

**PLANNING & DEVELOPMENT SERVICES
PROPOSED FY 2023-24 FEES/DEPOSITS**

PERMIT TYPE	Deposit (D) or Fee (F)	CURRENT FEE/DEPOSIT	PROPOSED FEE/DEPOSIT	\$ CHANGE	% CHANGE
Land Planning Deposits & Fees					
ADMINISTRATIVE PERMITS					
Additional Story	F	\$2,231	\$2,383	\$152	6.8%
Agricultural Clearing	D	\$2,197	\$2,347	\$150	6.8%
Borrow Pit	D	\$5,013	\$5,481	\$468	9.3%
Boutique Winery	D	\$3,681	\$4,003	\$322	8.7%
Brushing/Clearing	D	\$3,436	\$3,732	\$296	8.6%
Family Day Care		Fees Waived			
Fence Height	F	\$1,999	\$2,194	\$195	9.8%
Homeowners Association	D	\$2,090	\$2,244	\$154	7.4%
Horse Stable	D	\$5,013	\$5,481	\$468	9.3%
Host Home	F	\$3,382	\$3,740	\$358	10.6%
Lot Size Averaging	D	\$5,013	\$5,481	\$468	9.3%
Meteorological Testing Facilities	D	\$3,681	\$4,003	\$322	8.7%
Minor Deviation	F	\$1,181	\$1,259	\$78	6.6%
Mobile Financial Business Office	F	\$3,682	\$4,004	\$322	8.7%
Modification	D	\$4,011	\$4,412	\$401	10.0%
Off-Premise Sign	F	\$896	\$954	\$58	6.5%
On-Premise Sign	F	\$947	\$1,008	\$61	6.4%
Sign Modification	F	\$357	\$380	\$23	6.4%
Photovoltaic Solar Energy System	D	\$5,013	\$5,481	\$468	9.3%
Open Space Encroachment	D	\$4,520	\$4,950	\$430	9.5%
Oversized Structure	F	\$3,400	\$3,762	\$362	10.6%
Recycling Collection Facility (small)	D	\$3,681	\$4,003	\$322	8.7%
Standard Application	D	\$5,013	\$5,481	\$468	9.3%
Time Extension	F	\$1,190	\$1,280	\$90	7.6%
Wind Turbine Projects	D	\$5,013	\$5,481	\$468	9.3%
AGRICULTURAL PRESERVES					
Contracts/Amendments	D	\$5,140	\$5,493	\$353	6.9%
Establishment of a Preserve	D	\$6,587	\$7,044	\$457	6.9%
Disestablishment of a Preserve	D	\$6,587	\$7,044	\$457	6.9%
ALCOHOLIC BEVERAGE CONTROL (ABC) DETERMINATION					
Application	F	\$1,575	\$1,682	\$107	6.8%
APPEALS					
Administrative Decision	D/F	\$1,979	\$2,106	\$127	6.4%
To Board of Supervisors	D/F	\$1,000	\$1,000	\$0	0.0%
To Planning Commission	D/F	\$1,000	\$1,000	\$0	0.0%
ASSESSMENT DISTRICT FORMATION					
Application	D	\$5,868	\$6,468	\$600	10.2%
BOUNDARY ADJUSTMENTS					
Standard Application	D	\$1,818	\$2,284	\$466	25.6%
CENTERLINE REVIEW					
Review	D	\$1,660	\$1,941	\$281	16.9%
CERTIFICATES OF COMPLIANCE					
Application Legal Lot	F	\$2,120	\$2,670	\$550	25.9%

