

County of
San Luis Obispo

COUNTY
of SAN LUIS
OBISPO

Department of
Planning & Building

*Promoting the wise use of land ~ Helping to build
great communities*

Fee Schedule 2026-2027

Comprehensive Fee Schedule

Fiscal Year 2026-2027

Effective July 1st, 2026

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*A 9.74% Technology Surcharge Fee (TSF) is added to services and permits
that the Department of Planning and Building provides*

New Construction Plan Check and Inspection Fees

Non Fire-Rated Construction *

Fee Description	Unit Description	Fee Amount	TSF	Total w/TSF
Assembly - Theater, Church, Sports Arena, Bar/Restaurant over 750 sf				
Plan Check	per square foot (1,000 min sf, 12,250 max sf)	\$ 1.72	\$ 0.17	\$ 1.89
Inspection	per square foot (1,000 min sf, 12,250 max sf)	\$ 1.09	\$ 0.11	\$ 1.20
Business - Office, Including A-2 under 750 sf				
Plan Check	per square foot (1,000 min sf, 12,500 max sf)	\$ 1.74	\$ 0.17	\$ 1.91
Inspection	per square foot (1,000 min sf, 12,500 max sf)	\$ 1.40	\$ 0.14	\$ 1.54
Educational/Institutional (E.I) - Jail, Hospital, Care Facility, School				
Plan Check	per square foot (1,000 min sf, 12,250 max sf)	\$ 2.42	\$ 0.24	\$ 2.66
Inspection	per square foot (1,000 min sf, 12,250 max sf)	\$ 1.53	\$ 0.15	\$ 1.68
Factory Built - Commercial (R-1, R-2, R-4, B)				
Plan Check	per square foot (1,000 min sf, 12,500 max sf)	\$ 0.94	\$ 0.09	\$ 1.03
Inspection	per square foot (1,000 min sf, 12,500 max sf)	\$ 0.42	\$ 0.04	\$ 0.46
Factory/ Industrial (F-1, F-2) - Manufacturing, fabrication, Winery, Brewery, Distillery				
Plan Check	per square foot (1,000 min sf, 10,000 max sf)	\$ 1.83	\$ 0.18	\$ 2.01
Inspection	per square foot (1,000 min sf, 10,000 max sf)	\$ 1.09	\$ 0.11	\$ 1.20
High Hazard (H,L) - hazardous Storage, Manufacturing, Paint Booth, Cabinet Finishing, Dry Cleaning				
Plan Check	per square foot (1,000 min sf, 12,250 max sf)	\$ 3.24	\$ 0.32	\$ 3.56
Inspection	per square foot (1,000 min sf, 12,250 max sf)	\$ 1.80	\$ 0.18	\$ 1.98

New Construction Plan Check and Inspection Fees

Non Fire-Rated Construction *

Fee Description	Unit Description	Fee Amount	TSF	Total w/TSF
Mercantile (M)				
Plan Check	per square foot (1,000 min sf, 10,000 max sf)	\$ 1.18	\$ 0.11	\$ 1.29
Inspection	per square foot (1,000 min sf, 10,000 max sf)	\$ 0.64	\$ 0.06	\$ 0.70
Residential Accessory Structure				
Plan Check	per square foot (200 min sf, 7,500 max sf)	\$ 0.89	\$ 0.09	\$ 0.98
Inspection	per square foot (200 min sf, 7,500 max sf)	\$ 1.70	\$ 0.17	\$ 1.87
Residential (R3) - Factory Built				
Plan Check	per square foot (500 min sf, 10,000 max sf)	\$ 1.50	\$ 0.15	\$ 1.65
Inspection	per square foot (500 min sf, 10,000 max sf)	\$ 1.23	\$ 0.12	\$ 1.35
Residential (Single Family) (R3)				
Plan Check	per square foot (500 min sf, 10,000 max sf)	\$ 1.08	\$ 0.11	\$ 1.19
Inspection	per square foot (500 min sf, 10,000 max sf)	\$ 1.45	\$ 0.14	\$ 1.59
Residential (Single Family) - Additions/ Alterations (Non-Structural) (R3)				
Plan Check	per square foot (200 min sf, 10,000 max sf)	\$ 0.58	\$ 0.06	\$ 0.64
Inspection	per square foot (500 min sf, 10,000 max sf)	\$ 0.73	\$ 0.07	\$ 0.80
Residential (Single Family) - Additions/ Alterations (Structural) (R3)				
Plan Check	per square foot (500 min sf, 10,000 max sf)	\$ 0.85	\$ 0.08	\$ 0.93
Inspection	per square foot (500 min sf, 10,000 max sf)	\$ 1.05	\$ 0.10	\$ 1.15
Residential (Single Family) (R3) - Plan Check Only				
Plan Check	per square foot (500 min sf, 10,000 max sf)	\$ 1.21	\$ 0.12	\$ 1.33

New Construction Plan Check and Inspection Fees

Non Fire-Rated Construction *

Fee Description	Unit Description	Fee Amount	TSF	Total w/TSF
Residential (Single Family) - Plan Check Duplicate Dwelling				
Plan Check	per square foot (500 min sf, 10,000 max sf)	\$ 0.65	\$ 0.06	\$ 0.71
Inspection	per square foot (500 min sf, 10,000 max sf)	\$ 1.53	\$ 0.15	\$ 1.68
Residential Multi Family (R-1, R-2, R-4) - Hotel, Apartment, Townhouse (triplex+)				
Plan Check	per square foot (2,500 min sf, 22,500 max sf)	\$ 0.94	\$ 0.09	\$ 1.03
Inspection	per square foot (2,500 min sf, 22,500 max sf)	\$ 1.23	\$ 0.12	\$ 1.35
Shell				
Plan Check	per square foot (1,000 min sf, 15,000 max sf)	\$ 2.03	\$ 0.20	\$ 2.23
Inspection	per square foot (1,000 min sf, 15,000 max sf)	\$ 1.75	\$ 0.17	\$ 1.92
Storage (S-1, S-2)				
Plan Check	per square foot (1,000 min sf, 10,000 max sf)	\$ 2.20	\$ 0.21	\$ 2.41
Inspection	per square foot (1,000 min sf, 10,000 max sf)	\$ 1.59	\$ 0.15	\$ 1.74
Tenant Improvement - No Change of Occupancy / Non-Structural				
Plan Check	per square foot (1,000 min sf, 15,000 max sf)	\$ 1.18	\$ 0.11	\$ 1.29
Inspection	per square foot (1,000 min sf, 15,000 max sf)	\$ 1.06	\$ 0.10	\$ 1.16
Tenant Improvement - Change of Occupancy / Structural				
Plan Check	per square foot (1,000 min sf, 15,000 max sf)	\$ 1.55	\$ 0.15	\$ 1.70
Inspection	per square foot (1,000 min sf, 15,000 max sf)	\$ 1.30	\$ 0.13	\$ 1.43

New Construction Plan Check and Inspection Fees

Non Fire-Rated Construction *

Fee Description	Unit Description	Fee Amount	TSF	Total w/TSF
Utility & Misc Commercial Accessory Structure (U-1, U-3) - Barns, Greenhouses (including Cannabis)				
Plan Check	per square foot (500 min sf, 10,000 max sf)	\$ 1.53	\$ 0.15	\$ 1.68
Inspection	per square foot (500 min sf, 10,000 max sf)	\$ 1.17	\$ 0.11	\$ 1.28
* Fire-rated construction will be charged an additional fixed fee based on project size (see "Bldg - Misc" Fees)				

