Midway City Council
13 June 2018
Regular Meeting

Resolution 2018-19 /
Fee Schedule Amendments

Midway City Corporation

Mayor: Celeste T. Johnson

City Council Members:
Lisa Christen • Jeffery Drury
Robert Probst • J.C. Simonsen
Kenneth VanWagoner

75 North 100 West
P.O. Box 277
Midway, Utah 84049

Phone: 435-654-3223
Fax: 435-654-4120

midwaycityut.com

MEMO

TO: **City Council**

FROM: **Georgia McGuire, Human Resources**

DATE: **May 23, 2018**

SUBJECT: **Security/Damage Deposit for Town Square Pavilion**

Due to City buildings and pavilions being so inexpensive for Midway City residents to rent for a day ($50 for the Community Center, $50.00 for the Town Square Pavilion, $400.00 for the Town Hall) our buildings are in high demand throughout the year.

Currently, there is a refundable deposit of $500.00 when renting the Town Hall or Community Center if the building is left clean and undamaged. There is not a deposit required when renting the Town Square Pavilion, but we are finding (after the fact) that some groups renting this facility have brought beer onto the premises and have been drinking during their event, with minor children present as well.

In addition, the Pavilion contains items of value; a refrigerator, stove, industrial sink, heaters, etc., which, if damaged, would have to be repaired at no charge to those renting the building.

I would like to recommend that effective immediately, a security/damage deposit of $250.00 be added to the City Fee Schedule in order for residents to rent the Town Square Pavilion. This would be in addition to the regular rental rate of $50.00

Memo

Date: 6 June 2018

To: Mayor, City Council and Staff

Cc: File

From: Brad Wilson, City Recorder/Financial Officer

RE: Annexation/Disconnection Deposit

Midway City requires an application fee and an out-of-pocket deposit to be submitted with planning applications. The application fee covers staff time to review and process the application. The deposit covers costs by the City Attorney and City Engineer to review and process the application. Any remaining deposit is returned at the end of the approval process. The deposit is replenished if needed.

An application fee is currently charged for annexations and disconnections. I recommend that an out-of-pocket deposit also be required. This would cover costs by the City Attorney and City Engineer with any remainder returned to the applicant.

I recommend a deposit of $100/acre ($1,000 minimum and $10,000 maximum) for annexations and $50/acre ($500 minimum and $5,000 maximum) for disconnections. Attached is a breakdown of costs for annexations within the last five years.

Changes are shaded in grey on the fee schedule.

Please contact me if you have any questions.

ANNEXATION COSTS
PROFESSIONAL SERVICES
FY 2014 - FY 2018

Annexation	Engineering	Legal	Total	Acres	Cost per Acre
Canyon View Road	$ 7,161.50	$ 2,476.50	$ 9,638.00	67.38	$ 143.04
Lundin	$ 2,145.00	$ 2,184.00	$ 4,329.00	3.77	$ 1,148.28
Mecham	$ -	$ 468.00	$ 468.00	10.47	$ 44.70
Whitaker	$ 1,778.00	$ 8,212.75	$ 9,990.75	162.62	$ 61.44
Totals	$ 11,084.50	$ 13,341.25	$ 24,425.75	244.24	$ 1,397.45
Average	$ 2,771.13	$ 3,335.31	$ 6,106.44	61.06	$ 349.36
Average w/o Lundin	$ 2,979.83	$ 3,719.08	$ 6,698.92	80.16	$ 83.06

Out-of-Pocket (Total):	$ 7,000.00
Out-of-Pocket (Acre):	$ 100.00
Application (Annexation - Acre):	$200
Application (Disconnect - Acre):	$100

RESOLUTION
2018-19

A RESOLUTION PURSUANT TO SECTION 10-3-717, UTAH CODE ANNOTATED, ADOPTING A REVISED FEE SCHEDULE FOR MIDWAY CITY.

