

PLANNING DIVISION FEE SCHEDULE
EFFECTIVE JULY 1, 2024 THROUGH DECEMBER 22, 2024

Application Type	Total Fee
AGRICULTURAL MITIGATION	
IN-LIEU FEE	\$ 14,960.00
ANNEXATION	
City Processing	\$ 31,789.20
LAFCO Processing	\$ 36,417.60
Plus additional fees collected by other agencies, LAFCO fee \$1,154 + SBE Fees	LAFCO fee \$1,154 + SBE Fees
APPEALS	
Commission/Board Decisions (Applicant appeal)	\$ 10,752.00
Commission/Board Decisions (Public appeal)	\$ 748.80
Staff Decisions (Applicant appeal)	\$ 8,794.80
Staff Decisions (Public appeal)	\$ 748.80
APPROVAL AMENDMENT	
Major - Non Administrative	\$ 16,398.00
Minor- Administrative	\$ 9,181.20
CC&RS	\$ 1,500.00
Plus City Attorney Fees Note: Use City Attorney Account to deposit their portion of CC&R Fees *Plus any fully burdened hourly rate	Actual Cost
Other Agreements/Documents Review	\$ 606.00
Plus City Attorney Fees Note: Use City Attorney Account to deposit their portion of document review Fees	Actual Cost
CONTRACT PLANNING SERVICES	206.217.21710 (Consultant Portion) - Actual Cost
CULTURAL RESOURCES	
Alteration (Major) (\$10,000 + valuation)	
Plus Planning Commission Costs	\$ 6,525.60
Alteration (Minor) (under \$10,000 valuation)	
Plus Planning Commission Costs	\$ 456.00
Demolition or Relocation (formerly Alteration)	\$ 7,418.40
Designation Review	\$ 9,710.40
DESIGN PERMIT	
Landscape Plan Review Only	\$ 3,033.60
Non Residential Design Permit (Major)	\$ 22,520.40
Non Residential Design Permit (Minor)	\$ 12,379.20
Plan Detail Review (misc site details: lighting, trash enclosure, etc.)	\$ 2,554.80

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Residential Design Permit (6 units or less)	\$ 15,028.80
Residential Design Permit (7-15 units)	\$ 18,633.60
Residential Design Permit (16 + units) (Each additional 25 units)	\$ 23,410.80
Site Plan Only (no new square footage)	\$ 8,126.40
DESIGN REVIEW	
(PRELIMINARY PLAN REVIEW)	
Conceptual Plan Review (staff only)	\$ 8,056.80
Non Residential (Major) Preliminary Plan Review to PC	\$ 12,818.40
Non Residential (Minor) Preliminary Plan Review to PC	\$ 8,892.00
Residential SB330 Preliminary Application Review (staff)	\$ 16,384.80
Residential (6 units or less) Preliminary Plan Review to PC	\$ 9,708.00
Residential (7+ units) Preliminary Plan Review to PC	\$ 13,933.20
DEVELOPMENT AGREEMENTS	
Non Residential Development Agreement	\$ 15,781.20
Residential Development Agreement filed concurrent with other entitlement applications	\$ 15,781.20
Residential Development Agreement (filed alone - non concurrent with other applications) includes RDCS Compliance Monitoring 0 - 3 yrs	\$ 17,298.00
RDCS Compliance Monitoring (each year after 3 yrs)	\$ 3,033.60

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Application Type	Total Fee
ENVIRONMENTAL REVIEW (CEQA)	
Environmental Impact Report	\$27,977 or 19% of study costs, whichever is greater, plus actual cost of study & required State & County fees
Expanded Initial Study	\$16,125 or 22% of study costs, whichever is greater, plus actual cost of study & required State & County fees
Historic Assessments - Historical Consultant Deposit	Actual Cost
Historic Assessments - Staff level	\$ 6,009.60
Initial Environmental Assessment	\$2,271 plus County and Fish and Game Fees
Mitigation Monitoring and Reporting Program - Per Year	\$ 1,518.00
EXTENSION OF TIME FOR APPROVALS	
Administrative	\$ 2,580.00
Non Administrative	\$ 4,628.40
GENERAL PLAN AMENDMENT	
Land Use Diagram/Map Amendment	\$ 21,346.80
Text Amendment	\$ 12,092.40
HABITAT PLAN FEES (SC VALLEY HABITAT PLAN)	
	As determined by Fee Calculator Worksheet
Habitat Plan Related Reviews	\$ 606.00
HOUSING IN-LIEU FEE	
MINOR EXCEPTION	
\$ 3,866.40	
OPEN SPACE IN-LIEU FEE (Per 20 Dwellings)	
\$ 76,818.88	
Single (3pt) = \$3,840.95	
Double (6pt) = \$7,681.88	