Building Fixed Fees

Fee Description	Fee Amount	TSF	Total w/TSF	Footnotes
Accessibility	\$ 741.00	\$ 72.17	\$ 813.17	
Air Conditioning - Commercial	\$ 698.00	\$ 67.99	\$ 765.99	
Air Conditioning - Residential	\$ 592.00	\$ 57.66	\$ 649.66	
Air Conditioning - Residential (Express Permit)	\$ 225.00	\$ 21.92	\$ 246.92	
Air Handler / Broiler / Chiller	\$ 701.00	\$ 68.28	\$ 769.28	
Annual Maintenance Electrician's fee	\$ 686.00	\$ 66.82	\$ 752.82	
Awning / Canopy / Covered Porch (Supported by Building)	\$ 808.00	\$ 78.70	\$ 886.70	
Balcony Addition / Deck	\$ 966.00	\$ 94.09	\$ 1,060.09	
Bridge	\$ 2,493.00	\$ 242.82	\$ 2,735.82	
Carport / Shed <= 500 sf	\$ 732.00	\$ 71.30	\$ 803.30	
Cell / Wireless Site - Cell / Radio / TV Antenna	\$ 1,806.00	\$ 175.90	\$ 1,981.90	
Cell / Wireless Site - Cell Pole / Tower / Equipment Shelter	\$ 2,205.00	\$ 214.77	\$ 2,419.77	
Cell / Wireless Site - Cell Site Alteration / Remodel - Existing Site	\$ 947.00	\$ 92.24	\$ 1,039.24	
Close Existing Openings	\$ 641.00	\$ 62.43	\$ 703.43	
Commercial Coach	\$ 1,832.00	\$ 178.44	\$ 2,010.44	
Demolition - Minor	\$ 477.00	\$ 46.46	\$ 523.46	
Demolition - Major	\$ 615.00	\$ 59.90	\$ 674.90	
Electrical Circuits, New (1 each per 10 circuits)	\$ 555.00	\$ 54.06	\$ 609.06	
Electrical Circuits, New (1 each per 10 circuits) (Express Permit)	\$ 326.00	\$ 31.75	\$ 357.75	
Electrical Service, New / Meter Replacement	\$ 706.00	\$ 68.76	\$ 774.76	
Electrical Service, New / Meter Replacement (Express Permit)	\$ 340.00	\$ 33.12	\$ 373.12	
Energy Storage System	\$ 486.00	\$ 47.34	\$ 533.34	See Footnote 24
Energy Storage System (SolarAPP+)	\$ 196.00	\$ 19.09	\$ 215.09	
Evaporative Cooler	\$ 477.00	\$ 46.46	\$ 523.46	
Exhaust Hood	\$ 890.00	\$ 86.69	\$ 976.69	
Fence / Gate / Freestanding Wall	\$ 477.00	\$ 46.46	\$ 523.46	
Fire Sprinkler Systems - Commercial	\$ 1,143.00	\$ 111.33	\$ 1,254.33	
Fire Sprinkler Systems - Residential	\$ 736.00	\$ 71.69	\$ 807.69	
Fireplace	\$ 868.00	\$ 84.54	\$ 952.54	
Fixtures (Plumbing)	\$ 477.00	\$ 46.46	\$ 523.46	
Flag Pole	\$ 615.00	\$ 59.90	\$ 674.90	

Building Fixed Fees

Fee Description	Fee Amount	TSF	Total w/TSF	Footnotes
Furnace/ Heater/ Heat Pump - New	\$ 486.00	\$ 47.34	\$ 533.34	
Furnace/ Heater/ Heat Pump - Replacement Only (Express Permit)	\$ 203.00	\$ 19.77	\$ 222.77	
Gas System / Gas Piping / Fixture	\$ 615.00	\$ 59.90	\$ 674.90	
Generator / Compressor Installation	\$ 1,099.00	\$ 107.04	\$ 1,206.04	
Grading Minor	\$ 1,067.00	\$ 103.93	\$ 1,170.93	
Grading Major	\$ 1,834.00	\$ 178.63	\$ 2,012.63	
Grading Major - Commercial	\$ 2,646.00	\$ 257.72	\$ 2,903.72	
Greenhouse (Under 500 sf,non-commercial, non-cannabis)	\$ 1,204.00	\$ 117.27	\$ 1,321.27	
Incinerator	\$ 1,093.00	\$ 106.46	\$ 1,199.46	
Manufactured Home - Single Wide	\$ 2,017.00	\$ 196.46	\$ 2,213.46	
Manufactured Home - Double / Triple Wide	\$ 2,670.00	\$ 260.06	\$ 2,930.06	
Manufactured Home - Foundation Only	\$ 607.00	\$ 59.12	\$ 666.12	
Manufactured Home - Removal	\$ 689.00	\$ 67.11	\$ 756.11	
Moved Building - Residential	\$ 1,228.00	\$ 119.61	\$ 1,347.61	
Partition	\$ 625.00	\$ 60.88	\$ 685.88	
Patio Cover	\$ 1,073.00	\$ 104.51	\$ 1,177.51	
Photovoltaic System - Commercial	\$ 981.00	\$ 95.55	\$ 1,076.55	See Footnotes 24, 25
Photovoltaic System - Residential	\$ 450.00	\$ 43.83	\$ 493.83	See Footnotes 24, 26
Photovoltaic System - Residential (Express Permit & SolarAPP+)	\$ 211.00	\$ 20.55	\$ 231.55	
Piles / Other Foundations	\$ 598.00	\$ 58.25	\$ 656.25	
Plumbing Repair (Express Permit)	\$ 326.00	\$ 31.75	\$ 357.75	
Reroof - Commercial	\$ 933.00	\$ 90.87	\$ 1,023.87	
Reroof - Residential (Non-Structural)	\$ 349.00	\$ 33.99	\$ 382.99	
Reroof - Residential (Non-Structural) - Express	\$ 211.00	\$ 20.55	\$ 231.55	
Reroof - Residential (Structural)	\$ 615.00	\$ 59.90	\$ 674.90	
Residing / Stucco - One Story	\$ 477.00	\$ 46.46	\$ 523.46	
Residing / Stucco - One Story (Express Permit)	\$ 340.00	\$ 33.12	\$ 373.12	
Residing / Stucco - Multistory	\$ 641.00	\$ 62.43	\$ 703.43	
Residing / Stucco - Multistory (Express Permit)	\$ 504.00	\$ 49.09	\$ 553.09	
Retaining Wall - Engineered	\$ 965.00	\$ 93.99	\$ 1,058.99	

Building Fixed Fees

Fee Description	Fee Amount	TSF	Total w/TSF	Footnotes
Retaining Wall - Not Engineered	\$ 650.00	\$ 63.31	\$ 713.31	
Scanning - Commercial Plans Submitted via Hard Copy	\$ 160.00	\$ 15.58	\$ 175.58	
Scanning - Residential Plans Submitted via Hard Copy	\$ 80.00	\$ 7.79	\$ 87.79	
Septic Abandonment / Reuse	\$ 703.00	\$ 68.47	\$ 771.47	
Septic Monitoring Program	\$ 1,005.00	\$ 97.89	\$ 1,102.89	
Septic System - Major Repair	\$ 700.00	\$ 68.18	\$ 768.18	
Septic System Commercial - Conventional, New	\$ 1,558.00	\$ 151.75	\$ 1,709.75	
Septic System Commercial- Non-Conventional, New	\$ 2,426.00	\$ 236.29	\$ 2,662.29	
Septic System Residential- Conventional, New	\$ 1,230.00	\$ 119.80	\$ 1,349.80	
Septic System Residential - Non-Conventional, New	\$ 2,011.00	\$ 195.87	\$ 2,206.87	
Sewer, Building	\$ 796.00	\$ 77.53	\$ 873.53	
Sign - Electrical Circuit	\$ 500.00	\$ 48.70	\$ 548.70	
Signs - Monument / Freestanding / Wall (Non-Electric)	\$ 363.00	\$ 35.36	\$ 398.36	
Signs - Pole (Non-Electric)	\$ 632.00	\$ 61.56	\$ 693.56	
Skylight (each)	\$ 477.00	\$ 46.46	\$ 523.46	
Spa or Hot Tub (Pre-fabricated)	\$ 1,032.00	\$ 100.52	\$ 1,132.52	
Stairs	\$ 778.00	\$ 75.78	\$ 853.78	
Storage Racks / Catwalks	\$ 987.00	\$ 96.13	\$ 1,083.13	
Swimming Pool / Spa	\$ 1,505.00	\$ 146.59	\$ 1,651.59	
Temporary Power Services	\$ 423.00	\$ 41.20	\$ 464.20	
Temporary Trailer - Residential	\$ 1,382.00	\$ 134.61	\$ 1,516.61	
Vent Fan / Chimney Vent	\$ 618.00	\$ 60.19	\$ 678.19	
Walk-in box / Refrig Coil / Refrig Compressor	\$ 907.00	\$ 88.34	\$ 995.34	
Water Heater	\$ 363.00	\$ 35.36	\$ 398.36	
Water Heater (Express Permit)	\$ 225.00	\$ 21.92	\$ 246.92	
Water Pump	\$ 481.00	\$ 46.85	\$ 527.85	
Water Reclamation (Gray Water, New)	\$ 890.00	\$ 86.69	\$ 976.69	
Water Tank	\$ 615.00	\$ 59.90	\$ 674.90	
Window or Sliding Glass Door, Structural	\$ 752.00	\$ 73.24	\$ 825.24	

