

Development Services Fee Schedule Update

September 2, 2025



Purpose of the Development Fees

- Ensure fees accurately reflect the cost of the service.
- Align with regional comparables.
 - Avondale, Goodyear, Mesa, Gilbert, Peoria, Chandler, Casa Grande, Queen Creek.
- Promote fairness and transparency.
- Maintain competitiveness while covering staff costs.



Department Fees

- Planning and Zoning
- Engineering
- Building Safety
- Code Compliance
- Fire Safety



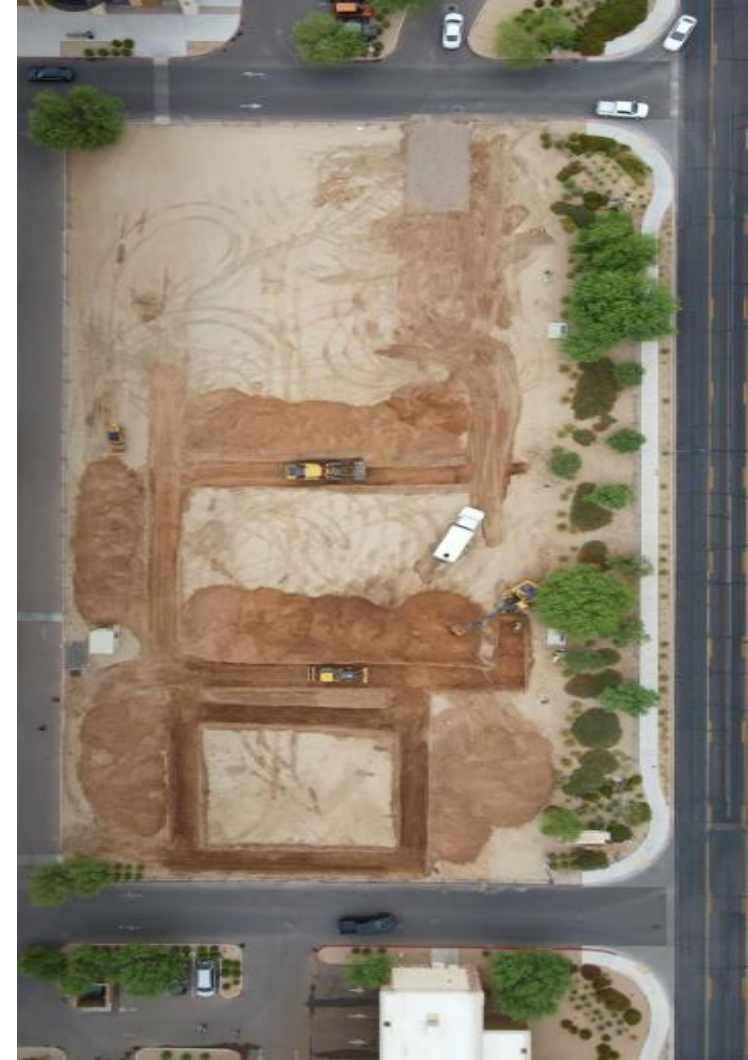
Planning and Zoning - Key Changes

- New or Revised Fee Changes:
 - Pre-Plat Extension (revised to a flat fee)
 - Map of Dedication (revised to a flat fee)
- Fee Increases for:
 - Administrative Design Review (increase based on comparable)
 - Zoning Verification Letter (increase based on comparable)



