

1 [Fee Adjustments.]  
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3 **Ordinance amending the San Francisco Planning Code by amending Article 3.5 to**  
4 **adjust fees for Planning Department services; and making Section 302 and**  
5 **environmental findings.**

6 Note: Additions are single-underline italics Times New Roman;  
7 deletions are ~~strikethrough italics Times New Roman~~.  
8 Board amendment additions are double underlined.  
9 Board amendment deletions are ~~strikethrough-normal~~.

9 Be it ordained by the People of the City and County of San Francisco:

10 Section 1. Findings.

11 (a) The Planning Department has determined the proposed fee adjustments to be  
12 exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to  
13 CEQA Guidelines Section 15273(a), which exempts rates, tolls, fares and charges such as  
14 those proposed here.

15 (b) Pursuant to Planning Code Section 302, this Board of Supervisors finds that this  
16 ordinance will serve the public necessity, convenience and welfare for the reasons set forth in  
17 Planning Commission Resolution No. 17627, and incorporates such reasons  
18 herein by reference. A copy of the Planning Commission resolution is on file with the Clerk of  
19 the Board of Supervisors in File No. 080737.

20 Section 2. The San Francisco Planning Code is hereby amended by amending Article  
21 3.5, to read as follows:

22 SEC. 350. FEES, GENERAL.

23 Fees shall be imposed in order to compensate the Planning Department for the cost of  
24 processing applications and for the development and revision of land use controls. Fees shall  
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1 be charged and collected as indicated for each class of application, permit, filing request or  
2 activity listed in Sections 351 through ~~357~~ 358 below.

3 (a) Estimated construction costs are as defined by the San Francisco Building  
4 Code.

5 (b) All fees are payable at time of filing application or request, except where noted  
6 otherwise. However, the Director of Planning or his/her designee may authorize phased  
7 collection of the fee for a project whose work is projected to span more than one fiscal year.

8 (c) Time and Materials. The Planning Department shall charge the applicant for any  
9 time and materials cost incurred in excess of the initial fee charged if required to recover the  
10 Department's costs for providing services.

11 (1) The Department shall charge time and materials to recover the cost of correcting  
12 code violations and violations of Planning Commission and Department conditions of approval  
13 of use if such costs are not covered by any permit or application fees collected as part of the  
14 legalization of such violations.

15 (2) Where a different limitation on time and material charges is set forth elsewhere  
16 in this Article, that limitation shall prevail.

17 (3) The Planning Department may also charge for any time and material costs  
18 incurred by other departments or agencies of the City and County of San Francisco.

19 (d) Refunds. When an application is withdrawn by the applicant prior to a public  
20 hearing, or deemed canceled by the Planning Department due to inactivity on the part of the  
21 applicant, then the applicant shall be entitled to a refund of the fee paid to the Department  
22 less the time and materials expended minus a ~~\$200.00~~ ~~\$211.00~~ \$400 processing fee.

23 (e) Deferred or Reduced Fee.  
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1 (1) Any fraternal, charitable, benevolent or any other nonprofit organization, that is  
2 exempt from taxation under the Internal Revenue laws of the United States and the Revenue  
3 and Taxation Code of the State of California as a bona fide fraternal, charitable, benevolent or  
4 other nonprofit organization, or public entity that submits an application for the development of  
5 residential units all of which are affordable to low and moderate income households, as  
6 defined by the United States Housing and Urban Development Department, for a time period  
7 that is consistent with the policy of the Mayor's Office of Housing and the San Francisco  
8 Redevelopment Agency, shall pay fees for applications specified in Section 352(a), (g), (h),  
9 and (i) based on time and materials only, up to the full fee, and may defer payment of the fee  
10 until (1) before final Planning Department approval of the building permit, preparatory to  
11 issuance of the building permit, before the building permit is released to the applicant, or (2)  
12 within one year of the date of action on the application, whichever comes first. This  
13 exemption shall apply notwithstanding the inclusion in the development of other nonprofit  
14 ancillary or accessory uses.

15 (2) An exemption from paying the full fees specified under Section 351, 352, 353,  
16 355, 356, and 357 may be granted when the requestor's income is not enough to pay for the  
17 fee without affecting their abilities to pay for the necessities of life, provided that the person  
18 seeking the exemption demonstrates to the Planning Director or his/her designee that they  
19 are substantially affected by the proposed project.

