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Hernando County, Florida
Building Department Fee Evaluation

Development of Building Department Fees - General

Line No.	Fee Description	Existing Fee	Phasing Recommended Fee
SECTION 1. RESIDENTIAL/NON-COMMERCIAL BUILDING PERMIT FEES			
	Permit Type		
1	Enclose Existing Entryway	\$126.56	\$105.00
2	Fascia/So/fit/Gutter	126.56	105.00
3	Garage Door	126.56	105.00
4	Siding (Includes Replacement More than 25% Total Wall Area)	126.56	105.00
5	Aluminum, Non-Structural	126.56	105.00
6	Demolition, Other (Partial or Other than Main Structure)	126.56	115.00
7	Fireplace (Any Type; Pre-Fab or Site Built)	126.56	115.00
8	Plumbing, Other (Res)	126.56	115.00
9	Pool Heating System	126.56	115.00
10	Stem Wall	126.56	115.00
11	Carport	126.56	125.00
12	Lawn Sprinkler, Residential	126.56	140.00
13	Deck	126.56	140.00
14	Generator	79.10	140.00
15	Mechanical A/C Changeout Only	126.56	140.00
16	Screen Enclosure (Pool)	126.56	140.00
17	Door/Window (residential) (size for size)	126.56	140.00
18	Driveway Slab (From House to ROW)	126.56	140.00
19	Mechanical A/C New System	126.56	140.00
20	Screen Room, New	126.56	140.00
21	Solar	126.56	140.00
22	Storage Building 200 s.f. or less (Non-Commercial, Site Built or 1 Piece/Pre-Fab) - Building	126.56	140.00
23	Swimming Pool, Above Ground	126.56	140.00
24	Gas Permit, L.P. or Natural	79.10	140.00
25	Aluminum, Structural (Includes Aluminum Roof Over and Pan Roof)	126.56	140.00
26	Demolition, Residential (Main Structure)	181.94	165.00
27	Electric, Other	126.56	165.00
28	Boat Lift	126.56	180.00
29	Dock	126.56	180.00
30	House or Mobile Home Move	158.20	180.00
31	Photovoltaic System (Res)	126.56	180.00
32	Porch	126.56	180.00
33	Retaining Wall (Res)	126.56	180.00
34	Slab	126.56	180.00
35	Spa (Portable)	126.56	180.00
36	Sunroom/Glass Room (Only acceptable trades will be charged) - Building	126.56	180.00
37	Vinyl Room, New or Conversion	126.56	180.00
38	Seawall (Res & Com)	126.56	180.00
39	Garage, Detached or Attached	237.30	300.00
40	Model Home Conversion to SFR (Does Not Include Remodel)	316.41	300.00
41	Mobile Home Additions	237.00	300.00
42	Roofing, Residential	181.94	190.00
43	Mobile Home Set-Up (New or Used)	363.86	361.00
44	Spa (In-ground/Permanent)	237.00	361.00
45	Swimming Pool, In-Ground	237.30	361.00
46	Single Family Residence, Placement	474.61	588.00
SECTION 2. COMMERCIAL BUILDING PERMIT FEES			
	Permit Type		
47	Fascia/Soffit	\$118.65	\$105.00
48	Sign Permit	39.55	105.00
49	Electric Low Voltage, Other (Com)	134.48	115.00
50	Lift Stations/Sump Pump, Electric only	118.65	125.00
51	Door/Window Changeout (size for size) (commercial)	126.56	140.00
52	Back Flow Preventer (Com)	126.56	140.00
53	Mechanical, Condenser/AH Changeout	118.65	140.00
54	Electric, Signs	118.65	140.00
55	Irrigation, Commercial	126.56	140.00
56	Mechanical, Ductwork (Add or Replace)	118.65	140.00
57	Sign, Wall - 1st Sign Per Location	158.20	140.00

