

RESOLUTION NO. 2010-77 MASTER FEE SCHEDULE	
PLANNING	
	ADOPTED
	FEE
	EFFECTIVE
	11/8/2010
AFFORDABLE HOUSING FEASIBILITY ANALYSIS	TRUST DEP.
APPLICATION APPEAL PROCESSING	\$ 2,275
BUSINESS LICENSE/HOME OCCUPATION (ZONING REVIEW)	\$ 17
CERTIFICATE OF COMPLIANCE REVIEW	\$ 818
PLUS ACTUAL COST OF CONTRACT ENGINEER BILLED AGAINST TRUST DEPOSIT	
COASTAL PERMIT - APPEALABLE - PLANNING COMMISSION REVIEW	\$ 3,106
COASTAL PERMIT - NONAPPEALABLE/PLANNING COMMISSION REVIEW	\$ 3,106
COASTAL PERMIT - APPEALABLE - STAFF REVIEW	\$ 1,900
COASTAL PERMIT - NONAPPEALABLE - STAFF REVIEW	\$ 1,900
CONDITIONAL USE PERMIT (REVISION TO EXISTING)	\$ 4,730
CONDITIONAL USE PERMIT- COMMERCIAL ANTENNA	\$ 2,622
CONDITIONAL USE PERMIT (NEW)	\$ 7,222
COVENANT PROCESSING/TERMINATION	\$ 160
DENSITY BONUS REQUEST	\$ 1,995
ENCROACHMENT PERMIT	\$ 1,726
ENCROACHMENT PERMIT TRUST DEPOSIT	TRUST DEP.
MINIMUM TRUST DEPOSIT OF \$1,000 FOR TRACT ENTRY OBSERVATION BOOTHS (GUARD SHACKS).	
ENVIRONMENTAL ASSESSMENT	\$ 139
ENVIRONMENTAL ASSESSMENT-INITIAL STUDY/NEGATIVE DECLARATION	\$ 5,594
ENVIRONMENTAL ASSESSMENT - ENVIRONMENTAL IMPACT REPORT	\$ 5,642
PLUS THE ACTUAL COST OF THE PROJECT PLANNER, CITY ENGINEER, TRAFFIC ENGINEER AND OTHER CONSULTANTS CHARGED AGAINST A TRUST DEPOSIT	
EXOTIC ANIMAL PERMIT	\$ 1,040
EXTREME SLOPE PERMIT	\$ 1,797
PLUS ACTUAL COST OF THE CITY ENGINEER CHARGED AGAINST A TRUST DEPOSIT	
FENCES, WALLS AND HEDGES PERMIT	\$ 2,192
FOLIAGE ANALYSIS	\$ 198
GEOLOGIC INVESTIGATION PERMIT	\$ 327
GEOLOGIC INVESTIGATION PERMIT TRUST DEPOSIT	TRUST DEP.
REQUIRED BY DEVELOPMENT CODE TO ENSURE THAT TRENCHES, BORINGS, ETC. ARE PROPERLY BACKFILLED.	

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GEOLOGIC REVIEWS:	
GEOLOGIC REVIEWS ARE PERFORMED BY THE CITY'S CONSULTANT AND FEES ARE BASED ON THE ASSOCIATED CONTRACT AMOUNT. ALL GEOLOGIC REVIEWS REQUIRE A TRUST DEPOSIT FOR THE COST OF THE CONSULTANT.	
CATEGORY 1 - GEOLOGIC SITE INSPECTION FEE	\$ 55
CATEGORY 2 - GEOLOGIC REPORT REVIEW FEE	\$ 230
CATEGORY 3 - GEOLOGIC PLANNING REVIEW FEE	\$ 135
CATEGORY 4 - GEOLOGIC (RESUBMITTED) REPORT REVIEW FEE	\$ 40
CATEGORY 5 - ADDITIONAL SERVICE FEE	TRUST DEP.
GRADING PLAN REVIEW - MINOR	\$ 190
GRADING PLAN REVIEW - MAJOR - PLANNING COMMISSION	\$ 3,312
GRADING PLAN REVIEW - MAJOR - STAFF	\$ 2,345
DRAINAGE REVIEW	\$ 196
A NEIGHBORHOOD COMPATIBILITY FEE OR TRUST DEPOSIT MAY BE REQUIRED FOR GRADING PLAN REVIEWS.	
HEIGHT VARIATION - DIRECTOR REVIEW	\$ 2,800
HEIGHT VARIATION PERMIT - PLANNING COMMISSION REVIEW	\$ 4,658
A NEIGHBORHOOD COMPATIBILITY FEE OR TRUST DEPOSIT MAY BE REQUIRED FOR HEIGHT VARIATION PERMITS.	