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Land Planning Deposits & Fees					
Certificate of Compliance With Boundary Adjustment	D	\$2,358	\$2,608	\$250	10.6%
Certificate in Lieu of Tentative Map	D	\$7,699	\$8,381	\$682	8.9%
Certificate in Lieu of Tentative Parcel Map	D	\$7,699	\$8,381	\$682	8.9%
Non-Refundable Violation Fee (MSV)	F	\$600	\$600	\$0	0.0%
Violation of Subdivision Ordinance (MSV)	D	\$12,830	\$14,233	\$1,403	10.9%
CONDITION SATISFACTION COMPLIANCE REVIEW					
Condition Satisfaction Review - Mitigation Monitoring Compliance	F, F, D	Dependent on number of conditions: 1-5: \$511 fee, 6-10: \$1,022 fee, 11-15: \$1,479 deposit	Dependent on number of conditions: 1-5: \$543 fee, 6-10: \$1,086 fee, 11-15: \$1,574 deposit	\$95	6.4%
CONSTRUCTION PERMIT					
Application	F	\$179	\$200	\$21	11.7%
Time Extension	F	\$67	\$77	\$10	14.9%
CONSULTANT LIST					
CEQA Consultant Application	F	\$500	\$532	\$32	6.4%
CEQA Consultant List Renewal Application	F	\$246	\$261	\$15	6.1%
Appeal of Scoring for Placement on the CEQA Consultant List	F	\$367	\$391	\$24	6.5%
COVENANT RELEASE FEE	F	\$344	\$384	\$40	11.6%
ENCROACHMENT PERMIT					
Application	F	\$179	\$200	\$21	11.7%
Time Extension	F	\$67	\$77	\$10	14.9%
ENVIRONMENTAL ACTIONS (CEQA)					
Application for Environmental Initial Study (AEIS) - Average	D	\$4,399	\$4,708	\$309	7.0%
AEIS - Major	D	\$6,431	\$6,880	\$449	7.0%
AEIS - Previous/Minor	D	\$1,692	\$1,810	\$118	7.0%
CEQA Exemption	F/D	\$771	\$821	\$50	6.5%
EXCAVATION PERMIT					
Application	F	\$179	\$200	\$21	11.7%
Time Extension	F	\$67	\$77	\$10	14.9%
GENERAL PLAN AMENDMENT					
Initial Consultation	F	\$5,251	\$5,612	\$361	6.9%
Standard Application	D	\$17,406	\$19,139	\$1,733	10.0%
GRADING PERMIT (PLAN CHECK BY CU. YDS.)					
Minor DPW Grading Permit	D	\$4,450	\$5,111	\$661	14.9%
Major DPW Grading Permit	D	\$7,909	\$9,145	\$1,236	15.6%
HABITAT LOSS PERMIT					
Application	D	\$5,886	\$6,325	\$439	7.5%

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Land Planning Deposits & Fees					
IMPROVEMENT PLAN - Curb Grade					
Curb Grade Review	D	\$6,253	\$7,237	\$984	15.7%
IMPROVEMENT PLAN - Parcel Map (TPM)					
Parcel Map (TPM) Review	D	\$5,287	\$6,116	\$829	15.7%
Self-Certification of Private Road (4 homes max)	F	\$2,040	\$2,376	\$336	16.5%
IMPROVEMENT PLAN -Subdivision Map Tentative Map (TM)					
Subdivision Map TM Review	D	\$10,910	\$12,730	\$1,820	16.7%
LANDSCAPE AND IRRIGATION PLANS					
Landscape Documentation Package (2,500 sq. ft. and above)	F	\$1,872	\$2,291	\$419	22.4%
Landscape Documentation Package - Modification	F	\$936	\$1,146	\$210	22.4%
Revegetation Plan/Monitoring	D	\$4,336	\$5,306	\$970	22.4%
MAJOR SUBDIVISIONS (TENTATIVE MAP)					
Final Map Modification (Change of Circumstance)	D	\$6,517	\$7,503	\$986	15.1%
Revised Map	D	\$9,386	\$10,603	\$1,217	13.0%
Standard Application (1 - 49 lots)	D	\$20,395	\$22,881	\$2,486	12.2%
Standard Application (50 lots and up)	D	\$20,395	\$22,881	\$2,486	12.2%
Time Extension	D	\$6,146	\$6,840	\$694	11.3%
Application - Condo Conversion	D	\$10,850	\$12,100	\$1,250	11.5%
MAJOR USE PERMIT					
Borrow Pit	D	\$11,035	\$12,071	\$1,036	9.4%
Compliance Inspection	F	\$889	\$1,030	\$141	15.9%
Minor Deviation	F	\$929	\$991	\$62	6.7%
Mobilehome Park	D	\$3,853	\$4,132	\$279	7.2%
Mobilehome Park Conversion - Threshold Determination	D	\$3,853	\$4,132	\$279	7.2%
Modification	D	\$8,122	\$8,983	\$861	10.6%
Planned Development	D	\$11,035	\$12,071	\$1,036	9.4%
Planned Development - Administrative Deviation from approved PRD Plot Plan	F	\$308	\$335	\$27	8.8%
Planned Development - Waiver of Planned Development Regulations	D	\$1,075	\$1,150	\$75	7.0%
Standard Application	D	\$11,035	\$12,071	\$1,036	9.4%
Time Extension	D	\$5,830	\$6,423	\$593	10.2%
Wireless Telecommunications (Tier 4)	D	\$11,035	\$12,071	\$1,036	9.4%
MILLS ACT APPLICATION	F	\$1,429	\$1,523	\$94	6.6%
MINOR SUBDIVISIONS (TENTATIVE PARCEL MAP)					
Condo Conversion	D	\$12,564	\$13,869	\$1,305	10.4%
Parcel Map Review	D	\$4,881	\$5,492	\$611	12.5%
Parcel Map Amendment Review (Map Modification)	D	\$6,252	\$6,995	\$743	11.9%