Ag Exempt - Building and Grading

Fee Code	Fee Description	Fee Amount	TSF	Total w/TSF
J28	Ag Exempt Building Permit - Planning Review	\$ 1,080.00	\$ 105.19	\$ 1,185.19
J29	Ag Exempt Grading Permit - Planning Review	\$ 1,084.00	\$ 105.58	\$ 1,189.58
AEB	Ag Exempt Building (Supervising Plans Examiner Review)	\$ 171.00	\$ 16.66	\$ 187.66
AEg	Ag Exempt Grading (Supervising Plans Examiner Review)	\$ 171.00	\$ 16.66	\$ 187.66

Miscellaneous Building Permit Fees

See Footnotes 22, 28, 29, 30

Work Item	Unit	Fee	TSF	Total w/ TSF
Allocation / Allotment Request				
Allocation /Allotment System Administration (non-refundable)		\$ 663.00	\$ 64.58	\$ 727.58
Allocation deposit (non-refundable) toward future processing of building permit application to be filed concurrently (R93)	Per Dwelling Unit	\$ 924.00		
Alternate Material Request (ALTM)	Each	\$ 732.00	\$ 71.30	\$ 803.30
Building Permit Application		\$ 200.00	\$ 19.48	\$ 219.48
Building Pre-Application		\$ 526.00	\$ 51.23	\$ 577.23
Construction Waste Management Plan (CWMP)		\$ 171.00	\$ 16.66	\$ 187.66
Construction Waste Management Plan (CWMP) - Non-Compliance Fine	\$40 per ton (\$500 min)	\$ 500.00		
Fire-Rated New Construction - Small		\$ 1,784.00	\$173.76	\$ 1,957.76
Fire-Rated New Construction - Medium		\$ 3,319.00	\$323.27	\$ 3,642.27
Fire-Rated New Construction - Large		\$ 6,573.00	\$640.21	\$ 7,213.21
Grading Permit add on fee for NPDES < 5,000		\$ 3,724.00	\$362.72	\$ 4,086.72
Grading Permit add on fee for NPDES > 5,000		\$ 5,286.00	\$514.86	\$ 5,800.86
Planning Pre-Application - Add-On for Building		\$ 526.00	\$ 51.23	\$ 577.23
Reinspection		\$ 160.00	\$ 15.58	\$ 175.58
Time Extension - Building Permit	1/3 of Inspection Fee	\$171 min	\$ 16.66	\$ 332.66

Hourly Plan Check and Inspection Fees

See Footnote 22

Plan Check - Hourly	Per Hour	\$ 180	\$ 17.53	\$ 197.53
Inspection - Hourly	Per Hour	\$ 180	\$ 17.53	\$ 197.53

California State Fees

These fees are collected on behalf of the State of California

Work Item	Unit and Fee
California Building Administration Standards Fee (CA Senate Bill 1473)	\$ 1.00 for every \$ 25,000 in valuation or fraction thereof (minimum \$1.00)
Strong-Motion Instrumentation Program (SMIP) Fee - Residential 1-3 Story (CA Code Sec 2700-2709.1)	Valuation amount x \$ 0.00013 = Fee (minimum \$ 0.50)
Strong-Motion Instrumentation Program (SMIP) Fee - All Others (CA Code Sec 2700-2709.1)	Valuation amount x \$ 0.00028 = Fee (minimum \$ 0.50)

Land Use Permit Fees

See Footnotes 1, 3, 4, 5, 17, and specific notes cited for individual items

Fee Code	Fee Description	Base Fee	TSF	Total w/TSF	Public Works	Env Health	County Fire	AG Comm	Clerk Rec	Footnotes and Comments
R20	Addressing for Building Permits / Pre-Addressing Request	\$ 550.00	\$ 53.57	\$ 603.57						\$80 each additional address when in a subdivision batch. See Footnote 16
J27	Ag Preserve - Williamson Act Land Conservation Contract - Compliance Review with APRC Hearing/ Referral Response	\$ 1,607.00	\$ 156.52	\$ 1,763.52						
J26	Ag Preserve - Williamson Act Land Conservation Contract - General Compliance Review (Building Permits, Vacation Rentals)	\$ 643.00	\$ 62.63	\$ 705.63						
J20	Agricultural Preserve - Application for Land Conservation Contract (New, Replacement, or Amendment)	\$ 5,539.00	\$ 539.50	\$ 6,078.50						
J22	Agricultural Preserve - Contract Cancellation and/or Preserve Disestablish - RTB Deposit	\$ 4,000.00								See Footnote 1
J24	Agricultural Preserve - Notice of Full Non-Renewal	\$ 482.00	\$ 46.95	\$ 528.95						
J25	Agricultural Preserve - Notice of Partial Non-Renewal	\$ 1,004.00	\$ 97.79	\$ 1,101.79						
L84	Airport Land Use Commission - Add on Fee	\$ 2,031.00	\$ 197.82	\$ 2,228.82						
R26	Amendment to Approved Land Use Permit / Subdivision - RTB Deposit	\$ 4,000.00				\$181				A revised map or conditions of approval after application has been considered by SRB, Planning Commission or Board of Supervisors. See Footnote 1.
A30	Appeal - Approval / Denial Land Use Permit / Subdivision / Curb, Gutter, and Sidewalk Waiver, Request for Review of Environmental Determination, Building Code Interpretation, or Decision of the Building Official	\$ 2,000.00	\$ 194.80	\$ 2,194.80						See Footnote 8
L01R	Business License Renewal - Short Term Rental Annual Review	\$ 321.00	\$ 31.27	\$ 352.27						Each
L01	Business License Review	\$ 469.00	\$ 45.68	\$ 514.68						
L01HO	Business License Review - Home Occupancy	\$ 76.00	\$ 7.40	\$ 83.40						
L03C	Business License Review - Vacation Rental (Coastal)	\$ 1,171.00	\$ 114.06	\$ 1,285.06						
L03I	Business License Review - Vacation Rental (Inland)	\$ 773.00	\$ 75.29	\$ 848.29						
L03W	Business License Review - Vacation Rental (Williamson Act)	\$ 1,171.00	\$ 114.06	\$ 1,285.06						
	Building Review of Planning Referral - Commercial	\$ 536.00	\$ 52.21	\$ 588.21						
	Building Review of Planning Referral - Residential	\$ 357.00	\$ 34.77	\$ 391.77						
S50	Certificate of Compliance - RTB Deposit	\$ 4,000.00			\$311	\$532	\$789		\$90	See Footnotes 1, 36
L09	Coastal Well - Non-Appealable	\$ 665.00	\$ 64.77	\$ 729.77						
C50	Coastal Zone - Tier I	\$ 1,060.00	\$ 103.24	\$ 1,163.24						See Footnote 15
C70	Coastal Zone - Tier II	\$ 2,843.00	\$ 276.91	\$ 3,119.91						See Footnote 15
L15	Condition Compliance - Single family Dwelling	\$ 1,618.00	\$ 157.59	\$ 1,775.59						See Footnote 12

