

Fee Schedule: Planning Department Permit Type & Review Fee

Effective: July 1, 2017 (Fiscal Year 17/18)

* Fees can vary; to be entered by office staff after receiving application.

Consolidated Permit Process / "Multiple Requests": Highest Fee + 1/2 of Additional Fees. For applications requiring more than one type of review, the full fee shall be paid for the primary/most expensive review and 50% for each additional review. Type I fees accompanying Type II-III Reviews will be waived. **Extension or renewal requests made past the 30-day deadline will be charged double the fee.**

TYPE I - Ministerial Applications	Fee	Merchant Card (\$10 Minimum Charge)	3%
Agri-Tourism/Single Event	\$150	\$154.50	\$4.50
Amendment - Minor (No Notice)	\$125	\$128.75	\$3.75
Communication Tower & Facility (Collocation)	\$2,300	\$2,369.00	\$69.00
Decommissioning	\$125	\$128.75	\$3.75
Extension Request	\$200	\$206.00	\$6.00
<i>Extension after expiration (i.e., past 30-days)</i>	\$400	\$412.00	\$12.00
Floodplain or Geologic Hazards Permit (Minor)	\$550	\$566.50	\$16.50
Land Use Permit (LUP) - Type I			
<i>LUP: Agricultural (Ag) Building, Accessory structure, replacement dwelling (farm or forest), prior approval, etc.</i>	\$225	\$231.75	\$6.75
<i>LUP: Marijuana Production / Grow</i>	\$1,250	\$1,287.50	\$37.50
LUCS (Land Use Compatibility Statement) / Sign-Off			
<i>LUCS: Minor</i>	\$30	\$30.90	\$0.90
<i>LUCS: Major</i>	\$600	\$618.00	\$18.00
Other - Type I (e.g., land use determination or zoning verification ltr)	*	*	
Property Line Adjustment (Minor)	\$800	\$824.00	\$24.00
Research Letter (e.g., rebuild letters)	\$475	\$489.25	\$14.25
Renewals			
<i>Temporary Hardship Dwelling (Dependent Relative)</i>	\$100 (2-yrs)	\$100 for 2-yrs	\$3.00
<i>Other (e.g., agri-tourism)</i>	\$100	\$103.00	\$3.00
<i>Short-Term Rental (STR); every 2-years</i>	\$500	\$515.00	\$15.00
Short-Term Rental (STR)	\$1,000	\$1,030.00	\$30.00

Type II - Administrative Applications	Fee	Merchant Card (\$10 Minimum Charge)	3%
Amendment - Major (Notice Required)	1/2 original fee; max \$550	*	3%
Communication Towers and Facilities (concealment / new)	\$4,200	\$4,326.00	\$126.00
Conditional Use Permit (CUP) - Type II			
<i>CUP: Agri-tourism</i>	\$550	\$566.50	\$16.50
<i>CUP: Temporary Hardship Dwelling (Dependent Relative)</i>	\$650	\$669.50	\$19.50
<i>CUP: Home Occupation</i>	\$900	\$927.00	\$27.00
<i>CUP: Commercial Use in Conjunction w/on site Farm Use</i>	\$1,000	\$1,030.00	\$30.00
<i>CUP: Bed & Breakfast</i>	\$1,000	\$1,030.00	\$30.00
<i>CUP: Short-Term Rental</i>	\$1,850	\$1,905.50	\$55.50
<i>CUP: Weddings & Related Events</i>	\$2,000	\$2,060.00	\$60.00
<i>CUP: Other</i>	\$1,100	\$1,133.00	\$33.00
CLUP / ILUP (Commerical or Industrial Zoned Property): Commercial / Industrial / Multi-Family	\$1,000	\$1,030.00	\$30.00

<i>CLUP / ILUP: Marijuana Production, Processing or Retail</i>	\$2,000	\$2,060.00	\$60.00
Farm Dwelling			
<i>Farm Dwelling: Income, Accessory, Realtive</i>	\$900	\$927.00	\$27.00
<i>Farm Lot of Record (LOR), Non-Farm Dwelling</i>	\$1,700	\$1,751.00	\$51.00
Farm Stand Application (Subject to Standards/STS)	\$750	\$772.50	\$22.50
Floodplain Permit (Subject to Standards/STS)	\$650	\$669.50	\$19.50
Forest Dwelling (Template, Large Tract, LOR)	\$1,400	\$1,442.00	\$42.00
Legal Parcel Determination (Validate unlawful parcel)	\$1,000	\$1,030.00	\$30.00
National Scenic Area			
<i>NSA: Minor (decks, fences, expedited reviews)</i>	\$400	\$412.00	\$12.00
<i>NSA: Accessory Buildings or Structures, Additions</i>	\$525	\$540.75	\$15.75
<i>NSA: Replacement Dwelling</i>	\$850	\$875.50	\$25.50
<i>NSA: Other Review Uses</i>	\$1,200	\$1,236.00	\$36.00
<i>NSA: Subject to Standards</i>	\$1,650	\$1,699.50	\$49.50
Other - Type II	*	*	3%
Partition		\$0.00	\$0.00
<i>Partition Major: Access Only</i>	\$550	\$566.50	\$16.50
<i>Partition: Replat</i>	\$1,000	\$1,030.00	\$30.00
<i>Partition: Minor/Major</i>	\$1,100	\$1,133.00	\$33.00
Permitted Uses - Subject to Standards (STS)	\$750	\$772.50	\$22.50
<i>STS: Marijuana Processing EFU</i>	\$2,000	\$2,060.00	\$60.00
Property Line Adjustment (Non-Ministerial)	\$1,100	\$1,133.00	\$33.00
Site Plan Review UGB	\$1,700	\$1,751.00	\$51.00
Variance		\$0.00	\$0.00
<i>Variance Minor</i>	\$550	\$566.50	\$16.50
<i>Variance Major</i>	\$1,100	\$1,133.00	\$33.00
Zone Boundary Adjustment	\$800	\$824.00	\$24.00

