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**CITY OF FIRCREST
RESOLUTION NO. 1017**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY
OF FIRCREST, WASHINGTON, UPDATING AND
AMENDING THE PLANNING SERVICES FEE
SCHEDULE FOR PLANNING PERMIT APPLICATIONS
AND PLANNING SERVICES**

WHEREAS, in 1993, the City of Fircrest conducted a review of Washington jurisdictions fees and fee structures for recovering costs associated with the review of planning applications and related planning services; and

WHEREAS, in 1993, the City determined that all fees that were then specified in the municipal code section pertaining to planning application and related planning services should be deleted from the code and that such fees, as revised, should be transferred to a planning services fee schedule; and

WHEREAS, in 1993, the City adopted a planning services fee schedule pursuant to Resolution 516; and

WHEREAS, in 1994, the City adopted revisions to the planning services fee schedule pursuant to Resolution No 554; and

WHEREAS, in 1997, the City adopted revisions to the planning services fee schedule pursuant to Resolution 599; and

WHEREAS, 1999, the City adopted revisions to the planning services fee schedule pursuant to Resolution 623, and

WHEREAS, it is the continuing desire of the City Council to charge sufficient fees to cover the actual costs to the city of processing such applications and related services; and

WHEREAS, the City has determined that the updated and amended fee schedule contained herein enables the City to recover all costs of processing planning permit applications and related services while ensuring that the fees are fair and equitable for the wide range of applications that are submitted to the city for processing;
Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FIRCREST:

Section 1. The Fircrest City Council hereby adopts the following fees and provisions pertaining to the processing of planning applications and related planning services

1 A. Payment of Application Fees

2 No application or request authorized by the Fircrest Municipal Code shall be
 3 examined or considered by the City until the applicable intake fee and deposit
 4 fees have been paid in full by an applicant:

5	Permit Application	Intake Fee	Deposit
6	Major Variance	\$270	\$810
7	Minor Variance	\$180	\$540
8	Conditional Use	\$315	\$945
9	Administrative Use	\$360	\$1,080
10	Major Site Plan Review – Small ¹ Projects	\$450	\$1,350
11	Major Site Plan Review – Medium ² Projects	\$720	\$2,160
12	Major Site Plan Review – Large ³ Projects	\$1,080	\$3,240
13	Major Site Plan Review – Small Projects Final	\$225	\$675
14	Major Site Plan Review – Medium Projects Final	\$360	\$1,080
15	Major Site Plan Review – Large Projects Final	\$540	\$1,620
16	Minor Site Plan Review	\$270	\$810
17	Planned Development Permit – Small ¹	\$450	\$1,350
18	Planned Development Permit – Medium ²	\$720	\$2,160
19	Planned Development Permit – Large ³	\$1,080	\$3,240
20	Planned Development Permit – Small Final	\$225	\$675
21	Planned Development Permit – Medium Final	\$360	\$1,080
22	Planned Development Permit – Large Final	\$540	\$1,620
23	Administrative Design Review	\$45	\$45
24	Plats		
25	Preliminary Plat	\$900	\$2,700 +\$50 per lot
26	Final Plat	\$360	\$1,080 +\$25 per lot
27	Short Plat	\$180	\$540 +\$50 per lot
28	BLA	\$90	\$270
29	Plat Alteration	\$180	\$540 +\$25 per lot
30	Plat Vacation	\$180	\$540 +\$25 per lot
31	Development Regulations/Comprehensive Plan		
32	Zoning Map	\$450	\$1,350
33	Zoning Text	\$450	\$1,800
34	Comp Plan Text	\$450	\$1,800
35	Comp Plan Map	\$450	\$1,800
36	Appeals		
37	Planning Commission Action	\$100	\$350
38	Administrative Decision	\$100	\$350
39	SEPA Appeal	\$100	\$350
40	Reconsideration	\$100	\$350
41	Environmental Review		
42	SEPA Checklist	\$200	\$340
43	EIS	\$540	\$4,320