LANDSCAPE PLAN CHECK AND INSPECTION	\$ 277
PLUS TRUST DEPOSIT FOR CONTRACT LANDSCAPE ARCHITECT	
LANDSLIDE MORATORIUM EXCLUSION	TRUST DEP.
LANDSLIDE MORATORIUM EXCEPTION PERMIT - STAFF REVIEW	\$ 1,555
LARGE FAMILY DAY CARE PERMIT	\$ 1,438
LOT LINE ADJUSTMENT	\$ 2,002
PLUS A TRUST DEPOSIT FOR SERVICES RENDERED BY THE CITY ENGINEER	
MINOR EXCEPTION PERMIT	\$ 1,707
MISCELLANEOUS HEARING	\$ 1,932
NEIGHBORHOOD COMPATIBILITY ANALYSIS	\$ 1,727
NON COMMERCIAL AMATEUR ANTENNA PERMIT	\$ 1,221
REQUIRED ONLY IF ANTENNA DOES NOT QUALIFY FOR THE SITE PLAN REVIEW PROCESS	

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NPDES STAFF REVIEW	\$ 307
PLUS FEES FOR CONSULTANT SERVICES	
NPDES (DRAINAGE) CONSULTANT REVIEW FEES:	
CONCEPTUAL REVIEW (PRIORITY PROJECTS)	\$ 500
UPON APPLICANT REQUEST	
STANDARD URBAN STORM WATER MITIGATION PLAN - PRIORITY PROJECTS:	
10+ RESIDENTIAL DWELLING UNITS	\$ 600
INDUSTRIAL/COMMERCIAL DEVELOPMENT (GREATER THAN 1 ACRE)	\$ 600
HILLSIDE PROJECTS (LESS THAN AN ACRE)	\$ 600
HILLSIDE PROJECTS (ONE ACRE OR GREATER)	\$ 600
AUTOMOTIVE REPAIR FACILITY	\$ 600
RETAIL GASOLINE OUTLET	\$ 600
RESTAURANT	\$ 600
PARKING LOTS WITH 25 SPACES OR 5,000 SQ FT	\$ 600
SIGNIFICANT REDEVELOPMENT PROJECTS	\$ 600
ADD 5,000 SQ FT OR MORE OF IMPERVIOUS SURFACE ON ALREADY DEVELOPED SITE	
PROJECTS OVER 2,500 SQ. FT AND LOCATED IN, ADJACENT TO, OR DISCHARGING DIRECTLY TO AN ENVIRONMENTALLY SENSITIVE AREA:	
A) SINGLE FAMILY HOME	\$ 600
B) ALL OTHERS	\$ 600
STANDARD URBAN STORM WATER MITIGATION PLAN - SITE SPECIFIC:	
VEHICLE/EQUIPMENT MAINTENANCE/WASH/REPAIR/OR FUELING AREAS	\$ 500
COMMERCIAL OR INDUSTRIAL WASTE HANDLING	\$ 500
OUTDOOR HANDLING OR STORAGE OF HAZARDOUS MATERIALS	\$ 500
OUTDOOR MANUFACTURING AREAS	\$ 500
OUTDOOR FOOD HANDLING OR PROCESSING	\$ 500
OUTDOOR ANIMAL CARE, CONFINEMENT, OR SLAUGHTER	\$ 500
OUTDOOR HORTICULTURE ACTIVITIES	\$ 500
STORM WATER POLLUTION PREVENTION PLAN CHECK:	
PROJECT WITH TOTAL DISTURBED AREA OF LESS THAN 1 ACRE	\$ 550
FOR PROJECTS WITH TOTAL DISTURBED AREA OF MORE THAN 1 ACRE, AN ADDITIONAL FEE OF \$0.154 PER 100 SQ FT APPLIES	
<p>NPDES (DRAINAGE) REVIEWS ARE PERFORMED BY THE CITY'S CONSULTANT AND FEES ARE BASED ON THE ASSOCIATED CONTRACT AMOUNT. IF MORE THAN 1 CATEGORY OF FEES APPLIES TO A SPECIFIC PROJECT USE, THEN THE HIGHEST APPLICABLE CATEGORY SHALL APPLY. AN ADDITIONAL CONSULTANT FEE OF \$95/HR WILL BE CHARGED FOR ALL FOURTH AND SUBSEQUENT REVIEWS.</p>	

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PARCEL MAP - FINAL	\$ 1,244
PLUS A TRUST DEPOSIT FOR SERVICES RENDERED BY THE CITY ENGINEER	
PARCEL MAP - TENTATIVE	\$ 5,744
PLUS A TRUST DEPOSIT FOR SERVICES RENDERED BY THE CITY ENGINEER	
PARKING LOT PERMIT	\$ 720
PLUS A TRUST DEPOSIT FOR REVIEW BY THE CONSULTING ENGINEER IF REQUIRED	
PENALTY FEE	APP. FEE X 2
PLANNING CERTIFICATION LETTER	\$ 532
PUBLIC WORKS REVIEW OF DEVELOPMENT APPLICATION	\$ 575
RADIUS MAP FEE	REMOVE
REVERSION TO ACREAGE	\$ 721
REVISION/AMENDMENT FEE	1/2 APP. FEE
OR A TRUST DEPOSIT (DETERMINED BY STAFF) FOR THOSE APPLICATIONS THAT ORIGINALLY REQUIRED A TRUST DEPOSIT.	