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Land Planning Deposits & Fees					
Modification (Final Notice of Approval Amendment)	F	\$939	\$1,100	\$161	17.1%
Revised Tentative Parcel Map	D	\$4,479	\$4,932	\$453	10.1%
Standard Application	D	\$12,564	\$13,869	\$1,305	10.4%
Standard Application - Two Lots	F	\$14,825	\$18,205	\$3,380	22.8%
SB-9 - 2 Lot Tentative Parcel Map (Planning)	F	\$5,385	\$6,076	\$691	12.8%
SB-9 - 2 Lot Tentative Parcel Map (Land Development)	F	\$8,969	\$10,152	\$1,183	13.2%
Time Extension	F	\$3,933	\$4,326	\$393	10.0%
MINOR USE PERMIT					
Minor Deviation	F	\$1,980	\$2,144	\$164	8.3%
Modification	D	\$4,344	\$4,804	\$460	10.6%
Standard Application	D	\$5,771	\$6,370	\$599	10.4%
Time Extension	F	\$1,826	\$1,998	\$172	9.4%
Wireless Telecommunications within County ROW (Tier 3)	D	\$5,771	\$6,370	\$599	10.4%
MISCELLANEOUS					
Administrative Fence Height Exception	F	\$365	\$394	\$29	7.9%
Expedited Review	D	1.5 x Staff Rate	1.5 x Staff Rate	\$0	0.0%
Rebuild Letter	F	T&M	T&M	\$0	0.0%
Impact Fee Deferral	F	\$211	\$229	\$18	8.5%
Zoning History Letter	F	T&M	T&M	\$0	0.0%
Self-Certification Enrollment - Land Development	F	\$1,007	\$1,128	\$121	12.0%
Self-Certification Training - Land Development	F	\$462	\$540	\$78	16.9%
Purchase of Agricultural Conservation Easements (PACE) Mitigation Credit	F	\$3,827	\$3,827	\$0	0.0%
PRE-APPLICATION CONFERENCE					
Initial Consultation - 1 specialty	D	\$2,741	\$2,935	\$194	7.1%
additional deposit for each additional specialty		\$500	\$500		
Major Project Pre-Application Conference	D	\$11,726	\$12,913	\$1,187	10.1%
Plan Pre-submittal - Building	F	\$73	\$83	\$10	13.7%
Plan Pre-submittal - Final Engineering/Final Map	D	\$306	\$340	\$34	11.1%
RECLAMATION PLAN					
Application	D	\$9,311	\$10,266	\$955	10.3%
Modification	D	\$6,489	\$7,098	\$609	9.4%
RESOURCE MANAGEMENT PLAN					
Initial Review	D	\$2,905	\$3,125	\$220	7.6%
REZONE (ZONE CLASSIFICATION)					
Application	D	\$11,676	\$12,696	\$1,020	8.7%
ROAD MATTERS					
General Plan Conformance Review	F	\$305	\$324	\$19	6.2%
Opening/Vacation	D	\$2,513	\$2,939	\$426	17.0%
Remandment Review	D	\$2,666	\$2,966	\$300	11.3%
MOVING PERMIT/ ROUTE EVALUATION					
Moving	F	Single Trip \$16; Annual Permit \$90	Single Trip \$16; Annual Permit \$90	\$0	0.0%

