

IMPACT FEES

Lake County

RESIDENTIAL IMPACT FEE SCHEDULE

Land Use Category	West Benefit Districts						Total
	Roads	School	Fire	Parks	Library	Admin Fee	
Single Family Detached (Based on Living Area)							
800 SF or Less	\$457	\$6,897	\$276	\$136	\$200	\$100	\$9,278
801-1,499 SF	\$875	\$9,701	\$334	\$165	\$215	\$100	\$13,176
1,500 - 2,499 SF	\$1,086	\$9,701	\$439	\$236	\$215	\$100	\$13,947
2,500+ SF	\$1,265	\$9,701	\$439	\$250	\$215	\$100	\$14,487
Single Family Attached/Townhouse* (Based on Living Area; Per Dwelling Unit)							
550 SF or Less (1-3 Stories)	\$363	\$6,897	\$244	\$129	\$164	\$100	\$8,862
550-800 SF (1-3 Stories)	\$363	\$6,897	\$244	\$138	\$164	\$100	\$8,871
801 SF or More (1-3 Stories)	\$602	\$9,701	\$275	\$185	\$164	\$100	\$12,273
550 SF or Less (4+ Stories)	\$298	\$6,897	\$244	\$129	\$164	\$100	\$8,623
550-800 SF (4+ Stories)	\$298	\$6,897	\$244	\$138	\$164	\$100	\$8,632
801 SF or More (4+ Stories)	\$562	\$9,701	\$275	\$185	\$164	\$100	\$12,125
Mobile Home							
800 SF or Less	\$457	\$5,176	\$171	\$171	\$171	\$100	\$7,458
801-1,499 SF	\$875	\$5,176	\$171	\$171	\$171	\$100	\$8,450
1,500-2,499 SF	\$1,086	\$5,176	\$171	\$171	\$171	\$100	\$9,045
2,500+ SF	\$1,265	\$5,176	\$171	\$171	\$171	\$100	\$9,571
Mobile Home Park (Space)	\$355	\$5,176	\$171	\$171	\$171	\$100	\$6,859
Multi-Family* (Apartment, Condo, Duplex, Etc.; Per Unit)							
1-3 Stories; 550 SF or Less	\$363	\$2,504	\$244	\$129	\$164	\$100	\$4,469
1-3 Stories; 551-800 SF	\$363	\$6,512	\$244	\$138	\$164	\$100	\$8,486
1-3 801+ SF	\$602	\$7,976	\$275	\$185	\$164	\$100	\$10,548
4+ Stories; 550 SF or Less	\$298	\$2,504	\$244	\$129	\$164	\$100	\$4,230
4+ Stories; 550-800 SF	\$298	\$6,512	\$244	\$138	\$164	\$100	\$8,247
4+ Stories; 801+ SF	\$562	\$7,976	\$275	\$185	\$164	\$100	\$10,400
Active Adult Community	\$424	EXEMPT	\$380	\$211	\$215	\$36.90	\$2,122.83

STATS UPDATED: 1/2024



IMPACT FEES

Lake County

RESIDENTIAL IMPACT FEE SCHEDULE (CONT'D)

