



## 2024 THURSTON COUNTY LAND USE APPLICATION FEE SCHEDULE

### Community Planning & Economic Development (CPED) Environmental Health (EH) Public Works Development Review (PWDR)

The **BASE FEE** charged at time of application covers the base hours listed. When additional hours by a Department are used, a monthly billing invoice is generated for those hours at the hourly rate listed on the last page. Applications marked with a <sup>1</sup> require public notice and a public hearing. Refer to page 6 for the Hearing Examiner fee schedule.

Division of Land	BASE FEE	CPED	Base Hours	EH	Base Hours	PWDR	Base Hours
<b>Administrative Time Extension</b> Large Lot, Plat, Short Plat, Shoreline	\$1,340	\$448	2	\$560	2	\$332	2
<b>Alteration</b> Large Lot, Plat, Short Plat - Plus \$2,154 if BOCC requires Public Hearing	\$2,012	\$1,120	5	\$560	2	\$332	2
<b>Boundary Line Adjustment</b>	\$1,663	\$896	4	\$435	1.5	\$332	2
<b>Boundary Line Adjustment</b> Lot Consolidation of Vacant Lots	\$390	\$224	1	\$0	0	\$166	1
<b>Planned Community/Master Planned Development<sup>1</sup></b>	\$13,828	\$10,752	48	\$2,080	8	\$996	6
<b>Planned Residential Development<sup>1</sup></b>	\$11,140	\$8,064	36	\$2,080	8	\$996	6
<b>Planned Unit Development<sup>1</sup></b>	\$11,140	\$8,064	36	\$2,080	8	\$996	6
<b>Preliminary Plat</b> Administrative Amendment	\$2,012	\$1,120	5	\$560	2	\$332	2
<b>Preliminary Plat Review<sup>1</sup></b>	\$8,228	\$5,152	23	\$2,080	8	\$996	6
<b>Preliminary Plat</b> Large Lot, Short Plat or Minor Binding Site Plan	\$6,266	\$4,032	18	\$1,570	6	\$664	4
<b>Final Plat</b> Large Lot	\$1,497	\$896	4	\$435	1.5	\$166	1
<b>Final Plat</b> Subdivision; Major Binding Site Plan (5 or more lots)	\$3,115	\$2,016	9	\$435	1.5	\$664	4
<b>Final Plat</b> Short Plat; Minor Binding Site Plan (less than 5 lots)	\$2,169	\$1,568	7	\$435	1.5	\$166	1



## 2024 THURSTON COUNTY LAND USE APPLICATION FEE SCHEDULE

<b>Environmental</b>	<b>BASE FEE</b>	<b>CPED</b>	<b>Base Hours</b>	<b>EH</b>	<b>Base Hours</b>	<b>PWDR</b>	<b>Base Hours</b>
<b>Critical Area Administrative Review for Agricultural Uses, per TCC 17.15 (CAAR)</b> Minor CAAR < = 5 Acres	\$672	\$672	3				
<b>Critical Area Administrative Review for Agricultural Uses, per TCC 17.15 (CAAR)</b> Major CAAR > 5 Acres	\$1,344	\$1,344	6				
<b>Critical Area Determination (CAD) , Critical Area Review Permit (CARP)</b> 5 Acres or less	\$672	\$672	3				
<b>Critical Area Determination , Critical Area Review Permit (CARP)</b> Over 5 Acres	\$1,344	\$1,344	6				
<b>Environmental Assessment</b>	\$9,533	\$8,064	36	\$805	3	\$664	4
<b>Environmental Checklist</b> Minor, Freshwater Dock, Bulkhead, Fire District Boundaries, Release of Moratorium <sup>1</sup> or Waiver of Moratorium <sup>1</sup>	\$672	\$672	3				
<b>Environmental Checklist</b> Administrative	\$3,159	\$2,688	12	\$305	1	\$166	1
<b>Environmental Checklist</b> Hearing Examiner, Comp Plan Amendment	\$5,451	\$4,480	20	\$805	3	\$166	1
<b>Environmental Impact Statement Deposit</b>	\$24,743	\$22,848	102	\$1,065	4	\$830	5
<b>Habitat Conservation Program Review (HCPR Application Fee)</b>	\$224	\$224	1				
<b>Reasonable Use Exception<sup>1</sup></b>	\$4,086	\$3,360	15	\$560	2	\$166	1
<b>Marijuana Operations</b>							
<b>Ordinance No. 14978</b>	<b>BASE FEE</b>	<b>CPED</b>	<b>Base Hours</b>	<b>EH</b>	<b>Base Hours</b>	<b>PWDR</b>	<b>Base Hours</b>
<b>Producer OR Processor in Non-Residential Zone</b> Administrative Site Plan Review (may require Presubmission Conference)	\$3,153	\$2,016	9	\$805	3	\$332	2
<b>Producer AND Processor in Non-Residential Zone</b> Administrative Site Plan Review (may require Presubmission Conference)	\$4,273	\$3,136	14	\$805	3	\$332	2
<b>Retailer</b> Administrative Site Plan Review (may require Presubmission Conference)	\$3,153	\$2,016	9	\$805	3	\$332	2