Land Use Permit Fees

See Footnotes 1, 3, 4, 5, 17, and specific notes cited for individual items

Fee Code	Fee Description	Base Fee	TSF	Total w/TSF	Public Works	Env Health	County Fire	AG Comm	Clerk Rec	Footnotes and Comments
L18	Condition Compliance / Mitigation Monitoring - RTB Deposit	\$ 2,000.00								See Footnotes 1, 12
L45	Conditional Use Permit / Development Permit - RTB Deposit	\$ 8,000.00			\$2,012	\$1,048	\$1,098	\$796	\$90	See Footnotes 1, 7
T10	Continuances - All Hearing / Boards Types	\$ 715.00	\$ 69.64	\$ 784.64						See Footnote 9
L51	Curb, Gutter and Sidewalk Waiver Request	\$ 747.00	\$ 72.76	\$ 819.76	\$299					
C90	Emergency Permit	\$ 2,427.00	\$ 236.39	\$ 2,663.39						
J01	General Plan Amendment / Ordinance - RTB Deposit + processing costs	\$ 10,000.00				\$965		\$1,504	\$90	See Footnotes 1, 7
J05	General Plan Conformity Report	\$ 3,170.00	\$ 308.76	\$ 3,478.76						
J07	LAFCO Application Review - RTB Deposit	\$ 2,000.00								See Footnotes 1, 34
L85	Legal Notice (advertised)	\$ 267.00	\$ 26.01	\$ 293.01						
	Los Osos Groundwater Basin Plumbing-to-Build Program - Inspection & Program management	\$ 482.00	\$ 46.95	\$ 528.95						First appliance, \$321 each additional appliance after the first
S01	Lot Line Adjustment - Minor	\$ 4,079.00	\$ 397.29	\$ 4,476.29	Actual Cost	\$824		\$626	\$90	
S02	Lot Line Adjustment - Major (RTB Deposit)	\$ 4,000.00			Actual Cost	\$824		\$626	\$90	See Footnote 1
L32	Minor Use Permit - RTB Deposit	\$ 4,000.00			\$635	\$948	\$1,098	\$556	\$90	See Footnote 1
S20	Parcel Map - RTB Deposit	\$ 8,000.00			\$2,506	See Env Health	\$1,176	\$706	\$90	See Footnotes 1, 7
	Planning Hourly	\$ 175.00	\$ 17.05	\$ 192.05						See Footnote 1
L52	Pre - Application Meeting	\$ 1,837.00	\$ 178.92	\$ 2,015.92	\$268	\$687	\$443	\$306		See Footnote 7
L53	Pre - Application Meeting with Site Visit	\$ 2,778.00	\$ 270.58	\$ 3,048.58	\$268	\$687	\$609	\$306		See Footnote 7
S62	Public Lot Request	\$ 5,353.00	\$ 521.38	\$ 5,874.38						
R22	Road Naming Request	\$ 4,485.00	\$ 436.84	\$ 4,921.84						
L20	Site Plan	\$ 4,431.00	\$ 431.58	\$ 4,862.58				\$626	\$90	
L65	SMARA Program Annual Fee	\$ 5,243.00	\$ 510.67	\$ 5,753.67						
SWI	Stormwater Annual Inspection & Reporting	\$ 518.00	\$ 50.45	\$ 568.45						
SWRI	Stormwater Post Construction Requirements Review and Inspection	\$ 2,225.00	\$ 216.72	\$ 2,441.72						
	Stormwater Post Construction Requirements Review and Inspection - Tract or Subdivision	\$ 4,639.00	\$ 451.84	\$ 5,090.84						
L80	Substantial Conformance Determination	\$ 2,733.00	\$ 266.19	\$ 2,999.19						See Footnote 13
J10	TDC Receiving Site Determination w/Concurrent Tentative Map Application (add on to PM or TM)	\$ 2,186.00	\$ 212.92	\$ 2,398.92						See Footnote 39
J09	TDC Sending Site Application	\$ 1,317.00	\$ 128.28	\$ 1,445.28						See Footnote 39
T01	Time Extension - Land Use Permits - 1st and 2nd Request (Staff Approval)	\$ 579.00	\$ 56.39	\$ 635.39						
T03	Time Extension - Land Use - 3rd Request and All Requests for Subdivisions	\$ 3,799.00	\$ 370.02	\$ 4,169.02						
S30	Tract Map - RTB Deposit	\$ 8,000.00			\$10,006	See Env Health	\$1,307	\$493	\$90	See Footnotes 1, 7
L12	Tree Removal Permit (up to 5 trees, \$50 ea additional tree at location)	\$ 1,021.00	\$ 99.45	\$ 1,120.45						See Footnote 14

Land Use Permit Fees

See Footnotes 1, 3, 4, 5, 17, and specific notes cited for individual items

Fee Code	Fee Description	Base Fee	TSF	Total w/TSF	Public Works	Env Health	County Fire	AG Comm	Clerk Rec	Footnotes and Comments
S10	Urban Lot Split	\$ 5,809.00	\$ 565.80	\$ 6,374.80	\$2,506					
L70	Variance - RTB Deposit	\$ 8,000.00				\$766			\$90	See Footnote 1
S40	Voluntary Merger	\$ 1,531.00	\$ 149.12	\$ 1,680.12						
L07	Zoning Clearance for an Accessory Dwelling Unit in the Coastal Zone	\$ 928.00	\$ 90.39	\$ 1,018.39						
L04	Zoning Review	\$ 397.00	\$ 38.67	\$ 435.67						

Deposit Based Billing

Fee Code	Fee Description	Deposit Fee Amount	Estimated Fee at Cost*	Footnotes and Comments
WA02	Agricultural Offset Clearance - Water Duty Factor - RTB Deposit	\$ 4,000.00	\$ 5,332.00	See Footnote 1
J22	Agricultural Preserve - Contract Cancellation and/or Preserve Disestablish - RTB Deposit	\$ 4,000.00	\$ 4,642.00	See Footnote 1
R26	Amendment to Approved Land Use Permit / Subdivision - RTB Deposit	\$ 4,000.00	\$ 9,943.00	See Footnote 1
S50	Certificate of Compliance - Real Time Billing Deposit + Processing Costs	\$ 4,000.00	\$ 5,051.00	See Footnote 1
L18	Condition Compliance / Mitigation Monitoring - RTB Deposit	\$ 2,000.00	\$ 3,393.00	See Footnote 1
L45	Conditional Use Permit / Development Permit - RTB Deposit	\$ 8,000.00	\$14,785.00	See Footnote 1
J01	General Plan Amendment / Ordinance - Real Time Billing Deposit + processing costs	\$ 10,000.00	\$24,058.00	See Footnote 1
IS01	Initial Study - Real Time Billing Deposit + processing costs	\$ 10,000.00	\$15,082.00	See Footnote 1
J07	LAFCO Application Review - Real Time Billing Deposit + processing costs	\$ 2,000.00	\$ 2,287.00	See Footnote 1
S02	Lot Line Adjustment - Major - RTB Deposit	\$ 4,000.00	\$10,503.00	See Footnote 1
L32	Minor Use Permit - RTB Deposit	\$ 4,000.00	\$ 9,602.00	See Footnote 1
S20	Parcel Map - RTB Deposit	\$ 8,000.00	\$14,088.00	See Footnote 1
S30	Tract Map - RTB Deposit	\$ 8,000.00	\$17,567.00	See Footnote 1
L70	Variance - RTB Deposit	\$ 8,000.00	\$11,985.00	See Footnote 1
* Fee Estimates are based on average estimated costs. Actual processing costs may be higher or lower than these averages.				

