

CITY OF LA CENTER
FEE SCHEDULE
(ADOPTED DECEMBER 14, 2005)

DESCRIPTION	FEE ¹
<u>Administration</u>	
Business Licenses (Annual fee)	\$50
Pet Licenses (Proof of rabies required)	
➤ Spayed or neutered	\$7.50
➤ Un-neutered	\$12.50
Standards & Construction Detail	\$25
Right of Way Permit Application	\$25
➤ Initial application fee (\$25) plus .55 cents per square ft. pavement disturbance fee	
Code Enforcement	Cost Recovery ²
Development Agreement	\$1,275 Cost Recovery
<u>Sign Permit</u>	
➤ Permanent	\$25
➤ Temporary	\$15
➤ One-time use – Temporary	\$10
➤ Renewal – Annual	\$15
➤ Electrical/Engineering Inspection	Actual cost
➤ If application received after code enforcement action has been initiated.	Double fee
<u>Facility Use Fees</u>	
Sternwheeler Park (<i>including gazebo</i>)	\$10/Hr (2-hr min)
Community Park (Covered area)	\$10/hr (2-hr min)
Heritage Park	\$10/hr (2-hr min)
Community Center	
➤ Meeting only (plus \$50 refundable cleaning deposit)	\$15/hr (2-hr min)
➤ Meeting – light kitchen use (plus \$50 refundable cleaning deposit)	\$35/hr (2-hr min)
➤ Full Use Event (plus \$50 refundable cleaning deposit)	\$200
<u>Land Use Fees</u>	
Annexations	
➤ Notice of Intent	\$250

¹ Fees proposed are base application fees. The City may reserve the right to charge actual costs for project review including: planning, engineering, legal, peer review and administrative costs directly related to the project review.

² Cost recovery (requires a reimbursement agreement); actual cost of consultant review plus 10%. This fee is applicable as part of a land use action or development review (i.e.: traffic study, preliminary/final plat review)

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DESCRIPTION	FEE ¹
➤ Notice of Petition to Annex (includes SEPA fee)	\$2,040 + \$85/parcel
➤ Zone Change	\$150 + cost recovery
Pre-Application Conferences (all types)	
Type II	\$200
Type III	\$500
Waiver	\$250
Appeals ³	
Type I	\$425
Type II	\$1,100 + cost recovery
Type III	\$1,100 + cost recovery
All Other	\$1,100 + cost recovery
Hearing Examiner	Cost Recovery
Post-Decision Review	
Type I	\$170
Type II	\$340
Type III	\$850 + Hearing Examiner + cost recovery
Boundary Line Adjustments or Lot Reconfiguration	
Base Fee (up to 2 lots)	\$425
Per adjustment >2 (plus base)	\$75/lot
Comprehensive Plan Map Amendment	
	\$2,125
Conditional Use Permit	
Minor	\$1,700
Major	\$3,400 + Hearing Examiner + cost recovery
Home Business	
Type I	\$85
Type II	\$425

³ Appeals can be an extremely time consuming matter involving administrative staff, technical staff and consultants and legal counsel. Consequently, an appeal fee should be set high enough to reflect these cost realities and should have a cost recovery component. On the other hand, there is a very credible argument that appeal fees, if set too high, can stifle public participation in the land use process. For example, neighborhood associations have a more difficult time paying for legal representation, expert witnesses and high appeal fees. Some jurisdictions have recognized this possible inequity and offer a reduced appeal fee to registered neighborhood associations, public bodies and/or non-profit organizations. This is a policy question that deserves some discussion.

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DESCRIPTION	FEE ¹
Legal Lot Determination	
Base Fee	\$425
Fee per lot over 2 lots	\$75/lot
Mixed Use Master Plan	
Type III review	\$2,040 + Subdivision fees
Type II Site Plan approval	\$1,275
Non Conforming Use	
Determination	\$170
Expansion or Alteration	\$850
Planning Director Review	
Type Use – Type I	\$170
Code or zoning determination	\$170
Plat Alterations	
Short (4 lots or less)	\$340
Long	\$680
Project Review – Type I, II ⁴	
To \$1,000 total cost	See Site Plan Review
\$2,000 to \$5,000 total cost	See Site Plan Review
\$5,000 to \$10,000 total cost	See Site Plan Review
Over \$10,000 total cost	See Site Plan Review
Project Review – Type III	See Site Plan Review
PUD – Master Plan	
Residential – Base Fee	\$3,500 + subdivision fee
Fee per unit	\$125
Site Plan Review (Project Review)	
Residential Type I	\$170 + \$85/lot
Residential Type II	\$850 + \$85/lot
Non Residential Type I	\$425 + \$85/ s.f.
Non Residential Type II	\$1,275 + \$85/1,000 s.f.
Type III or Binding Site Plan	\$2,040 + hearing examiner and cost recovery
Subdivisions	
Preliminary Short (4 lots or fewer)	\$850 + \$125/lot
➤ Stormwater Review	\$150
➤ Transportation/ROW review	\$100
Engineering, plan review and construction inspection	\$250 + cost recovery

⁴ The ‘Project Review’ process will be substantially amended during the 2006 code re-write project and will be replaced by the Site Plan Review process.

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DESCRIPTION	FEE ¹
Preliminary Long	\$3,400 + \$125/lot
Final Subdivision Plat	\$425 + \$85/lot + cost recovery
Engineering Final Plat, Site Plan or any other final Development action	Cost Recovery
Traffic Study Review	\$500 + cost recovery
Engineering Plan Review & Construction Inspection	\$2,500 + cost recovery
SEPA	
Checklist review	\$170
Threshold Determination	\$170
MDNS	\$340
Notice and Publication	\$170
DS	Actual cost
Shoreline Management Act	
Substantial development	\$340
Conditional use	\$850
Temporary Use Permit	
Temporary Sales Office	\$170
Temporary Use in commercial/industrial district	\$170
Variance	
Type III	\$2,125
Type III – When considered with a development application	\$850
Administrative/Type I	\$425
Administrative/Type I – When considered with a development application.	\$425
Administrative/Type II	\$850
Administrative/Type II – When considered with a development application	\$850
Zone Change	
	\$2,125

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DESCRIPTION	FEE ¹
Additional Fees	
Critical Area Review	\$340
Floodplain Confirmation Letter	\$85
Peer Review (Scientific or technical)	\$340 + cost recovery
Re-noticing	\$85
Zoning Confirmation Letter	\$85