20 (f) Late Payment

21 (1) Charges and Collection of Overdue Accounts. The Director or his/her designee  
22 shall call upon the Bureau of Delinquent Revenues or duly licensed collection agencies for  
23 assistance in collecting delinquent accounts more than 60 days in arrears, in which case any  
24 additional costs of collection may be added to the fee amount outstanding. If the Department  
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1 seeks the assistance of a duly licensed collection agency, the approval procedures of  
2 Administrative Code Article 5, Section 10.39-1 et seq. will be applicable.

3 (g) Fee Adjustments

4 (1) The Controller will annually adjust the fee amounts specified in Section  
5 351(d),(e),(f),(g),(h),(i) and Section 352(b),(d),(e),(g),(i),(j),(k),(l), (m) ~~and (n)~~, and Section  
6 353(a),(c),(d), and Section 355(a),~~(b)(1),(2),(3),(4),(5),(6), (7)(b)~~,(c),(d),(e), and Section  
7 356(c),~~(d),(e)~~, and Section 357 and Section 358 (a),(b),(c),(d) by the two-year average consumer  
8 price index (CPI) change for the San Francisco/San Jose Primary Metropolitan Statistical  
9 Area (PMSA). *Effective September 30, 2007, the fee amounts specified in Section 351(d),(e),(f),(g),(h),*  
10 *and Section 352(a),(b),(c),(d),(e),(g),(j),(k),(l), and (m), and Section 353(a),(b),(c),(d), and Section*  
11 *355(a),(b), Section 356(e),(d),(e), and Section 357 will increase 6.3% to support an increase in*  
12 *departmental overhead from rent costs at 1650 Mission Street.*

13 SEC. 351. MISCELLANEOUS SERVICES.

14 (a) Agendas for Planning Commission: \$35.00 annual subscription to cover costs of  
15 mailing. The Planning Director or his/her designee may authorize exemptions in those  
16 instances where costs would impose financial hardship.

17 (b) Agendas for Landmarks Preservation Advisory Board: \$35.00 annual  
18 subscription to cover costs of mailing. The Planning Director or his/her designee, may  
19 authorize exemption in those instances where costs would impose financial hardship.

20 (c) Document Retrieval: Files stored on-site - actual costs for printing file(s), Files  
21 stored off-site: - actual costs for retrieval, printing and return of files, as specified in a retrieval  
22 schedule prepared by Director of Planning, or his/her designee.

1 (d) Information, Analysis, Report Preparation and Presentation, Research Services,  
2 Data Requests: The costs of report preparation may be amortized by factoring full-cost  
3 recovery into the pricing of such information and reports: ~~\$200.00~~ \$230.00 as an initial fee.

4 (e) Monitoring Projects:

5 (1) Monitoring Conditions of Approval and Mitigation Measures Established  
6 Pursuant to an Environmental Document or a Public Hearing by the Planning Commission or  
7 Zoning Administrator for All Approved Applications in Chapter 31 of the Administrative Code  
8 or Sections 352(a), (b), (c), (e), (g), and (i), 353(a) and (b) and 355: ~~\$170.00~~ \$195.00 as an initial  
9 fee, plus time and materials as set forth in Section 350(c).

10 (f) Project Review for Policy and Code Review and Interpretation for Prospective  
11 Projects for which an Application has not been Filed, and Site-Specific Design Guidelines and  
12 Code-Complying Massing Recommendations: ~~\$300.00~~ \$345.00 for new construction and  
13 modifications to 5 or fewer dwelling units and for affordable housing projects as defined in the  
14 Guidelines of the United States Housing and Urban Development Department, and ~~\$710.00~~  
15 \$816.00 for all other projects.

16 (g) (1) Project Notifications for an Individual Requesting Notification of Project  
17 Applications:

18 (A) First Address or First Assessor's Lot: ~~\$25.00~~ \$30.00 per annum.

19 (B) Additional Addresses: ~~\$10.00~~ \$12.00 for addresses in each new Assessor's Lot  
20 thereafter, per annum.

21 (g) (2) Project Notifications for a Neighborhood Organization, defined as (i) having  
22 been in existence for 24 months prior to the request, and (ii) is listed on the Planning  
23 Department's neighborhood organization notification list, requesting Notification of Project  
24 Applications:  
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1 (A) First Address or First Assessor's Block: ~~\$25.00~~ \$30.00 per annum.