SIGN PERMIT - TEMPORARY (ONE OR MORE)	\$ 103
SIGN PERMIT - PERMANENT	\$ 340
PLUS A TRUST DEPOSIT FOR REVIEW BY THE TRAFFIC ENGINEER IF REQUIRED	
SIGN PERMIT - MASTER SIGN PROGRAM-PLANNING COMMISSION REVIEW	\$ 1,932
SITE PLAN REVIEW - ANTENNA	\$ 378
SITE PLAN REVIEW - MAJOR	\$ 326
PLUS \$246 IF ENG. REVIEW REQUIRED	
SITE PLAN REVIEW - MINOR	\$ 135
PLUS \$246 IF ENG. REVIEW REQUIRED	
A NEIGHBORHOOD COMPATIBILITY FEE OR TRUST DEPOSIT MAY BE REQUIRED FOR SITE PLAN REVIEWS.	
LARGE DOMESTIC ANIMAL PERMIT	\$ 2,682
SPECIAL CONSTRUCTION PERMIT	\$ 80
SPECIAL USE PERMIT	\$ 2,035
TEMPORARY VENDOR PERMIT	\$ 71
PLUS A TRUST DEPOSIT FOR REVIEW BY TRAFFIC ENGINEER IF VENDING IN THE PUBLIC RIGHT OF WAY	
TRACT MAP - FINAL	\$ 1,455
PLUS ACTUAL COST OF PROJECT PLANNER CHARGED AGAINST A TRUST DEPOSIT	
TRACT MAP - TENTATIVE	\$ 6,243
PLUS ACTUAL COST OF PROJECT PLANNER CHARGED AGAINST A TRUST DEPOSIT	
USE/INTERPRETATION PROCEDURE	\$ 1,443
VARIANCE REVIEW	\$ 4,209
MISCELLANEOUS	
GENERAL PLAN/LOCAL COASTAL PLAN/SPECIFIC PLAN AMENDMENT & ZONE (CODE) CHANGE - INITIATION	\$ 1,829
PLUS ACTUAL COST OF PROJECT PLANNER AND CONSULTANTS CHARGED AGAINST A TRUST DEPOSIT	
GENERAL PLAN/LOCAL COASTAL PLAN/SPECIFIC PLAN AMENDMENT & ZONE (CODE) CHANGE - APP. PROCESSING	\$ 1,481
PLUS ACTUAL COST OF PROJECT PLANNER AND CONSULTANTS CHARGED AGAINST A TRUST DEPOSIT	
TIME EXTENSIONS	\$ 323
DATA ENTRY - HISTORICAL FEE (PER PROPERTY)	\$ 18
DATA ENTRY - DATA PROCESSING (PER APP. & BUILDING PERMIT)	\$ 4
DOCUMENT PRINTING SERVICES (PER PAGE COPIED)	SEE FEES AND COSTS FOR COPIES ON CITY CLERK'S MASTER FEE SCHEDULE

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NOTE:	
MINIMUM INITIAL DEPOSIT TO BE DETERMINED BY STAFF FOR ALL TRUST DEPOSITS. ALL CITY FEES MAY REQUIRE A TRUST DEPOSIT IN ADDITION TO LISTED FEES. TRUST DEPOSITS MAY BE USED TO PAY FOR SERVICES FROM THE CITY ATTORNEY, TRAFFIC COMMITTEE, NPDES CONSULTANT, OR OTHER CONSULTANTS, AS SET FORTH IN RESOLUTION 2009-19.	
