



2022 PLANNING, ZONING AND LAND USE FEE SCHEDULE

Permit Services Counter • 3200 Cedar St., 2nd floor • Everett WA 98201 • (425) 257-8731

Hours: TEMPORARILY CLOSED TO THE PUBLIC

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|--------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------|
| Appeals | Administrative Decisions All other Appeals | \$604 \$1,809 |
| Amendment to Land use permit or approved site plan | | Original permit fee |
| Billboard | | \$2,413 + SEPA |
| Boundary Line Adjustment | | \$1,206 |
| Building/Sign Permits (review of plans) | | 10% of permit fees |
| Comprehensive Plan Amendment, text only | | Cost recovery |
| Comprehensive Plan Amendment, map | | \$6,031+ rezone fees |
| Conditional Use Permit | Review I Review II Review III Review V | \$604 \$904 \$3,015 \$3,015 |
| Design Review for any zone or area with design standards | | |
| <u>Size of Project:</u> | Less than 10,000 sf 10,000 to 25,000 sf 25,000 to 50,000 sf 50,000 to 100,000 sf Greater than 100,000 sf Design modification, no notification required Design modification, public notification required | \$604 \$904 \$1,809 \$3,705 \$7,239 Add 25% to fees above Add 25% + \$361 |
| Floodplain Development Permit | | \$1,206 |
| Lot Certification | | \$604 |
| Nonconforming Building and Use Certification | | \$242 |
| Pre-Application Meeting | | \$604 |
| Review Process I action not otherwise listed herein <i>(Except determination of complete/ incomplete application which has no fee)</i> | | \$604 |
| Review Process II actions not otherwise listed herein | | \$904 |
| Review Process III actions not otherwise listed herein | | \$1,809 |
| Rezone | Up to one acre Over one acre | \$2,413 \$2,413 + \$301/acre |
| SEPA exemption certification | | \$568 |
| SEPA review (Environmental Checklist) | Less than one acre, 10,000 sf or 10 lots 1 to 5 acres, 10,000 – 25,000 sf, 10 - 25 lots 5 to 10 acres, 25,000 – 50,000 sf, 26 – 50 lots 10 to 20 acres, 50,000 – 100,000 sf, 51 – 100 lots Over 20 acres, over 100,000 sf, over 100 lots Non-project action SEPA Addendum to DNS or MDNS | \$604 \$904 \$1,206 \$1,809 \$2,413 \$604 Same as above |
| SEPA review (Planned Action) | Less than one acre or 10,000 sf One acre or greater, 10,000 sf or greater | \$604 \$1,183 |
| SEPA review – Environmental Impact Statement or Addendum to EIS | | Cost Recovery |
| Shoreline Substantial Development Permit | Less than one acre 1-5 acres Over 5 acres | \$3,015 \$6,027 \$6,027+\$1,206 for every \$1 million project value |



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|---------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------|--------------------------------|
| Shoreline Permit Exemption Letter | | \$604 |
| Shoreline Permit Revision | | \$604 |
| Shoreline Conditional Use Permit / Shoreline Variance | | \$1,206 + shoreline permit fee |
| Signs – Administrative Modification | | \$904 |
| Special Studies required for any land use process | | \$480 |
| Subdivisions, Short Subdivisions, Binding Site Plans | Preliminary approval | \$6,027 + \$120/lot |
| | Final plat approval | \$1,206 + \$62/lot |
| | Variance, alteration or vacation | \$1,206 |
| | Variance, administrative | \$604 |
| Time extension for all land use permits | | \$301 |
| Unlisted Use Determination | | \$604 |
| Unspecified Land Use Permits, not listed herein | | TBD by Director |
| Variance | Single Family residential zone or use | \$904 |
| | All other variances | \$1,809 |
| Zoning Verification Letter | | \$120 |
| Zoning Code text amendment | Letter requesting initiation | \$604 |
| | Fee if Commission or Council agree to consider | \$6,027 |
| Note: Additional public notification required by error or action caused by applicant | | |
| | Mailing | \$182 |
| | Publication | \$182 |
| | Property notice posting | \$182 |
| EVERET FEE-IN-LEIU | | |
| Height Incentive Program (19.22.080.D.9) | Mixed Urban Zone | \$8.16 per square foot |
| | Light Industrial Zone(s) | \$6.53 per square foot |
| | Multifamily (UR3 & UR4) Zones | \$5.44 per square foot |
| Open Space Requirements (19.09.050.B.10) | Calculated by the total square feet that will not be provided on site multiplied by: | \$31.92 |

Effective July 1, 2019, the City of Everett implemented a 2.3% service fee on credit and debit card transactions.

Effective January 1, 2016, and each January 1 thereafter, the fee schedule shall be adjusted by the Planning Director in accordance with the most recent change in the Consumer Price Index (CPI) or other official measurement of inflation used by the City, as follows:

- If the change in the CPI or other official measurement of inflation used by the City indicates an increase of less than one percent since the last adjustment of the fees listed herein, there shall be no increase for that year.
- At such time that the change in the CPI or other official measurement of inflation used by the City for one or more years indicates an increase of one percent or more since the last adjustment of the fees, the fees in Section 1 shall increase by the cumulative percentage increase since the last adjustment of fees.

Concurrent applications requiring fees listed in Section 1 shall be subject to each fee cumulatively. There shall be no reduction in fees where more than one type of fee is charged for a project. For example, a rezone application will also be charged a fee for SEPA review.