

**EXHIBIT A**  
**City of Fort Bragg**  
**2018 Proposed Fee Schedule**

<b>PLANNING AND DEVELOPMENT FEES</b>	
<b>CATEGORY</b>	<b>2018 Proposed Fee</b>
<b>General Information and Letters</b>	
Address Label	\$32
Assign Street Address	\$65
Geographic Information System (GIS) Site Map	\$20
Inclusionary Housing Fees (Interim)	Determined at time of application.
<b>Parking In-lieu Fees:</b>	
* Existing Commercial Building **	Fee Waived
* New Commercial Building **	Fee Waived
** NOTE: The Council adopted Resolution No. 3959-2016 establishing a temporary moratorium on the collection of Parking In-lieu Fees through December 31, 2018.	
Research Fee (Hourly)	\$55
<b>Technical Advisory Committee Review (Fee waived for non-profit events)</b>	
* Minor	\$630
* Major	Costs Incurred
Zoning Letter (Hourly)	\$100
<b>Appeals</b>	
Appeal of Planning Commission Decision to City Council	\$1,000
Additional Appeal Fee to the Applicant for Planning Commission Decision to the City Council for Permits that require CEQA Review (MND or CatEX)	\$10,000
Additional Appeal Fee to the Applicant for Planning Commission Decision to the City Council for Permits that require CEQA Review (ND or CatEX)	\$3,000
Appeal Fee for Code Enforcement Actions *Note: If appeal is sustained, fee will be refunded	Equal to Code Enforcement Fee
Appeal of Administrative Permit to Planning Commission	\$390
Appeal of Sign Permit to Planning Commission	\$210
<b>Building Permit Fees</b>	
Building Permit Surcharge on Construction Permits	1% of valuation of building permit
NOTE: Surcharge is not assessed for reroof permits and certain utility permits.	
<b>General Plan Maintenance Fee:</b>	
* Construction Permits	1.5% of total permit valuation
* Residential Mobile Homes	1.5% of assigned valuation based on gross floor area of mobile homes times \$51 per square foot.
* Affordable housing units (as defined by Fort Bragg Municipal Code Title 18)	The City Council may grant exemptions upon written request.
<b>Construction &amp; Demolition Waste Recycling Deposit:</b>	
* New construction projects	\$0.37/sf
* Remodel or renovation projects of more than 500 sq. ft.	\$0.47/sf
* Demolition projects of more than 1,000 sq. ft.	\$0.52/sf
* Road, sidewalk, or driveway renovation/demolition projects that result in removal of 200 sq. ft. or more of asphalt or concrete	\$0.26/sf
* Waste Management Checklist Processing Fee	\$40
NOTE: Waste Recycling Deposits are refunded based on a pro-rated percentage of the recycling target met.	

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<b>Sign Permit Fees</b>	
Permanent & Temporary	\$50
Political (refundable deposit)	\$100
Planning Commission Sign Permit (no public hearing required)	\$200
Pre-Application Analysis & Meeting(s)	Costs Incurred; \$550 Deposit
<b>Administrative Permits:</b>	
* Administrative Coastal Development Permit	\$1,100
* Administrative Design Review	\$580
* Administrative Design Review of Public Art & Murals	\$30
* Administrative Variance	\$580
* Amendment to Administrative Permit (major/minor)	\$580
* Certificate of Compliance	\$805
* Floodplain Development Permit	\$580
* Limited Term Permits not requiring TAC review	\$150
* Mobile Vending Unit Permit (includes business license fee)	\$550
* Annual Renewal - Mobile Vending Unit Fee	\$500
* Minor Use Permit	\$930
* Medical Marijuana Cultivation Minor Use Permit	\$610
* Public Hearing (when requested for Administrative Permit)	\$980
Amendment to Design Review, CDP, Use Permit (Minor - no environmental and no public hearing required)	\$480
Emergency Permit	\$610
<b>Permits Requiring Planning Commission Review:</b>	
* Hearing Cost (in addition to permit fee, below)	\$900
* Adult-Oriented Business Permit	\$1,580
* Certificate of Appropriateness	\$510
* Coastal Development Permit	\$1,100
* Coastal Development Permit for Second Units	\$800
* Design Review	\$520
* Use Permit	\$930
* Cannabis Manufacturing Use Permit	Costs Incurred
* Variance	\$695
<b>Planning Permit Extension</b>	
* Non-subdivision; does not require a public hearing	\$170
* Non-subdivision; requires a public hearing before the Director	\$320
* Non-subdivision; requires a public hearing before the Planning Commission	\$1,195
<b>Developer Deposit Account Projects</b>	
Annexation	Costs incurred
Development Agreement	Costs incurred
Environmental Review: Negative Declaration; Environmental Impact Report	DDA
General Plan Amendment	Costs incurred
Local Coastal Plan Amendment	Costs incurred
Mitigation Monitoring	DDA
Planned Development Permit	Costs incurred
Rezoning	Costs incurred
Specific Plan	Costs incurred

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<b>Subdivisions</b>	
<b>Subdivision Map:</b>	
* Extension of Time	\$170
* Final Map	\$1,050
* Improvement Plan, Plan Check, Construction Inspections	DDA
* Minor Subdivision (<5 Parcels)	DDA
* Major Subdivision (>5 Parcels)	DDA
* Parcel Merger	DDA
* Parcel Map	\$1,050
* Reversion to Acreage	DDA
Certificate of Compliance	\$805
Lot Line Adjustment	DDA
<b>Code Enforcement</b>	
<b>Code Enforcement Fees</b>	
* <b>Type 1 Code Enforcement Activity:</b> sign permit, fence & retaining wall issues, expired permit, overgrown vegetation, lawn parking, inoperable vehicle, broken windows, and other similar code enforcement activities.	\$195
* <b>Type 2 Code Enforcement Activity:</b> building maintenance, unsafe dangerous building, nuisance conditions, condition of approval violation, illegal home occupation, blight, and other similar code enforcement activities.	\$350
* <b>Type 3 Code Enforcement Activity:</b> illegal second unit, construction without permits, change of use without permit, establishment of an un-permitted use, and other similar code enforcement activities.	\$590
* <b>Type 4 Code Enforcement Activity:</b> illegal marijuana cultivation, nuisance conditions such as abandoned buildings that provide setting for illegal activities.	\$1,040
* <b>Double Fee for Non-Compliance with Request to Stop Violation.</b> For code violations not abated within 45 days (or a longer time period as established by the Community Development Director, if warranted by the violation) of the code violation letter.	Double Fee
Violations - Penalty fee shall be equal to fee for required application(s) or, where there is not a set fee, \$1,000	\$1,000
NOTE: A penalty fee shall be collected for each violation, regardless of whether abatement involves removal of the violation or submittal of a permit application. When the City imposes a penalty fee, it shall follow the procedures in FBMC Chapter 6.12 which shall provide the property owner with an opportunity to present evidence regarding the violations before payment of the penalty fee is due. The City may require payment of the penalty fee in addition to any remedies provided under FBMC Chapter 6.12.	
NOTE: At the discretion of the Director, a deposit account may be required in lieu of a flat fee for any planning permit(s) deemed likely to substantially exceed the City's typical costs in processing the permit.	