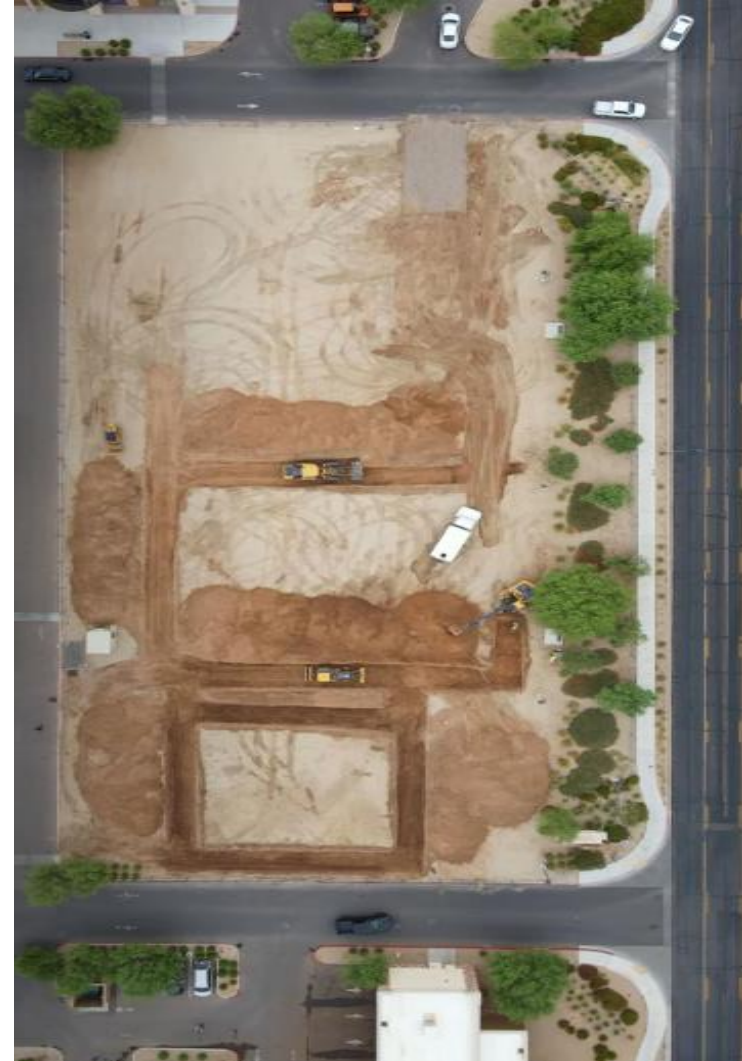
Engineering - Key Changes

- Plan Review Fee Adjustments:
 - Increases sheet and report review fees (based on comparable)
 - New Traffic Control Plan (TCP) fee structure (based on comparable)
 - Daily charges for roadway restrictions (based on comparable)
- New Inspection and Permit Extension Fees:
 - 3rd party inspection expedited fee added



Engineering – Continued

- Pavement Cut Fee Updates:
 - Tiered pricing by surface type and square footage
- Franchise/ROW Use:
 - Fee structure updates and clearer definitions (based on comparable)