Land Use Category	South Benefit Districts						Total
	Roads	School	Fire	Parks	Library	Admin Fee	
Single Family Detached (Based on Living Area)							
800 SF or Less	\$1,669	\$6,897	\$276	\$136	\$200	\$100	\$9,278
801-1,499 SF	\$2,661	\$9,701	\$334	\$165	\$215	\$100	\$13,176
1,500 - 2,499 SF	\$3,256	\$9,701	\$439	\$236	\$215	\$100	\$13,947
2,500+ SF	\$3,782	\$9,701	\$439	\$250	\$215	\$100	\$14,487
Single Family Attached/Townhouse* (Based on Living Area; Per Dwelling Unit)							
550 SF or Less (1-3 Stories)	\$1,328	\$6,897	\$244	\$129	\$164	\$100	\$8,862
550-800 SF (1-3 Stories)	\$1,328	\$6,897	\$244	\$138	\$164	\$100	\$8,871
801 SF or More (1-3 Stories)	\$1,848	\$9,701	\$275	\$185	\$164	\$100	\$12,273
550 SF or Less (4+ Stories)	\$1,089	\$6,897	\$244	\$129	\$164	\$100	\$8,623
550-800 SF (4+ Stories)	\$1,089	\$6,897	\$244	\$138	\$164	\$100	\$8,632
801 SF or More (4+ Stories)	\$1,700	\$9,701	\$275	\$185	\$164	\$100	\$12,125
Mobile Home							
800 SF or Less	\$1,669	\$5,176	\$171	\$171	\$171	\$100	\$7,458
801-1,499 SF	\$2,661	\$5,176	\$171	\$171	\$171	\$100	\$8,450
1,500-2,499 SF	\$3,256	\$5,176	\$171	\$171	\$171	\$100	\$9,045
2,500+ SF	\$3,782	\$5,176	\$171	\$171	\$171	\$100	\$9,571
Mobile Home Park (Space)	\$1,070	\$5,176	\$171	\$171	\$171	\$100	\$6,859
Multi-Family* (Apartment, Condo, Duplex, Etc.; Per Unit)							
1-3 Stories; 550 SF or Less	\$1,328	\$2,504	\$244	\$129	\$164	\$100	\$4,469
1-3 Stories; 551-800 SF	\$1,328	\$6,512	\$244	\$138	\$164	\$100	\$8,486
1-3 801+ SF	\$1,848	\$7,976	\$275	\$185	\$164	\$100	\$10,548
4+ Stories; 550 SF or Less	\$1,089	\$2,504	\$244	\$129	\$164	\$100	\$4,230
4+ Stories; 550-800 SF	\$1,089	\$6,512	\$244	\$138	\$164	\$100	\$8,247
4+ Stories; 801+ SF	\$1,700	\$7,976	\$275	\$185	\$164	\$100	\$10,400
Active Adult Community	\$1,255	EXEMPT	\$380	\$211	\$215	\$61.83	\$2,122.83

STATS UPDATED: 1/2024

IMPACT FEES

Lake County

RESIDENTIAL IMPACT FEE SCHEDULE (CONT'D)

Central and North Benefit Districts							
Land Use Category	Roads	School	Fire	Parks	Library	Admin Fee	Total
Single Family Detached (Based on Living Area)							
800 SF or Less	\$981	\$6,897	\$276	\$136	\$200	\$100	\$8,590
801-1,499 SF	\$1,701	\$9,701	\$334	\$165	\$215	\$100	\$12,216
1,500 - 2,499 SF	\$1,976	\$9,701	\$439	\$236	\$215	\$100	\$12,667
2,500+ SF	\$2,273	\$9,701	\$439	\$250	\$215	\$100	\$12,978
Single Family Attached/Townhouse* (Based on Living Area; Per Dwelling Unit)							
550 SF or Less (1-3 Stories)	\$703	\$6,897	\$244	\$129	\$164	\$100	\$8,862
550-800 SF (1-3 Stories)	\$703	\$6,897	\$244	\$138	\$164	\$100	\$8,871
801 SF or More (1-3 Stories)	\$1,216	\$9,701	\$275	\$185	\$164	\$100	\$12,273
550 SF or Less (4+ Stories)	\$643	\$6,897	\$244	\$129	\$164	\$100	\$8,623
550-800 SF (4+ Stories)	\$643	\$9,701	\$244	\$138	\$164	\$100	\$8,632
801 SF or More (4+ Stories)	\$1,068	\$9,701	\$275	\$185	\$164	\$100	\$12,125
Mobile Home							
800 SF or Less	\$981	\$5,176	\$171	\$171	\$171	\$100	\$6,770
801-1,499 SF	\$1,701	\$5,176	\$171	\$171	\$171	\$100	\$7,490
1,500-2,499 SF	\$1,976	\$5,176	\$171	\$171	\$171	\$100	\$7,490
2,500+ SF	\$2,273	\$5,176	\$171	\$171	\$171	\$100	\$8,062
Mobile Home Park (Space)	\$659	\$5,176	\$171	\$171	\$171	\$100	\$6,448
Multi-Family* (Apartment, Condo, Duplex, Etc.; Per Unit)							
1-3 Stories; 550 SF or Less	\$703	\$2,504	\$244	\$129	\$164	\$100	\$3,844
1-3 Stories; 551-800 SF	\$703	\$6,512	\$244	\$138	\$164	\$100	\$7,861
1-3 801+ SF	\$1,216	\$7,976	\$275	\$185	\$164	\$100	\$9,916
4+ Stories; 550 SF or Less	\$643	\$2,504	\$244	\$129	\$164	\$100	\$3,784
4+ Stories; 550-800 SF	\$643	\$6,512	\$244	\$138	\$164	\$100	\$7,801
4+ Stories; 801+ SF	\$1,068	\$7,976	\$275	\$185	\$164	\$100	\$9,768
Active Adult Community	\$728	EXEMPT	\$380	\$211	\$215	\$46.02	\$1,580.02