Land Use Permit Fees

See Footnotes 1, 3, 4, 5, 17, and specific notes cited for individual items

Fee Code	Fee Description	Base Fee	TSF	Total w/TSF	Public Works	Env Health	County Fire	AG Comm	Clerk Rec	Footnotes and Comments
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Environmental Fees

See Footnotes 17, 18

EX01	Environmental Determination	\$ 3,331.00	\$ 324.44	\$ 3,655.44						
IS01	Environmental - Initial Study - RTB Deposit	\$ 10,000.00								See Footnote 1
FS01	Focused Initial Review (SB 131)	\$ 5,471.00	\$ 532.88	\$ 6,003.88						
TPSR1	Technical Study / Peer Review	\$ 3,541.00	\$ 344.89	\$ 3,885.89						See Footnote 19
Z17	Environmental Document Filing Fee	\$ 90.00								Transfers to Clerk Recorder

Enforcement

	Code Compliance Review	\$ 173.00	\$ 16.85	\$ 189.85						
V03	Code Enforcement Violation - Minor (up to 3 site visits)	\$ 1,498.00	\$ 145.91	\$ 1,643.91						See Footnote 31
V02	Code Enforcement Violation - Major (up to 5 site visits)	\$ 2,075.00	\$ 202.11	\$ 2,277.11						See Footnote 31
V50	Code Enforcement - Hourly Investigation - Violation	\$173/hr	\$ 16.85	\$ 189.85						See Footnote 2
V08	Notice of Nuisance Release	\$ 475 + noticing costs	\$ 46.27	\$ 521.27						See Footnote 36
NCF1	Unpermitted Construction - Non-Compliance Fee	Sum of Plan Check and Inspection Fees								See Footnote 41
V07	Violation Hearing Fee	\$ 1,902.00	\$ 185.25	\$ 2,087.25						

Fees Set by Other Ordinances

See Footnotes 1, 3, 4, 5, and specific notes cited for individual items

Fee Code	Fee Description	Amount	Footnotes and Comments
WA01	Agricultural Offset Clearance - Paso Robles	\$ 1,210.00	See Title 22. See Footnote 11.
WA02	Agricultural Offset Clearance - Water Duty Factor (RTB Deposit)	\$ 4,000.00	See Footnote 11.
Z11	Lodge Hill Erosion Control / Forest Mangement	\$ 400.00	See Footnote 35
	Los Osos Habitat Conservation Plan Habitat Protection Fee	\$ 0.25	Per Square Foot of disturbed space
	Los Osos Habitat Conservation Plan Restoration/Management/Adminstrative Fee	\$ 1.83	Per Square Foot of disturbed space
WN1A	Offset - Nipomo Mesa Water Conservation Area	\$ 13.16 per daily gallon	See Title 19.
WN1B	Offset Administration - Nipomo Mesa Water Conservation Area	\$ 391.00	See Title 19.
T40	Parkland Fee (Quimby Fee) - Residential Multiple Family	\$ 705.00 per dwelling unit	See Footnote 38
T42	Parkland Fee (Quimby Fee) - Residential Single Family	\$ 926.00 per dwelling unit	See Footnote 38
	Public Facility Fees		See Footnote 37 set by Board of Supervisors.
	Regional Housing Incentive Program In-Lieu Fee	\$30,781.60 per incentive point	In-Lieu Fees collected pursuant to Title 22 and 31

Other Services

Fee Description	Amount	TSF	Total w/TSF	Footnotes & Comments
BOOKS, REPORTS AND MAPS				
Database/GIS inquiry reports per hour	\$117/hr	\$ 11.40	\$ 153.40	
Department Publications	Printing Cost + 33%			
Documents transferred to media (incl CD, DVD, Flash Drive, etc.)	\$ 20.00 (per medium)	\$ 1.95	\$ 13.95	
Photocopying of Records and Documents (A10)	\$.10/page			
SPECIAL SERVICES				
Account Transfer Fee	\$ 6.00			See Footnote 32
Certification of Documents	\$ 16.00 Plus Printing Cost	\$ 1.56	\$ 13.56	
Hearing Docket Fee (H10)	\$ 379			
Legal Notice (L85)	\$ 267.00	\$ 26.01	\$ 293.01	
Record Search / Duplication of Plans	\$ 66 / half hour	\$ 6.43	\$ 73.43	Minimum half hour. See Footnotes 33
Subpoena for Documents Only	\$ 15.00			
Subpoena for Documents with an Appearance	\$ 24.00			Per Hour
Subpoena Requiring Appearance	\$ 275.00			Per Day
Technology Surcharge Fee (TSF)	9.74% of applicable fees			This surcharge will be added to all services and permits that the Department of Planning and Building provides

**Agricultural Commission Fees
FY 2026-2027**

Fee Code	Fee Description	Total Fee* (incl ATF**)
X36C,D	Development Plan/CUP	\$ 796
X49A,B	Development Plan/CUP Filed with Tract Map/Parcel Map (Clusters)	\$ 2,806
X48A,B	General Plan/LCP Map or Text Amendment or Specific Plan	\$ 1,504
X37A,B	Lot Line Adjustment	\$ 626
X36A,B	Minor Use Permit	\$ 556
X46C,D	Parcel Map	\$ 706
X25A,B	Pre-Application Conferences	\$ 306
X37C,D	Site Plan	\$ 626
X46A,B	Tract Map	\$ 493

* Projects exceeding the amount of allocated time will be billed the hourly rate of \$ 148 / hour.
Standard Mileage rate, as set by the Internal Revenue Service January of each year, will be used for all mileage charges associated with hourly inspection fees.

** Accounting Transfer Fee (ATF) = \$ 6

CONTACT: Wenonah O'Rourke (805)-781-5910

**Airport Fees
FY 2026-2027**

Fee Code	Fee Description	Total Fee* (incl ATF**)
A99A,B	Airport Plan Review	\$ 106

* All land use fees are billed on an actual basis after project exceeds minimum fees. Minimum fees have been consolidated to streamline collection by the Planning and Building Department.

** Accounting Transfer Fee (ATF) = \$ 6

CONTACT: Jessica Landreth (805)-781-4017

County Fire Fees
FY 2026-2027

Fee Code	Fee Description	Total Fee* (incl ATF**)	County Fire Footnote References
<i>Fire Review - Construction</i>			
X52 A,B	Code Exception Request	\$ 727	8
Z11 A,B	Commercial Fire Alarm Systems	\$ 506	1, 6, 7, 10
Z10 A,B	Commercial Fire Sprinkler System - General	\$ 522	1, 6, 7, 10, 17
Z10 C,D	Commercial Fire Sprinkler System - New Hood System	\$ 501	1, 6, 7, 10
Z10 E,F	Commercial Fire Sprinkler System - Existing Hood Update/Upgrade	\$ 234	1, 2, 6, 7, 10
Z09 A, B	Commercial / Industrial Plan Review (Fire) - General	\$ 1,305	1, 3, 6, 7, 10
Z09 C,D	Commercial / Industrial Plan Review (Fire) - Tenant Improvement	\$ 496	1, 2, 6, 7, 10, 14
Z09 E,F	Commercial / Industrial Plan Review (Fire) - Photovoltaic	\$ 502	1, 4, 6, 10, 15
Z09 G,H	Commercial / Industrial Plan Review (Fire) - Photovoltaic Facility	\$ 1,298	1, 4, 6, 10
Z09 I,J	Commercial / Industrial Plan Review (Fire)- Cell Site	\$ 504	1, 4, 6, 7, 10
Z09 K,L	Commercial / Industrial Plan Review (Fire) - Major Grading	\$ 504	1, 6, 7, 10, 16
Z34 A,B	Additional Plan Review (>2) - Commercial	\$ 423	1
Z36 A,B	Additional Site Inspection (>2) - Commercial	\$ 423	1
Z32 C,D	Fire Alarm Upgrade	\$ 51	8, 9
Z08 A,B	Residential Fire Safety Plan - General	\$ 751	1, 2, 6, 10
Z08 C,D	Residential Fire Safety Plan - Attached Decks and Additions	\$ 232	1, 2, 6, 10, 13
Z08 E, F	Residential Fire Safety Plan - Photovoltaic	\$ 314	1, 2, 6
Z33 A,B	Additional Plan Review (>2) - Residential	\$ 363	1
Z35 A,B	Additional Site Inspection (>2) - Residential	\$ 331	1
Z37 A, B	After Issuance Plan Review	\$ 96	8, 9
Z30 A,B	Minor Operational Permit	\$ 287	8, 18
Z31 A,B	Major Operational Permit	\$ 508	8, 19