## 2024 THURSTON COUNTY LAND USE APPLICATION FEE SCHEDULE

Shoreline	BASE FEE	CPED	Base Hours	EH	Base Hours	PWDR	Base Hours
<b>JARPA</b> (fee applies to each application type) - Conditional Use - Shoreline Substantial Development (SSDP) <sup>1</sup> - Variance Hearing Examiner <sup>1</sup>	\$2,966	\$2,240	10	\$560	2	\$166	1
<b>JARPA</b> Conditional Use <sup>1</sup> (when combined with SSDP)	\$2,070	\$1,344	6	\$560	2	\$166	1
<b>JARPA</b> Exemption	\$1,398	\$672	3	\$560	2	\$166	1
<b>Shoreline Administrative Variance</b>	\$2,518	\$1,792	8	\$560	2	\$166	1
<b>Shoreline</b> Plan Amendment	\$3,414	\$2,688	12	\$560	2	\$166	1
<b>Shoreline</b> Administrative Time Extension	\$1,174	\$448	2	\$560	2	\$166	1
Special Use Permit	BASE FEE	CPED	Base Hours	EH	Base Hours	PWDR	Base Hours
<b>Administrative</b>	\$4,721	\$3,584	16	\$805	3	\$332	2
<b>Administrative</b> WCF Co-Location	\$4,928	\$4,928	22				
<b>Home Occupation</b>	\$2,481	\$1,344	6	\$805	3	\$332	2
<b>Mobile Home Park</b> Administrative	\$6,714	\$4,480	20	\$1,570	6	\$664	4
<b>Hearing Examiner</b> Non-Residential <sup>1</sup>	\$10,464	\$8,064	36	\$1,570	6	\$830	5
<b>Hearing Examiner</b> Residential <sup>1</sup>	\$5,393	\$4,256	19	\$805	3	\$332	2
<b>Mobile Home Park by Hearing Examiner<sup>1</sup></b>	\$11,140	\$8,064	36	\$2,080	8	\$996	6
<b>Wireless Communications Facility (WCF), Mining, Asphalt Plant by Hearing Examiner<sup>1</sup></b>	\$24,909	\$22,848	102	\$1,065	4	\$996	6
<b>Mine or Asphalt Plant 5-Year Review<sup>1</sup></b>	\$3,910	\$1,344	6	\$1,570	6	\$996	6