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Land Planning Deposits & Fees					
SITE PLANS					
B Designator	D	\$4,058	\$4,482	\$424	10.4%
B Designator Modification	D	\$4,402	\$4,900	\$498	11.3%
B Designator Design Review Checklist	F	\$1,027	\$1,100	\$73	7.1%
D Designator	D	\$4,058	\$4,482	\$424	10.4%
D Designator Modification	D	\$4,402	\$4,900	\$498	11.3%
J Designator	D	\$4,058	\$4,482	\$424	10.4%
J Designator Modification	D	\$4,402	\$4,900	\$498	11.3%
Minor Deviation	F	\$1,462	\$1,555	\$93	6.4%
Modification	D	\$4,402	\$4,900	\$498	11.3%
Standard Application	D	\$6,797	\$7,542	\$745	11.0%
Time Extension	F	\$1,288	\$1,401	\$113	8.8%
Wireless Telecommunication (Tier 1) Administrative Site Plan	D	\$6,797	\$7,542	\$745	11.0%
SPECIFIC PLANS (LARGE SCALE)					
Application	D	\$20,159	\$21,942	\$1,783	8.8%
Amendment	D	\$17,406	\$19,139	\$1,733	10.0%
STORMWATER MANAGEMENT PLAN					
SWMP Intake Review/Minor SWMP	D	\$1,142	\$1,340	\$198	17.3%
Major SWMP/SWQMP	D	\$3,020	\$3,539	\$519	17.2%
VACATION					
Open Space Easement Vacation	D	\$5,228	\$5,699	\$471	9.0%
Public Service Easement Vacation	D	\$5,228	\$5,699	\$471	9.0%
VARIANCE					
Administrative Variance	F	\$4,135	\$4,463	\$328	7.9%
Minor Deviation	F	\$1,339	\$1,435	\$96	7.2%
Modification	F	\$4,005	\$4,346	\$341	8.5%
Noise Variance Permit	F	\$1,726	\$1,672	(\$54)	-3.1%
Standard Application	D	\$4,264	\$4,587	\$323	7.6%
Time Extension	F	\$967	\$1,054	\$87	9.0%
ZONING VERIFICATION PERMIT					
Standard Application	F	\$1,392	\$1,493	\$101	7.3%

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PERMIT TYPE	Deposit (D) or Fee (F)	CURRENT FEE	PROPOSED FEE	\$ CHANGE	% CHANGE
Trails Review					
GENERAL PLAN AMENDMENT					
Initial Review	F	\$609	\$648	\$39	6.4%
Subsequent Review	F	\$406	\$432	\$26	6.4%
GRADING PLAN (MAJOR GRADING PERMIT)					
Initial Review	F	\$406	\$432	\$26	6.4%
Subsequent Review	F	\$203	\$216	\$13	6.4%
LANDSCAPE AND IRRIGATION PLAN					
Initial Review	F	\$203	\$216	\$13	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
MAJOR SUBDIVISION (REVISED TENTATIVE MAP)					
Initial Review	F	\$203	\$216	\$13	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
MAJOR SUBDIVISION (TENTATIVE MAP)					
Initial Review Standard Application	F	\$406	\$432	\$26	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
MAJOR USE PERMIT					
Initial Review	F	\$203	\$216	\$13	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
MAJOR USE PERMIT - MODIFICATION					
Initial Review	F	\$203	\$216	\$13	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
MINOR SUBDIVISION (REVISED TENTATIVE PARCEL MAP)					
Initial Review	F	\$203	\$216	\$13	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
MINOR SUBDIVISION (TENTATIVE PARCEL MAP)					
Initial Review	F	\$203	\$216	\$13	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
MINOR SUBDIVISION (Two Lots)					
Initial Review	F	\$203	\$216	\$13	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
MAJOR PRE-APPLICATION	F	\$406	\$432	\$26	6.4%
RECLAMATION PLAN					
Initial Review	F	\$406	\$432	\$26	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
RECLAMATION PLAN - MODIFICATION					
Initial Review	F	\$203	\$216	\$13	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
SITE PLAN					
Initial Review	F	\$406	\$432	\$26	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
SITE PLAN - MODIFICATION					

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Initial Review	F	\$203	\$216	\$13	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
SPECIFIC PLAN					
Initial Review	F	\$406	\$432	\$26	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%
SPECIFIC PLAN AMENDMENT					
Initial Review	F	\$203	\$216	\$13	6.4%
Subsequent Review - Trails	F	\$203	\$216	\$13	6.4%

Comparison of Current vs. Proposed Total Building Permit Fees FY 23-24

This table should be used for comparative purposes only. In most cases the fee shown is a sample based on the median floor area of a typical project.