**County Fire Fees
FY 2026-2027**

Fee Code	Fee Description	Total Fee* (incl ATF**)	County Fire Footnote References
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Fire Review - Land Use / Land Division

X52 A,B	Code Exception Request	\$ 727	8
X52 C,D	Title 14 Review (without Site Visit)	\$ 188	8, 9
X52 E, F	Title 14 Review (with Site Visit)	\$ 465	8, 9
X53 A,B	Conditional Certificate of Compliance	\$ 789	1, 2, 6, 10
X34 A,B	Development Plan, Conditional Use Permit, Minor Use Permit	\$ 1,098	1, 3, 6, 7, 10
X53 C,D	Parcel Map (Up to 4 Parcels)	\$ 1,176	1, 5, 6, 10, 12
X50 A,B	Pre-Application Meeting	\$ 443	1
X51 A,B	Pre-Application Meeting with Site Visit	\$ 609	1
X53 E,F	Tract Map (5 or more Parcels)	\$ 1,307	1, 5, 6, 10, 12

*** Accounting Transfer Fee (ATF) = \$ 6**

CONTACT: County Fire Finance - San Luis Obispo Unit (805) 543-4244
slu.countyfinance@fire.ca.gov

**County Fire Fees
FY 2026-2027**

County Fire Fee Footnotes

1	The Department of Planning and Building collects this fee for County Fire at time of application submission or occurrence.
2	Includes plan review, one site visit and final inspection.
3	Includes plan review, rough inspection and final inspection.
4	Includes plan review and final inspection. Up to 2.75 hours included in this fee.
5	Includes plan review, one site visit and final inspection. Up to 4 hours included in fee. Fee covers a maximum of 10 parcels. For each parcel in excess of 10, the fee will be increased by the cost of an additional 1/2 hour, as outlined in Footnote 6.
6	Services in excess of those listed will be billed according to the classification of the individual providing the services. Those rates are equal to the rates noted in the current year's fee calculation schedule.
7	Projects up to 4,999 square feet For projects 5,000 square feet or larger, base fee plus \$.08 per square foot over 4,999 square feet. Additional per hour charges may also apply - see footnote 6.
8	County Fire will collect this fee at time of submission, occurrence and/or renewal.
9	County Fire will add this fee to the permit at time of review.
10	The Fire Chief is authorized to waive fees for applicants who are seeking to reconstruct legally constructed homes and other structures, including associated grading, that were destroyed as a result of a natural or manmade disaster, where the Board of Supervisors adopts a resolution declaring such a disaster.
12	County Fire does not charge for residential fire sprinklers and/or residential fire alarm systems.
13	Applies to attached decks more than 500 square feet and/or additions plus alterations 300-499 square feet. Scopes below these thresholds will not be charged a fee. Scope exceeding these thresholds will be charged Plan Review Fee - General fee (Z08A)
14	Applies to improvements with fewer than 10 new sprinkler heads and less than 250 square feet or change of occupancy. Scopes exceeding these thresholds will be charged Comm/Indus Fire Plan Review - General fee (Z09A).
15	Will apply to new photo voltaic installations on new or existing commercial or industrial facilities. Fee will not be charged for fewer than 10 panels added to an existing photo voltaic installation.
16	Will apply to review done as part of Master Fire Protection Plan. (Note that obtaining plans from a Licensed Fire Protection Engineer is applicant's responsibility.)
17	This fee includes multi-family residential sprinkler systems. This fee does not apply to single family residential, which is reviewed by the County Department of Planning and Building.
18	Minor Operational Permit: Compressed Gases, Cryogenic fluids, Cutting and welding, Dry cleaning, Friot and crop ripening, Fumigation and insecticidal fogging, industrial ovens, mobile food preparation vehicles, motor fuel-dispensing facilities, open burning, open flames and torches, open flames and candles, Repair garages, rooftop heliport, temporary membrane structures and tents, wood products. 2025 CFC 105.6

19	Major Operational Permit: Aviation Facilities, Exhibits and trade shows, Explosives, Flammable and Combustible liquids, Hazardous materials, outdoor assembly event, places of assembly, plant extraction systems, pyrotechnic special effects material, hazardous materials. 2025 CFC 105.6
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**Clerk Recorder Fees
FY 2026-2027**

Fee Code	Fee Description	Total Fee
Z17	Environmental Document/Clerk Filing	\$ 90
Z21	Fish & Wildlife Filing	Rate is set annually by CA Fish & Game Code, § 711.4, subd. (e)(2)
Z14A	Fraud Prevention Fee	\$ 7
Z12A	Recording Fee (# of pages)	\$14 first, \$3 each additional page
Z15	Restrictive Covenant Program Recording Fee (RCP)	\$ 2
Z04	SB2 Affordable Housing and Jobs Act Fee	\$ 75

CONTACT: Clerk Recorder's Office, San Luis Obispo (805) 781-5080
Clerk Recorder's Office, Atascadero (805) 461-6041
<http://www.slocounty.ca.gov/Departments/Clerk-Recorder/Forms-Documents/Fees/Fee-Schedule.aspx>

**Environmental Health Fees
FY 2026-2027**

Fee Code	Fee Description	Total Fee* (incl ATF**)
X58 A,B	Adjustments and Variances - Title 19, 21 and 22	\$ 766
X70 G,H	Certificate of Compliance Review	\$ 532
X57 A,B	Development Plan/CUP	\$ 1,048
X56 A,B	Environmental Impact Notice of Preparation	\$ 908
X61 A,B	General Plan Amendment	\$ 965
X70 A,B	Lot Line Adjustments	\$ 824
X60 A,B	Minor Use Permit	\$ 948
X68 A,B	Parcel Maps (Private Water and Onsite Sewage Disposal)	\$ 2,371
X67 A,B	Parcel Maps (Public Water and Onsite Sewage Disposal)	\$ 1,463
X66 A,B	Parcel Maps (Public Water and Sewer)	\$ 1,140
X70 C,D	Pre-application Meeting - Planning Department	\$ 687
X65 A,B	Shared Water Systems (2-4 connections)	\$ 599
X61 C,D	Specific Plan Amendments	\$ 965
X55 A,B	Statements and Reviews (EIRs)	\$ 3,190
X59 C,D	Subdivision Amendment - Title 19, 21 and 22	\$ 181
X64 A,B	Tract Map (Private Water and Onsite Sewage Disposal)	\$ 3,579
X62 A,B	Tract Map (Public Water and Public Sewer)	\$ 1,673
X63 A,B	Tract Maps (Public Water and Onsite Sewage Disposal)	\$ 2,454
X59 E,F	Verification of Primary Drinking Water Stds	\$ 262

* A \$ 165 hourly rate fee is added to projects requiring more than the projected average number of staff hours.

