



DEPARTMENT OF
**PLANNING AND
DEVELOPMENT
REVIEW**

**ZONING
ADMINISTRATION**

900 East Broad Street • City Hall - Room 110 • Richmond, Virginia 23219
<https://www.rva.gov/planning-development-review/zoning-administration>
Office: (804) 646-6340 • E-mail: PDRZoningAdministration@RVA.gov

ZONING FEES

(Effective as of July 1, 2024)

Fee for filing an application for a **Certificate of Zoning Compliance**:

Home Occupation	\$ 50.00
Day Nursery	\$ 50.00
Portable storage unit or building or structure less than or equal to 100 square feet for which no building permit is required	\$ 50.00
One or two dwelling units	\$ 100.00
Church or other place of worship	\$ 100.00
Portable storage unit or building or structure greater than 100 square feet for which no building permit is required	\$ 100.00
Three to 12 dwelling units	\$ 200.00
Private School	\$ 200.00
Other uses, less than or equal to 5,000 square feet	\$ 300.00
Wireless communications facility	\$ 500.00
Short-Term Rental (Valid for two years)	\$ 600.00
Other uses, greater than 5,000 square feet	\$ 600.00

Fee for filing an application for a **Zoning Compliance Letter**:

Home Occupation	\$ 50.00
Day Nursery	\$ 50.00
One or two dwelling units	\$ 100.00
Church or other place of worship	\$ 200.00
Private School	\$ 200.00
Buildable Lot Letter, "Lot Split" or Lot Line Adjustment	\$ 300.00
Other uses, less than or equal to 5,000 square feet	\$ 300.00
Other uses, greater than 5,000 square feet	\$ 600.00
Additional fee for filing an expedited application for a Letter of Zoning Compliance for any use (processed within 5 business days)	\$ 600.00

Fee for filing an application for an **Administrative Variance**:

Administrative Variance	\$ 100.00
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Fee for filing an application for an **Appeal of the Zoning Administrator regarding Zoning Proffers**:

Zoning Proffer Appeal to City Council	\$ 400.00
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