2 (B) Additional Addresses: ~~\$10.00~~ \$12.00 for addresses in each new Assessor's Block  
3 thereafter, per annum.

4 (h) Zoning Administrator Written Determinations Pursuant to Section 307(a):  
5 ~~\$100.00~~ \$115.00 for zoning letters of conformance, ~~\$450.00~~ \$517.00 for other written  
6 determinations.

7 (i) Reactivating an application that the Zoning Administrator has deemed withdrawn  
8 due to inactivity and the passage of time, subject to the approval of the Zoning Administrator  
9 and within six months of the date the application was deemed withdrawn: ~~\$190.00~~ \$218.00

10 SEC. 352. COMMISSION AND ZONING ADMINISTRATOR HEARING  
11 APPLICATIONS.

12 (a) Conditional Use (Section 303), Planned Unit Development (Section 304),

13 Estimated Construction Cost Initial Fee

14 No construction cost, excluding extension of hours ~~\$700.00~~ \$785.00

15 No construction cost, extension of hours ~~\$1,075.00~~ \$1,206.00

16 Estimated Construction Cost Initial Fee

17 \$1.00 to \$9,999.00 ~~\$1,075.00~~ \$1,206.00

18 \$10,000.00 to \$999,999.00 ~~\$1,075.00~~ \$1,206.00 plus ~~.497%~~ 0.557% of cost over

19 \$10,000.00

20 \$1,000,000.00 to \$4,999,999.00 ~~\$5,995.00~~ \$6,722.00 plus ~~.593%~~ 0.664% of cost

21 over \$1,000,000.00

22 \$5,000,000.00 to \$9,999,999.00 ~~\$29,715.00~~ \$33,315.00 plus ~~.497%~~ 0.557% of cost

23 over \$5,000,000.00

1	\$10,000,000.00 to \$19,999,999.00	<del>\$54,565.00</del> <u>\$61,176.00</u> plus <del>.259%</del> <u>0.290%</u> of
2		cost over \$10,000,000.00
3	\$20,000,000.00 or more	<del>\$80,465.00</del> <u>\$90,213.00</u>

4 (b) Variance (Section 305)

5	Estimated Construction Cost	Initial Fee
6	\$0.00 - \$9,999.00	<del>\$680.00</del> <u>\$782.00</u>
7	\$10,000.00 - \$19,999.00	<del>\$1,515.00</del> <u>\$1,741.00</u>
8	\$20,000.00 and greater	<del>\$3,025.00</del> <u>\$3,476.00</u>

9 Variance fees are subject to additional time and material charges, as set forth in  
10 Section 350c.

11 (c) Downtown (C-3) District Review (Section 309) and Coastal Zone Permit (Section  
12 330) Applications Commission Hearing Fee Schedule:

13	Estimated Construction Cost	Initial Fee
14	\$0.00 to \$9,999.00	<del>\$217.00</del> <u>\$244.00</u>
15	\$10,000.00.00 to \$999,999.00	<del>\$217.00</del> <u>\$244.00</u> plus <del>.0994%</del> <u>0.112%</u> of cost
16		over \$10,000.00
17	\$1,000,000.00 to \$4,999,999.00	<del>\$1,201.00</del> <u>\$1,352.00</u> plus <del>.119%</del> <u>0.133%</u> of cost
18		over \$1,000,000.00
19	\$5,000,000.00 to \$9,999,999.00	<del>\$5,961.00</del> <u>\$6,684.00</u> plus <del>.099%</del> <u>0.111%</u> of cost
20		over \$5,000,000.00
21	\$10,000,000.00 to \$19,999,999.00	<del>\$10,911.00</del> <u>\$12,234.00</u> plus <del>.052%</del> <u>0.058%</u> of
22		cost over \$10,000,000
23	\$20,000,000.00 or more	<del>\$46,141.00</del> <u>\$18,063.00</u>

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1 (1) Applications with Verified Violations of this Code: The Planning Department shall  
2 charge ~~\$170.00~~ \$191.00 as an initial fee, plus time and materials as set forth in Section 350(c).

3 (2) Where an applicant requests two or more approvals involving a conditional use,  
4 planned unit development, variance, Downtown (C-3) District Section 309 review, certificate of  
5 appropriateness, permit to alter a significant or contributory building both within and outside of  
6 Conservation Districts, or a coastal zone permit review, the amount of the second and each  
7 subsequent initial fees of lesser value shall be reduced to 50 percent.

