EXEMPTION FROM LAND DEVELOPMENT FEES

Date of application: _____

PROGRAM
The Economic Development Authority will provide a refund of building permit fees, zoning application fees, and a subdivision plat for both residential and non-residential properties to eligible property developers.

ELIGIBILITY
A non-residential improvement project must have a minimum new construction cost of $500,000 or if completing a renovation, a cost equal to at least 60% of pre-renovation assessed value of improvements.
A residential project must result in an assessment of improvements 140% or higher than the average residential improvement within the North Loudoun Street District.
The property must be located in the Enterprise Zone Boundaries or inside of the Winchester Historic District.

Name of Applicant:
Telephone #:
Email Address:
Property Address:
Tax Parcel Number:

Nature of Project (Please describe improvements and proposed use of the property):

_____

_____

_____

_____

_____

Time-line of project with estimated completion date:

_____

Verification of Construction (Please attach a copy of all building permit applications and a copy of all contracts or invoices for any work not requiring a building permit, as well as, a copy of the final certificate of occupancy or final inspection certificate, as applicable).

1. Building Square Footage: _____

2. List of Businesses to be located in the building if a commercial property:

_____

_____

3. Does your Contractor have a Winchester Business License?

Yes ☐   No ☐

4. Date the building will be reopened for business: _____

5. Is a Zoning permit required? (If so, please attach to this application)

Yes ☐   No ☐

6. Is a subdivision permit required? (If so, please attach to this application)

Yes ☐   No ☐

AKNOWLEDGMENTS

The applicant/owner hereby certifies that the information submitted in the application is accurate to the best of his/her knowledge.

Applicant's Signature: _____

Applicant's Title: _____   Date: _____

If the project is deemed eligible for the incentive you will be notified as soon as this determination is made by the City. A refund of the appropriate fees will be sent to you.