

State of Illinois
County of Kendall

ORDINANCE # 2018-08
DEVELOPMENT FEE ORDINANCE

WHEREAS, the County of Kendall on September 21, 1999 by Ordinance 99-30 adopted a Development Fee Ordinances; and

WHEREAS, the County adopted amendments to the Development Fee Ordinance by Ordinance 00-51 passed on December 19, 2000, amended by Ordinance 04-17 on May 18, 2004, amended by Ordinance 2010-08 passed on April 20, 2010, and amended by Ordinance 2012-19 passed on September 18, 2012, and Ordinance 2014-23 passed on August 19, 2014; and

WHEREAS, the County adopted Ordinance 2018-04 on March 21, 2018 which transferred certain powers and duties from the Hearing Officer to the Zoning Board of Appeals; and

WHEREAS, the County desires to amend the Development Fee Schedule of the Planning, Building and Zoning Department to reflect the transfer of duties allowed in Ordinance 2018-04; and

WHEREAS, from time to time property owners or agents representing landowners request changes in the ordinances as they affect their property and approval of various development proposals; and

WHEREAS, it is the policy of Kendall County to have those persons requesting changes in the ordinances, regulations, and maps and the approval of development requests pay for the costs associated with their requests; and

WHEREAS, from time to time the County of Kendall revises the development fees as costs change and desire to change the Development Fee Ordinance as it relates to Map Amendments, Planned Unit Developments, Special Uses, Major and Minor Amendments to Special Uses, Variances, Administrative Variances, Plats, Appeals, Text Amendments, Site Plan Reviews, Agricultural Conditional Uses and Temporary Uses.

NOW, THEREFORE, BE IT ORDAINED, BY THE COUNTY BOARD OF KENDALL COUNTY, ILLINOIS as follows:

SECTION 1: THE FEE SCHEDULE REGARDING ZONING FEES INVOLVING MAP AMENDMENTS, PLANNED UNIT DEVELOPMENTS, SPECIAL USES, MAJOR AND MINOR AMENDMETNS TO SPECIAL USES, VARIANCES, ADMINISTRATIVE VARIANCES, PLATS, APPEALS, TEXT AMENDMENTS, SITE PLAN REVIEWS AND AGRICULTURAL CONDITIONAL USES IS HEREBY AMENDMENT TO INCLUDE THE FOLLOWING:

MAP AMENDMENTS

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| Any amount of acreage | \$500.00 |
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SPECIAL USE PERMITS, PLANNED UNIT DEVELOPMENTS/ RESIDENTIAL PLANNED DEVELOPMENTS AND MAJOR AMENDMENTS TO SPECIAL USES

The following fees include a processing fee, a fee for recording the special use in the recorder's office for 10 pages and a cost for the Zoning Board of Appeals at a rate of \$350.00 shall be imposed on ALL Special Uses

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| <i>All acreage zoned as A-1</i> | \$1,155 |
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| <i>All Other Zoning Districts</i> | |
| 0.0-5.00 acres | \$1,155 |

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| 5.01-10.00 acres | \$1,905 |
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| 10.01-50.00 acres | \$2,255 + \$50/acre or part thereof over 10 acres |
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| 50.01-100.00 acres | \$4,755 + \$35/acre or part thereof over 50 acres |
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| 100.01-500.00 acres | \$6,505 + \$20/acre or part thereof over 100 acres |
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| 500.01+ | \$14,505 + \$15/acre or part thereof over 500 acres |
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| MINOR AMENDMENT TO SPECIAL USE | \$150.00 |
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VARIANCE

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|------------------------|-------|
| As part of Special Use | \$100 |
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| Not part of Special Use | \$425 for first Variance Request of petition and \$50 for each additional request to be included in the same petition |
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| ADMINISTRATIVE VARIANCE | \$150.00 |
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PRELIMINARY PLAT

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| Residential | \$1,000.00 + \$50.00/acre or part of an acre |
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| Other | \$1,000.00 + \$100.00/acre or part of an acre |
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FINAL PLAT

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| All Final Plats | \$50.00/acre or part of an acre (\$500.00 minimum) |
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OTHER PLAT (Vacation, Dedication, etc.)

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| All Other Plat Actions | \$50.00/acre or part of an acre (\$500.00 minimum) |
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| ADMINISTRATIVE APPEAL | \$1,000.00 ¹ |
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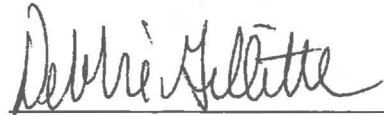
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|---------------------|----------|
| TEXT AMENDMENT | \$500.00 |
| SITE PLAN REVIEW | \$375.00 |
| A-1 CONDITIONAL USE | \$100.00 |
| TEMPORARY USES | \$100.00 |

SECTION 2: WAIVERS AND REFUNDS

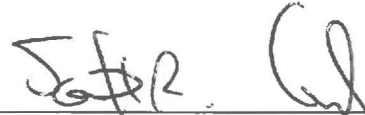
No waiver and no refund shall be made for any fee paid pursuant to this Ordinance without the approval of the Planning Building and Zoning Committee of the County Board, EXCEPT all fees for actions or activities by Kendall County or the Kendall County Forest Preserve District are hereby waived and all fees for non-profit organizations shall be charged half of the normal fees for zoning petitions; provided they show proof of non-profit status and that the permit be used only by the organizations itself.

IN WITNESS OF, this ordinance has been enacted by a majority vote of the Kendall County Board and is effective this 17th day of April, 2018.

Attest:



Kendall County Clerk
Debbie Gillette



Kendall County Board Chairman
Scott R. Gryder