8 (3) Minor project modifications requiring a public hearing to amend conditions of  
9 approval of a previously authorized project, not requiring a substantial reevaluation of the prior  
10 authorization: ~~\$800.00~~ \$896.00.

11 (4) The applicant shall be charged for any time and materials beyond the initial fee  
12 in Section 352(a), as set forth in Section 350(c).

13 (5) An applicant proposing significant revisions to a project for which an application  
14 is on file with the Planning Department shall be charged time and materials to cover the full  
15 costs in excess of the initial fee.

16 (6) For agencies or departments of the City and County of San Francisco, the initial  
17 fee for applications shall be based upon the construction cost as set forth above.

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7/14  
18 (d) Discretionary Review Request: ~~\$300.00~~ \$500.00 ~~\$300.00~~; provided, however, that  
19 the fee shall be waived if the discretionary review request is filed by a neighborhood  
20 organization that: (1) has been in existence for 24 months prior to the filing date of the  
21 request, (2) is on the Planning Department's neighborhood organization notification list, and  
22 (3) can demonstrate to the Planning Director or his/her designee that the organization is  
23 affected by the proposed project. Such fee shall be refunded to the individual or entity that  
24 requested discretionary review in the event the Planning Commission denies the Planning  
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1 Department's approval or authorization upon which the discretionary review was requested.

2 Mandatory discretionary reviews: ~~\$2,805.00~~ \$3,223.00.

3 (e) Institutional Master Plan (Section 304.5).

4 (1) Full Institutional Master Plan or Substantial Revision: ~~\$10,000.00~~ \$11,492.00 plus  
5 time and materials if the cost exceeds the initial fee as set forth in Section 350(c).

6 (2) Abbreviated Institutional Master Plan: ~~\$1,830.00~~ \$2,103.00 plus time and  
7 materials if the cost exceeds the initial fee as set forth in Section 350(c).

8 (f) Land Use Amendments and Related Plans and Diagrams of the San Francisco  
9 General Plan: Fee based on the Department's estimated actual costs for time and materials  
10 required to review and implement the requested amendment, according to a budget prepared  
11 by the Director of Planning, in consultation with the sponsor of the request.

12 (g) General Plan Referrals: ~~\$2,700.00~~ \$3,103.00 plus time and materials if the cost  
13 exceeds the initial fee as set forth in Section 350(c).

14 (h) Redevelopment Plan Review: The Director of Planning shall prepare a budget to  
15 cover actual time and materials expected to be incurred, in consultation with the  
16 Redevelopment Agency. A sum equal to ½ the expected cost will be submitted to the  
17 Department, prior to the commencement of the review. The remainder of the costs will be due  
18 at the time the initial payment is depleted.

19 (i) Reclassify Property or Impose Interim Zoning Controls: ~~\$6,115.00~~ \$6,611.00

20 (1) The applicant shall be charged for any time and materials as set forth in Section  
21 350(c).

22 (2) Applications with Verified Violations of this Code: The Planning Department shall  
23 charge time and materials as set forth in Section 350(c).

24 (j) Setback Line, Establish, Modify or Abolish: ~~\$2,325.00~~ \$2,672.00

1 (k) Temporary Use Fees: ~~\$340.00~~ \$391.00 as an initial fee, plus time and materials if  
2 the cost exceeds the initial fee, as set forth in Section 350(c).

3 (l) Amendments to Text of the Planning Code: ~~\$11,495.00~~ \$13,209.00 as an initial  
4 fee, plus time and materials if the cost exceeds the initial fee as set forth in Section 350(c).

5 (m) Zoning Administrator Conversion Determinations Related to Service Station  
6 Conversions: ~~\$2,270.00~~ \$2,609.00 as an initial fee, plus time and materials if the cost exceeds  
7 the initial fee. (Section 228.4).

8 (n) Conditional Use Appeals to the board of Supervisors:

9 (1) ~~\$400.00~~ \$500.00 for the appellant of a conditional used authorization decision to  
10 the Board of Supervisors; provided, however, that the fee shall be waived if the appeal is filed  
11 by a neighborhood organization that: (1) has been in existence for 24 months prior to the  
12 appeal filing date, (2) is on the Planning Department's neighborhood organization notification  
13 list, and (3) can demonstrate to the Planning Director or his/her designee that the organization  
14 is substantially affected by the proposed project.