STATS UPDATED: 1/2024

IMPACT FEES

Lake County

RESIDENTIAL IMPACT FEE SCHEDULE (CONT'D)

Northeast/Wekiva Benefit District							
Land Use Category	Roads	School	Fire	Parks	Library	Admin Fee	Total
Single Family Detached (Based on Living Area)							
800 SF or Less	\$1,669	\$6,897	\$276	\$136	\$200	\$100	\$9,278
801-1,499 SF	\$2,661	\$9,701	\$334	\$165	\$215	\$100	\$13,176
1,500 - 2,499 SF	\$3,256	\$9,701	\$439	\$236	\$215	\$100	\$13,947
2,500+ SF	\$3,782	\$9,701	\$439	\$250	\$215	\$100	\$14,487
Single Family Attached/Townhouse* (Based on Living Area; Per Dwelling Unit)							
550 SF or Less (1-3 Stories)	\$1,328	\$6,897	\$244	\$129	\$164	\$100	\$8,862
550-800 SF (1-3 Stories)	\$1,328	\$6,897	\$244	\$138	\$164	\$100	\$8,871
801 SF or More (1-3 Stories)	\$1,848	\$9,701	\$275	\$185	\$164	\$100	\$12,273
550 SF or Less (4+ Stories)	\$1,089	\$6,897	\$244	\$129	\$164	\$100	\$8,623
550-800 SF (4+ Stories)	\$1,089	\$6,897	\$244	\$138	\$164	\$100	\$8,632
801 SF or More (4+ Stories)	\$1,700	\$9,701	\$275	\$185	\$164	\$100	\$12,125
Mobile Home							
800 SF or Less	\$1,669	\$5,176	\$171	\$171	\$171	\$100	\$7,458
801-1,499 SF	\$2,661	\$5,176	\$171	\$171	\$171	\$100	\$8,450
1,500-2,499 SF	\$3,256	\$5,176	\$171	\$171	\$171	\$100	\$9,045
2,500+ SF	\$3,782	\$5,176	\$171	\$171	\$171	\$100	\$9,571
Mobile Home Park (Space)	\$1,070	\$5,176	\$171	\$171	\$171	\$100	\$6,859
Multi-Family* (Apartment, Condo, Duplex, Etc.; Per Unit)							
1-3 Stories; 550 SF or Less	\$1,328	\$2,504	\$244	\$129	\$164	\$100	\$4,469
1-3 Stories; 551-800 SF	\$1,328	\$6,512	\$244	\$138	\$164	\$100	\$8,486
1-3 801+ SF	\$1,848	\$7,976	\$275	\$185	\$164	\$100	\$10,548
4+ Stories; 550 SF or Less	\$1,089	\$2,504	\$244	\$129	\$164	\$100	\$4,230
4+ Stories; 550-800 SF	\$1,089	\$6,512	\$244	\$138	\$164	\$100	\$8,247
4+ Stories; 801+ SF	\$1,700	\$7,976	\$275	\$185	\$164	\$100	\$10,400
Active Adult Community	\$1,255	EXEMPT	\$380	\$211	\$215	\$61.83	\$2,122.83

