

CITY OF PALO ALTO
PLANNING DIVISION APPLICATION FEE SCHEDULE EFFECTIVE AUGUST 17, 2026
For more information, please refer to the Fiscal Year 2027 Municipal Fee

ARCHITECTURAL REVIEW BOARD	FEE^{1,2, 3}
Preliminary Review	\$9,471.00
Major Project	Deposit \$41,836.00
Minor Project (Architectural Review Board Review)	\$13,184.00
Minor Project (Staff Review)	\$6,712.00
Design Enhancement Exception (DEE)	\$4,159.00
Master Sign Program (Architectural Review Board Review)	\$7,684.00
Sign Exception	\$7,684.00
Signs, Minor Façade, Landscaping, Accessory Structures, or Similar Minor Changes to Exterior (Staff Review)	\$3,257.00
Streamlined Housing Development Review	\$28,500.00
SITE AND DESIGN	
Site and Design Major	Deposit \$41,836.00
SUBDIVISION	
Preliminary Parcel Map	\$8,893.00
Preliminary Parcel Map w/Exception	Deposit \$20,918.00
Parcel Map	\$6,623.00
Parcel Map w/ Exception	\$10,046.00
Tentative Map	Deposit \$20,918.00
Final Map	\$9,823.00
USE PERMITS	
Conditional Use Permit (CUP) – Director Level	\$10,441.00
Conditional Use Permit (CUP) – Amendment to Director Level	\$4,894.00
Conditional Use Permit (CUP) – Alcohol Service only	\$4,478.00
Conditional Use Permit (CUP) – Amendment to Alcohol Service	\$2,170.00
Conditional Use Permit (CUP) – Day Care Center only	\$229.00
Temporary Use Permit (TUP)	\$2,648.00
Temporary Use Permit (TUP) – Temporary Shelter	Fees waived
WIRELESS PERMITS	
Wireless Facilities Tier 1	\$4,260.00
Wireless Facilities Tier 2	Deposit \$26,147.00
Wireless Facilities Tier 3	Deposit \$31,377.00
SINGLE FAMILY	
Home Improvement Exception (HIE)	\$4,958.00
Home Improvement Exception – Urban Forestry Review Fee for Trees	\$601.00
Individual Review – Prelim Meeting w/ Architect and Planner	\$1,193.00
Individual Review – New Second Story Addition or New Two-Story Home	\$16,575.00
Individual Review – Second Story Expansion Greater than 150 sf	\$8,507.00
Individual Review – Minor Revisions to Approved Projects	\$4,304.00
IR Refund Fee	2-hour applicable hourly rate
Individual Review – Urban Forestry Review Fee for Trees	\$601.00
COMP PLAN & ZONING CHANGES	
Comprehensive Plan Change (not Annual Review)	Deposit \$31,377.00
Planned Community Zone Change (PC and PHZ)	Deposit \$41,836.00
Minor Change to Planned Community Zone	\$8,614.00
Zone Change (Regular and Text Amendments)	Deposit \$26,147.00

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Pre-Screening Fee	\$7,129.00
Comprehensive Plan Maintenance Fee	0.14% of project value collected at building permit issuance
OTHER	
Development Agreement	Deposit \$36,606.00
Development Agreement – Annual Review	Deposit \$6,275.00
Pre-Application Consultation Fee	\$1,323.00
SB 330 Application	\$3,461.00
SB 9 Application	\$5,957.00
Variance – Director Level	\$7,891.00
Williamson Act – Establish or Withdraw	Deposit \$4,183.00
Appeals and Request for Hearing Before Council or PTC	\$646.00
Appeal – Additional Costs Exceeding Appeal Fee (Paid by Applicant)	Deposit \$7,321.00
Contract Administration	25% of direct costs
Floor Area Bonus and/or Transfer of Development Rights (TDR)	Deposit \$6,275.00
Rental Registry Program Registration Fee (owner-occupied units and units located at 100% affordable properties are exempt)	\$40.00 per unit
Retail Waiver	\$9,649.00
MISCELLANEOUS PROCESSING FEES	
Public Noticing	\$375.00 per occurrence
Recording Fee with the County	County cost of recording, if required
Mailing (Certified)	\$5.30.00
<i>See Municipal Fee schedule for more details and for fees related to building permits, parking, or other departments</i>	
ENVIRONMENTAL ASSESSMENT	
CEQA Categorical Exemption	\$856.00
Environmental Document (Consultant Prepared)	Deposit equal to 100% of Estimated Costs + 25% contract administration
Environmental Document (Staff Prepared)	Deposit \$15,688.00
Mitigation Monitoring (MND)	Deposit \$4,183.00
Mitigation Monitoring (EIR)	Deposit \$6,275.00
HISTORIC	
Demolition of Historic Building	\$2,083.00
Major Project	\$7,621.00
Minor Project Requiring Staff-Level Review	\$3,500.00
Historic Review of Individual Review Application	\$1,293.00
Other Historic Resource Related Review	Deposit \$4,183.00

DOCUMENTS & GENERAL FEES	FEE	BASIS
Planning Compliance	Deposit \$1,045.00	
Administrative Extensions and Zoning Letters	\$406.00 per hour	Per hour, 1 hour minimum
Property Research Fee	\$393.00 per hour	Per hour, 1 hour minimum

- Other application fees may apply.
- Multiple entitlement applications may be associated with a project. The associated fees may include flat fees (e.g., Variance, TUP) and deposits (e.g., Major ARB, Site and Design). For a project having both flat fees and deposit, the applicant will be required to initially submit only the highest deposit amount plus miscellaneous processing fees. The additional flat fees and other planning deposits associated with components of the project will be subsumed in the cost recovery charges billed to the applicant for processing all the entitlements. All costs will be recovered.
- A 25% contract administration fee will be applied to all work performed by consultants.