## 2024 THURSTON COUNTY LAND USE APPLICATION FEE SCHEDULE

Miscellaneous Land Use Applications	BASE FEE	CPED	Base Hours	EH	Base Hours	PWDR	Base Hours
Administrative Site Plan Review	\$3,153	\$2,016	9	\$805	3	\$332	2
Amendment of Hearing Examiner Action <sup>1</sup>	\$4,777	\$3,808	17	\$305	1	\$664	4
Amendment of Administrative Action	\$1,367	\$896	4	\$305	1	\$166	1
Appeal to Board of County Commissioners of a Hearing Examiner Decision	\$1,174	\$448	2	\$560	2	\$166	1
Appeal of an Administrative Decision <sup>1</sup>	\$1,564	\$672	3	\$560	2	\$332	2
Comprehensive Plan Amendment Text Amendment <sup>2</sup>	\$4,974	\$3,584	16	\$560	2	\$830	5
Comprehensive Plan Amendment Docketing Review Fee (Non-Refundable)	\$672	\$672	3				
Comprehensive Plan Amendment Site Specific Land Use <sup>2</sup>	\$3,580	\$2,688	12	\$560	2	\$332	2
Design Review	\$1,568	\$1,568	7				
Extension of Administrative Decision	\$672	\$672	3				
Extension of Hearing Examiner Action <sup>1</sup>	\$3,209	\$2,240	10	305	1	\$664	4
Forest Land Conversion Class IV General, Release of Moratorium <sup>1</sup> , Waiver of Moratorium <sup>1</sup>	\$1,143	\$672	3	\$305	1	\$166	1
Hearing Examiner Reconsideration <sup>1</sup>	\$861	\$224	1	\$305	1	\$332	2
Innocent Purchaser <sup>1</sup>	\$4,480	\$4,480	20				
Legal Lot Determination	\$1,792	\$1,792	8				
Miscellaneous Activity Hulk Haulers, Scrap Metal, Salvage Yard, Business License	\$448	\$448	2				
Open Space	\$1,792	\$1,792	8				



## 2024 THURSTON COUNTY LAND USE APPLICATION FEE SCHEDULE

Miscellaneous Land Use Applications - Continued	BASE FEE	CPED	Base Hours	EH	Base Hours	PWDR	Base Hours
<b>Other Administrative Action - Low</b> Hazard Trees (few), Extension of 180-Day After First Extension, Small Temporary Use, RCW Boundary Line Dispute Review, Zoning Verification, Request for Exemption (CAAR for Ag uses), Other	\$224	\$224	1				
<b>Other Administrative Action - Minor</b> Code Interpretation, Hazard Trees (many), Temporary Use (Minor), Administrative Water System Review, Other	\$672	\$672	3				
<b>Other Administrative Action - Major</b> Temporary Use (Major), Other	\$1,344	\$1,344	6				
<b>Presubmission Conference</b>	\$1,340	\$448	2	\$560	2	\$332	2
<b>Residential Site Plan Review</b>	\$919	\$448	2	\$305	1	\$166	1
<b>Site Plan Review by Hearing Examiner<sup>1</sup></b>	\$9,344	\$6,944	31	\$1,570	6	\$830	5
<b>Variance by Hearing Examiner<sup>1</sup></b>	\$4,771	\$3,136	14	\$805	3	\$830	5
<b>Variance by Staff</b>	\$2,518	\$1,792	8	\$560	2	\$166	1

<b>State Mandated Residential Well Fee Required In Response to Senate Bill 6091</b>	<b>CPED</b>	<b>WA State Dept. of Ecology</b>
	<b>\$150</b>	<b>\$350</b>



## 2024 THURSTON COUNTY LAND USE APPLICATION FEE SCHEDULE

Department Hourly Rates		
Community Planning & Economic Development	\$224	
Environmental Health	\$260	
Development Review	\$166	

Pursuant to Board action, the fees contained in this fee schedule are automatically adjusted each year on January 1 by the percentage increase, if any, in the April Consumer Price Index for the previous year. The maximum increase shall be 3.5%. "Consumer Price Index" for the purposes of this section shall mean the Urban Wage Earners and Clerical Workers Index for the Seattle-Tacoma-Bellevue area. Community Planning & Economic Development and Public Works Development Review fees are rounded to the nearest \$1.00. Environmental Health fees are rounded to the nearest \$5.00. An alternative calculation for automatically adjusting the charges may be adopted by further action of the Thurston County Board of Commissioners or Board of Health.

### <sup>1</sup> Thurston County Hearing Examiner Fee Schedule

Fees listed below must be paid before hearings are scheduled. Additional billing may occur, as warranted, for Hearing Examiner hours expended beyond a typical case.

Land Use Case Type	Fee For Typical Case
Administrative Appeal	\$600
Plat	\$2,000
Public Notice Fee	\$350
Reasonable Use Exception	\$1,000
Road Vacation	\$400
Special Use Permit	\$1,400
Special Use Permit w/ Residence	\$400
Shoreline Substantial Development/Conditional Use	\$1,000
Variance	\$1,000
All Other	\$400

### <sup>2</sup> Environmental Checklist Application Shall Accompany Project Application