Category	Current Permit Fees	Proposed Permit Fees FY 23-24	\$ Change	% Change
Single Family Dwelling/Duplex	\$8,645	\$9,276	\$631	7.3%
Single Family Dwelling/Duplex - Simple enough for OTC review	\$3,261	\$3,521	\$260	8.0%
One & Two Family Tract Models	\$3,717	\$3,977	\$260	7.0%
One & Two Family Tract Subsequent Phases	\$1,910	\$2,055	\$145	7.6%
M-H Perm FDN Private Lot	\$1,840	\$1,982	\$142	7.7%
M-H Perm on Piers (Private Lot)	\$357	\$388	\$31	8.7%
Accessory Dwelling Units	\$4,386	\$4,714	\$328	7.5%
Accessory Dwelling Unit - Simple enough for OTC review	\$3,064	\$3,301	\$237	7.7%
Guest House	\$3,481	\$3,734	\$253	7.3%
Cabanas, Pool House, Recreation Room requiring plan check submittal	\$4,244	\$4,555	\$311	7.3%
Barns, Ag Bldgs Acc to SFD's, Greenhouses - Simple enough for OTC review	\$1,328	\$1,430	\$102	7.7%
Barns, Ag Bldgs Acc to SFD's, Greenhouses requiring plan check submittal	\$2,569	\$2,751	\$182	7.1%
Swimming Pool/Spa	\$978	\$1,057	\$79	8.1%
Misc Permits. Minor int. SFD remodel/repairs-no structural change, patios, canopies, fences, re-roofs, etc. Stairs, Radio Towers, Antennas for OTC review	\$749	\$806	\$57	7.6%
Misc Permits requiring plan check submittal	\$1,876	\$2,006	\$130	6.9%
Commercial Misc. (Antenna, Canopy, Racks) for OTC review	\$1,108	\$1,195	\$87	7.9%
Commercial Misc. (Antenna, Canopy, Racks) requiring plan check submittal	\$2,724	\$2,916	\$192	7.0%
Major SFD Remodel, No Add'l Sq. Ft.	\$3,405	\$3,657	\$252	7.4%
Retaining Walls (other than County Std) for OTC review	\$819	\$884	\$65	7.9%
Retaining Walls (other than County Std) requiring plan check submittal	\$2,216	\$2,371	\$155	7.0%
Additions to SFD/Duplex (1 to 100 sf)	\$1,384	\$1,494	\$110	7.9%
Additions to SFD/Duplex simple enough for OTC review (Larger than 100 sf)	\$1,861	\$2,012	\$151	8.1%
Additions to SFD/Duplex requiring plan check submittal (Larger than 100 sf)	\$4,271	\$4,587	\$316	7.4%
Res. Garage, Carport, Storage Bldg. or Cabana/Pool House/Recreation Room - Simple enough for OTC review	\$1,720	\$1,854	\$134	7.8%
Res. Garage, Carport or Storage Bldg. - Requiring plan check submittal	\$2,680	\$2,878	\$198	7.4%
Demolition Permit	\$170	\$185	\$15	8.8%
Compliance Survey for Move-On Homes	\$306	\$332	\$26	8.5%
Electrical, Plumbing or Mechanical Permits (1 Trade)	\$310	\$337	\$27	8.7%
PV Roof Mount - Online Permit	\$231	\$251	\$20	8.7%
PV Roof Mount - Walk-in	\$274	\$297	\$23	8.4%
PV Ground Mount	\$399	\$433	\$34	8.5%
Wind Turbine - Residential	\$531	\$577	\$46	8.7%
Residential Electrical Vehicle Charging Station	\$121	\$131	\$10	8.3%
Electrical, Plumbing and Mechanical Permits (2 Trade)	\$395	\$429	\$34	8.6%
Electrical, Plumbing and Mechanical Permits (3 Trade)	\$581	\$631	\$50	8.6%
Grading	\$1,571	\$1,687	\$116	7.4%
Grading Self-Certification	\$1,057	\$1,139	\$82	7.8%
Tenant Improvement Self-Certification (Plan Check)	\$459	\$489	\$30	6.5%
Self-Certification Enrollment	\$743	\$807	\$64	8.6%
Self-Certification Training	\$352	\$382	\$30	8.5%
Missed Appointment Fee	\$234	\$249	\$15	6.4%
Stormwater - Supplemental Fee for High Priority Projects	\$737	\$800	\$63	8.5%
Temporary Construction Power	\$162	\$176	\$14	8.6%
Temporary Construction Trailer	\$162	\$176	\$14	8.6%
Temporary Occupancy Permits	\$162	\$176	\$14	8.6%
Re-Inspection/Progress Inspection Fee	\$162	\$176	\$14	8.6%
Permit Research Verification Fee	\$33	\$36	\$3	9.1%
Appeal to Building or Fire Appeals Board	\$1,050	\$1,140	\$90	8.6%
Transfer of Plan Review or Permit to Different Parcel	\$519	\$553	\$34	6.6%
Address Assignment with Building Permit	\$141	\$150	\$9	6.4%
Address Assignment without Building Permit	\$154	\$164	\$10	6.5%
Private Street Naming (No Hearing)	\$154	\$164	\$10	6.5%
Hearing for Name or Change of Names	\$2,027	\$2,027	\$0	0.0%
Commercial PV	<=50kW, \$1,000;			
Wind Turbine - Commercial	50-250kW: \$1,000+(System size in kW-50)*\$7; >=250kW \$2,400+(System size in kW-250)*\$1			