Type III - PC and/or BOC Reviewed Applications	Fee	Merchant Card (\$10 Minimum Charge)	3%
Appeal to Planning Commission (PC); ORS 215.416(11)(b); Planning Department collects	\$250	\$257.50	\$7.50
Appeal to Board of Commissioners (BOC); County Clerk collects	\$2,700	\$2,781.00	\$81.00
Complex Project ¹ (i.e., technical; large-scale)	\$2,000 retainer + actual	*	3%
Comprehensive Plan Text Amendment	\$4,000	\$4,120.00	\$120.00
Comprehensive Plan Amendment & Zone Change	\$4,000	\$4,120.00	\$120.00
Conditional Use Permit (CUP) Type III	\$2,000	\$2,060.00	\$60.00
<i>CUP: Historic Preservation Application</i>	\$1,850	\$1,905.50	\$55.50
Legislative (not county initiated)	*	*	3%
Other - Type III	*	*	3%
Outdoor Mass Gathering (Less than 3,000 people)	\$2,700	\$2,781.00	\$81.00
Planned Unit Development	\$4,200 + \$50/unit	*	3%
Special District Annexation Request	\$1,200	\$1,236.00	\$36.00
Subdivision	\$3,500 + \$50/parcel	*	3%
Subdivision Cemetery	\$1,100	\$1,133.00	\$33.00

¹ Complex Projects: Complex projects involve more resources of the planning and other county departments due to their complexity and overall impacts on the community. As such, complex projects may even require the hiring of outside assistance. For these types of projects that require a great deal of departmental resources to review, the county will require the applicant to sign a memorandum of agreement to compensate the county for actual costs incurred to complete the review and process in a timely manner. The agreement shall include details with regards to deposit and the scheduling of payments. If an applicant refuses to enter into a memorandum of agreement or if the applicant and the county fail to reach an agreement, the application will not be processed.

OTHER MISCELLANEOUS FEES	Fee	Merchant Card (\$10 Minimum Charge)	3%
LUBA Remand and Review	\$800	\$824.00	\$24.00
Pre-Application Meeting (Initial fee minus \$300 applied to application if made within 1-year)	1/2 of land use fee involved (max \$1,000)	1/2 of land use fee involved (max \$1,000) + 3%	3%
Records Request (e.g., PC/BOC recording or tape)	\$100/hr (@ 1/4 hr increments)	\$103	\$3.00
Research Fee/HRCZO Interpretation/Similar Use Determination	\$75/hr	77.25/hr	\$2.25
Appeal of Planning Director Revocation of Permit to BOC	\$2,500	\$2,575.00	\$75.00
Road Naming			
<i>Pre-Approved Names - No Public Hearing</i>	\$150	\$154.50	\$4.50
<i>New Roads Requiring Public Hearing</i>	\$550	\$566.50	\$16.50
Subscription Fee (Land Use Decisions Only)	\$325	\$334.75	\$9.75
Unauthorized Use (applications resulting from enforcement; work commenced without required land use approval)	Double Basic Fee	Double Basic Fee + 3%	3%
Withdrawal of Application - Refunds	Time & Materials - Actual Cost	Time & Materials - Actual Cost + 3%	3%

GIS FEES (See Public Works for Engineering / Surveying fees)	Fee	Merchant Card (\$10 Minimum Charge)	3%
Standard Labor or Research (min 1/4 hour)	\$80.00/hr	\$84.00/hr	3%
Record Suppression / Confidentially Fee	\$150	\$154.50	\$4.50
Customized Training (e.g., Webmap)	\$150	\$154.50	\$4.50
Print Charges (HPCC800ps)			
<i>18x24"</i>	\$4.00/ea	\$4.25/ea	3%
<i>24x36"</i>	\$8.00/ea	\$8.25/ea	3%
<i>30x42"</i>	\$12.00/ea	\$12.50/ea	3%
<i>36x48"</i>	\$16.00/ea	\$16.50/ea	3%
All Paper Prints	\$1.00/sq ft	\$1.05/sq ft	3%
GIS Data Fees			
<i>Tax Lots</i>	\$250.00	\$257.50	\$7.50
<i>All other</i>	\$45.00	\$47.00	\$1.35