



Planning & Development Services

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Planning Division Fee Schedule

Updated March 17, 2010

I. City Council/Planning & Zoning Commission Level Applications

A. Annexation, Special Exception, Rezone, and Overlay Changes.	
1. Less than 1 acre	\$690
2. 1 to 5 acres	\$906
3. Over 5 to 10 acres	\$1,333
4. Over 10 acres	\$2,090
B. Comprehensive Plan Change	\$1,753
C. Zoning Ordinance Amendment	\$630
D. Conditional Use Permits and Boise River System Permits	
1. Residential	\$484
Plus \$12.50 for each dwelling unit.	(max) \$4,230
2. Other	
a. 1 acre or less	\$615
b. Greater than 1, less than 5 acres	\$1,047
c. 5 to 10 acres	\$1,303
d. Greater than 10 acres but less than 20 acres	\$2,061
e. 20 acres and over	\$3,416
3. PUD with residential and other uses: Acreage rate based on schedule D.2 above plus \$11.50 for each residential unit.	(max) \$4,203
4. Expansion of conditional uses and legal non-conforming uses	\$361
5. Modification	\$279
6. Time extension of a conditional use permit or variance	\$112
7. Day Care Center	\$366
8. Height Exception	\$366
9. Parking Reduction	\$284
10. Drive-Through	\$351
11. Agricultural Use	\$366
12. Off-Premise Sign (Billboard)	\$284
E. Variance, including sign variance	\$366
G. Relocation of the Floodway	\$1,694

II. Staff Level Applications

A. Sign Program	\$157
B. Expansion of Conditional Use and Legal Non-Conforming Use	\$165
C. Two Family Dwelling (Duplex)	\$337
D. Child Care	\$165
E. Floodplain Review Permit	\$165
F. Zoning Certificate, Sign Permit, Home Occupation Permit Plus \$11.50 for each sign over five (5) for any address or center.	\$55
G. Legal Nonconforming Use (Grandfather Rights)	\$165
H. Any other Staff-Level Applications	\$165
I. Fence (If the fence length is less than 25 ft., no fee is charged.)	\$13.50
J. Zoning Verification/Information Letter	\$30
K. Modification	\$126
L. Temporary Sign Permit	\$13.50
M. River System Permit	\$366
N. Hillside Review (Category I)	\$256

III. Design Review Committee and Historic Preservation Commission Applications

A. Design Review	
1. Design Review Base Fee	\$420
2. Residential Plus \$11.50 per unit	\$420
3. Office, Commercial & Industrial Plus \$11.50 per each 1,000 sq. ft. of gross floor area or fraction thereof over 30,000 sq. ft.	\$420
4. Modification (Committee)	\$255
5. Modification (Staff)	\$126
6. Time Extension of a Design Review Permit	\$81
7. Staff Level Design Review	\$165
B. Historic Preservation	
1. "HD" Overlay Districts	
a. Historic Design Review Application for new construction or additions that are greater in gross square footage than the existing building.	
i. Historic Design Review Base Fee	\$420
ii. Residential Plus \$11.50 per unit	\$420
iii. Office, Commercial & Industrial Plus \$11.50 per each 1,000 sq. ft. of gross floor area or fraction thereof over 30,000 sq. ft.	\$420

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b.	Remodels and additions that are less than or equal to the gross square footage of the existing building	\$413
c.	Modification	\$255
d.	Certificate of Appropriateness for single family dwellings or minor exterior changes.	\$64
e.	Time Extension of Historic Design Review Permit	\$81
f.	Sign reviewed by Commission	\$126
2.	Certificate of Appropriateness "H" Overlay Districts	
a.	Commercial District (Commission Level)	\$64
b.	Residential District (Commission Level)	\$55
c.	Commercial District (Staff Level)	\$44
d.	Residential District (Staff Level)	\$26

