

passed 12-29-1999; Ord. 2006-12, passed 5-3-2006; Ord. 2008-06, passed 4-2-2008)

LAND USE PLANNING DEPARTMENT

§ 39.600 LAND USE PLANNING.

§ 39.611 LAND USE APPLICATIONS

<i>Application</i>	<i>Fees</i>
A. Comprehensive Plan and Development Code Amendment (Without any joint application for Zone and Comprehensive Plan Map Changes)	\$1000 + cost for postage, copies & publication of notice
B. Zone and Comprehensive Plan Map Change (Fee includes joint application for Comprehensive Plan and Development Code Amendments)	\$2000 + cost for postage, copies & publication of notice
Conditional use permit	\$500 + cost for postage, copies & publication of notice
Conditional use permit - Home Occupation	\$250 + cost for postage, copies & publication of notice
Variance	\$250 + cost for postage, copies & publication of notice
Zoning permit	\$50
Land Use Decision, Resource Land Dwelling	\$500 + cost for postage, copies & publication of notice
Land Use Decision, other than a Resource Land Dwelling	\$300 + cost for postage, copies & publication of notice
Annual Renewal/Review when required	\$25
Requests for a hearing from an Administrative Decision	Cost of preparing for and conducting the hearing, or \$250, whichever is less
Appeals	\$800
Land partitions, including expedited land divisions	\$500 + cost for postage, copies & publication of notice
Boundary Line Adjustments	\$250 + cost for postage, copies & publication of notice

<i>Application</i>	<i>Fees</i>
Subdivisions	\$750 + cost for postage, copies & publication of notice + \$25/lot for over 10 lots
Cluster developments	\$750 + cost for postage, copies & publication of notice + \$25/lot for over 10 lots
Pre-application fee for dwellings on resource land (e.g., non-farm dwellings, capability test)	\$100
Design review	\$150
Flood plain development permit and/or research(if not associated with a zoning permit)	\$15 + \$65/hour computer research
Review of non-emergency DSL/COE removal/fill permit	\$50
Land Use Compatibility Statements if separate from a zoning permit (DEQ, OWRD, natural resource grant reviews, etc.)	\$25
Building Permit Sign-off (if separate from a zoning permit)	\$25
Legal Lot of Record Determination If research exceeds 2 hours, hourly research fee of \$65 added	\$100 + \$65/hour for over 2 hours research
Burning permits - per farm or property	\$20
Smoke Management permits - per farm or property	\$35
Review and recommendations of land use designation conversions, comprehensive plan and zone changes, and similar actions within an urban growth area that are not otherwise subject to County permits	\$500 + cost for postage, copies & publication of notice

(Ord. 94-20, passed 11-7-94; Ord. 95-08, passed 10-4-95; Am. Ord. passed - -96; Ord. 99-02, passed 2-17-99; Ord. 99-14, passed 12-29-1999; Ord 2001-03, passed 6-6-2001; Ord. 2002-05, passed 6-5-2002; Ord. 2003-07, passed 6-18-2003; Ord. 2004-10, passed 6-2-2004; Ord. 2005-12, passed 6-1-2005; Ord. 2006-12, passed 5-3-2006; Ord. 2007-06, passed 6-6-07; Ord. 2008-10, passed 6-20-2008; Ord. 2009-04, passed 6-17-2009)

§ 39.612 MAPS.

<i>Map Prints</i>	
Assessor's Tax map with zoning (18"x20")	\$7.50 each

Custom Computer generated maps A. Printed Paper Maps 8½"x11" 11"x17" 24"x24" Larger sizes B. Electronically Distributed (PDF) Maps 8½"x11" 11"x17" 24"x24" Larger sizes	\$5 plus Labor \$8 plus Labor \$20 plus Labor \$7/square foot plus Labor \$3 plus Labor \$5 plus Labor \$15 plus Labor \$5/square foot plus Labor
Labor - Map data work (also graphics and desk-top publishing)	\$75/hour plus cost of materials. A minimum of ½ hour to be charged.
Pre-Made Computer Generated Maps A. Printed Paper Maps 11"x17" 24"x36" B. Electronically Distributed (PDF, JPG) Maps	\$10 \$15 \$10 (any size)
GIS Datasets Shapefile, layer, coverage with associated attributes. Payment and signed GIS User License Agreement must be provided prior to distribution	\$15 each, plus Labor if data is customized

<i>Aerial photos</i>	
8½x11 laser copy	\$5 each
Large Prints (24"x24")	\$20 each
Digital aerial photo data	\$40/CD or \$350/set

(Ord. 94-20, passed 11-7-94; Am. Ord. 95-08, passed 10-4-95; Am. Ord. passed - -96; Ord. 2001-03, passed 6-6-2001; Ord. 2002-05, passed 6-5-2002; Ord. 2006-12, passed 5-3-2006; Ord. 2008-10, passed 6-20-2008; Ord. 2009-04, passed 6-17-2009)

§ 39.613 COPIES.

<i>Photocopier copies</i>	
Copies	\$0.25 per page

(Ord. 94-20, passed 11-7-94; Am. Ord. 95-08, passed 10-4-95; Am. Ord. passed - -96; Ord. 2001-03, passed

§ 39.614 PUBLICATIONS.