15 (2) Such fees shall be used to defray the cost of an appeal to the Planning  
16 Department. At the time of filing an appeal, the Clerk of the Board of Supervisors shall collect  
17 such fee and forward the fee amount to the Planning Department

18 SEC. 353. DOWNTOWN APPLICATIONS.

19 (a) Exception in C-3 District (Section 309): ~~\$1,480.00~~ \$1,701.00 as an initial fee, plus  
20 time and materials as set forth in section 350(c) for one or more exceptions to the Planning  
21 Code, which shall not be reduced per Section 352(c)(2).

22 (b) Modifications in C-3 District, Determination of Need (Section 309): Same as  
23 Basic commission hearing fee schedule (Sections 352(c), 352(c)(1) et seq.).  
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1 (c) Office Development Limitation Projects (Sections 320 through 323): ~~\$3,970.00~~  
2 \$4,562.00 per application at initial intake plus time and materials as set forth in Section 350(c).

3 (d) Article 11 Designated Buildings:

4 (1) Significant or Contributory Building, Designation or Change of Boundary:  
5 ~~\$5,120.00~~ \$5,884.00.

6 (2) Conservation District, Designation or Change of Boundary: ~~\$5,120.00~~ \$5,884.00.

7 (3) Permit to Alter a Significant or Contributory Building Within a Designated  
8 Conservation District, not Deemed Minor by the Zoning Administrator: ~~\$6,760.00~~ \$7,769.00 plus  
9 time and materials in excess of initial fee as set forth in Section 350(c).

10 (4) Alteration of a Contributory Building Located Outside a Conservation District  
11 From Which No TDR Has Been Transferred and No Issuance of a Permit Pursuant to  
12 Sections 1111 through 1111.6: ~~\$6,760.00~~ \$7,769.00.

13 (5) Significant or Contributory Building Demolition in or outside of a Conservation  
14 District for which TDRs have been transferred: ~~\$6,760.00~~ \$7,769.00. This fee shall be in  
15 addition to any fee otherwise required for permits to alter or demolish. However, applications  
16 to demolish a Contributory Building located outside a Conservation District from which no  
17 TDR has been transferred or a Category V Building in a Conservation District from which no  
18 TDR has been transferred are subject only to the demolition fee contained in Section 355(b).

19 (6) Statement of Eligibility: ~~\$1,200.00~~ \$1,378.00.

20 (7) Certificate of Transfer, Execution: ~~\$345.00~~ \$397.00.

21 (8) Certification of Transfer of TDR, Notice of Use: ~~\$1,080.00~~ \$1,241.00.

22 SEC. 354. ENVIRONMENTAL REVIEW.

23 See Administrative Code, Section 31.21 et seq. for fees.

24 SEC. 355. PERMIT APPLICATIONS.

(a) Building permit applications for a change in use or alteration of an existing building, to be collected by Central Permit Bureau; provided, however, that the fees charged for Planning Department approval over-the-counter for the replacement of windows, roofs, siding, and doors shall be reduced to ½ the fee set forth below.

Estimated Construction Cost	Initial Fee
\$0.00 to <del>\$499.00</del> <u>\$9,999.00</u>	<del>\$272.00</del> <u>\$305.00</u>
<del>\$10,000.00</del> <del>\$500.00</del> to <del>\$1,999.00</del> <u>\$49,999.00</u>	<del>\$272.00</del> <del>\$305.00</del> <u>\$306.00</u> plus <del>14.27%</del> <u>16.00%</u> <u>3.196%</u> of cost over <del>\$500.00</del> <u>\$10,000.00</u>
<del>\$2,000.00</del> <u>\$50,000.00</u> to <del>\$9,999.00</del> <u>\$99,999.00</u>	<del>\$486.00</del> <u>\$545.00</u> plus <del>2.85%</del> <u>3.196%</u> of cost over <del>\$2,000.00</del> <u>\$1,585.00</u> plus <u>2.136%</u> of cost over <u>\$50,000.00</u> plus <u>\$81.00 Discretionary Review</u> <u>Surcharge and \$267.00 Categorical Exemption</u> <u>Stamp Fee</u>
<del>\$10,000.00</del> <u>\$100,000.00</u> to <del>\$99,999.00</del> <u>\$499,999.00</u>	<del>\$714.00</del> <u>\$801.00</u> <u>\$2,654.00</u> plus <del>0.50%</del> <u>2.337%</u> of cost over <del>\$10,000.00</del> <u>\$100,000.00</u> plus <del>\$72.00</del> <u>\$81.00</u> <u>Discretionary Review Surcharge and \$267.00</u> <u>Categorical Exemption Stamp Fee</u>
<del>\$100,000.00</del> <u>\$500,000.00</u> <del>\$499,999.00</del> to <u>\$999,999.00</u>	<del>\$1,164.00</del> <u>\$1,305.00</u> <u>\$12,003.00</u> plus <del>0.50%</del> <u>0.560%</u> <u>0.591%</u> of cost over <del>\$100,000.00</del> <u>\$500,000.00</u> plus <del>\$72.00</del> <u>\$81.00</u> <u>Discretionary Review Surcharge</u> <u>and \$267.00 Categorical Exemption Stamp Fee</u>
<del>\$500,000.00</del> <u>\$1,000,000.00</u> to <u>\$4,999,999.00</u>	<del>\$3,164.00</del> <u>\$3,547.00</u> <u>\$14,959.00</u> plus <del>.386%</del> <u>0.432%</u> <u>0.232%</u> of cost over <u>\$1,000,000.00</u> plus <del>\$72.00</del> <u>\$81.00</u> <u>Discretionary</u>

