

Exhibit A

Development Service Fee Updates

Permit Type	Proposed Fee	Current Fee	Description
General Fees			
Advance Planning Surcharge	Varies	Varies, no current cap	12.26% of the cost of the Building, Planning, and Engineering fees, capped at \$5,000 per permit.
Technology Surcharge	Varies	Varies, no current cap	5.69% of the cost of the Building, Planning, and Engineering fees, capped at \$2,500 per permit.
Extension	\$76	\$155.94/ \$28.96	Extensions for applications and permits. This single fee replaces the <i>Application Extension</i> and <i>Permit Extension</i> . Fee based on cost of staff time for: - Community Development Technician (1 hour)
Planning Fees			
Hillside Development – Director Level Review	\$838	Currently no fee	For natural disaster redevelopment on slopes of more than 10% that can be reviewed by the Director (no public meeting required). Fee is based on the cost of staff time for: - Senior Planner (3 hours) - Associate Civil Engineer (1 hour) - Police Lieutenant (.25 hour) - Assistant Fire Marshal (.5 hour) - Community Development Technician (.25 hour)
Environmental Documents (e.g. Initial Study, Mitigated/Negative Declaration, EIRs)	Full consultant contract amount and outside legal counsel fees	Currently no fee for outside legal counsel	For when the City manages the creation of environmental documents required for a project and utilizes outside legal counsel to review the draft documents, including but not limited to Initial Studies, Mitigated/Negative Declarations, EIRs.
Minor Summary Vacation	\$2,974	All applications currently pay the full Vacation Summary fee of \$9,620	For vacation of public easements and right of way that are minor in scope as determined by the Director of Planning and Economic Development. Fee is based on the cost of staff time for: - Assistant Engineer (8 hours) - Supervising Engineer (3 hours) - Senior Planner (8 hours) - Assistant Fire Marshal (1 hour) - Deputy Director Development Services (2 hours) - Deputy Director Traffic (1 hour)
Multiple Entitlement Applications for Single Project	Varies	Varies, currently must pay for each application	Applicants pay the full fee for one application (the higher amount) and 50% reduced fee for each additional application. The full fee covers shared services such as staff reports, resolutions, presentations, and public meeting attendance.

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Parcel Map Waiver	\$2,047	\$8,958	Approves the waiver of a required parcel map for proposals consistent with Section 19-16.030 of the Municipal Code. Fee is based on the cost of staff time for: - Assistant Engineer (7 hours) - Supervising Engineer (1 hour) - Senior Planner (5 hours) - Administrative Secretary (.5 hour) - Assistant Fire Marshal (1 hour) - Building Plan Examiner (1 hour) - Deputy Director of Engineering (.5 hour)
Tree Removal Tier 1	\$118	\$1,677	For cases that can be reviewed at the counter, do not require a site visit or referral, and are not exempt trees under the Tree Ordinance. Fee based on cost of staff time for: Senior Planner (1 hour)
Tree Removal Tier 2	\$353	\$1,677	For cases that require Planner review/site visit, but no arborist report. Fee based on cost of staff time for: - Senior Planner (3 hours)
Tree Removal Tier 3	\$706	\$1,677	For cases that require Planner review/site visit, an arborist report and neighbor noticing. Fee based on cost of staff time for: - Senior Planner (6 hours)
Engineering Fees			
Debris Container – Plan Check	\$136	\$399.57	Plan check for Debris Container in public right of way. Fee is based on the cost of staff time for: - Civil Engineering Tech (1 hour) - Administrative Secretary (.5 hour)
Certificate of Compliance – Subdividing Land	\$1,539	\$1,555.16	Creates legal boundaries for subdivision proposals approved under the parcel map waiver process. Fee is based on the cost of staff time for: - Assistant Engineer (8 hours) - Supervising Engineer (2 hours) - Deputy Director of Engineering (2 hours)
Certificate of Compliance – Standard	\$2,173	\$1,555.16	Verifies that existing parcels were legally formed, consistent with state and local law. Fee is based on the cost of staff time for: - Assistant Engineer (10 hours) - Supervising Engineer (1 hour) - Senior Planner (2 hours) - Administrative Secretary (.5 hour) - Assistant Fire Marshal (1 hour) - Building Plans Examiner (1 hour) - Deputy Director of Engineering (2 hours)
Single Lot Encroachment	Varies	Varies	50% reduction in Engineering plan review and inspection fees associated with the replacement of existing sidewalk abutting commercial properties with less than 100 linear feet of improvements.

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Building Fees			
Building New Construction – Plan Review	\$126	Varies, no current minimum	Set minimum plan review fee for smaller projects. Fee based on cost of staff time for: - Permit Technician (1 hour) - Plans Examiner (.5 hour)
Building New Construction – Inspection	\$102	Varies, no current minimum	Set minimum inspection fee for smaller projects. Fee based on cost of staff time for: - Building Inspector (1 hour)
Temporary Certificate of Occupancy	\$580	\$193.04	Authorizes the temporary occupancy of a building pending final approvals. Fee based on cost of staff time for: - Building Inspector (4 hours) - Senior Building Inspector (1.5 hours)
Type I and Type II Exhaust Hood	\$569	\$166.49	For specialized hoods that require more review time and inspections. Fee based on cost of staff time for: - Building Inspector (3 hours) - Plan Check Engineer (2 hours)

All staff time costs are based on Billable Rates provided by Payroll. Billable Rates include average salary, benefits, and indirect labor costs such as vacation, sick leave and holiday pay for each classification.