



COMMUNITY DEVELOPMENT DEPARTMENT  
110 E. Main St.  
PO Box 415  
Talent, OR 97540

## IMPORTANT INFORMATION ON FEES

If you are submitting an application for a permit or other review by the Community Development Department, you will be required to pay various fees associated with your application(s). The following information is provided as a general guide, but the specific circumstances of your application may result in multiple fees being assessed. ***The fees in this fee schedule do not include building related fees such as building permit fees, system development charges or other building fees such as the Community Development Fee, School Excise Tax or fees charged by Rogue Valley Sewer.*** Please contact the Community Development Department if you have any questions.

**COMMUNITY DEVELOPMENT FEES:** Depending on the type of permit or approval that you are applying for, you will be required to pay application fees. Depending on the type of application, the fees may be fixed (a predetermined amount) or they may be based on the actual time and materials spent by City staff processing your application(s). With certain types of development applications, you will be required to pay fees at the time you submit your “final map” and “improvement plans” to be reviewed and approved.

**BUILDING PERMIT AND OTHER DEVELOPMENT FEES:** Depending on the type of work you are proposing to do or the type of structure you are planning to build, you will be required to pay a variety of building related fees. These fees will be assessed at the time your plans are checked and at the time your building permit is ready to be issued. The fees associated with these permits can be found on the City’s website at [www.cityoftalent.org](http://www.cityoftalent.org) (...Departments/Community Development/Applications, Forms & Fees)

**SYSTEM DEVELOPMENT CHARGES:** System Development Charges are assessed to all new development based on the premise that all new development creates an impact on City facilities (streets, utilities, parks, etc.). The funds collected as a result of these fees are used to upgrade and maintain designated City facilities for the benefit of the entire community. A matrix detailing all of the City’s System Development Charges is available online at [www.cityoftalent.org](http://www.cityoftalent.org) (...Departments/Community Development/Applications, Forms & Fees)

If you have any questions about the various fees that may apply to your application, please contact the Community Development Department at 541-535-7401 or by e-mail at [building@cityoftalent.org](mailto:building@cityoftalent.org)

<b>Technical Review/Public Notice*</b>	
Technical Review (Type 3/4)	\$1,424.00
Technical Review (Type 2)	\$350.00
Public Notice	\$148.00
<b>Pre-Application</b>	
Conference (required for land division)	\$296.00
Meeting	\$148.00
<b>Land Divisions - Partitions</b>	
Expedited Tentative Plan	\$2,018.00
Expedited Tentative Plan - Flaglot	\$2,314.00
Expedited Tentative Plan - Includes Street	\$2,581.00
Tentative Plan	\$814.00
Tentative Plan - Includes Street	\$1,081.00
Final Plat	\$222.00
<b>Land Divisions - Subdivision</b>	
Expedited Tentative Plan*	\$25,000.00 + \$25/lot
Tentative Plan	\$1,081.00 + \$25/lot
Final Plat	\$370.00
<b>Lot Line Adjustment</b>	
Lot Line Adjustment	\$222.00
<b>Site Development Plan Review</b>	
Administrative Review	\$370.00
Planning Commission Review	\$1,036.00
<b>Planned Unit Development</b>	
Planned Unit Development	\$1,036.00
<b>Temporary Use Permits</b>	
Temporary Use Review	\$156.00
Temporary Use Renewal	\$58.00
<b>Conditional Use Permit</b>	
Conditional Use Permit	\$592.00
<b>Variances</b>	
Variance	\$592.00
<b>Home Occupations</b>	
Planning Commission Review	\$222.00
Administrative Review	\$87.00
<b>Tree Removal Permit</b>	
Tree Removal Permit	Type A - No Charge
	Type B - \$150.00
	Type C - Included with consolidated application
	Type D - \$300.00
Retroactive Tree Removal Permit	Double the Original Application Fee
Payment in Lieu of Planting	\$500.00/per required replacement tree
Tree Value	See ISA Guide for Plant Appraisal (fees adopted by reference)
<b>Other Applications</b>	
Address Assignment	\$116.00
Accessory Dwelling Unit Review	\$296.00
Short-Term Rental	\$296.00
Short-Term Rental Renewal	\$116.00
Architectural Review	\$222.00
Floodplain Review	\$332.00
Conditions Modification	Original Application Fee
Street Naming Approval Fee	\$285.00
Vacation of Right-of-Way	\$592.00 + Recording Fee (\$1,106.00)
Encroachment Permit	\$39.00

<b>Other Applications</b>		
Right-of-Way Closure Permit	\$222.00	
Right-of-Way Construction Permit	\$130.00 (base charge)	
Street Cuts (Per Linear Foot)	Longitudinal	Transverse
Less than 5 years	\$3.50	\$7.00
Between 5 and 10 years	\$3.00	\$6.00
Between 10 and 15 years	\$2.00	\$4.00
Over 15 years	\$1.00	\$2.00
<b>Other Applications</b>		
Planning Inquiry/Use Classification	\$58.00	
Building Plan Review	\$87.00	
Land Use Approval Extension	\$58.00	
Sign Permit	\$58.00	
Special Use Permit	\$58.00	
Real Property Compensation Claims	\$1,184.00	
Temporary Certificate of Occupancy (30 Days)	\$500.00 Deposit (\$100.00 Administrative Fee)	
Land Use Compatibility Statement	\$58.00	
Riparian Mitigation Plan	\$116.00	
<b>Amendments*</b>		
Annexation	\$2,570.00	
Zone/Comprehensive Plan Map Change	\$2,570.00	
Comprehensive Plan Amendment (text only)	\$5,140.00	
Development Code Amendment	\$5,140.00	
Urban Growth Boundary Amendment	\$5,140.00	
<b>Appeals*</b>		
Appeal to Hearings Officer	\$257.00	
Appeal to Planning Commission	\$257.00	
<b>Hourly Billing Rates</b>		
Community Development Director	\$58.00	
Community Development Assistant	\$29.00	
<b>Mapping &amp; Miscellaneous Items</b>		
Color Maps (8.5x11)	\$2.00	
Color Maps (11x17)	\$3.00	
Adopted Maps (24x36)	\$37.00	
B&W Copies	\$0.25	
Color Copies	\$1.00	
GIS Hourly Rate	\$58.00	
<p>*Deposits are the minimum charge . Additional fees above the initial deposit are billed at the hourly rate of the City professional/Consultant providing application review.                      City-sponsored legislation and/or land use applications will no require a fee.</p>		