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	<u>Review Surcharge and \$267.00 Categorical Exemption Stamp Fee</u>
<u>\$5,000,000.00 or more to \$99,999,999.00</u>	<del>\$20,534.00</del> <del>\$23,021.00</del> <u>\$24,240.00</u> plus <u>.004%</u> of cost over <u>\$5,000,000.00</u> plus <del>\$72.00</del> <u>\$81.00</u>
	<u>Discretionary Review Surcharge and \$267.00 Categorical Exemption Stamp Fee</u>
<u>\$100,000.00 or more</u>	<u>\$28,041.00 plus \$81.00 Discretionary Review Surcharge and \$267.00 Categorical Exemption Stamp Fee</u>

(1) Applications with Verified Violations of this Code: The Planning Department shall charge time and materials as set forth in Section 350(c).

(2) Back-Check Fee for Permit Revisions: ~~\$170.00~~ \$191.00 for the initial fee, plus time and materials as set forth in Section 350(c), to be collected at time of permit issuance.

(3) Shadow Review Impact Fee for New Construction or Alteration Exceeding 40 Feet in Height (Section 295): Additional ~~\$390.00~~ \$438.00 plus time and materials as set forth in Section 350(c).

(4) Public Notification Fee for Projects Requiring Public Notice Pursuant to Section 311: ~~Project sponsor may select two options (1) full service public notification whereby the City's reprographics department will print and mail public notices, \$40.00 \$45.00, plus \$2.70 \$3.03 per envelope (subject to increase based on envelop and postage costs). The City's reprographics department will print and mail public notices. -or (2) self service public notification whereby by appointment the Department will provide Planning Department labels for \$40.00 plus \$0.45 per envelope (subject to increase based on the cost of envelopes, and printing), and a copy of the notice.~~

1 (5) Public Notification Fee for Projects Requiring Public Notice Pursuant to Section  
 2 312: ~~Project sponsor may select two options (1) full service public notification whereby the City's~~  
 3 ~~reprographics department will print and mail public notices, \$40.00 \$45.00, plus \$2.70 \$0.89 per~~  
 4 ~~envelope (subject to increase based on envelope and postage costs). The City's reprographics~~  
 5 ~~department will print and mail public notices. ; or (2) self service public notification whereby by~~  
 6 ~~appointment the Department will provide Planning Department labels for \$40.00 plus \$0.45 per~~  
 7 ~~envelope (subject to increase based on the cost of labels, envelopes, and printing), and a copy of the~~  
 8 ~~notice.~~

9 (6) For projects with a construction cost of ~~\$500,000,000.00~~ \$100,000,000.00 or more,  
 10 the applicant shall be charged the permit fee for a project with a ~~\$5,000,000.00~~ \$100,000,000.00  
 11 construction cost.

12 (7) Permits for solar panels and over-the-counter permits for solar equipment  
 13 installation shall be ~~\$115.00~~ \$129.00 per permit.

