



PW DEVELOPMENT APPLICATION REVIEW FEES
 (Effective August 15, 2011 – August 13, 2012)

Department of Public Works, Development Services
 200 East Santa Clara Street, San Jose, CA 95113
<http://www.sanjoseca.gov/publicworks/tds>
 (408) 535-3555

PUBLIC WORKS FEES FOR REVIEW OF PLANNING PERMIT APPLICATIONS

TIME AND MATERIALS

Any service for which there is no fee, or for additional service provided above and beyond the services included in the standard fees, will be billed on a time and materials basis. **Time and Materials rate is \$120 per hour**

Application Type	Category	Fee
Preliminary Review	Comprehensive Reviews referred to Public Works	\$1,230
General Plan Amendment (GPA)	All	\$440 per amendment
Conventional Zoning (C)	All	\$579 per zoning
PD Zoning (PDC)		
<u>Residential</u>	0 to 2 Dwelling Units (DU) 3 to 25 DU 26 to 100 DU 101 DU and Greater	\$825 \$2,848 + \$71/DU \$4,136 + \$19/DU \$6,043 + \$642 per additional 100 DU (no prorating)
<u>Non-Residential</u>	0 to 500 square feet (SF) 501 to 10,000 SF 10,001 to 100,000 SF Greater than 100,000 SF	\$825 \$2,978 + \$0.164/SF \$4,459 + \$0.016/SF \$4,618 + \$642 per additional 100,000 SF (no prorating)
Environmental Clearance	Initial Study EIR	\$1,703 \$4,230
NPDES (C.3 Requirements)	<u>Impervious Area</u>	
For projects <u>not required</u> to submit numeric sizing	All	\$145
For projects <u>required</u> to submit numeric sizing	10,000SF – 1 acre 1 acre – 5 acres >5 acres and higher	\$1,022 \$1,267 \$1,598
Additional Review(s)		Time and Materials
HM Analysis/Review		Time and Materials
Streamside Protection		\$223 per review
Sanitary Sewer Model Analysis	All	Time and Materials
Flood Review of Planning Application	Base Fee NSJ Flood Blockage Review CLOMR/LOMR Review Flood Study Review Public Outreach	\$166 \$497 \$862 \$663 (minimum) Time and Materials



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<p>Please Note: The fees on this page are subject to the Public Works Record Retention fee. Record Retention Fee is 4% of total permit / application fees. \$15 minimum fee, \$1,500 maximum fee</p>		
Traffic Analysis		
<u>In-House Analysis</u>		\$949 per analysis
<u>Standard TIA</u> Workscope	1 to 99 Peak Hour Trips (PHT) 100 to 199 PHT 200 PHT and Greater	\$2,501 \$2,059 + \$4/PHT \$2,392 + \$3/PHT
Report Review	1 to 99 Peak Hour Trips (PHT) 100 to 199 PHT 200 PHT and Greater	\$2,888 + \$100 DOT Fee \$2,044 + \$9/PHT + \$300 DOT Fee \$2,296 + \$7/PHT + \$600 DOT Fee
<u>Operational Analysis</u> Workscope	1 to 99 Peak Hour Trips (PHT) 100 to 199 PHT 200 PHT and Greater	\$1,654 \$1,433 + \$2/PHT \$1,653 + \$1/PHT
Report Review	1 to 99 Peak Hour Trips (PHT) 100 to 199 PHT 200 PHT and Greater	\$1,828 + \$100 DOT Fee \$1,307 + \$5/PHT + \$300 DOT Fee \$1,327 + \$5/PHT + \$600 DOT Fee
Seismic Hazards Review	Liquefaction and Landslide	\$994 per review
Geologic Hazard Zone Clearance		
<u>New Development</u>	Application Assessment Investigation	\$1,458 per review \$1,193 per review \$2,519 per review
<u>One New Single Family Home</u>	Application Assessment Investigation	\$1,061 per review \$994 per review \$1,458 per review
<u>Addition to Existing Single Family Home</u>	Application Assessment Investigation	\$265 per review \$331 per review \$862 per review



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Application Type	Category	Fee
Tentative Map (T/PT)	T Map PT Map	\$1,775 \$856
PD Permit (PD)		
<u>Residential</u>	No Construction* 0 to 2 Dwelling Units (DU) 3 to 25 DU 26 to 100 DU 101 DU and Greater	\$234 \$350 \$1,390 + \$47/DU \$2,253 + \$12/DU \$3,452 + \$510 per additional 100 DU (no prorating)
<u>Non-Residential</u>	No Construction* 0 to 500 square feet (SF) 501 to 10,000 SF 10,001 to 100,000 SF Greater than 100,000 SF	\$234 \$350 \$1,476 + \$0.108/SF \$2,456 + \$0.01/SF \$3,452 + \$510 per additional 100,000 SF (no prorating)
Site Development (H) and Conditional Use (CP) Permit		
<u>Residential</u>	No Construction* 0 to 2 Dwelling Units (DU) 3 to 25 DU 26 to 100 DU 101 DU and Greater	\$234 \$825 \$2,848 + \$71/DU \$4,136 + \$19/DU \$6,043 + \$642 per additional 100 DU (no prorating)
<u>Non-Residential</u>	No Construction* 0 to 500 square feet (SF) 501 to 10,000 SF 10,001 to 100,000 SF Greater than 100,000 SF	\$234 \$825 \$2,978 + \$0.164/SF \$4,459 + \$0.016/SF \$6,043 plus \$642 per additional 100,000 SF (no prorating)
Miscellaneous Permits	(SP, A2, V, AT, etc.)	\$262

Notes:

*	Zero square footage construction includes any improvements such as parking lot reconfiguration, façade improvements, interior additions, etc. Master PD Permits are not included in this fee category and will be billed on a time and materials basis. Permit Amendments will use this as a base fee, and depending on the scope of the amendment, the fee may increase up to a maximum fee of as if a completely new permit application was filed.
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