



City of Tigard

Land Use Applications - 16/17 Fee Schedule

PROCEDURE	FEE
ACCESSORY RESIDENTIAL UNITS	\$ 250
ANNEXATION	\$ 3,353
APPEAL	
Director's Decision (Type II) to Hearings Officer ★	\$ 250
Expedited Review (Deposit) ★	\$ 300
Hearings Referee	\$ 610
Planning Commission/Hearings Officer To City Council	\$ 3,372
APPROVAL EXTENSION	\$ 357
BLASTING PERMIT	\$ 380
CONDITIONAL USE PERMIT	
Initial	\$ 6,676
Major Modification	\$ 6,676
Minor Modification	\$ 300
DESIGN EVALUATION TEAM (DET) RECOMMENDATION (DEPOSIT)	\$ 1,864
DEVELOPMENT CODE PROVISION REVIEW	
Single-Family Building Plan	\$ 90
Commercial/Industrial/Institution–New Development	\$ 357
Commercial/Industrial/Institution–Tenant Improvements in Existing Development	
Project Valuation up to \$4,999	\$ -
Project Valuation \$5,000 - \$74,999	\$ 90
Project Valuation \$75,000 - \$149,999	\$ 224
Project Valuation \$150,000 and more	\$ 357
DOWNTOWN REVIEW	
Downtown Review Compliance Letter (Type I)	\$ 123
Downtown Design Administrative Review (Type II)	
Under \$1,000,000	\$ 1,708 base + 0.004 x project valuation
\$1 Million/Over (Maximum fee of \$25,000)	\$ 6,586 base + 0.002 x project valuation
Downtown Design Review – Design Review Board (Type III)	\$ 3,466 base + applicable Type II fee
HEARING POSTPONEMENT	\$ 406
HISTORIC OVERLAY/REVIEW DISTRICT	
Historic Overlay Designation	\$ 5,219
Removal of Historic Overlay Designation	\$ 5,219
Exterior Alteration in Historic Overlay District	\$ 783
New Construction in Historic Overlay District	\$ 783
Demolition in Historic Overlay District	\$ 783
HOME OCCUPATION PERMIT (ORIGINAL PERMIT)	
Type I Home Occupation Permit	\$ 123

PROCEDURE	FEE
Type II Home Occupation Permit	\$ 300
INTERPRETATION OF THE COMMUNITY DEVELOPMENT CODE	
Director's Interpretation	\$ 731
Appeal to City Council	\$ 3,372
LAND PARTITION	
Residential and Non-Residential (3 Lots)	\$ 4,830
Residential and Non-Residential (2 Lots)	\$ 4,017
Expedited	\$ 5,637
Final Plat	\$ 1,122
LOT LINE ADJUSTMENT	
	\$ 731
MARIJUANA FACILITY PERMIT - TYPE I APPLICATION	
	\$ 714
NON-CONFORMING USE CONFIRMATION	
	\$ 731
PLANNED DEVELOPMENT	
With Subdivision	\$ 93/Lot
PRE-APPLICATION CONFERENCE	
Type III or IV	\$ 718
Type I or Type II	\$ 300
SENSITIVE LANDS REVIEW	
Excessive Slopes/Within Drainage Ways/Within 100-Year Floodplain (Type I)	\$ 731
Excessive Slopes/Within Drainage Ways/Within Wetlands (Type II)	\$ 3,207
Excessive Slopes/Within Drainage Ways/Within Wetlands/Within 100-Year Floodplain (Type III)	\$ 3,464
SIGN PERMIT	
New and Modification to an Existing Sign (No Size Differential)	\$ 201
Temporary Sign (Per Sign)	\$ 63
SITE DEVELOPMENT REVIEW	
Under \$1,000,000	\$ 5,664
\$1 Million/Over	\$ 7,358 base + \$6/Each \$10,000
Minor Modification	\$ 300
SUBDIVISION	
Preliminary Plat	\$ 8,890 Base + \$93/Lot
Expedited Preliminary Plat	\$ 7,497 base + \$93/Lot
Final Plat	\$ 2,261
Plat Name Change	\$ 408
TEMPORARY USE PERMIT	
Director's Decision	\$ 357
Special Exemption/Non-Profit Organization	\$ -
Special Mixed Use-Central Business District Zone Rate	
1st Temporary Use in a Calendar Year	\$ 357
2nd Through 5th Temporary Use With Substantially the Same Site Plan Within A Calendar Year	\$ 63
URBAN FORESTRY	
Hazard Tree Dispute Resolution Fee + \$55.00 each additional tree	\$ 172
In Lieu of Planting Fees (Planting & 3 Year Maintenance)	