** Accounting Transfer Fee (ATF) = \$ 6

CONTACT: Allen Work (805) 781-5596

**Parks and Recreation Fees
FY 2026-2027**

Fee Code	Fee Description	Total Fee (incl ATF*)
G11A,B	Parks Review	\$ 116

* Accounting Transfer Fee (ATF) = \$ 6

CONTACT: Louanne Vane (805) 781-1184

**Public Works Fees
FY 2026-2027**

			** See Public Works Footnote 3
Fee Code	Fee Description	Total Fee (incl ATF*)	Notes
X75A,B	Building Permit Review - Residential	\$ 401	plus optional C & I Agreement
X75AR, BR	Building Permit Review - Residential Resubmit	\$ 204	plus optional C & I Agreement
X76A,B	Building Permit Review - Commercial	\$ 480	plus optional C & I Agreement
X76 AR, BR	Building Permit Review - Commercial Resubmit	\$ 243	plus optional C & I Agreement
X77A,B	Building Permit Review - Grading	\$ 559	plus optional C & I Agreement
X77AR. BR	Building Permit Review - Grading Resubmit	\$ 283	plus optional C & I Agreement
X78A,B	Building Permit Review - Solar	\$ 85	
X72A,B	Certificate of Compliance - Application (Non-LLA)	\$ 311	
X73A,B	Conditional Use Permit Application	\$ 2,012	
X45A,B	Curb and Gutter Waivers - Title 22 and 23	\$ 299	
X40A,B	Lot Line Adjustment Application	Actual Cost	Changed to C & I Agreement
X20A,B	Minor Use Permit Applications	\$ 635	
X41A, B	Parcel Map - C & I Agreement Deposit	\$ 2,506	
X21A,B	Pre-application Meeting	\$ 268	
X44C, D	Tract Map - C & I Agreement Deposit	\$ 10,006	

* Accounting Transfer Fee (ATF) = \$ 6

** Public Works Footnote 3 - Refunds: Refund of any portion of fee(s) for withdrawn or partially completed projects shall be determined by the Director of Public Works, or his designee, based on code requirements and/or his appraisal of the cost of staff

CONTACT: Harold Wright (805) 781- 5462

Public Facility Fees
Effective January 1, 2026

	Fire	General Government	Library	Park-Development	Park-Land	Sheriff	Admin Fee (2%)	Total
Residential - Per Dwelling Unit								
Single Family	\$ 2,551	\$ 1,308	\$ 877	\$ 1,878	\$ 1,000	\$ 873	\$ 170	\$ 8,657
Single Family - ADU (750-1200 sf)	\$ 1,130	\$ 580	\$ 388	\$ 832	\$ 443	\$ 386	\$ 75	\$ 3,834
Multi-Family	\$ 1,774	\$ 910	\$ 628	\$ 1,321	\$ 703	\$ 606	\$ 119	\$ 6,061
Multi-Family - ADU (750-1200 sf)	\$ 786	\$ 404	\$ 278	\$ 585	\$ 311	\$ 270	\$ 53	\$ 2,687
Non-Residential - Per Square Foot								
Commercial	\$ 0.900	\$ 0.461	\$ 0.089	n/a	n/a	\$ 0.308	\$ 0.035	\$ 1.793
Office	\$ 1.994	\$ 1.022	\$ 0.197	n/a	n/a	\$ 0.682	\$ 0.078	\$ 3.973
Industrial	\$ 0.643	\$ 0.327	\$ 0.063	n/a	n/a	\$ 0.220	\$ 0.025	\$ 1.278

Public Facility Fees

Footnotes

Note: Fire Fees are paid directly to Templeton Community Services District for Templeton, and Cambria Community Services District for Cambria.

Note: Park fees are composed of Land and Development. Those lots which paid a Quimby Fee are exempt from the land portion.

Note: Applicant may request a deferral for payment of Public Facility Fees until the building is finalized. Should this request be approved, a deposit of 20% is required.

Note: Affordable housing units meeting the definition of extremely low-income, very low-income, and lower-income as set forth in Land Use Ordinance Section 22.12.070 and Coastal Zone Land Use ordinance Section 23.04.094 are exempt from the payment of public facilities fees.

Footnotes FY 2026-2027

- 1) The department wishes to recover the full cost of service (including consultant cost) for all major projects, peer reviews and/or technical reports. This includes all projects for which the fee schedule requires a Real Time Billing (RTB) Deposit. Additionally, if the processing cost of an application, including environmental review or administering the conditions of approval, will be substantially in excess of the fee/deposit, which is collected at intake, the applicant may be notified before the project is scheduled for public hearing that the total processing cost will be determined by full cost recovery techniques and that additional charges (invoices) may be forthcoming. Invoices not paid within 30 days of billing will have all processing of the project stop until the invoice is paid in full. This option can also be used where the department determines that processing costs will be substantially less than the original fee/deposit. In this case, the unused portion of the fee/deposit will be refunded. Billing for Land Use/ Division Applications will be at the Department's hourly rate for Planning (currently \$175/per hour). Billing for Building permit applications will be at the Department's hourly rate for Building (currently \$180/per hour). These rates will be charged at 1.5 times these hourly rates when work is performed during overtime conditions at the applicant's request. The deposit will be collected on applications at intake. Billing for peer review and for consultant review for Planning Cases, excludes projects identified in footnote 17, will be at the actual consultant hourly rate and 15% of consultant invoice amounts to recover the department's cost for consultant project management. Billing for peer review and for consultant review for Building Cases will be at the actual consultant hourly rate and up to 30% of consultant invoice amounts to recover the department's cost for consultation management. In cases where the scope of an application is modified and/or exceeds the scope originally used to assign the fee amount, the Department reserves the right to re-assess the application to the appropriate fee amount (and collect associated fees).
- 2) The Department wishes to recover the full cost of staff time required to resolve land use violation cases that do not require issuance of a land use permit. The Department shall notify the property owner at the time a violation is verified to exist. The total administrative cost of resolving the enforcement case will be determined by full cost recovery techniques, and the property owner will be billed accordingly.
- 3) A refund of any unused portion of fees for withdrawn or partially completed projects shall be determined by the Planning Director based on code requirements and/or an appraisal of the cost of staff work up to the time the project is withdrawn. Any fee erroneously paid or collected will be refunded in full or credited in full to the correct fee. All requests for refunds shall be in writing from the property owner or designee as listed on the application as originally filed with the department, with the refund paid only to that owner.
- 4) The Planning Director is delegated the authority to grant fee waiver requests for land use and construction permits on development projects that are proposed by volunteer, community and nonprofit organizations for the benefit of an entire community when the project satisfies the following criteria. This policy does not apply to requests for general plan amendments.
 - a. The proposed project will be available for use by the public at-large, and it is likely that the project will be used or will benefit more than residents of the immediate vicinity; *and*
 - b. The project will be of obvious public benefit. Evidence of public benefit may include but is not limited to:
 1. The project meets a need previously identified or recognized by the Board of Supervisors.
 2. The project replaces another facility that previously provided benefit.
 3. The project provides a facility not presently available in the community.
 4. The project has generated substantial, obvious community support.
 5. The project would reduce other County costs or increase other County revenues.

- 4) Continued
- c. The fee(s) to be waived will not exceed a total of \$5,000.
 - d. The Planning Director's decisions may be appealed in writing within ten days to the Board of Supervisors, whose decision will be final.
 - e. Notwithstanding any other provision of this fee schedule, the Board of Supervisors retains the authority to consider other fee waiver requests when it considers such waivers to be equitable and in the public interest.
- 5) The Planning Director is authorized to waive land use, building and environmental review fees for applicants who are seeking to reconstruct legally constructed homes and other structures, including associated grading, that were destroyed as a result of a natural or manmade disaster, where the Board of Supervisors adopts a resolution declaring such a disaster.
- 6) Effective August 27, 2013, the Planning Director is delegated the authority to grant a fee waiver request for well construction and electrical permit fees for a domestic well based on the following conditions being met:
- a. The well owner shall submit a letter of explanation documenting the failure of the current domestic well to provide adequate water (dry well). Acceptable documentation options include: a licensed and bonded well drilling contractor's letter verifying well failure, the California Department of Water Resources Well Completion Report for the failed well, original well approval construction letter from Environmental Health Services (EHS), or receipts for hauled water to the subject property.
 - b. The well owner shall verify the current domestic well was drawing groundwater from an area that has been certified as Level of Severity III by the Resource Management System by locating said well accurately on a map, and by providing the Assessors Parcel Number, section/township/range, street address, and GPS coordinates of where the well/property is located.
 - c. Submission of a well construction permit by a licensed and bonded well drilling contractor to EHS for a new domestic well (to replace the well that has gone dry).
- Requiring the above information is adequate to verify legitimate permit waiver requests for the replacement of domestic wells that have gone dry within the Basin. A processed EHS well application showing the granting of the well construction permit waiver shall be considered adequate evidence that these conditions have been met. Extending the effective term for waiving well permit fees may be considered by the Board of Supervisors at a future date.
- 7) The pre-application fee must be paid in advance of the office consultation or site visit. If a subsequent land use, subdivision, or general plan/ordinance amendment application is submitted within one year of the pre-application meeting, the Department will credit the L52 pre-application fee toward the land use, subdivision, or general plan/ordinance application fees.
- 8) If this fee is collected by the Department for Coastal Development Permits, the applicant may elect to appeal the decision directly to the California Coastal Commission at no charge per County Code Section 23.01.043.b.3 and the California Code of Regulations Section 13573 and the Public Resources Code Section 30603.
- 9) The Continuance fee is only charged when the applicant requests the continuance.