WHEREAS, Section 10-3-717, Utah Code Annotated, authorizes a city council to establish rates and fees for city services by resolution; and

WHEREAS, the Midway City Council deems it necessary to revise and re-publish the rates and fees charged by the City for various City services.

NOW THEREFORE, be it hereby **RESOLVED** by the City Council of Midway City, Utah, as follows:

Section 1: The attached "Midway City Fee Schedule" dated 13 June 2018 is hereby adopted.

Section 2: The rates set forth in said fee schedule shall be the rates charged by Midway City henceforth for the government services enumerated therein.

Section 3: This resolution shall take effect immediately, as authorized by Section 10-3-719, Utah Code Annotated.

PASSED AND ADOPTED by the Midway City Council the day of 2018.

MIDWAY CITY

_____

Celeste Johnson, Mayor

DRAFT

ATTEST:

_____

Brad Wilson, Recorder

(SEAL)

DRAFT

Midway City
Fee Schedule
13 June 2018
Resolution 2018-19

ADMINISTRATION	
$20.00	Returned Check Fee
COPIES	
$0.25	8.5" x 11" - black & white
$1.00	8.5" x 11" - color
$0.50	11" x 17" - black & white
$2.00	11" x 17" - color
$3.00	24" x 36" - black & white
$26.00	24" x 36" - color
$5.50	36" x 42" - black & white
$32.00	36" x 42" - color
As provided by the Utah Government Records Access and Management Act, staff time will be charged in an hourly amount that equals but does not exceed the wage of the lowest-paid employee who has the necessary skills and training to perform the request. No charge may be made for the first quarter-hour of staff time.	
BUILDING / SHELTER / PAVILION / PARK RENTAL	
$500.00	Building Rental Cleaning/Damage/Security Deposit - Community Center/Town Hall (refundable)
$250.00	Building Rental Cleaning/Damage/Security Deposit - Town Square Pavilion (refundable)
	Town Hall Building Rental
$300/Day*	Monday - Saturday; non-profit
$400/Day*	Monday - Saturday; resident
$500/Day*	Monday - Saturday; non-resident
	Community Center Large Hall
$50/Day*	Monday - Saturday; resident
$75/Day*	Monday - Saturday; non-profit
$150/Day*	Monday - Saturday; non-resident
	Community Center Conference Room
$15/Day*	Resident/non-resident
$5/Day*	Non-profit groups
* This fee is subject to change, to an amount determined by the City, if the rental includes vendors.	
	Town Square Shelter
$50/Day	Resident
$100/Day	Non-resident
	Park Shelters - Centennial, Hamlet (North), Hamlet (South), Valais (East), Valais (West)
$25/Day	Resident/non-resident
	Town Square
$100/Day	Resident
$200/Day	Non- Resident
	Park Rentals for Events with Vendors (Does not Include the Valais Park)**
$150/Day	Hamlet or Centennial Parks (Includes pavilions)
$250/Day	Town Square (Includes shelter)
** A $500 security/damage deposit is required and must be paid within 24 hours of the event.	
PUBLIC SAFETY	
Dog Licenses (All fees collected are paid to Heber City quarterly)	
$25.00	Traditional (Per year; not spayed or neutered; per dog; non-transferable)
$20.00	Traditional (Per year; spayed or neutered; per dog; non-transferable)
$40.00	Lifetime (Spayed or neutered; per dog; non-transferable)
$60.00	Lifetime (Not spayed or neutered; per dog; non-transferable)
Lifetime licenses are good for 3 years or when the rabies shot expires. At the time proof of rabies needs to be brought in and a new tag will be issued for $5. If this tag is purchased they will be able to renew the license when the dog is vaccinated instead of needing to do it yearly.	
PUBLIC WORKS / WATER	
$10.00	Fire Hydrant Use Permit-Daily rental charged for using fire hydrant, valve and meter. (6 days per week)