PROCEDURE	FEE
Street Tree (per 1.5" caliper tree)	\$ 560
Open Grown Tree (per 1.5" caliper tree)	\$ 560
Stand Grown Tree (per tree 2' in height or 1 gallon container)	\$ 399
Tree Permit Fees (Complex)	
City Board or Committee	\$ 307
City Manager	\$ -
Tree Canopy Fee (per square foot of tree canopy)	\$ 3
Urban Forest Inventory Fees	
Open Grown Tree (+ \$28.00 each additional tree)	\$ 154
Stand of Trees (+ \$44.00 each additional stand)	\$ 204
Tree Establishment Bond (Planting & Early Establishment, per tree)	
1.5" Caliper Minimum Street or Open Grown Tree in Subdivisions or Minor Land Partitions	\$ 510
1.5" Caliper Minimum Street or Open Grown Tree in Land Use Review Types other than Subdivisions or Minor Land Partitions	\$ 460
2' in Height or 1 Gallon Container Minimum Stand Grown Tree in Subdivisions or Minor Land Partitions	\$ 383
2' in Height or 1 Gallon Container Minimum Stand Grown Tree in Land Use Review Types other than Subdivisions or Minor Land Partitions	\$ 365
URBAN FORESTRY PLAN REVIEW	
Modification to the Urban Forestry Plan Component of an Approved Land Use Permit (Type I)	\$ 703
Discretionary Urban Forestry Plan Review Permit with a concurrent Type III review (Type III)	\$ 440
Discretionary Urban Forestry Plan Review Permit without a concurrent Type III review (Type III)	\$ 2,712
VACATION (STREETS AND PUBLIC ACCESS)	\$ 2,705 Deposit + Actual Costs
VARIANCE/ADJUSTMENT	
Administrative Variance	\$ 783
Development Adjustment	\$ 357
Special Adjustments	
Adjustment to a Subdivision	\$ 357
Reduction of Minimum Residential Density	\$ 357
Access/Egress Standards Adjustment	\$ 783
Parking Adjustments	
Reduction in Minimum or Increase in Maximum Parking Ratio	\$ 783
Reduction in New or Existing Development/Transit Improvement	\$ 783
Reduction in Bicycle Parking	\$ 783
Alternative Parking Garage Layout	\$ 783
Reduction in Stacking Lane Length	\$ 357
Sign Code Adjustment	\$ 783
Street Improvement Adjustment	\$ 783
Wireless Communication Facility Adjustments	
Setback From Nearby Residence	\$ 783
Distance From Another Tower	\$ 357
ZONING MAP/TEXT AMENDMENT	
Legislative – Comprehensive Plan (CPA)	\$ 11,211

PROCEDURE	FEE
Legislative – Community Development Code (DCA)	\$ 4,577
Quasi-Judicial (ZON)	\$ 4,218
ZONING ANALYSIS (DETAILED)	\$ 731
ZONING INQUIRY LETTER (SIMPLE)	\$ 107

EFFECTIVE DATE: OCTOBER 29, 2003 (Updated annually according to Resolution No. 03-59) (Resolution No. 03-59, Repealing Resolution No. 02-38, Repealing Resolution No. 98-58, Repealing Resolution No. 96-30, Repealing Resolution No. 91-01).

★ - Established by state statute.

NOTE 1: WITHDRAWN APPLICATIONS: In cases of withdraw of an application; refund of fees may be applicable, less costs incurred, as determined by the Director. Generally, refunds of 80 percent will be made for applications received and withdrawn prior to sending out request for comments to agencies and notice of public hearing being sent. Fifty-percent refunds will be made where notice of public hearing has been sent but no staff report has begun. **NO REFUNDS WILL BE PROVIDED FOR APPLICATIONS FOR WHICH A STAFF REPORT HAS BEGUN.**

NOTE 2: PROPERTY OWNER NOTICE REQUIREMENTS: For all Type II, III and IV applications, applicants must submit a "Request of 500' Property Owner Notification" form so that all property owners of record within 500 feet of the subject properties and citywide interested parties are notified. The most current records of the Washington County Department of Assessment and Taxation shall be the official records for determining ownership.