GREEN IMPROVEMENTS:	
DEVELOPMENT APPLICATIONS WHICH INCLUDE A PROPOSAL TO ELIMINATE EXISTING IMPERMEABLE HARDSCAPE TO MEET THE REQUIRED OPEN SPACE STANDARDS WILL BE SUBSIDIZED BY 50 PERCENT.	
MINOR SITE PLAN REVIEW APPLICATION FEE AND ANY ASSOCIATED BUILDING AND SAFETY PERMIT FEES (SUCH AS PLUMBING OR ELECTRICAL PERMITS) FOR THE INSTALLATION AND/OR REPLACEMENT OF EXISTING MECHANICAL UNITS WITH NEW ENERGY STAR UNITS BE SUBSIDIZED BY 50 PERCENT.	
MINOR SITE PLAN REVIEW APPLICATION FEE AND THE ASSOCIATED BUILDING AND SAFETY PERMIT FEES (PLUMBING PERMIT) FOR THE INSTALLATION OF TANKLESS WATER HEATERS, RATHER THAN STANDARD WATER HEATERS BE SUBSIDIZED BY 50 PERCENT.	
PLUMBING PERMITS) FOR THE INSTALLATION OF POOL/SPA PUMPS WITH HIGH EFFICIENT MOTORS BE SUBSIDIZED BY 50 PERCENT.	
MINOR SITE PLAN REVIEW APPLICATION FEE AND THE ASSOCIATED BUILDING AND SAFETY PERMITS (BUILDING & ELECTRICAL PERMITS) FOR THE INSTALLATION OF SOLAR PANELS BE SUBSIDIZED BY 50 PERCENT.	
MINOR SITE PLAN REVIEW APPLICATION FEE AND THE ASSOCIATED BUILDING AND SAFETY PERMITS (BUILDING PERMITS) FOR THE INSTALLATION OF SKYLIGHTS BE SUBSIDIZED BY 50 PERCENT.	
AFFORDABLE HOUSING:	
ALL APPLICABLE PLANNING APPLICATIONS, (E.G. CONDITIONAL USE PERMIT, ETC.) AND BUILDING AND SAFETY PERMIT FEES (E.G. BUILDING PERMIT, PLUMBING PERMIT, ETC.) APPLICABLE VOLUNTARY CONSTRUCTION OF NEW AFFORDABLE HOUSING AND/OR THE "CONVERSION" OF EXISTING UNITS TO AFFORDABLE UNITS BE SUBSIDIZED BY 50 PERCENT.	
ALL APPLICABLE PLANNING APPLICATION FEES (E.G. SITE PLAN REVIEW, ETC.) AND BUILDING AND SAFETY PERMIT FEES (E.G. BUILDING PERMIT, PLUMBING PERMIT, ETC.) FOR THE CONSTRUCTION OF SECOND DWELLING UNITS AS DEFINED IN THE CITY'S MUNICIPAL CODE BE SUBSIDIZED BY 50 PERCENT.	
AFTER THE FACT CONSTRUCTION INVOLVING PREVIOUS PROPERTY OWNERS:	
IF A PROPERTY OWNER CAN DEMONSTRATE TO THE SATISFACTION OF THE PLANNING DIRECTOR THAT AN UNPERMITTED STRUCTURE WHICH IS THE SUBJECT OF AN AFTER-THE-FACT APPLICATION WAS CONSTRUCTED PRIOR TO THE CURRENT PROPERTY OWNER TAKING TITLE TO THE PROPERTY AND WAS NOT DISCLOSED BY THE PREVIOUS PROPERTY OWNERS, THEN ONLY THE PENALTY FEES MAY BE WAIVED.	
OTHER:	
ADDITIONAL SERVICES FOR WHICH A FEE HAS NOT BEEN ESTABLISHED SHALL BE CHARGED AT THE CITY'S FULLY BURDENED HOURLY RATE.	

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VIEW RESTORATION	
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CITY TREES:	
CITY TREE REVIEW PERMIT	\$ 688
VIEW RESTORATION:	
VIEW RESTORATION PERMIT PROCESSING FEE	\$ 5,106
VIEW RESTORATION PERMIT FOLLOW-UP FEE	\$ 653
MISCELLANEOUS:	
SITE VISIT FEE (VIEW OWNERS)	\$ 338
NONCOMPLIANCE FINE (FOLIAGE OWNERS)	\$ 338
EXTRA MEDIATION MEETING	\$ 262
OTHER:	
ADDITIONAL SERVICES FOR WHICH A FEE HAS NOT BEEN ESTABLISHED SHALL BE CHARGED AT THE CITY'S FULLY BURDENED HOURLY RATE.	