58	Electric, New Service Installation	118.65	165.00
59	Spa, Under 200 Gallons (Includes Plbg & Elec) (Commercial)	197.75	180.00
60	Dock, Concrete or Wood Pilings (Commercial)	158.20	180.00
61	Plumbing, Other (Com)	126.56	180.00
62	Sign, Onsite or Offsite, Up to 150 S.F. (per sign)	197.75	180.00
63	Electric, Service Change	158.20	180.00
64	Occupancy Permit (Replaces Business Use Permit)	205.66	180.00
65	Refrigeration	197.75	180.00
66	Seawall (Res & Com)	126.56	180.00
67	Photovoltaic (Commercial) - Includes 30 Panels	197.75	215.00
73	Photovoltaic (Commercial) - Per each Additional 10 Panels or Fraction Thereof		20.00
68	Parking Lot Lighting	237.30	215.00
69	Retaining Wall (Com)	126.56	215.00
70	Hood System	126.56	215.00
71	Generator (Commercial)	126.56	300.00
72	Tower, Communication	316.41	300.00
74	Swimming Pool (Includes Plbg & elec)	355.96	491.00
75	Re-Roof (Commercial) Under 5,000 Sq. Ft.	355.96	364.00
76	Re-Roof (Commercial) Over 5,000 Sq. Ft.	355.96	500.00

SECTION 4. PERMITTING/PLAN REVIEW FEES

Development Review

77	Conceptual Review	\$395.51	285.00
78	Pre-Application Meeting	237.30	180.00

Permitting

79	Change of Main Contractor on Issued Permit (Includes owner/builder to contractor)	\$197.75	105.00
80	Change of Qualifier on Issued Permit	197.75	105.00
81	Completion Permit, Per Required Inspection	47.46	80.00
82	Duplicate Permit Card	23.73	25.00
83	Early Start Authorization	237.30	250.00
84	Partial C.O. or C.C.	435.06	400.00
85	Plan Change Processing Fee (Staff Changes Plans)	35.16	35.00
86	Reactivate a Permit	79.10	80.00
87	Technology Fee (Applied to all building permits)	15.00	15.00

PLAN REVIEW:

88	Revised A/C plans, Manual J, MIS, and Energy Form	\$79.10	80.00
89	Stamp Additional Plans, Per Set	39.55	\$45.00

SECTION 5. INSPECTION FEES

Inspections/Re-Inspection

90	Additional/Partial Inspections (Per Inspection)	\$47.46	51.00
91	After Hours Inspection/Insp/Trip/Up to 2 Hrs.	316.41	318.00
92	After Hours Inspection/Insp/Trip Per Hr Over 2 Hrs.	118.65	159.00
93	Electrical Reconnection/Multi Unit (Same Big & Trip) - Individual, First Unit	197.75	150.00
94	Electrical Reconnection/Multi Unit (Same Blg & Trip) - Each Additional Unit	118.65	110.00
95	Electrical Reconnection/Multi Unit (Same Big & Trip) - Contractor, First Unit	79.10	134.00
96	Electrical Reconnection/Single Unit - Individual	197.75	175.00
97	Electrical Reconnection/Single Unit - Contractor	79.10	105.00
98	Emergency Non-Scheduled Inspection (Same Day)	158.20	225.00
99	Red Tag 1	0.00	0.00
100	Red Tag 2	79.10	85.00
101	Red Tag 3	158.20	160.00
102	Specific Time Schedule Inspection (Next Day)	118.65	150.00
103	Trip Charge (Per Trip)	20.00	\$25.00

SECTION 6. LICENSING FEES, FINES & PENALTIES:

Certificate Of Competency Fees

104	Application Fee (Non-Refundable) - C/O	\$79.10	50.00
105	Background Check (Does Not Include Investigative Firm Costs)	31.64	25.00
106	Exam Sponsorship Fee (Does Not Include Testing Firm Costs)	237.30	25.00
107	Issuance and Renewal Fee, Annual	158.20	100.00
108	Late Renewal Penalty	79.10	80.00
109	Letter of Reciprocity	118.65	75.00
	Reactivation Fee (Inactive to Active)	Renewal Fee	Renewal Fee
110	Replacement / Duplicate Card	118.65	15.00

