



CONCEPTUAL PLAN APPLICATION

For Office Use Only:

Date: _____ C: _____

Please complete all sections of the application. Call (757) 253-6685 if you have any questions, or go online to www.james-city.va.us/resources/devmgmt/dept_devmgmt.html

1. Project Information:

Project Name: _____
Address: _____ Zoning: _____
_____ Is Site Inside PSA? Yes ___ No ___
Tax Map & Parcel ID: _____

2. Applicant/Contact Information:

Name: _____
Company: _____ Phone: _____
Address: _____ Fax: _____
_____ e-mail: _____

3. Project Description:

Description of Project: _____

4. Are there any special use permit or proffer conditions? Yes _____ No _____

If yes, please list the case number: _____

5. Signature of Applicant: _____ Date: _____

FEE SCHEDULE
JAMES CITY COUNTY - JAMES CITY SERVICE AUTHORITY
101A Mounts Bay Road - P. O. Box 8784, Williamsburg, Virginia 23187-8784

DATE _____

RECEIPT NO. _____

RECEIVED FROM _____

PROJECT NAME _____

JAMES CITY COUNTY

JCSA (543-0000)

REZONING (3340)

5 acres or less	\$1,200 plus \$75 per acre _____	\$100 _____
More than 5 but no more than 10 acres	\$1,200 plus \$75 per acre _____	\$150 _____
More than 10 acres	\$1,200 plus \$75 per acre* _____	\$200 _____

* Not to exceed \$15,000/proffer amendments pay base fee only
 \$100 _____

Zoning Verification Request

SPECIAL USE PERMIT (3340)

General (General special use permits processed with a rezoning shall pay a rezoning fee only)	\$1,000 plus \$30 per acre** _____	\$200 _____
Manufactured Home	\$ 100 _____	N/A
Family Subdivision under Section 24-214	\$ 100 _____	\$ 50 _____
Amendment/Renewal to a Special Use Permit	\$ 400 _____	\$ 50 _____
Wireless Communication Facilities under Division 6	\$1,500 _____	

**Not to exceed \$5,000

MASTER PLAN (3340)

<u>Initial review</u> - Residential Cluster, Mixed Use or a PUD with less than 400 acres (PUD's more than 400 acres shall pay a rezoning fee only)	\$ 200 _____	\$600 _____
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Revision of approved plan

Residential Cluster	\$ 75 _____	\$600 _____
R-4, PUD, Mixed Use	\$ 150 _____	\$600 _____

SITE PLAN (3340)

Administrative review

Residential structures or improvements	\$600 plus \$60 per unit \$ _____	\$200 plus \$5 per unit \$ _____
Nonresidential structures or improvements	\$600 plus \$0.024 per sq. ft. of building area \$ _____	\$200 plus \$0.004 per sq. ft. of building area \$ _____
Mixed Use structures or improvements	\$600 plus \$60 per residential unit plus \$0.024 per sq. ft. of nonresidential building area \$ _____	\$200 plus \$5 per residential unit plus \$0.004 per sq. ft. of nonresidential building area \$ _____

PUBLIC HEARING APPLICANT DEFERRAL REQUEST \$350 per request _____

Planning Commission Review

Residential structures or improvements	\$1,800 plus \$60 per unit \$ _____	\$200 plus \$5 per unit \$ _____
Nonresidential structures or improvements	\$1,800 plus \$0.024 per sq. ft. of building area \$ _____	\$200 plus \$0.004 per sq. ft. of building area \$ _____
Mixed Use structures or improvements	\$1,800 plus \$60 per residential unit plus \$0.024 per sq. ft. of nonresidential building area \$ _____	\$200 plus \$5 per residential unit plus \$0.004 per sq. ft. of nonresidential building area \$ _____

Amendment to an approved plan

Residential structures or improvements	\$100 plus \$10 per residential unit \$ _____	\$ 50 plus \$2 per residential unit \$ _____
Nonresidential structures or improvements	\$100 plus \$0.004 per sq. ft. of building area \$ _____	\$50 plus \$0.001 per sq. ft. of building area \$ _____
Mixed Use structures or improvements	\$100 plus \$10 per residential unit plus \$0.004 per sq. ft. of nonresidential building area \$ _____	\$50 plus \$2 per residential unit plus \$0.001 per sq. ft. of nonresidential building area \$ _____

Residential or nonresidential structures or improvements where number of dwelling units, building area, pavement, or open space is not changed more than 15 percent	\$100 _____	\$ 25 _____
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Zoning Administrator/Fire Dept. review only	\$ 20 _____	N/A
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Each additional review after second resubmission	\$250 _____	
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Facility Review	N/A	\$1,500 per Wastewater or Well Facility \$ _____
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CONCEPTUAL PLAN	\$25 _____	
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EROSION & SEDIMENT CONTROL (3375)

Residential subdivisions	\$70 per lot \$ _____	N/A
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All other land disturbing activities (residential site plan)	\$840 per acre for the first 15 acres plus \$560 for each additional acre over 15 acres \$ _____	N/A
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All other land disturbing activities (non-residential site plan)	\$600 per acre for the first 15 acres plus \$400 for each additional acre over 15 acres \$ _____	N/A
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TOTAL (JCC) \$ _____	TOTAL (JCSA) \$ _____
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GRAND TOTAL (JCC & JCSA) \$ _____	CHECK NO. _____	CASH _____
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PREPARED BY _____