IV. Inspections

First inspection for Final Occupancy	Free
Each subsequent inspection	\$75

V. Appeals

A.	Appeal of Administrative decision to Planning & Zoning Commission or Design Review Committee (non-refundable)	\$106
B.	Appeal of Design Review Committee decision to Planning & Zoning Commission (\$68 is refundable if appeal is successful)	\$182
C.	Appeal of Planning & Zoning, Hearing Examiner or Historic Preservation Commission decision to City Council (\$68 is refundable if appeal is successful)	\$182

VI. Refund Policy

The Planning Director may authorize refunds as follows:

A.	For applications that are withdrawn:	
1.	Within 5 business days of submission	50% of fee
2.	Within 10 business days of submission	25% of fee
3.	After 10 business days of submission	No Refund
B.	For any fee erroneously paid or collected.	
C.	After written application submitted within 180 days of the date of fee payment.	

VII. Subdivisions

A. Preliminary Plat	
(# of Lots)	
1 through 4	\$454
5 through 10	\$546
11 through 30	\$757
31 or more lots	\$994
B. Final Plat	\$12.50 per lot
C. Street Light Fees:	
1. Street light plan base fee (required with subdivision application)	\$52
Plus plan review fee of \$33 per street light	\$33
2. Inspection by Public Works of street lights (after installation)	
First street light	\$49
Each additional street light	\$22
D. Addressing Fee	
Per new address issued	\$7
E. Subdivision Irrigation Review Fee	
Per subdivision, due at submission of preliminary plat	\$105
F. Miscellaneous applications:	
1. Time extension for filing of final subdivision plat or plat signature of City Engineer	\$139
2. Revision of final plat	\$139
3. Vacation of easement or plat; consent to vacate right-of-way	\$199
Plus cost of sending notifications by certified mail for vacations	
4. Request for waiver of:	
a. Conditions of platting after final plat approval	\$181
b. Compliance with the provisions of the Subdivision Ordinance	\$181
5. Property line adjustment	\$126
6. Minor land division	\$166
7. Bonding and bonding renewal	\$120
8. Determination of eligibility to divide property without subdividing	\$42
9. Review of private street plans and verification of street construction	\$181
10. Irrigation Plan Review (1 st phase)	\$289
Additional Phases	\$174
11. Irrigation Inspection (each, after 2 nd one)	\$87
12. Drainage Plan Review	
a. Less than 1 acre	\$199
b. 1 – 10 acres (for each acre or fraction thereof)	\$132
c. More than 10 acres (Time & Materials, \$1,323 minimum)	\$1,323 (min)

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12. Drainage Inspection		
a. Less than 1 acre		\$172
b. 1 – 10 acres		\$199
c. Greater than 10 acres (Time & Materials, \$199 minimum)		\$199 (min)
13. Hillside Review and Inspection (where applicable); time & materials, deposit as follows:		
Number of Lots	Preliminary Plat	Final Plat
a. 1 – 5	\$441	\$882
b. 6 – 15	\$882	\$1,102
c. 16 or more	\$1,653	\$1,653
14. Hillside Residential Grading Plan Review & Inspection (per lot)		\$378

These fees are in addition to any other fees such as checking and investigating a plat or construction drawing, drainage plan reviews or pressurized irrigation system reviews and inspections.

Subdivision fees being deemed administrative in nature, a resolution amending this section need not comply with the public notice and hearing provisions of the Local Planning Act, Chapter 65, Title 67, Idaho Code. Amendments to the fees herein provided shall be effective upon adoption of the amending resolution. Phased subdivision development applications shall be considered new applications.

In the event the City shall be required to check said plats and/or construction drawings for conformance to the standards contained therein, and/or for accuracy, the Council may require that the cost of such checking be borne by the applicant in addition to the fees provided above.

Services provided by the City in the checking of such plat or construction drawings for which a charge is made shall be charged for on a time and material basis at rates to be established from time to time by Council.

The Planning Director shall maintain a current list of fees for all subdivision and record of survey applications. The fees may only be revised by the City Council. Current fee schedules may be obtained from the Boise City Planning and Development Services Department.