	$0.02	Fire Hydrant Use Permit-Per gallon charge for water used.
	$2,000.00	Fire Hydrant Use Deposit
	$500.00	Excavation Permit Fee (Administrative, Engineering and Inspections). Includes 4 inspections.
	$25.00	Water Board Submittal-Application fee per unit/lot for water advisory board submittals.
	$400.00	Water Lease: Water Lease Annual Cost
	$11,500.00	System Enhancement Fee - One time cost for Water System Development (Transportation, Treatment and Storage)
WL		WATER LEASE per lease agreement
CF		IRRIGATION CONVERSION FEE - assessed by Midway Irrigation. Fee is collected & passed through to Midway Irrigation.
PB		PRIOR BALANCE
PF / month	$3.00	PUMPING FEE - in Homestead Pressure Zone - Operating & Maintenance costs
PF / month	$8.00	PUMPING FEE - in Alpenhof - Operating & Maintenance costs
MC		METER COST - set by ordinance based on Meter Size
WA		WATER - fee set by ordinance

New Rates

Meter Size (Inches)	Allowed Usage (Gallons/Month)	Rate	Overage	
			0 - 5,000 gallons	5,000+ gallons
¾	10,000	$28	$3.73 per 1,000 gallons	$4.67 per 1,000 gallons
1	20,000	$56		
1 ½	40,000	$112		
2	70,000	$196		
3	160,000	$448		
4	300,000	$840		
6	640,000	$1,792		

$25.00	RE-CONNECTION FEE - to resume service after first termination
$400.00	RE-CONNECTION FEE - to resume service after second or subsequent terminations
$1,300.00	CONNECTION FEE - 3/4 inch meter
$1,600.00	CONNECTION FEE - 1 inch meter
$3,200.00	CONNECTION FEE - 1 1/2 inch meter
$3,600.00	CONNECTION FEE - 2 inch meter
	Other sizes based on actual cost
PUBLIC WORKS / USE OF EQUIPMENT - 1 employee supplied with equipment unless otherwise specified	
$50.00	Application Fee
$31.00/hr.	Cleaning Services
$31.00/hr.	Personnel
$137.50	Street Mechanical Sweeper
$137.50	Street Mechanical Sweeper - Pre-Event
$137.50	Street Vacuum Sweeper
$137.50	Street Vacuum Sweeper - Pre-Event
$38.55	Air Compressor
$55.50	Hydraulic Truck
$46.70	1 Ton Truck w/dump
$75.00	Backhoe - Includes One Employee
$75.00	Mini-Excavator
$114.00	Bucket Truck

$66.10	Small Loader
$70.00	RTV
$70.00	Misc. Vehicle
$96.30	Snowplow
$131.55	Snow Blower Attachment
$31.00/hr.	Code Enforcement
$31.00/hr.	Set Up and Take Down of Load Zones
$31.00/hr.	Ground Crew
$100.00	Town Square City Park Rental - Resident
$200.00	Town Square City Park Rental - Non-Resident
$50.00	Town Square Pavilion Rental - Resident
$100.00	Town Square Pavilion Rental - Non-Resident
$25.00	Centennial/Hamlet/Valais/Alpenhof Park Rental
$31.00/hr.	Trash Removal on City Property
$31.00/hr.	Trash Removal
$40.00	Pressure Washing
$40.00	Pressure Washing - Pre-Event - Includes One Employee
$1.00	Trash Bags
$15.00	Restroom Cleaning
$15.00	Generator
$0.60	Traffic Control Cones/Each/Per Day
$0.60	Traffic Control Candles/Each/Per Day
$1.50	Traffic Control Signs/Each/Per Day
$2.50	Traffic Control Sign Stands/Each/Per Day
102.00/Hourly	Vacuum Trailer - Includes Two Employees
$0.01	Municipal Sales & Use Tax
$0.00	Road and Highway Sales & Use Tax
$0.01	Resort Communities Sales & Use Tax
$0.01	Municipal Transient Room Tax
$0.04	Telecommunications Tax - Qwest, Verizon, AT&T / Sprint, T-Mobile, Cricket
$0.06	Municipal Energy Sales & Use Tax - Questar, Heber Light & Power
$0.05	Cable TV Franchise Tax - Comcast
$0.00	Property Tax
CEMETERY	
Cemetery Fees (Use Limited to Residents of ZIP Code 84049)	
$500.00	Burial Space
$600.00	Weekday Opening/Closing Burial
$800.00	Saturday Opening/Closing Burial
$250.00	Weekday Opening/Closing Infant Burial
$350.00	Saturday Opening/Closing Infant Burial
$350.00	Single Niche
$250.00	Weekday Opening/Closing Niche
$350.00	Saturday Opening/Closing Niche
$150.00	Niche Engraving & Handling Fee's: Name Birth Date/Death Date (No Art Work Allowed)
$250.00	Per Hour Fee (After 3:00 p.m.)
Other Fees	
$100.00	Headstone Inspection and Removal/Replacement Fee: this fee is charged when a headstone/monument has been requested to be moved and is not associated with the internment.
$1,500.00	Disinterment (weekdays only).