14 (b) Building Permit Applications for a New Building:

Estimated Construction Cost	Initial Fee
<del>Less than \$100,000.00</del>	
<u>\$0 to \$99,999</u>	<del>\$1,547.00</del> <u>\$1,734.00</u> , plus <del>\$72.00</del> <u>\$81.00</u>
	Discretionary Review Surcharge <u>and \$267</u>
	<u>Categorical Exemption Stamp Fee</u>
\$100,000.00 to \$499,999.00	<del>\$1,547.00</del> <u>\$1,734.00</u> <u>\$1,735.00</u> , plus <del>.665%</del> <u>0.746%</u>
	<u>2.337%</u> of cost over \$100,000.00 plus <del>\$72.00</del> <u>\$81.00</u>
	Discretionary Review Surcharge <u>and \$267</u>
	<u>Categorical Exemption Stamp fee</u>

1	\$500,000.00 to \$4,999,999.00	<del>\$4,207.00</del> <del>\$4,718.00</del> <u>\$11,084.00</u> plus <del>.513%</del> <u>0.575%</u>
2	<u>\$999,999.00</u>	<u>0.746%</u> of cost over \$500,000.00 plus <del>\$72.00</del> <u>\$81.00</u>
3		Discretionary Review Surcharge and <u>\$267</u>
4		<u>Categorical Exemption Stamp fee</u>
5	\$1,000,000 to \$5,000,000.00	<del>\$27,292.00</del> <del>\$30,598.00</del> <u>\$14,815</u> plus <u>0.287%</u> of
6	or more <u>\$4,999,999.00</u>	<u>cost over \$1,000,000.00 plus \$72.00 \$81.00</u>
7		Discretionary Review Surcharge and <u>\$267</u>
8		<u>Categorical Exemption Stamp fee</u>
9	<u>\$5,000,000.00 to</u>	<u>\$26,296.00 plus 0.005% of cost of \$5,000,000 plus</u>
10	<u>\$99,999,999.00</u>	<u>\$81.00 Discretionary Review Surcharge and \$267</u>
11		<u>Categorical Exemption Stamp fee</u>
12	<u>\$100,000,000.00 or more</u>	<u>\$31,047.00 plus \$81.00 Discretionary Review</u>
13		<u>Surcharge and \$267 Categorical Exemption Stamp</u>
14		<u>fee</u>

15 (c) Demolition Applications, to be collected by Central Permit Bureau: ~~\$1,250.00~~  
16 \$1,351.00.

17 (d) Fire, Police, Entertainment Commission, State Alcohol & Beverages Control  
18 Commission, and Health Department Permit Applications Referral Review: \$105.00 \$114.00  
19 initial fee collected by the other departments in conjunction with current fee collections, plus  
20 time and materials as set forth in Section 350(c).

21 (e) Sign Permit Applications, to be collected by Central Permit Bureau: ~~\$110.00~~  
22 \$119.00.

23 SEC. 356. PRESERVATION APPLICATIONS. (Article 10).

24 (a) Landmark: \$250.00.

25

1 (b) Amendment, Rescission or Designation of Historical District: \$1,000.00 plus time  
2 and materials in excess of initial fee as set forth in Section 350c. The Planning Director or  
3 his/her designee may waive time and material charges for the designation of a Historical  
4 District to encourage Citywide preservation activities.

5 (c) Certificate of Appropriateness: ~~\$500.00~~ ~~\$575.00~~ \$288.00 for applications with an  
6 estimated construction cost less than \$1,000.00; ~~\$1,000.00~~ \$1,150.00 for applications with an  
7 estimated construction less than \$20,000.00, ~~\$4,630.00~~ \$5,321.00 for applications with an  
8 estimated construction value \$20,000.00 and more, plus time and materials in excess of initial  
9 fee as set forth in Section 350(c).

10 (d) Determination that a Building is a Compatible Rehabilitation or a Compatible  
11 Replacement Building, Pursuant to Section 309 or 1109: Same as for Conditional Use  
12 (Section 352(a)).

13 (e) Processing and Administering an Application for a Historical Properties Contract  
14 Under the California Mills Act, California Government Code Sections 50280—50290:  
15 ~~\$15,000.00~~ \$16,817.00 for commercial properties and ~~\$1,000.00~~ \$1,121.00 \$8,412.00 for  
16 residential properties.

17 SEC. 357. TRANSPORTATION REVIEW ASSOCIATED WITH PROJECT  
18 APPLICATIONS.

19 (a) Transportation Study ~~\$17,390.00~~ \$19,984.00 plus time and materials as set forth  
20 in Section 350(a).