<i>Publications</i> <i>(Other documents based upon printing costs)</i>	
Comprehensive Plan	\$50 each
Development Ordinance	\$35 each
Technical Report	\$50 each

(Ord. 94-20, passed 11-7-94; Am. Ord. 95-08, passed 10-4-95; Am. Ord. passed - -96; Ord. 2002-05, passed 6-5-2002)

§ 39.615 RESEARCH.

<i>Research</i>	
Computer research	\$65 hour
Office research	Actual costs based upon salaries and expenses

(Ord. 94-20, passed 11-7-94; Am. Ord. 95-08, passed 10-4-95; Am. Ord. passed - -96; Ord. 2002-05, passed 6-5-2002)

§ 39.616 MAIL AND SHIPPING.

Mail/shipping requests	Actual costs with a \$2.50 minimum charge
Fax	\$5 first page; \$1 additional pages

(Ord. 94-20, passed 11-7-94; Ord. 95-08, passed 10-4-95; Am. Ord. passed - -96; Ord. 99-02, 2-17-99)

§ 39.617 FEE SCHEDULE SPECIAL PROVISIONS.

(A) Certain projects require significantly more resources of the county to review than other projects. Examples include, but are not limited to energy facilities, state or federal facilities, large scale developments, and projects with regional impact.

(B) These projects involve more resources of the Planning Department and other county departments due to their complexity and their overall impacts on the community. The demands placed upon the Planning Department in effect jeopardize the ability of the Department to meet other obligations such as processing local applications and completing routine planning activities.

(C) For these time-consuming and large-scale projects that require excessive departmental resources to review, the Planning Director may require the applicant to sign a memorandum of agreement to compensate the county for actual costs incurred to complete the review of a project and process an application in a timely manner. Funds obtained through the memorandum of agreement may provide a means for the county to retain extra temporary personnel, or to cover other personnel, administrative, travel, or materials costs.

(D) Therefore, if it is determined by the Planning Director at the time of initial application or at any time during the application process, that staff time and departmental costs to process a specific land use application will be greater than that of other similar applications, the Planning Director may require an applicant to enter into a memorandum of agreement with the county which would establish a fee based upon the actual; staff time and departmental costs.

(E) In terms of energy facility review, the Planning Director may require the applicant to sign a memorandum of agreement at any time after the Notice of Intent is filed with the Energy Facility Siting Council or the Department of Energy, or upon submittal of an application for local permits. If the state of Oregon Energy Facility Siting process, as defined in Oregon Administrative Rules Chapter 345, at the date this section becomes effective is superseded, the county shall continue to retain authority to require a memorandum of agreement for local review of energy facilities.

(F) If an applicant refuses to enter into a memorandum of agreement or there is failure to negotiate an acceptable fee, the applicant may appeal the Planning Director's decision to the Board of Commissioners for resolution. If the applicant and the county fail to reach an agreement, the application will not be processed.

(G) In order to defray the costs of enforcing county ordinances, particularly the Solid Waste and Development Ordinances, the Director shall impose fees on those properties and owners of those properties which are found not to be in compliance with any county ordinance. The County shall charge a monthly enforcement fee for each property that meets the following conditions:

- (1) The property has been found to be in violation of a county ordinance;
- (2) The finding of a violation was not appealed to Circuit Court through a writ of review;
- (3) The property remains out of compliance with the violation cited and any subsequent notice(s) of violation.

The amount of the monthly enforcement fee shall be:

For properties with 1 to 4 dwelling units:	\$ 50.00
For properties with 5 to 20 dwelling units:	\$100.00
For properties with over 20 dwelling units:	\$150.00
For properties with all dwelling units unoccupied:	\$ 50.00

(Ord. 94-20, passed 11-7-94; Am. Ord. 95-08, passed 10-4-95; Am. Ord. passed - -96)

§ 39.618 DOUBLE FEES.

Double fees will be charged for all actions which have resulted from a violation of the Development Ordinance.

§ 39.619 COMBINED FEES.

For combined applications (comprehensive plan/zoning changes, conditional use/partition, conditional use/variance, etc.) the fee shall be determined as the total of the highest applicable fee plus 75% of any additional fees. Zoning permits shall not be considered as part of a combined application.

§ 39.620 RURAL ADDRESSING.

Pursuant to Chapter 93 of this code, the following fees shall be applicable.

<i>RURAL ADDRESSING FEES</i>		
<i>Section No.</i>	<i>Description</i>	<i>Fees</i>
§ 39.621	New or replacement address marker	\$35
§ 39.622	Request to name or rename a road - administration fee	\$50
§ 39.623	Road sign (double-sided), post and installation	\$300
§ 39.624	Road sign (single-sided)	\$100
§ 39.625	Research labor fee changing map index book (per hour) rural addressing (per hour)	\$25
§ 39.626	Addressing labor fee (per hour, per employee, including travel time)	\$25

(Ord. passed - '96; Ord. 2002-05, passed 6-5-2002; Ord. 2006-12, passed 5-3-2006)

§ 39.628 CODE ENFORCEMENT

<i>CODE ENFORCEMENT</i>	
Private Property Abandoned Vehicle - To Process Certificate	\$25/vehicle

(Ord. 2007-02, passed 3-7-2007)

§ 39.630 WATERMASTER.

<i>WATERMASTER FEES</i>		
<i>Section No.</i>	<i>Description</i>	<i>Fees</i>