$25.00	Certificate Transfer Fee	
Separate perpetual care and annual lawn care fees were eliminated on Dec. 31, 2012.		
Residency restriction added on Dec. 10, 2014.		
Gravesites purchased previously for which no perpetual care assessment was paid will be charged an addition 60% of the opening and closing fee at the time of burial		
BUILDING SAFETY		
$3.50	UPS Store Copies 2' x 3' (per page) or actual charge if more	
$0.40	Time (.40 / min) - Admin Asst - time spent gathering documents to be copied and going to the UPS store to make large format copies.	
$10.00	Yellow Permit Card (no charge for 1st card, additional cards $10 ea.)	Building permit to post at job site
$50.00	Post-Approval Review (gas line, engineering, truss, REScheck, other) minimum ($50 / hour)	
	Non-Taxable	
$75.00	After Hours Inspection/per hour	
variable	Deposit (varies depending upon cost of project, not to exceed plan review amount)	
$1,500.00	Final Completion Deposit (residential only, permits 07-126 forward)	
variable	Plan Review (65% of the building permit fee)	
$50.00	Post Issuance Review	
$50.00	Re-inspection Fee	
variable	Registered Plan Review (15% of the building permit fee)	
variable	Re-Open Expired Permit (50% of Original Permit Fee)	
$1,000.00	New Single Family Dwelling Permit Deposit	
$250.00	Residential Temporary Certificate of Occupancy for new SFD thru permits 07-125, and all remodels/partials as required	
$325.00	Commercial Temporary Certificate of Occupancy	
	Permit Type (+1% state/City surcharge added)	
$15.00	Modification of existing gas line	
$15.00	Water heater change-out	
$15.00	Furnace change-out	
$50.00	Electrical meter up-grade, relocation, or repair	
$100.00	Basement Finish	
$25.00	Recovering roof (second layer of shingles)	
$50.00	Reroofing (removing all old roofing material and installing new)	
	Site Disturbance Permit Fees:	
$25.00	Permit	
$25.00	Plan Review	
	Grading Permit Fees	
50 cubic yards or less	$25.00	
51-100 cu yd	$37.00	
101-1,000 cu yd	$50.00 for the first 100 cubic yards plus $15.00 for each additional 100 cubic yards or fraction thereof	
1,001 - 10,000 cu yd	$185.00 for the first 1,000 cubic yards plus $13.00 for each additional 1,000 cubic yards or fraction thereof	
10,001 - 10,000 cu yd	$301.00 for the first 10,000 cubic yards plus $11.00 for each additional 10,000 cubic yards or fraction thereof	
100,001 cu yd or more	$401.00 for the first 100,000 cubic yards plus $9.00 for each additional 10,000 cubic yards or fraction thereof	
	Demolition Permit	
	A Demolition permit would require a minimum of two inspections: prior to approving for demolition, and after all regrading is complete to assure the requirements of the Site Disturbance ordinance have been met.	
	In addition to the fees as currently adopted, a demolition permit fee is adopted as follows:	

