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## Prineville to raise development fees

*Published: July 27, 2005*

By Ernestine Bousquet

The Bulletin

PRINEVILLE — The cost of doing business with the city of Prineville is going up.

The Prineville City Council voted 4-1 Tuesday night to raise and set new fees in the planning, police and public works departments. Prineville Mayor Mike Wendel voted against the new fee structure. City Councilors Tim Harris and Chet Petersen were absent.

It was unclear Tuesday when the new fee structure will go into effect.

Higher development-related fees accounted for the bulk of the price increases, with most showing up in the Prineville Community Development Department.

The Crook County GIS — or geographic information system — department will also start charging a \$50 mapping fee that will be tacked on to most planning department applications.

The fee hikes ranged from nominal increases to a doubling or tripling of prices in many cases. For instance, in the public works department, the cost to get a sidewalk permit went up from \$25 to \$50.

In the community development department, it will now cost \$70 — or \$20 more — to get a site plan review for a home, plus a new \$50 GIS mapping fee.

The minimum charge for a conditional-use permit is now set at \$440 — up from \$200 — plus a \$50 GIS mapping fee.

The cost to get a tentative plan for a subdivision doubled from \$500 plus \$25 per lot to \$1,000 plus \$25 per lot.

Major partition applications went up from \$200 to \$440, while minor partitions increased by \$75 to \$275. A \$50 GIS mapping fee plus a \$50-per-lot fee will also be charged now.

Noting one of the bigger price jumps in the community development

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department, City Councilor Gordon Gillespie asked why the price to establish a business in a home went up from \$50 to \$440. The higher fees take into account the time and work it takes planners to review and process applications, according to Community Development Director Mike Cerbone. It is also the first time that planning fees have increased since they were established in September 2001, he said.

For instance, he said, conditional-use applications must go before the Prineville Planning Commission, which means planning staff have to be present at the hearings and their time has to be paid.

Mayor Wendel, who voted against the new fee structure, raised concerns that the higher fees might discourage new businesses to Prineville and wondered if the city should continue to absorb some of the costs.

Wendel also wanted to hold a second public hearing on the new fees before adopting them.

Cerbone and City Manager Robb Corbett told the council that the new fees would ensure that development pays its own way. It would also make the development department more self-sufficient.

Until now, Cerbone estimated, fees made up 20 percent of the department's budget, with general-fund dollars covering the rest of its budget. The city recently adopted its 2005-2006 budget that set aside about \$461,000 for the department.

With the increases in place, fees are expected to account for 50 percent to 60 percent of the department's budget, he said.

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