Fee Schedule for Applications and Reviews Required by the Teton County Land Development Regulations and Resolutions

Application fees are based upon the estimated cost of processing the application (Planning Staff time, advertising, and overhead). The Board of County Commissioners may consider a reduction or waiver of application fees only within the discretion granted by adopted Board policy regarding application fees, subject to prior public review of written requests before the application is submitted.

Development Permit Applications

Additional applications and review fees may be required; refer to other sections of this Schedule.

	Minor	Intermediate	Major
Pre-Application Conference	$150.00	$300.00*	$600.00*
Sketch Plan Review	NA	NA	5000.00
Final Development Plan	600.00	2000.00	3000.00**
Accessory Residential Unit Permit	400.00	NA	NA
Conditional Use Permit:			
With Development Plan Permit	NA	400.00	500.00
Not Associated with Development Plan Permit	NA	2000.00	2000.00
Amend Approved Development Plan Permit	500.00	1000.00	1500.00
Final Plat or Amended Final Plat:	NA	450.00	450.00
Partial or Full Vacation and Replat	NA	450.00	450.00
Variance (For each Unrelated Variance Request):			
With Development Permit requiring public hearing	NA	400.00	400.00
Not with Development Permit requiring hearing	NA	1500.00	1500.00
Amend Approved Variance	NA	400.00	400.00
Minor Deviation (For each request and/or each LDR standard reviewed)	150.00	150.00	150.00

Planned Unit Development District for Planned Resort (PUD-PR):
Determined by case-by-case basis review by the Planning Director subject to appeal to the Board of County Commissioners.
Fees for PUD-PR Master Plan Amendments are also determined through a case-by-case review.

Notes:

* Plus $50.00 per hour exceeding one (1) hour

** Plus $15.00 per 1000 square feet of building floor area exceeding 15,000 square feet of non-residential Gross Floor Area (GFA)

Other Permits and Reviews

Additional applications and review fees may be required. Refer to other sections of this Schedule.

Resource Protection		
Natural Resources Review	$400.00	Protected resources occur but Environmental Analysis not required.
Environmental Analysis Exemption	Hourly rate applies at $50.00 per hour with fees not to exceed $400.00	
Floodplain Reviews	Fees are assessed by Engineering Department, see separate fee schedule	
Environmental Analysis Review:		
Pre-Application Conference		
Minor	300.00	
Intermediate and Major	900.00	
Environmental Analysis Review	1500.00	Plus County contracted consultant fees, unless a Minor Development
Revalidation of Expired EA	400.00	
Scenic Resources:		
Skylining or Visual Resources Analysis	400.00	
Conservation Easement Reviews	600.00	
TCSPT Stewardship Fee	13,200.00	(payment shall be made to the Teton County Scenic Preserve Trust)
Home Business Permit	350.00	
Home Occupation Permit	200.00	
Family Subdivision	100.00	
Sign Permit	75.00	Per free-standing sign or per building; includes temporary signs.
Master Sign Plan	300.00	For subdivision or for non-residential development site.
Special Use Permit	2000.00	
Temporary Use Permit	300.00	May require resource protection review fee.
Gravel Extraction Permit	400.00	May require resource protection review fee ($200 – Eng; $200 – Plng).
Change of Use	250.00	
Similar Use Determination	200.00	
Planning Director Interpretation	400.00	
Appeal Director's Decision/Interpretation	800.00	
Minor Boundary Adjustment	450.00	Includes Zoning Compliance Verification.
Beneficial Use Determination	50%	Of all actual costs; initial deposit of $2000.00 required.
Financial Surety Administration	50.00	Per request, per surety for extension, renewal, reduction, amendment, or release (reduction and renewal are considered two requests)
Extraordinary Circumstance Time Extension	300.00	
Zoning Compliance Verification	150.00	When not associated with a Building Permit application.
Matter From Staff requiring public hearing (not associated with an active project)	100.00	Fee waiver requests are not required to pay a fee
Planning Review of Building Permit Applications (In addition to Building Division plan review and permit fees)		
(Fees apply to new construction, additions, alterations, remodels, demolition and reconstruction projects subject to LDR standards)		
Residential Structures on Platted Lot	50.00	Plus $50 per 1000 s.f. greater than 5000 s.f.
Residential Structures on Un-platted Parcel	100.00	Plus $50 per 1000 s.f. greater than 5000 s.f.
Non-Residential Structures	65%	Of Building Permit Fee.
Modifications to Reviewed Building Permits	50.00	For each separate modification request.
Compliance Fees		
Commencing development prior to permit		**DOUBLE** the application permit fee