$50.00	For the demolition of a structure up to and including 5,000 square feet
$100.00	For the demolition of a structure in excess of 5,000 square feet

Square Foot Construction Costs [a, b, c, d]

Group (2012 International Building Code)	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 Assembly, theaters, with stage	229.03	221.51	216.10	207.06	194.68	189.07	200.10	177.95	171.21
A-1 Assembly, theaters, without stage	209.87	202.35	196.94	187.90	175.62	170.01	180.94	158.89	152.15
A-2 Assembly, nightclubs	177.89	172.85	168.07	161.49	151.98	147.78	155.80	137.68	132.99
A-2 Assembly, restaurants, bars, banquet halls	176.89	171.85	166.07	160.49	149.98	146.78	154.80	135.68	131.99
A-3 Assembly, churches	211.95	204.43	199.02	189.98	177.95	172.34	183.02	161.22	154.48
A-3 Assembly, general, community halls, libraries, museums	176.88	169.36	162.95	154.91	141.73	137.12	147.95	125.00	119.26
A-4 Assembly, arenas	208.87	201.35	194.94	186.90	173.62	169.01	179.94	156.89	151.15
B Business	182.89	176.17	170.32	161.88	147.55	142.00	155.49	129.49	123.76
E Educational	195.85	189.10	183.56	175.25	163.21	154.58	169.21	142.63	137.99
F-1 Factory and industrial, moderate hazard	108.98	103.99	97.83	94.17	84.37	80.56	90.16	69.50	65.44
F-2 Factory and industrial, low hazard	107.98	102.99	97.83	93.17	84.37	79.56	89.16	69.50	64.44
H-1 High Hazard, explosives	102.01	97.02	91.86	87.20	78.60	73.79	83.19	63.73	N.P.
H234 High Hazard	102.01	97.02	91.86	87.20	78.60	73.79	83.19	63.73	58.67
H-5 HPM	182.89	176.17	170.32	161.88	147.55	142.00	155.49	129.49	123.76
I-1 Institutional, supervised environment	180.72	174.14	169.28	161.12	149.06	145.04	161.12	133.69	129.43
I-2 Institutional, hospitals	308.50	301.79	295.93	287.50	272.14	N.P.	281.10	254.09	N.P.
I-2 Institutional, nursing homes	213.56	206.85	200.99	192.56	179.22	N.P.	186.16	161.17	N.P.
I-3 Institutional, restrained	208.37	201.66	195.80	187.37	174.54	167.98	180.97	156.48	148.74
I-4 Institutional, day care facilities	180.72	174.14	169.28	161.12	149.06	145.04	161.12	133.69	129.43
M Mercantile	132.61	127.57	121.79	116.21	106.35	103.15	110.52	92.05	88.36
R-1 Residential, hotels	182.28	175.70	170.83	162.68	150.87	146.84	162.68	135.49	131.23
R-2 Residential, multiple family	152.86	146.27	141.41	133.25	122.04	118.01	133.25	106.66	102.41
R-3 Residential, one- and two-family	143.93	139.97	136.51	132.83	127.95	124.61	130.57	119.73	112.65
R-4 Residential, care/assisted living facilities	180.72	174.14	169.28	161.12	149.06	145.04	161.12	133.69	129.43
S-1 Storage, moderate hazard	101.01	96.02	89.86	86.20	76.60	72.79	82.19	61.73	57.67
S-2 Storage, low hazard	100.01	95.02	89.86	85.20	76.60	71.79	81.19	61.73	56.67
U Utility, miscellaneous	77.10	72.64	68.12	64.64	58.13	54.28	61.62	45.49	43.33

a. Private Garages use Utility, miscellaneous
b. Unfinished basements (all use group) = $15.00 per sq. ft.
c. For shell only buildings deduct 20 percent
d. N.P. = not permitted

