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City of New Smyrna Beach Incentives for Economic Development

- 1. Impact Fees:** For an existing building, it is possible that there are no impact fees. However, if there is construction due to an expansion or change of use, the following incentives apply:
 - City Police, Fire, and Transportation Impact Fees suspended: The City Commission has suspended the collection of Police, Fire and Transportation Impact Fees for any project permitted prior to December 31, 2013 and constructed prior to December 31, 2014
- 2. Brownfields:** The City has designated three areas as a Brownfield for the Florida Brownfields Program: The Community Redevelopment Agency (CRA) district, the Airport and Airport Industrial Park (with one lot exempted at the owner's request) and 1601 Tionia Road. Businesses within a designated Brownfields District may qualify for Brownfields Program Benefits, administered by Enterprise Florida, if they meet certain criteria. Benefits may include:
 - Bonus refund for job creation - \$2,000 per job
 - Loan guarantees for primary lenders: up to 50% on all sites, and up to 75% for affordable housing projects.
 - Sales tax credits on building materials for affordable housing
 - Additional incentives for sites with a Brownfield Site Rehabilitation Agreement
- 3. County, and State Programs:** City staff is available to assist businesses in applying for all of the applicable programs available from:
 - Volusia County: through the Department of Economic Development, including Performance Based Employment Incentives (see quick link on Economic Development main page)
 - Enterprise Florida: including the Qualified Industry Tax Refund (see quick link)
- 4. Annexation Related Fees Waived:** If a commercial property annexes into the City, the annexation fee, zoning fee, land use fee, and advertising fee has been waived by the City Commission for projects annexed in calendar year 2013..
- 5. Expedited Permitting:** The City's Planning Director and the City's Building Official have received high marks for working with developers and contractors to conduct reviews and issue permits in the shortest amount of time possible. We know that one of the most helpful steps we can take is to provide a **short time period for permitting** in order to get the business up and operating as quickly as possible.

We are ready to help you achieve your business goals!