1		Intake	Deposit
2	Critical Areas Study Public Interest Determination	\$100	\$350
3	Critical Areas Public Interest Determination	\$100	\$350
4	Miscellaneous Permits		
5	Home Occupation Type 1	\$90	
6	Home Occupation Type 2	\$270	+CUP fee
7	Sign Permit	\$90	
8	Time Extension	50% of Original Fee	
9	Revocation		
10	Continuation Request in Advance of a Public Hearing	\$100	
11	Engineering Services Review		
12	Storm Drainage Review and Inspection SFR/Duplex		\$150 for first 2 hours; hourly rate thereafter
13	Erosion Control Review and Inspection SFR/Duplex		\$150 for first 2 hours; hourly rate thereafter
14	Site Development Permit (Engineering)	Intake	Deposit
15		Small ¹	\$250 \$700
16		Medium ²	\$375 \$1,250
17		Large ³	\$500 \$2,800
18	¹ Small: Less than 5 dwelling units or less than 10,000 square feet in area of new commercial construction ² Medium: 5-20 dwelling units or 10,000 square feet to 30,000 square feet of new commercial construction ³ Large: More than 20 dwelling units or more than 30,000 square feet of new commercial construction		

- 19 B. Calculation of Total Fees
- 20 1. The total fee for which the applicant shall be responsible for shall include the actual costs incurred by the City in processing the application or the request referred to in subsection A, as follows:
- 21 a) All services provided by City staff shall be charged at a rate equal to currently hourly wages and benefits, plus 15% overhead
- 22 b) All services as provided by the City Attorney shall be charged at the same standard hourly rate charged to the City for his services
- 23 c) The actual costs of mailing, publishing and posting required legal notices
- 24 d) The actual costs of reproducing maps or other graphics
- 25 e) Recording fees paid by the City of Fircrest
- 26 f) Consultant services as required in the review and or processing of the application
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2. The total fee referred to in subsection B.1 shall be reduced by the amount of the deposit paid pursuant to subsection A. The applicant shall remit to the City the amount by which the City's actual costs exceed the deposit fee within 30 days of final city approval. Failure on the part of the applicant to remit this amount within the 30-day period may, at the City's discretion, cause the final approval to be revoked. If the deposit fee exceeds the City's actual costs, the balance shall be refunded within 30 days of final approval.

C. Consultant Costs and Guarantee of Payment

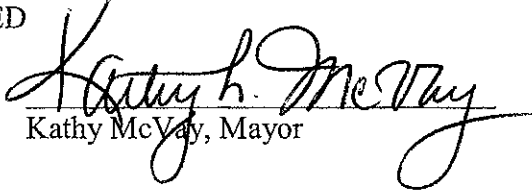
If the City contracts directly with a consultant to prepare required studies or documentation, the City shall advise the applicant of the projected costs of the study prior to actual preparation. The applicant shall post a cash deposit, bond or otherwise ensure payment of such costs and the City's anticipated actual costs associated with engagement of the consultant, prior to commencement of work on the studies or documentation.

D. Cancellation, Withdrawal or Denial of Application or Request


If any application or request is withdrawn or canceled, the applicant shall remain responsible for payment of the City's actual costs incurred prior to its receipt of a written cancellation or withdrawal notification. If City action on any such application or request is denied, the applicant shall remain responsible for payment of the City's actual costs incurred prior to the denial. If an application or request is withdrawn, canceled or denied, the actual costs incurred by the City for which the applicant is responsible shall be calculated pursuant to subsection B.

Section 2. APPROVED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF FIRCREST, WASHINGTON, at a regular meeting thereof this 12th of FEBRUARY 2008.

APPROVED


Kathy McVay, Mayor

ATTEST:


Rick Rosenblatt, City Clerk

APPROVED AS TO FORM:


Michael B. Smith, City Attorney