SFD Valuation Figures	
Per Square Foot Value	Area
$30.00	Crawl Space/Slab
$35.00	Unfinished Basement
$55.00	Finished Basement
$100.00	Main Floor
$135.00	walls over 10'
$100.00	Second Floor Finished

$135.00	walls over 10'
$50.00	Second Floor Unfinished
$20.00	Attic Storage
$50.00	Garage
$30.00	Covered Porch/Deck
$25.00	Open Deck

EXAMPLE

	Occupancy Classification	Type of Construction	Value	Sq. Ft.	Total
	A-4	VB	$107.02	1864	$199,485.28
	SFAG				
			TOTAL		
	Building Permit Fee Table				
					Fee
Building Permit Fee*					
$ 1,027.00	$ 100.00	$ 7.00	$700.00		$1,727.00
Plan Check Fee**					$1,122.55
State 1% Surcharge		$ 13.82	$3.45		$17.27
		TOTAL			$2,866.82

	PERMIT FEES (Appendix L 2006 IRC)
$1 TO $500	$24
$501 TO $2,000	$24 for the first $500; plus $3 for each additional $100 or fraction thereof, to and including $2,000
$2,001 TO $40,000	$69 for the first $2,000; plus $11 for each additional $1,000 or fraction thereof, to and including $40,000
$40,001 TO $100,000	$487 for the first $40,000; plus $9 for each additional $1,000 or fraction thereof, to and including $100,000
$100,001 TO $500,000	$1027 for the first $100,000; plus $7 for each additional $1,000 or fraction thereof, to and including $500,000
$500,001 TO $1,000,000	$3827 for the first $500,000; plus $5 for each additional $1,000 or fraction thereof, to and including $1,000,000
$1,000,001 TO $5,000,000	$6327 for the first $1,000,000; plus $3 for each additional $1,000 or fraction thereof, to and including $5,000,000
$5,000,001 and over	$18,327 for the first $5,000,000; plus $1 for each additional $1,000 or fraction thereof
	Once valuation has been established, this table is used to calculate permit fee
	Building Permit Fee calculated as per Appendix L of the 2006 IRC
	Administrative/Plan Check Fee is at 65% of the building permit fee; successive registered at $50.00 / hour
BLDG SAFETY COLLECTS FOR ANOTHER ENTITY OR DEPT	
$3,290.00	HVSSD - Impact Fee
$100.00	MSD - Lateral Inspection Fee
$2,450.00	MSD - Sewer Impact Fee
$1,000.00	Park Impact Fee
$1,750.00	Public Facilities Deposit
$806.00	Trails Impact Fee
$2,750.00	Transportation Impact Fee
$800.00	Water Connection Fee