STATS UPDATED: 1/2024



IMPACT FEES

Lake County

COMMERCIAL IMPACT FEE SCHEDULE

		Central and North Central Districts	Northeast/Wekiva and South Districts	West District	All unincorporated areas including Howey-in-the-Hills and Lady Lake	
Non-Residential Category		TRANSPORTATION			FIRE	
Hotel/Motel	Per Room	\$770	\$1,301	\$437	\$236	Per Room
RV Park/Campground	Per Site	\$374	\$531	\$145	\$154	Per Space
Marina	Per Berth	\$251	\$251	\$69	\$12	Per Berth
Recreational Community Center	Per 1000 SF	\$2,594	\$3,012	\$888	\$710	Per 1000 SF
Elementary School (Private)	Per Student	\$240	\$429	\$118	\$33	Per Student
Middle/Junior High School (Private)	Per Student	\$232	\$397	\$109	\$29	Per Student
High School (Private)	Per Student	\$236	\$412	\$113	\$27	Per Student
House of Worship	Per 1000 SF	\$810	\$1,391	\$469	\$136	Per 1000 SF
Day Care Center	Per Student	\$191	\$332	\$112	\$269	Per 1000 SF
Cemetery	Per Acre	\$630	\$630	\$173	\$53	Per Acre
Hospital	Per 1000 SF	\$1,732	\$2,624	\$854	\$379	Per 1000 SF
Nursing Home	Per Bed	\$252	\$420	\$140	\$406	Per 1000 SF
Animal Hospital/Veterinary Clinic	Per 1000 SF	\$1,119	\$1,831	\$610	\$478	Per 1000 SF
General Office	Per 1000 SF	\$1,822	\$3,019	\$1,008	\$322	Per 1000 SF
Medical Office (10,000 SF or less)	Per 1000 SF	\$4,941	\$8,998	\$2,805	\$405	Per 1000 SF
Medical Office (>10,000 SF)	Per 1000 SF	\$6,059	\$10,116	\$3,386	\$580	Per 1000 SF
Nursery (Garden Center)	Per 1000 SF	\$1,083	\$1,879	\$514	\$772	Per 1000 SF
Nursery (Wholesale)	Per 1000 SF	\$827	\$855	\$234	\$428	Per 1000 SF
Retail/Shopping (under 40,000 SFLGA)	Per 1000 SF	\$1,287	\$2,334	\$738	\$693	Per 1000 SF
Retail/Shopping (40,000-150,000 SFLGA)	Per 1000 SF	\$2,131	\$3,533	\$1,180	\$859	Per 1000 SF

STATS UPDATED: 1/2024



IMPACT FEES

Lake County

COMMERCIAL IMPACT FEE SCHEDULE (CONT'D)

		Central and North Central Districts	Northeast/Wekiva and South Districts	West District	All unincorporated areas including Howey-in-the- Hills and Lady Lake	
Non-Residential Category		TRANSPORTATION			FIRE	
Retail/Shopping (150,000+ SFLGA)	Per 1000 SF	\$2,183	\$3,585	\$1,180	\$471	Per 1000 SF
New/Used Automobile Sales	Per 1000 SF	\$2,390	\$3,792	\$1,251	\$523	Per 1000 SF
Bank/Savings Walk-In	Per 1000 SF	\$4,615	\$4,615	\$1,263	\$388	Per 1000 SF
Bank/Savings Drive-In	Per 1000 SF	\$7,758	\$8,265	\$2,262	\$490	Per 1000 SF
Fast Casual Restaurant	Per 1000 SF	\$7,716	\$8,095	\$2,215	\$1,277	Per 1000 SF
Fine Dining/Local Restaurant	Per 1000 SF	\$6,189	\$10,510	\$3,534	\$1,421	Per 1000 SF
High Turnover (Sit Down) Restaurant	Per 1000 SF	\$6,626	\$10,947	\$3,654	\$1,396	Per 1000 SF
Fast Food Restaurant w/ Drive-Thru	Per 1000 SF	\$15,673	\$25,384	\$8,424	\$1,464	Per 1000 SF
Gas Station w/ Convenience Market under 2,000 SF	Per Fuel POS	\$2,364	\$4,144	\$1,405	\$487	Per Fuel POS
Gas Station w/ Convenience Market 2,000-5,499 SF	Per Fuel POS	\$3,076	\$4,856	\$1,600	\$766	Per Fuel POS
Gas Station w/ Convenience Market 5,500+ SF	Per Fuel POS	\$3,702	\$5,483	\$1,772	\$1,001	Per Fuel POS
General Light Industrial/ Manufacturing	Per 1000 SF	\$972	\$1,789	\$540	\$117	Per 1000 SF
Warehouse	Per 1000 SF	\$362	\$681	\$191	\$40	Per 1000 SF
Mini-Warehouse	Per 1000 SF	\$168	\$277	\$92	\$16	Per 1000 SF
High-Cube Fulfillment Center Warehouse (Non-sort)	Per 1000 SF	\$738	\$738	\$202	\$67	Per 1000 SF
High-Cube Parcel Hub Warehouse	Per 1000 SF	\$1,339	\$1,919	\$525	\$79	Per 1000 SF

*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.

STATS UPDATED: 1/2024