

DRAFT

EXHIBIT A

Original Resolution 2256, adopted May 24, 2006

City of Corcoran Planning Application Fees

COLA Adjusted Fees December 17, 2007

Proposed
2009 Annual Fee Adjustment
Based on 3.3% COLA (rounded)
Deposits remain the same
Fee

Application Type	Fee (\$)			Proposed Fee	
Use of Land (PC/CC approval)					
Conditional Use Permit (CUP)	\$ 1,432			\$ 1,479	
Minor (no new construction)	\$ 614			\$ 634	
Planned Unit Development	\$ 1,432			\$ 1,479	
Variances	\$ 921			\$ 951	
Time Extensions for above (no hearing)	\$ 102			\$ 105	
Modifications (public hearing required)	\$ 614			\$ 634	
Annexations	\$ 2,762			\$ 2,853	
General Plan Amendment (GPA)				\$ -	
with Zoning L/U change	\$ 1,228			\$ 1,269	
Zoning, (Pre-), Change in L/U Designation	\$ 1,023			\$ 1,057	
Zoning, Change in Ordinance text	\$ 1,023			\$ 1,057	
Appeals to City Council	\$ 614			\$ 634	
				\$ -	
				\$ -	
Use of Land (staff approval)					
Site Plan Review (SPR) (new buildings)	\$ 409			\$ 422	
Administrative Review (AR) (existing building)	\$ 256			\$ 264	
SPR/AR Amendments/Extensions	\$ 123			\$ 127	
SPR/AR Appeals to Planning Commission	\$ 409			\$ 422	
Home Occupation (any appeals per City Code)	\$ -			\$ -	
Sign Review	\$ 72			\$ 74	
Sign Program (multi-signs, tenants)	\$ 102			\$ 105	
				\$ -	
				\$ -	
Division of Land					
			deposits		deposits
Lot Line Adjustment (LLA)	\$ 205	1000		\$ 212	1000
				\$ -	
				\$ -	
Parcel Map					
Tentative Parcel Map (TPM)	\$ 1,023	1000		\$ 1,057	1000
Amendment (major) (PC approval required)	\$ 614			\$ 634	
Amendment (minor) (Staff approval)	\$ 307			\$ 317	
Final Parcel Map	\$ -	1000		\$ -	1000
Waiver of Parcel Map	\$ 205	1000		\$ 212	1000
Time Extension (no hearing notice req'd)	\$ 102			\$ 105	
Correction (staff approval)	\$ 307			\$ 317	
Appeal to City Council	\$ 512			\$ 529	
				\$ -	
				\$ -	
Subdivision Maps (including Vesting)					
Preliminary Review	\$ 409	400		\$ 422	400
Tentative Subdivision Map (TSM)	\$ 1,228	2000		\$ 1,269	2000
		10/lot>10 lots		\$10/lot>10 lots	
Amendment (major) (PC approval required)	\$ 1,023			\$ 1,057	
Amendment (minor) (Staff approval)	\$ 205			\$ 212	
Time Extension (no hearing notice req'd)	\$ 153			\$ 158	
Final Map (FM)	\$ 307	1200		\$ 317	1200
Correction (staff approval)	\$ 205			\$ 212	
Certificate of Compliance (COC)	\$ 153	300		\$ 158	300
				\$ -	

Environmental Review (CEQA)

Exemption (De Minimis) (includes Co. fee)	\$	77		\$	-	
Initial Study (IS)	\$	51	1000	\$	80	
Negative Declaration (ND)	\$	409	5000	\$	53	1000
Environmental Impact Report	\$	1,023	20000	\$	422	5000
				\$	1,057	20000
				\$	-	
				\$	-	
Misc. fees:				\$	-	
Road (Right-of-Way) Abandonment	\$	368	500	\$	380	500

NOTE:

- (1) The above fees are based on the time and cost for the Planning Department to process these applications and cost to publish and mail public hearing notices as required.
- (2) The above fees do not cover fees (including impact fees) required to be collected by other local, county, state and federal agencies. These fees are the responsibility of the applicant to pay when due. The City may collect these fees for other jurisdictions.
- (3) The above fees do not cover engineering costs and other professional consultant costs. These costs are the responsibility of the applicant.
- (4) Any project requiring a deposit may require additional funds to be deposited to cover the estimated additional costs to complete the review of the project by the City and/or its engineer. A hold may be placed on the project if this is not done in a timely manner.
- (5) A deposit of \$2000 will be required for subdivision maps at the time of submission of the tentative map and \$1000 at the time of submission of the final map. (This is in addition to the deposit for 4% of the engineer's estimate for improvements.
- (6) If the City Engineer's cost for review of the maps exceed the deposit, then the applicant will be billed. All fees must be paid prior to City approval of the map.

Sale of:

	\$
General Plan document with map	35
General Plan document without map	20
General Plan map only (small)	10
General Plan map only (large)	15
Zoning Code and zoning map	25
Code only	20
Zoning map only	10
Improvement standards	25
Other plans or studies	25

Other charges/costs:

Agenda or Minutes subscription	
photocopies or staff reports/per page	20¢