$2,300.00	Water Impact Fee (3/4" meter)
$3,833.00	Water Impact Fee (1" meter)
$7,677.00	Water Impact Fee (1.5" meter)
$12,267.00	Water Impact Fee (2" meter)
$26,833.00	Water Impact Fee (3" meter)
$76,667.00	Water Impact Fee (4" meter)
	The impact fee for meter sizes greater than 4.0 inches shall be determined by the City Engineer on a case by case basis.
$50.00	Water Meter Installation
$1,500.00	WATTS - Line Extension Fee
PLANNING / ZONING	
Business Licenses	
$3,000.00	Business/Event License - Swiss Days/Swiss Christmas
$65.00	Business License
$65.00	Temporary Business License
$50.00	Festival Market Business License Application Fee
$50/Day	Festival Market Business License - 3rd Party Vendor Fee (Paid by the business owner for each 3rd party vendor). For the Thursday, Friday, or Saturday of the Labor Day Weekend commonly falling the last week of August or the first week of September each year.
$5/Day	Festival Market Business License - 3rd Party Vendor Fee (Paid by the business owner for each 3rd party vendor). For all days except the Thursday, Friday, or Saturday of the Labor Day Weekend commonly falling the last week of August or the first week of September each year.
$50.00	Food Truck Business License - Per Occurrence (Paid by sponsoring business) or
$200.00	Food Truck Business License - Yearly (Paid by sponsoring business)
$115.00	Restaurant Business License
$165.00	Commercial Retail License for store 5,000+ square feet of floor space
$75 - $400	Hotel Business License $3.00 per unit – Minimum of $75 and Maximum of $400
$450.00	Class A Beer License
$450.00	Class B Beer License
$550.00	Class C Beer License
$65.00	Solicitor License +$1,000 BOND
$0.50	Late Fee on Unpaid Business Licenses up to 30 days late
$1.00	License Fee + 100% late fee on unpaid licenses Over 30 days but less than 6 months
$65.00	For unpaid licenses over six months – Businesses must reapply, pay required fees and obtain new inspections
$50.00	Special Event Application Fee
$25.00	Special Event Recurring Fee - per each instance of a Special Event
$100.00	Special Event Liquor License
$200.00	Board of Adjustment Application Fee
$30.00	Transient Rental Inspection Trip Fee
$100.00	Transient Lodging Unit Rental
$15.00	Transient Lodging Unit Rental - Condominium Hotel ("Hotel" in plat title and no kitchen facilities)
$50.00	Sign Permit
$25.00	Fine/Retrieval Fee for Illegally Placed Signs
$3.00	Zoning Map
$200.00	Board of Adjustment Application Fee

Annexation Fee	Legal and Engineering Review Deposit
Application - $1,000 (5 acres or less) or $200/acre (Over 5 acres).	Application - $100/acre ($1,000 minimum and $10,000 maximum).

	· If the amount in the deposit is depleted down to ¼ of the initial amount then all review is put on hold. The hold is in place until the funds are increased to the initial deposit amount or an amount less than the initial amount. This possible lesser amount will be determined by staff based on the project's level of completion. · Prior to recording of any annexation, payment of fees must be current

Disconnection Fee Application - $500 (5 acres or less) or $100/acre (Over 5 acres).	**Legal and Engineering Review Deposit** Application - $50/acre ($500 minimum and $5,000 maximum). · If the amount in the deposit is depleted down to ¼ of the initial amount then all review is put on hold. The hold is in place until the funds are increased to the initial deposit amount or an amount less than the initial amount. This possible lesser amount will be determined by staff based on the project's level of completion. · Prior to recording of any disconnection, payment of fees must be current

Planning Fee **Subdivision (no new roads)** Consultation – Free Preliminary - $150/unit Final - $150/unit	**Legal and Engineering Review Deposit** **Subdivision (no new roads)** Preliminary - $500 minimum or $200/unit whichever is greater Final - $500 minimum or $200/unit whichever is greater - only if staff determines it is necessary based on funds that remain in account after preliminary · If the amount in the deposit is depleted down to ¼ of the initial amount then all review is put on hold. The hold is in place until the funds are increased to the initial deposit amount or an amount less than the initial amount. This possible lesser amount will be determined by staff based on the project's level of completion. · Prior to recording of any plat, payment of taxes and fees must be current

Planning Fee	Legal and Engineering Review Deposit
Subdivision (new roads)	**Subdivision (new roads)**
Consultation – Free Planning Commission Concept - Free Preliminary - $300/unit Final - $100/unit	Preliminary - $2,000 minimum or $400/unit whichever is greater - $20,000 maximum Final - $2,000 minimum or 400/unit whichever is greater - only if staff determines it is necessary based on funds that remain in account after preliminary · If the amount in the deposit is depleted down to ¼ of the initial amount then all review is put on hold. The hold is in place until the funds are increased to the initial deposit amount or an amount less than the initial amount. This possible lesser amount will be determined by staff based on the project's level of completion. · Prior to recording of any plat, payment of taxes and fees must be current

Planning Fee	Legal and Engineering Review Deposit
Phased Development	**Phased Development**
Consultation – Free Planning Commission Concept – Free Master Plan Review - $1,000 minimum or $100/un · Each phase then must be processed through the Preliminary and Final approval process as listed in the Subdivision (new roads) section of this chart	Master Plan Review - $2,000 minimum or $400/unit whichever is greater - $20,000 maximum · If the amount in the deposit is depleted down to ¼ of the initial amount then all review is put on hold. The hold is in place until the funds are increased to the initial deposit amount or an amount less than the initial amount. This possible lesser amount will be determined by staff based on the project's level of completion.

