

## PLANNING FEE SCHEDULE

Service	Fee Schedule (effective 7/1/19)
Preliminary Project Review – first submittal (non-single family)	\$1,375
Preliminary Project Review - first submittal (single family)	\$810
Preliminary Project Review - each subsequent submittal - (non single family)	\$735
Preliminary Project Review - each subsequent submittal - (single family)	\$415
Preliminary Project Review - written response - (non single family - hourly rate)	\$179
Preliminary Project Review - written response - (single family - hourly rate)	\$179
Design Review - administrative	\$410
Design Review - SFR - single house	\$810
Design Review - Residential: more than one house (per project)	\$3,215
Design Review - Residential: PUD (per project)	\$5,825
Design Review - All others	\$1,040
General Plan Amendment	Initial \$5,000 chargeable deposit for staff/legal review, replenished when less than \$1,000 (at rate of \$179/hr)
Home Occupation Permit	\$110
Rezoning	Initial \$5,000 chargeable deposit for staff/legal review, replenished when less than \$1,000 (at rate of \$179/hr)
Sign Design Review: administrative	\$155
Sign Design Review: Zoning Administrator review	\$510
Sign Design Review: Planning Commission review	\$525
Street vacation, open space or easement abandonment	\$895
Major Subdivision Review Tentative Map Phase (>4 lots)	\$6,925 + \$240/lot
Minor Subdivision Review Tentative Map Phase (4 lots or less)	\$3,830 + \$240/lot

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Lot Line Adjustment	\$1,045
Certificate of Compliance	\$385
Parcel Map Waiver	\$575
Property Merger	\$575
Use Permit: SFR	\$525
Use Permit: Planned Unit Development	\$1,700
Use Permit: non-conforming use	\$1,050
Use Permit: Zoning Administrator	\$700
Use Permit: all others	\$1,750
Variance: front yard parking	\$1,320
Variance: administrative	\$900
Variance: SFR	\$700
Variance: all others	\$1,320
Changes to previously approved applications	\$1,130
Research (cost per hour)	\$179
Zoning Compliance letter	\$160
Tree Removal Permit	\$125
Services Not Specified (cost per hour)	\$179
Environmental Review: initial study / negative declaration	Consultant Cost (borne by applicant) + \$5,000 chargeable deposit for City legal and planning review, replenished when less than \$1,000 (at rate of \$179/hr)
Environmental Review: expanded initial study / mitigated negative declaration	N/A (to be covered within fee listed above)

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Environmental Review: EIR	\$1,450
Environmental Review: mitigation monitoring	\$3,215
Environmental Review: special studies	\$3,215
Environmental Review: State Dept of Fish & Wildlife	up to \$8,164.50
Environmental Review: State Dept of Fish & Wildlife Public Noticing (County Clerk charge)	\$50
Unspecified Site Visit (cost per hour)	\$179
Planner time over 30 minutes	\$179
Noticing and Mailing Costs – Single Family Residential	\$150 initial deposit, replenished when less than \$30
Noticing and Mailing Costs – All others	\$500 initial deposit, replenished when less than \$100
Technology Fee (see Note 4 below)	\$15

**Notes:**

1. At the discretion of the Assistant City Manager or City Manager, an hourly rate may be charged for any service, including those for which no fee is specifically designated.
2. Fees for peer review or consultant plan check shall be at actual cost plus 25% overhead charge.
3. Fee listed above for Environmental Review: State Department of Fish & Wildlife, is effective January 1, 2010, and represents a direct pass through of various State and County fees that includes numerous components such as: Negative Declaration; Mitigated Negative Declaration; Environmental Impact Report; Environmental Document pursuant to a Certified Regulatory Program; and County Clerk Processing Fee. This Fee does not include any City administrative costs, and is subject to change upon notice from the State and County.
4. Effective February 15, 2011, a \$15 Technology Fee is charged for applications requiring Design Review, General Plan Amendment (Text and/or Map), Lot Line Adjustment, Major Subdivision, Minor Subdivision, Planned Unit Development, Rezoning (Text and/or Map), Use Permit, Variance, Zoning Amendment, Zone Compliance Letter, or Tree Removal Permit services. This fee will only be charged once per project.
5. Applications processed concurrently do not receive discounted fees.