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Amended 7/19/94, 3/6/00, 7/17/01, 7/07/05, 5/1/09, 8/4/09, 3/2/10

Engineering-Related Permits and Reviews

Additional applications and review fees may be required. Refer to other sections of this Schedule.

Planning Review of Grading and Erosion Control (GEC) Permit Applications

Grading Pre-Application Conference	150.00
Grading & Erosion Control Statement Review	350.00 (Includes $200.00 fee for Engineering review)
Grading & Erosion Control (GEC) Plan Review	600.00 (Includes $200.00 fee for Engineering review)
Revision to Previously Reviewed GEC Permit	300.00 (Includes $200.00 fee for Engineering review)

Engineering Review of Small Wastewater Facility (SWF) Permit Applications

Septic Permit – New $300.00 Septic Permit – Repair $50.00

Bridge Permit Application	$50.00	Additional fees collected for Engineering review
Roadway Exception Request	Hourly rate applies at $50.00 per hour for Planning review	

Amendments to County Regulations, Maps and Resolutions

Upon application, the Board of County Commissioners may waive application fees for listed amendments when the proposed amendment is in the general public interest rather than proposed for the benefit of a single or restricted class of properties or owners, or proposed for a specific development permit or other land use permit. Fee waiver requests are subject to adopted Board policy on application fee waivers and public review.

Comprehensive Plan Amendment	$ 0.00	
Land Development Regulations Amendment	0.00	Text Amendments to the LDRs.
Official Zoning Map Amendment	1500.00	Includes Natural and Scenic Resources Overlay amendments, fee in addition to review of any required Environmental Analysis or other resource related analyses.
Flood Insurance Rate Map (FIRM) Amendment	1200.00	Includes Letter of Map Revision.
Amendments to Resolutions	1200.00	Applies to Airport, Building Code, Fire Code, Fire Protection, Floodplain Management, Scenic, Solar, and Small Wastewater Facility Resolutions.

Fees for Other Services

The following fees apply to any of the above applications where listed services are required or requested.

Planner of the Day Research/Conference	$ 50.00	Per hour for research or conference in excess of one (1) hour.
Preparation of Transcripts	100%	Of actual cost.
Cancel or Postpone Hearing at Applicant Request	50.00	When re-advertising and/or new Neighbor Notices not required.
	100%	Actual cost when re-advertising and/or Neighbor Notices required.
Neighbor Notifications	1.50	Per letter when in excess of 25 are required.
Review of Required Periodic Monitoring Reports	50.00	Per hour. (e.g. resort monitoring, gravel operation reviews)
Re-naming of a road	100.00	For discretionary requests not due to public health, safety, or welfare
Required Reviews by Title Company, Engineer, Surveyor or Specialized Consultant	100%	Of actual cost (payment due prior to first public hearing or action by the Planning Director)
Required Recording of Documents with County Clerk		Refer to Fee Schedule published by the Teton County Clerk
Photocopies (standard black and white)	Free	If 10 pages or less (double sided copies are 2 pages)
	.20	Per page if more than 10 copies
Photocopies (color)	2.00	Per page (11 x 17 or smaller)
Geographical Information System (GIS) maps	1.25	Each black and white 8.5 x 11 line drawing
	2.50	Each 8.5 x 11 colored map with zoning or line drawings
	6.50	Each 8.5 x 11 color aerial photo map
	1.00	Additional fee if 11 x 17
Scans	1.00	Each large format page (over 11 x 17) + $1.00 for a disc, if needed
	.10	Per page if more than 10 pages scanned (first 10 pages free)
Copies of the Comp. Plan and LDRs	50.00	Per copy
Copies of large format zoning maps	20.00	Per map

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