21 (b) Municipal Transportation Agency review of transportation impact study: \$4,000 per  
22 study.

23 SEC. 358. GENERAL ADVERTISING SIGNS FEES.  
24  
25



1 (a) The fee for the relocation agreement application pursuant to Section 611 and  
2 Administrative Code Section 2.21 shall be ~~\$1,000.00~~ \$1,148.00 per individual relocation  
3 agreement application.

4 (b) The fee for the initial inventory processing pursuant to Section 604.2 shall be  
5 ~~\$560.00~~ \$643.00 per sign structure.

6 (c) The fee for an in-lieu application pursuant to Section 604.1 shall be ~~\$320.00~~  
7 \$367.00 per sign structure.

8 (d) The fee for annual inventory maintenance pursuant to Section 604.2 shall be  
9 ~~\$48.00~~ \$75.00.

10 (e) Fee Review and Adjustment. Beginning with fiscal year 2007-2008, the fees  
11 established in this Section may be adjusted each year, without further action by the Board of  
12 Supervisors, to reflect changes in the relevant Consumer Price Index, as determined by the  
13 Controller. No later than April 15th of each year, the Director shall submit the Department's  
14 current fees schedule to the Controller, who shall apply the price index adjustment to produce  
15 a new fee schedule for the following year. No later than May 15th of each year, the Controller  
16 shall file a report with the Board of Supervisors reporting the new fee schedule and certifying  
17 that: (a) the fees produce sufficient revenue to support the costs of providing the services for  
18 which the fee is charged and (b) the fees do not produce revenue that exceeds the costs of  
19 providing the services for which each permit fee is charged. Notwithstanding the procedures  
20 set forth in this Section, the Board of Supervisors, in its discretion, may modify the fees by  
21 ordinance at any time.

22 APPROVED AS TO FORM:  
23 DENNIS J. HERRERA, City Attorney  
24 See File for Signature

25 By: JUDITH A. BOYAJIAN  
Deputy City Attorney



# City and County of San Francisco

City Hall  
1 Dr. Carlton B. Goodlett Place  
San Francisco, CA 94102-4689

## Tails

## Ordinance

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**File Number:** 080737

**Date Passed:**

Ordinance amending the San Francisco Planning Code by amending Article 3.5 to adjust fees for Planning Department services; and making Section 302 and environmental findings.

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July 16, 2008 Board of Supervisors — AMENDED

Ayes: 10 - Alioto-Pier, Chu, Daly, Dufty, Elsbernd, Maxwell, McGoldrick,  
Mirkarimi, Peskin, Sandoval

Absent: 1 - Ammiano

July 16, 2008 Board of Supervisors — PASSED ON FIRST READING AS AMENDED

Ayes: 10 - Alioto-Pier, Chu, Daly, Dufty, Elsbernd, Maxwell, McGoldrick,  
Mirkarimi, Peskin, Sandoval

Absent: 1 - Ammiano

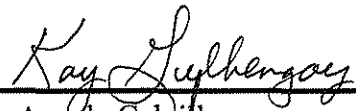
July 22, 2008 Board of Supervisors — FINALLY PASSED

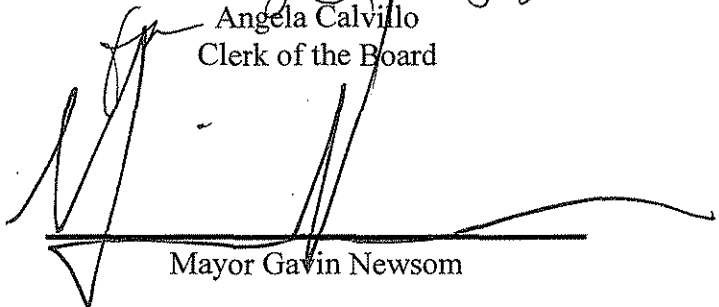
Ayes: 11 - Alioto-Pier, Ammiano, Chu, Daly, Dufty, Elsbernd, Maxwell,  
McGoldrick, Mirkarimi, Peskin, Sandoval

File No. 080737

I hereby certify that the foregoing Ordinance was **FINALLY PASSED** on July 22, 2008 by the Board of Supervisors of the City and County of San Francisco.

7-30-08  
Date Approved

  
\_\_\_\_\_  
Angela Calvillo  
Clerk of the Board

  
\_\_\_\_\_  
Mayor Gavin Newsom