

**CITY OF WHITE SALMON
ORDINANCE 2022-02-1098**

**AN ORDINANCE AMENDING WHITE SALMON MUNICIPAL CODE 3.36.010
FEES IMPOSED**

WHEREAS, the White Salmon Municipal Code 3.36.010 Fees Imposed provides for fees for land use applications ; and

WHEREAS, the City has adopted amendments to its codes requiring short-term rentals obtain a conditional use permit; and

WHEREAS, the City feels it is necessary to adopt amendments to White Salmon Municipal Code Chapter 3.36.010 to provide for a short-term rental conditional use fee; and

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF WHITE SALMON DO ORDAIN AS FOLLOWS:

SECTION 1. White Salmon Municipal Code 3.36.010, is hereby amended as follows:

Key: ~~**Bold and Strike through**~~ means repealed. **Bold and underline** means new.

3.36.010 Fees imposed.

The following fees shall be due and payable to the city upon filing of an application. In the event the city needs to hire a consultant for additional assistance, those fees shall be passed on as per Section 3.36.030.

FEE SCHEDULE

Preliminary Review	
Zoning inquiry	\$65 per hour beyond first ¼ hour
Pre-application conference	300* (General) 750* (Subdivision)
*Pre-application fees shall be applied toward application fees if application submitted within six months of pre-application conference/site visit, as applicable.	
Planning Permit Review	
Home occupation	200
Accessory dwelling units	1,000
Permitted use subject to standards	260

Variance	750
Conditional use permit	1,500 (Major) 1,100 (Minor)
Short-term rental use permit	75
Site plan review	1,200 (Administrative) 1,600 (Planning Commission) 2,500 (Quasi-Judicial)
Critical Area Ordinance (CAO) review	650
Zoning approval on a building or demolition permit	65
Zoning approval on a grading permit (per building codes and for disturbance of land greater than 10,000 s.f. for CAO)	130
SEPA Review	
Checklist—determination	500
Environmental impact statement	2,500
Subdivisions	
Preliminary plat	1,600 + \$75 per lot
Final plat	2,500 + \$75 per lot
Plat alteration	1,000
Short plat	
Single-family	\$ 1,500 + \$75 per lot
Town house, multifamily	2,000 + \$75 per lot
Binding site plan	2,000 + \$75 per lot
Lot line adjustment	
Single-family	260
Town house, multifamily	525
Sign Permits	
Temporary	25
Permanent	100
Additional state surcharge for signs	4.50
Shoreline Permits	
Substantial shoreline development permit	
Single-family	1,500
Other	2,000
Shoreline conditional use	
Single-family	1,500
Other	2,000
Shoreline variance	
Single-family	1,500
Other	2,000
Shoreline exemption	
Single-family	1,500
Other	2,000

Shoreline revision	
Single-family	1,500
Other	2,000
Policy Planning Review	
Comprehensive plan amendment	2,600
Property rezone	2,500 (Text Amendments) 3,200 (Text and Map Changes)
Appeals	
Appeal	Equal to application fee
Miscellaneous	
Zoning verification letter	65
Extension requests	No Fee
Development or annexation agreement	Staff hours at \$125/hour, attorney fees at city attorney's standard hourly rate, consultant fees as defined in [Section] 3.36.030
Extended service fee	Staff hours at \$65/hour
Reproduction costs	Per council resolution
Site inspections*	Staff hours at \$65/hour
* Examples of site inspections include site visits necessary to inspect infrastructure installation, verify installation and maintenance of erosion control mechanisms, confirm compliance with landscaping standards and other standards and conditions.	
Post Decision Review	250 (Minor) 500 (Major)
Consultant fees: as defined by 3.36.030 below**	Cost + 10%

SECTION 2 – SEVERABILITY: If any section, sentence, or phrase of this Chapter is held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence or phrase of this Chapter.


SECTION 3 – EFFECTIVE DATE. This ordinance shall take effect March 1, 2022 following the date of its publication by summary.

PASSED by the City Council of the City of White Salmon at a regular meeting this 16th
day of February, 2022.




Marla Keethler, Mayor

ATTEST:



Jan Brendy, Clerk/Treasurer

APPROVED AS TO FORM:



Kenneth B. Woodrich, City Attorney