Planning Fee	Legal and Engineering Review Deposit
Resorts	**Resorts**
Consultation – Free Planning Commission Concept – Free Master Plan Review - $20,000 minimum or $100/EU whichever is greater · Each phase then must be processed through the Preliminary and Final approval process as listed in the Subdivision (new roads) section of this chart	Master Plan Review - $20,000 or $100/Eu whichever is greater Preliminary - $2,000 minimum or $400/unit whichever is greater - $20,000 maximum Final - $2,000 minimum or 400/unit whichever is greater - only if staff determines it is necessary based on funds that remain in account after preliminary

		· If the amount in the deposit is depleted down to ¼ of the initial amount then all review is put on hold. The hold is in place until the funds are increased to the initial deposit amount or an amount less than the initial amount. This possible lesser amount will be determined by staff based on the project's level of completion.
	Professional Review Deposit that is required for any application that requires legal and engineering review (unspent deposit funds) $500 unless determined differently by staff · If the amount in the deposit is depleted down to ¼ of the initial amount then all review is put on hold. The hold is in place until the funds are increased to the initial deposit amount or an amount less than the initial amount. This possible lesser amount will be determined by staff based on the project's level of completion.	
$0.00	miscellaneous application to be heard before the City Council – may require professional review deposit if determined by staff	
$100.00	Development Review Committee (DRC) – to be subtracted from Preliminary application once submitted for review	
$250 + $.50 per letter + Costs	Plat Amendment	
$250 + $.50 per letter + Costs	Conditional Use Permit	
$100.00	Lot Boundary Adjustment	
$100.00	Land Use Verification	
$200 + Costs	Historic Building Permit	
$100 + Costs	Miscellaneous Services (Waived for entities with a 501(C)(3) designation)	
$200 + $.50 per letter + Costs	Variance	
$1,000 + Costs	General Plan Amendment	
$50.00	Sign Permit	Fee charged for sign permit.
$300.00	Site Plans: Amendment Application Fee	Application fee for site plan amendment approval.
$300.00	Site Plans: Application Fee	Application fee for site plan approval.
$150.00	Site Plans with Units: Application Fee Per Unit/Lot	Per unit/lot application fee for site plan approval.
$600.00	Site Plans with Units: Base Application Fee	Base application fee for site plan approval, if greater than per unit fee.
$1,000.00	Zone Text Change Request	Application fee to for zone text change request.
$400.00	Zoning Change Request	Application fee for zoning change request up to one acre, plus 250.00 per acre
$3.00	Zoning Map	
	Site Plans-$600.00 or $150.00 per unit, whichever is greater	
$100.00	Plat Extension Application - for each year extension is requested	
$200.00	Variance Application (per application)	
$30.00	Sewer Board Fees / unit or lot for preliminary	
$15.00	Sewer Board Fees / unit or lot for final	
	Zoning Change Request-$400.00, up to one acre, plus $250. per acre beyond one acre	

Zoning Ordinance Text Amendments-$1,000.00 plus legal and/or technical fees incurred by the City to service the application.
ENGINEERING

Engineering Construction Deposit $1,000 minimum or 5% of the entire estimate of the construction cost including contingency as determined by the City Engineer, whichever is greater	· If the amount in the deposit is depleted down to ¼ of the initial amount then all work is put on hold. The hold is in place until the funds are increased to the initial deposit amount or an amount less than the initial amount. This possible lesser amount will be determined by staff based on the project's level of completion.