Modification\$800.00

Site Specific Plan in a PUD Modification (includes Master Plan Update)\$850.00

Planned Unit Development Master Plan

Planned Unit Development Master Plan (New)\$1,800.00

Master Land Use Plan Amendment (Board Approval)\$1,000.00

Master Land Use Plan Amendment (Staff Approval)\$400.00

FlexCode Community Plans	
New Community Plan (New)	\$1,800.00
Infill Community Plan (New)	\$1,800.00
Community Plan Modification	\$900.00
Final Plats:	
Exempt	\$100.00
Minor	\$100.00
Major or PUD	\$250.00
Performance Guarantees:	
New	\$450.00
Extension Request	\$50.00
Reduction	\$450.00
Release	\$450.00
Floodplain Development	
Flood Zone Determination Letter	\$50.00
Floodplain Development Permit - Pre-Development	\$50.00
Floodplain Development Permit - Structural	\$150.00
Map Amendment or Revision Review	\$100.00
Board of Adjustment	
Variance	\$750.00
Appeal	\$750.00
Documents, Maps, Etc.	
Renotification after Applicant-Initiated Continuance	\$200.00
Copies (B & W)	\$5.00/page
Copies (color)	\$5.00/page
Full Scale Prints (24 x 36)	\$5.00 per sheet
Zoning Letter (per Address or Parcel)	\$50.00
Re-Inspections (Zoning, Flood and Subdivision)	\$100.00
ABC Licenses (N.C.G.S § 105-113.77 and § 105-113.79)	
On-Premises Malt Beverage	\$15.00
Off-Premises Malt Beverage	\$5.00
On-Premises Unfortified Wine, On-Premises Fortified Wine, or Both	\$15.00
Off-Premises Unfortified Wine, Off-Premises Fortified Wine, or Both	\$10.00
Malt Beverage Wholesaler License	\$37.50
(Include breweries that sell to other businesses and distributors)	
Wine Wholesaler License	\$37.50
(Include wineries that sell to other businesses and distributors)	
General Notes	
Community Development Block Grant Neighborhood Revitalization (CDBG-NR) projects are exempt from all fees on this Fee Schedule.	
A written request for a refund of fees prior to the start of planning & zoning services may be submitted by the applicant. 25% of the original amount paid is retained for processing.	
This fee schedule applies to planning and zoning applications and reviews only. Fees for building permitting and inspections are outlined on a separate schedule.	
There is a \$25.00 fee for returned checks.	