Other Contractor Licensing Fees

111	Change of Status (Other than from Inactive to Active)	\$118.65	\$75.00
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Line No.	Description	Existing		Proposed FY25		Proposed FY26	
		Minimum	Price per S.F	Minimum	Price per S.F	Minimum	Price per S.F
Model Home on Residential Property							
1	Building Fee per S.F.	\$62.50	\$0.16	\$80.00	\$0.20	\$90.00	\$0.22
2	Electric Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
3	Plumbing Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
4	Mechanical Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
5	Plan Review Fee	79.10		100.00		110.00	
Remodel & Repairs (SFR & MH)							
6	Building Fee per S.F.	\$62.50	\$0.18	\$80.00	\$0.23	\$90.00	\$0.25
7	Electric Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
8	Plumbing Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
9	Mechanical Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
10	Plan Review Fee	47.46		60.00		70.00	
Residential Additions							
11	Building Fee per S.F.	\$62.50	\$0.16	\$80.00	\$0.20	\$90.00	\$0.22
12	Electric Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
13	Plumbing Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
14	Mechanical Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
15	Plan Review Fee	79.10		100.00		110.00	
Single Family Residence, New (Includes Modular)							
16	Building Fee per S.F.	\$62.50	\$0.16	\$80.00	\$0.20	\$90.00	\$0.22
17	Electric Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
18	Plumbing Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
19	Mechanical Fee per S.F.	62.50	0.06	80.00	0.08	90.00	0.09
20	Plan Review Fee	79.10		100.00		110.00	
Commercial Additions							
21	Building Fee per S.F.	\$125.00	\$0.16	\$160.00	\$0.20	\$180.00	\$0.22
22	Electric Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
23	Plumbing Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
24	Mechanical Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
25	Plan Review Fee	62.50	0.05	100.00	0.06	110.00	0.07
Model Home on Commercial Property							
26	Building Fee per S.F.	\$125.00	\$0.16	\$160.00	\$0.20	\$180.00	\$0.22
27	Electric Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
28	Plumbing Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
29	Mechanical Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
30	Plan Review Fee	62.50	0.05	80.00	0.06	90.00	0.07
New Commercial Construction (Includes All Building Occupancy Classifications)							
31	Building Fee per S.F.	\$125.00	\$0.16	\$160.00	\$0.20	\$180.00	\$0.22
32	Electric Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
33	Plumbing Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
34	Mechanical Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
35	Plan Review Fee	62.50	0.05	100.00	0.06	110.00	0.07
Remodel & Repairs (Includes Build-Out) (Only applicable trades will be charged)							
36	Building Fee per S.F.	\$125.00	\$0.18	\$160.00	\$0.23	\$180.00	\$0.25

	2025	2026
Proposed Rate Adjustment	25%	10%

37	Electric Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
38	Plumbing Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
39	Mechanical Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
40	Plan Review Fee	62.50	0.05	80.00	0.06	90.00	0.07

PLAN REVIEW:

Commercial Revision (Only applicable trades will be charged)

41	Building Fee per S.F.	\$125.00	\$0.16	\$160.00	\$0.20	\$180.00	\$0.22
42	Electric Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
43	Plumbing Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
44	Mechanical Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
45	Plan Review Fee	62.50	0.06	80.00	0.08	90.00	0.09

Residential Revision

46	Building Fee per S.F.	\$125.00	\$0.16	\$160.00	\$0.20	\$180.00	\$0.22
47	Electric Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
48	Plumbing Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
49	Mechanical Fee per S.F.	125.00	0.06	160.00	0.08	180.00	0.09
50	Plan Review Fee	62.50	0.06	80.00	0.08	90.00	0.09