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Application Type	Total Fee
OUT OF AGENCY CONTRACT FOR SERVICES	
City Staff	\$ 12,670.80
Plus additional fees collected by other agencies	Plus additional fees collected by other agencies
PLANNING CONSULTATION	Fully burdened hourly rate @ \$253/hour and overtime rate @ \$291/hour
REFUNDABLE DEPOSITS	Determined by Planning Director - billed at hourly rate
RESIDENTIAL DEVELOPMENT CONTROL SYSTEM (RDCS)	
Preliminary Measure S Review	\$ 8,947.20
Final Measure S Review (RDCS)	\$ 38,136.00
RDCS Extension	\$ 5,138.40
RDCS Appeal	\$ 10,452.00
RESIDENTIAL PRIVATE LIVESTOCK PERMIT	\$ 1,047.60
REVERSION TO ACREAGE PROCESSING	\$ 3,794.40
SIGN REVIEW	
Alteration to Existing Sign	\$ 226.80
Copy Change-Sign review over the counter	\$ 303.60
New Sign Permit - First Sign	\$ 456.00
Each Additional Sign	\$ 151.20
New Sign Within a Master Sign Program	\$ 226.80
Subdivision/Real Estate Tract Signs	\$ 909.60
Temporary/Promotional Signs	\$ 75.60
Uniform Sign Program	\$ 4,401.60
SUBDIVISION	
Tentative Parcel Map Review (4 lots or less)	\$ 8,758.80
Tentative Subdivision Map Review (5 to 15 Lots)	\$ 11,756.40
Tentative Subdivision Map Review (16 to 25 Lots)	\$ 14,780.40
Tentative Subdivision Map Review (26 lots or more-Each addn'l 25 lots)	\$ 18,397.20

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Application Type	Total Fee
TRANSFER DEVELOPMENT CREDIT (TDC) APPLICATION FEE	\$ 10,773.60
TREE REMOVAL PERMIT	\$ 150.00
URBAN SERVICE AREA AMENDMENT	
City Processing	\$ 19,678.80
LAFCO Processing	\$ 36,417.60
Plus additional fees collected by other agencies LAFCO fee \$11,574 plus actual costs	Plus additional fees collected by other agencies-LAFCO fee \$11,574 plus actual costs
USE PERMIT	
Administrative Use Permit	\$ 9,218.40
Conditional Use Permit (New Construction)	\$ 14,601.60
Conditional Use Permit (No New Construction)	\$ 14,006.40
Temporary Use Permit	\$ 7,413.60
Temporary Use Permit (Non-Profit)	\$ 120.00
Temporary Use Permit Amendment	\$ 3,964.80
VARIANCE	\$ 12,997.20
WILLIAMSON ACT	
Williamson Act Cancellation	\$ 14,568.00
Williamson Act New	\$ 7,891.20
Williamson Act Non Renewal	\$ 1,214.40
ZONING REQUESTS	
Planned Development	\$ 21,655.20
Residential Planned Development Review	\$ 21,172.80
Residential Planned Development (if processed concurrently with Subdivision)	\$ 13,334.40
Zoning Map Amendment Review	\$ 14,252.40
Zoning Map Amendment Review (if processed concurrently with GPA or ANX)	\$ 11,520.00
Zoning Text Amendment Review	\$ 15,162.00
Zoning Confirmation Letter	\$ 1,972.80

PLANNING DIVISION FEE SCHEDULE
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Application Type	Total Fee
PUBLIC HEARINGS & NOTICES	
City Council Meeting	\$ 2,719.20
LAFCO meeting (each additional)	\$ 2,124.00
Planning Commission Meeting	\$ 2,871.60
Public Noticing	
Up to 50	\$ 63.00
Over 50	\$ 126.00
Envelopes (Actual Cost) (currently .28 each)	Actual Cost
Postage (Actual Cost) Effective 07-09-23 .66 each	Actual Cost
Public Noticing (publication)	\$ 2,275.20
OTHER SERVICE CHARGES:	
Annual Charge for Entire PC Packet	\$ 140.00
Document Printing/Copying (per page)	\$ 0.11
Engineering Services/Preliminary Fee Estimate	\$ 371.00
Oversized Copy 24x36 (per page)	\$ 2.93
Oversized Copy 18x26 (per page)	\$ 2.61
Oversized Copy 24x36 - Color (per page)	\$ 3.78
Oversized Copy 11x17	\$ 0.70
Other Oversized Copies	Hourly rate + equipment maintenance rate per sq. foot
Electronic Search of the Public Records	See City Clerk
Record Research Service (Deposit Required) - hourly	\$253/hour and overtime rate @ \$291/hr against an initial deposit
MAPS	
General Plan (color)	\$ 13.52
Zoning and Boundary	\$ 8.32
For services requested of City Staff which have no fee listed in this fee schedule	
During Business Hours	Fully burdened hourly rate @ \$253/hour
After Business Hours	Hourly rate @ \$291/hour