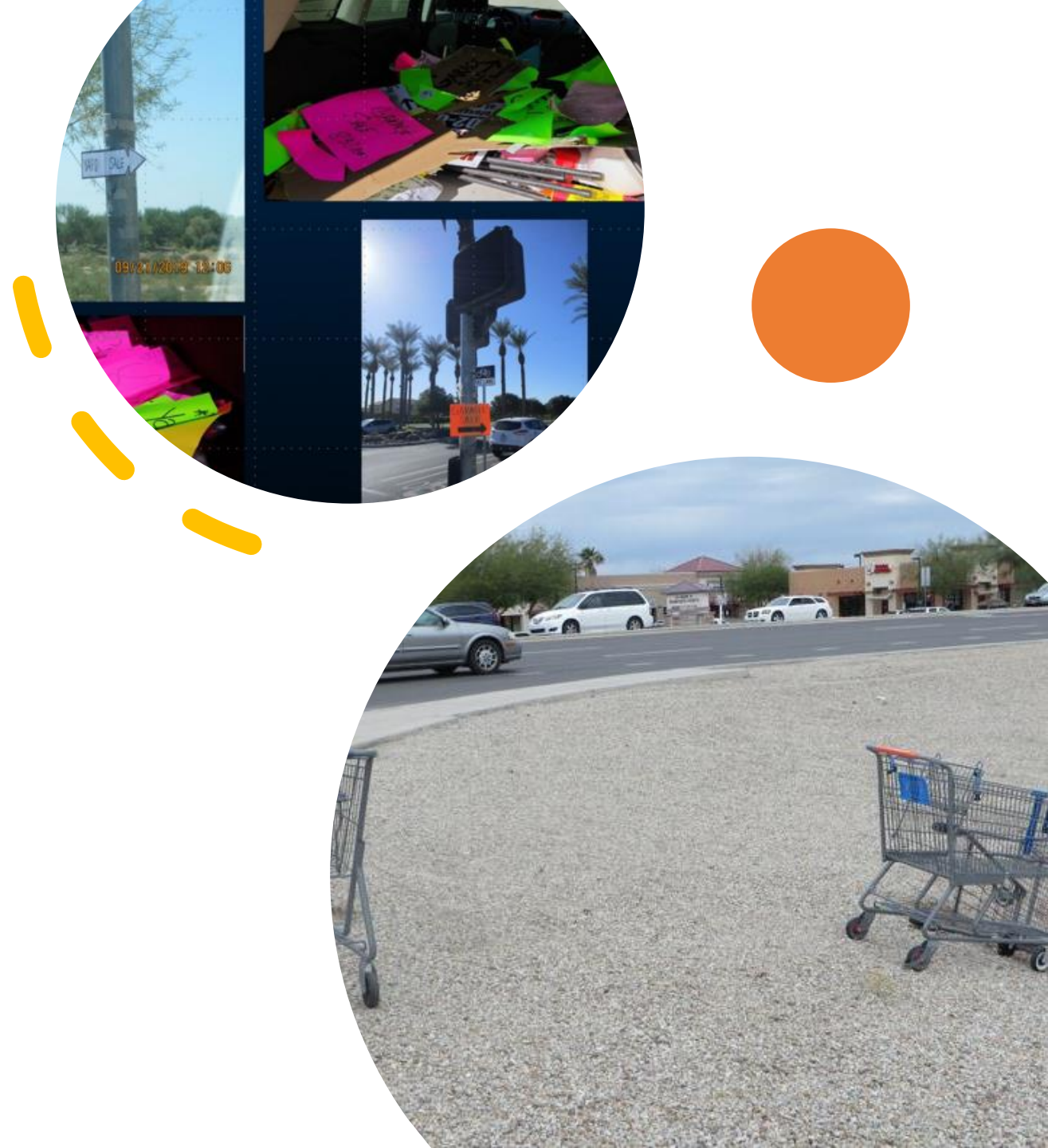
Building Safety – Key Changes

- Valuation method updated per ICC tables
- New Fees for:
 - Plan revisions & expedited reviews
 - Commercial & Residential Pools, Carports, Solar
 - Tenant Improvements (TI) – Major & Minor
- Revised inspection and extension fees



Code Compliance – Key Changes

- Violation fee simplified
(rounded values)
- New Shopping Cart Permit Fee
(tiered by SF)



Fire Safety – Key Changes

- Clarified wording for Outsourced 3rd party plan review
- Clarified wording for Fire Main Line Revisions
- Clarified wording for inspection delays



Public Outreach

- Since June 30, 2025, and in accordance with A.R.S. Section 9-499.15, the Notice of Proposed Fees for the Development Services Department has been posted on the City's website for the minimum required 60 days.



PUBLIC NOTICE: PROPOSED FEE SCHEDULE UPDATES

Proposed Fee Schedule
Changes - 2025

Summary of Fee Changes

- Alignment with industry standards and clearer fee structures.
- Addition of new fees, previously omitted to increase efficiency (i.e., shopping cart fee).
- Inclusion of fees to account for staff time allotted.



Questions?