- 10) Where dis-establishment of an agricultural preserve is requested concurrently with a General Plan Amendment application of the property, this fee will not be collected and the General Plan Amendment fee will instead cover the costs.
- 11) Projects requiring a custom water duty factor will require a deposit and be real-time billed.
- 12) Condition Compliance - Single Family Dwelling add-on fee applies to Planning's review of building permit applications for single family dwellings. However, applications that are more complex and/or associated with land use and subdivision applications may be charged the Condition Compliance/Mitigation Monitoring fee. Condition Compliance/Mitigation Monitoring add-on fee applies to condition compliance review for more complex building permit applications, land use permits, subdivisions, conditional certificates of compliance, major grading permits, and general plan / ordinance amendments.
- 13) Substantial Conformance Determination This fee applies to revisions that meet the criteria in County Code Section 22.64.050 / 23.02.038.
- 14) The Hazardous Tree Removal fee covers the removal of up to five trees at the same location. Each additional tree at the same location costs an additional \$50.00.
- 15) The Coastal Zone - Tier I add-on fee applies to simple building permit zoning reviews, for coastal policy compliance review, coastal development permit exemptions, coastal findings, coastal appealable analysis. The Coastal Zone - Tier II add-on fee applies to more complex building permit zoning review, major grading permits, and other zoning reviews for coastal policy compliance review, coastal development permit exemptions, coastal findings, coastal appealable analysis.
- 16) For projects that include a subdivision, the first address is \$550. Subsequent addresses processed in the same batch are an additional \$80
- 17) The County wishes to recover the full cost for processing projects. A 30% processing of consultant cost or deposit plus cost to process will be charged for the processing of a mitigation monitoring program, Environmental Impact Report, or Expanded Initial Study. For projects of unusual size and scope, if the Planning Director and the Environmental Coordinator determine that processing costs will be substantially less than or in excess of the fee, the applicant shall be notified that the cost will be determined by either an adjusted percentage based on estimated costs, by full cost recovery techniques, or a combination of the two, and that additional charges or refunds will be forthcoming. A cost accounting agreement may be required.
- 18) The County Auditor will apply interest earned on deposits held in the Environmental Impact Report Trust Fund for Environmental Impact Reports to the individual trust account, where the project has paid the total estimated cost and the applicant has provided the necessary income tax reporting information. The interest rate will be the rate earned by the County treasury pool.
- 19) Technical reports include but are not limited to geological, biological, archaeological/cultural/historical, and others deemed necessary for peer review.

- 20) This fee applies to all Requests for Allocation/Allotments for new residential dwelling units submitted in accordance with the Growth Management Ordinances (Title 26). This fee is non-refundable. This fee also applies to applications for "grandfathered" units in Cambria.
- 21) This fee, to be filed concurrently with an application for "Request for Allocation/Allotment" for a new residential dwelling unit, shall be considered a deposit to be credited towards the construction permit fees required by the Building Permit Fees as listed in Section V of this fee schedule. This fee also applies to "grandfathered" units in Cambria.
- 22) Permit submittals that exceed two (2) plan reviews will be charged additional fees on an hourly basis.
- 23) Projects exceeding the Plan Check and Inspection square footage Maximum caps may be subject to real time billing.
- 24) Effective January 1, 2025 AB1132 and CA Government Code § 66015 provide for a cap on the permit fees local jurisdictions can collect for solar energy systems. To the extent the Planning and Building Department permit fees exceed the cap, the amount in excess of the cap will be waived.
- 25) CA Government Code § 66015: Commercial PV system permit fees have a limit of \$1,000 up to 50kW plus \$7 per kW between 51kW-250kW and \$5 per kW above 250kW. Projects exceeding the maximum cap may be subject to real time billing.
- 26) CA Government Code § 66015: Residential PV system permit fees have a limit of \$450 plus \$15 per kW above 15kW. Projects exceeding the maximum cap may be subject to real time billing.
- 27) Building permit and inspection fees exclude requests for modification to mobile home standards or residential density standards. Change to approved use is restricted to requests involving either a new or changed use within buildings already authorized by a previously approved development plan.
- 28) Project with a square footage of 0 - 2,000 SQFT is considered Fire-Rated New Construction - Small
- 29) Project with a square footage of 2,001 - 10,000 SQFT is considered Fire-Rated New Construction - Medium
- 30) Project with a square footage of 10,001 or more is considered Fire-Rated New Construction - Large
- 31) Code Enforcement Violation Minor fees are charged when more than two code enforcement inspections are required to attain corrective action after owner being informed of violation. Major fees are charged when five or more code enforcement inspections are required to attain corrective action after owner being informed of violation. The Department will use full cost recovery techniques and the owner will be informed such additional charges will be forthcoming should adjudication in a court of law be required and the County prevails.
- 32) Fees collected for other County budget units or Departments and other agencies are subject to a \$6.00 administrative processing charge for each such transaction.

- 33) The record research fee can be used to recover the full cost of services for providing census and statistical information as permitted by the U.S. Bureau of the Census.
- 34) This fee is to be collected by the Local Agency Formation Commission (LAFCO) and transferred to the Department of Planning and Building at the time an application is made to LAFCO. The fee will be collected when the LAFCO Executive Director determines that the application needs review by the Department of Planning and Building.
- 35) The Lodge Hill erosion control / forest management fee applies to all permits for new dwelling units within the Cambria Monterey Pine Forest Sensitive Resource Area as defined in the North Coast Area Plan of the General Plan. Fee amount established by the California Coastal Commission.
- 36) Recording fees are collected to cover the costs of document recording when required. The amount is determined by the County Clerk-Recorder and must be paid to the Department of Planning and Building prior to recording of the document.
- 37) Public Facilities Fees are required in accordance with Title 18 of the County Code. The fee amount is determined through an annual review of the program by the Board of Supervisors.
- 38) The Parkland "Quimby" fee is based on the estimated average cost for developing one acre of parkland in the County, as determined by the Board of Supervisors in accordance with the provisions of the Real Property Division Ordinance, Chapter 9: Parkland Dedication and/or Fee (Title 21 of the County Code). This fee is based on the adoption by the Board of Supervisors of the "Quimby" Ordinance that requires either dedication of new parkland or the payment of in-lieu fees for new parkland when new subdivisions are proposed. If this fee is to be paid in-lieu of dedicating parkland, the fee is to be paid prior to recordation of the final map.
- 39) These fees are only applicable to the Transfer Development Credit programs in accordance with County Code Section 22.04.500.
- 40) The re-inspection fee applies when an inspection is scheduled but the applicant or contractor is not ready at the time of inspection.
- 41) This is a non-refundable fee; it is the sum of the Plan Review and Inspection fees for the permit. It cannot be applied toward plan review, inspection or processing costs. It is due in full at the time of permit application for an as-built permit.