

**Highlands County
Total Impact Fee Comparison**

Jurisdiction	Transportation	School	Law Enforcement	Correctional	Fire Rescue	EMS	Libraries	Public Buildings	Regional Parks	Community Parks	Conservation	Administrative Fee	Total
Single Family (2,000 sf) -- per unit													
Alachua County ⁽¹⁾	\$1,760-\$7,606	-	-	-	\$228	-	-	-	\$836	-	-	-	\$2,824-\$8,670
Hendry County ⁽²⁾	\$1,400	\$4,531	\$465	\$97	-	\$221	-	-	-	-	-	-	\$6,714
Putnam County ⁽³⁾	\$4,927	-	\$148	-	\$921	-	-	\$1,270	\$445	-	-	-	\$7,711
Charlotte County ⁽⁴⁾	\$6,289	-	\$289	\$284	\$285	\$77	-	\$268	-	\$312	-	-	\$7,804
Highlands County Calculated: County Roads⁽⁵⁾	\$3,706	-	\$705	\$844	\$1,311	\$55	\$462	\$1,290	\$492	-	\$282	-	\$9,147
Indian River County ⁽⁶⁾	\$6,632	\$1,310	\$196	-	\$278	-	-	\$415	\$819	-	-	\$193	\$9,843
Marion County ⁽⁷⁾	\$5,318	\$4,307	-	-	\$753	\$238	-	-	-	-	-	-	\$10,616
Sarasota County ⁽⁸⁾	\$3,474-\$4,776	\$3,048	\$281	\$1,009	\$281	\$171	\$683	\$623	\$2,719	-	-	-	\$12,289-\$13,591
Volusia County ⁽⁹⁾	\$5,464	\$7,023	-	-	\$597	\$70	-	-	\$644	\$384	-	-	\$14,182
Martin County ⁽¹⁰⁾	\$4,222	\$5,567	\$1,127	-	\$708	-	\$520	\$547	\$1,674	-	\$170	\$218	\$14,753
Clay County ⁽¹¹⁾	\$457-\$12,828	\$10,551	\$968	\$562	\$1,278	-	\$353	-	\$356	\$1,228	-	-	\$15,753-\$28,124
Highlands County Calculated: All Roads⁽¹²⁾	\$10,692	-	\$705	\$844	\$1,311	\$55	\$462	\$1,290	\$492	-	\$282	-	\$16,133
Polk County ⁽¹³⁾	\$3,185-\$4,103	\$12,187	\$578	\$662	\$377	\$153	\$188	-	\$1,864	-	-	-	\$19,194-\$20,112
St. Johns County ⁽¹⁴⁾	\$13,206	\$6,082	\$603	-	\$780	-	-	\$1,291	\$2,426	-	\$606	-	\$24,994
Collier County ⁽¹⁵⁾	\$8,601	\$13,184	\$412	\$577	\$476-\$1,880	\$204	\$308	\$1,373	\$2,250	\$1,071	-	-	\$28,456-\$29,860
City of Lakeland ⁽¹⁶⁾	\$10,474	\$12,187	\$609	\$662	\$526	\$153	\$188	-	\$6,863	-	-	-	\$31,662
Manatee County ⁽¹⁷⁾	\$19,768	\$9,190	\$986	-	\$311-\$519	\$345	\$419	-	\$4,404	-	-	\$295	\$35,718-\$35,926
Osceola County ⁽¹⁸⁾	\$21,710	\$12,923	-	-	\$780	-	-	-	\$2,305	-	-	\$60	\$37,778

1) Source: Alachua County Growth Management Division. Impact fees shown reflect fully-phased impact fees effective March 1, 2027. Transportation impact fee reflects range for non-traditional neighborhood development/transit oriented development which is outside urban cluster or outside urban cluster expansion.

2) Source: Hendry County Planning Department

3) Source: Putnam County Development Services. Law impact fee only includes vehicles/equipment.

4) Source: Charlotte County Planning and Zoning Department. Fees shown include a 2.55% administration fee. Charlotte County adopted the regional/specialty parks impact fee at 0%

5) Source: Highlands County Draft Impact Fee Study

6) Source: Indian River County. Fees are currently being updated.

7) Source: Marion County Planning and Zoning Division. Transportation fees shown reflect fully-phased impact fees effective October 1, 2028.

8) Source: Sarasota County Planning and Development. Transportation impact fees reflects range excluding mixed use and urban infill. Correctional impact fee shown reflects "justice impact fee" which includes courthouses and related buildings.

9) Source: Volusia County Growth and Resource Management Department

10) Source: Martin County Growth Management Department. All impact fees (except school impact fee) adopted in compliance with 50 percent increase per F.S. 163.31801 and effective January 1, 2028. School impact fee is currently effective.

11) Source: Clay County Planning and Zoning. School impact fee shown reflects fully-phased impact fees effective June 1, 2026.

12) Source: Highlands County Draft Impact Fee Study

13) Source: Polk County Building Division. Fees shown effective January 1, 2027

14) Source: St. Johns County Growth Management. Fees adopted in compliance with 50 percent increase per F.S. 163.31801. Fees shown reflect fully-phased fees effective March 4, 2030

15) Source: Collier County Growth Management. Fees adopted in compliance with 50 percent increase per F.S. 163.31801. Transportation, School, Law, Correctional, EMS, Library, Public Buildings and Parks fees shown reflect fully-phased fees effective April 1, 2029. Fire impact fee varies by district.

16) Source: City of Lakeland Community and Economic Development and Polk County Building Division. Fees shown reflect total impact fees collected by the City and County. City impact fees shown reflect fully-phased impact fees effective January 1, 2029. County impact fees shown reflect fully-phased impact fees effective January 1, 2027

17) Source: Manatee County Planning Development and Zoning Division. School fees shown reflect fully-phased impact fees effective September 9, 2027. Fire rescue impact fees vary by district.

18) Source: Osceola County Building and Permitting