

ORDINANCE NO. 3227  
(Amend Henderson Municipal Code Section 18.01.030)

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HENDERSON,  
NEVADA, TO AMEND SECTION 18.01.030 – FEES FOR APPLICATIONS  
AND SERVICES – OF THE HENDERSON MUNICIPAL CODE, AND  
MATTERS RELATING THERETO.

WHEREAS, the Community Development and Services Department proposes to increase the entitlement application fees; and

WHEREAS, the increased fees will cover the costs associated with the application and the fees collected will be comparable to, the fees charged by the other jurisdictions; and

WHEREAS, the proposed entitlement fee increases are cost neutral and no additional cost is passed on to taxpayers; and,

WHEREAS, revisions to Section 18.01.030, Fees for Applications and Services are required to reflect new fees; and

NOW THEREFORE, the City Council of the City of Henderson, Nevada, does ordain as follows:

SECTION 1. Section 18.01.030, Fees for applications and services, is amended as follows:

A. *Schedule of mapping application fees.* The fees for all mapping applications filed with the community development department pursuant to title 19 shall be computed as indicated below.

1. *Boundary line adjustment.* See chapter 15.02, Development Services Schedule of Fees.
2. *Reversionary map.* See chapter 15.02, Development Services Schedule of Fees.
3. *Parcel map.* See chapter 15.02, Development Services Schedule of Fees.
4. *Tentative map.* The application fee for a tentative map shall be [~~\$500.00~~] \$661.00 plus the notification fee required pursuant to [section] 18.01.030(C)(1).
5. *Final map.* See chapter 15.02, Development Services Schedule of Fees.

B. *Fee schedule for other community development applications.*

1. *Administrative adjustment.* The application fee for an administrative adjustment shall be [~~\$100.00~~] \$150.00.
2. *Conditional use permit.* The permit for a conditional use permit shall be [~~\$300.00~~] \$500.00, plus the notification fee required pursuant to 18.01.030(C)(1).
3. *Conditional use permit, Medical Marijuana Establishment.* The non-refundable fee for a conditional use permit shall be \$10,000.00, plus the notification fee required pursuant to 18.01.030(C)(1).

4. *Comprehensive plan amendment.* The application fee for a comprehensive plan amendment shall be [~~\$450.00~~] \$675.00, plus the notification fee required pursuant to 18.01.030(C)(1).
5. *Design review.* The application fee for a design review shall be [~~\$150.00~~] \$250.00.
6. *Extension of time.* The application fee for an extension of time for any community development application shall be [~~\$200.00~~] \$250.00, plus the notification fee required pursuant to 18.01.030(C)(1), if applicable.
7. *Extension of time, Medical Marijuana Establishment.* The non-refundable fee for an extension of time for a medical marijuana establishment application shall be \$5,000.00, plus the notification fee required pursuant to 18.01.030(C)(1), if applicable.
8. *Home occupation permit.* The application fee for a home occupation permit shall be [~~\$15.00~~] \$30.00.
9. *Master sign plan.* The application fee for a master sign plan shall be [~~\$75.00~~] \$250.00.
10. *Master streets and highway amendment.* The application fee for a master streets and highway amendment shall be [~~\$400.00~~] \$550.00, plus the notification fee required pursuant to 18.01.030(C)(1), if applicable.
11. *Temporary Use Permit.* The application fee for a temporary use permit shall be \$100.00.
- [11]12. *Vacation.* The application fee for a vacation shall be [~~\$400.00~~] \$529.00.
- [12]13. *Variance.* The application fee for a variance shall be [~~\$275.00~~] \$375.00, plus the notification fee required pursuant to 18.01.030(C)(1).
- [13]14. *Zone change.* The application fee for a zone change shall be [~~\$500.00~~] \$675.00, plus the notification fee required pursuant to 18.01.030(C)(1).
- [14]15. *Development agreements.* The application fee for a development agreement shall be \$2,000.00, plus \$57.00 per acre 0—100 acres; \$45.00 per acre 101—600 acres; \$38.00 per acre 601—1,000 acres; \$26.00 per acre 1,001—2,000 acres; \$15.00 per acre 2,001+ acres), plus the notification fee required pursuant to 18.01.030(C)(1). In addition to the above referenced fees, the city may, through adoption of the development agreement, require the applicant to pay additional costs incurred by city in the review and preparation of the development agreement. Major modifications to a development agreement shall be the same as the original fee; minor modifications to the development agreement shall be set in the approved development agreement.

- C. *Other community development fees.*
1. *Notification fee.* Any application filed with the community development and services department that is required to have public notification shall be assessed a \$300.00 notification fee, and any required notification over 1,000 notices shall be assessed an additional \$1.00 fee for each notification over 1,000.  
The community development and services director may increase the notification fee without city council approval to match any increases of costs in postal service mailing, sign posting fee and/or newspaper publications.
  2. *Zoning plan check.* See chapter 15.02, Development Services Schedule of Fees.
  3. *Slope analysis.* The fee for each slope analysis performed by community development and services staff shall be [~~\$45.00~~] \$60.00.
  4. *Distance separation analysis map.* The fee for each distance separation analysis map shall be [~~\$45.00~~] \$60.00.
  5. *Medical Marijuana Establishment separation analysis map.* The non-refundable fee for each medical marijuana establishment separation analysis map shall be \$180.00.
  6. *Zoning verification letter.* The fee for each zoning verification letter completed by community development and services staff shall be [~~\$75.00~~] \$100.00.
  7. *Technology fee.* All permit, plan review, and application fees identified in section 18.01.030 shall be subject to an additional two percent technology fee, minimum fee \$2.00.
  8. *Records management fee.* All permit, plan review, and application fees identified in section 18.01.030 shall be subject to an additional two percent records management fee, minimum fee \$2.00.
  9. *Street name change.* See chapter 15.02, Development Services Schedule of Fees.
  10. *Address number change.* See chapter 15.02, Development Services Schedule of Fees.
  11. *Military recognition banner.* The application fee for the Military Recognition Banner Program shall be \$150.00.
  12. *Hillside Restoration Bond Fee.* The bond fee for hillside restoration is for those properties with the hillside overlay designation. The fee shall be a maximum of \$2.25 per square foot or as approved by the Director of Community Development and Services through a cost analysis as part of the hillside restoration plan. The amount is calculated based on the area disturbed within the development. This fee is assessed at the civil improvement plan process.

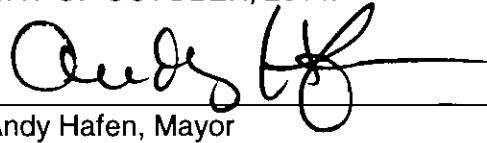
13. *Landscape Bond Fee.* The bond fee is for common open space areas within project development boundaries. The fees are \$5.00 per square foot for areas with no active amenities; and \$6.00 per square foot for areas with active amenities. This fee is assessed at the civil improvement plan process.

SECTION 2. If any section, subsection, sentence, clause, phrase, provision or portion of this Ordinance, or the application thereof to any person or circumstances, is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions or provisions of this Ordinance or their applicability to distinguishable situations or circumstances.

SECTION 3. All ordinances, or parts of ordinances, sections, subsections, phrases, sentences, clauses or paragraphs contained in the Municipal Code of the City of Henderson, Nevada, in conflict herewith are repealed and replaced as appropriate.

SECTION 4. A copy of this Ordinance shall be filed with the office of the City Clerk, and notice of such filing shall be published once by title in the Review Journal, a newspaper having general circulation in the City of Henderson, at least ten (10) days prior to the adoption of said Ordinance, and following approval shall be published by title (or in full if the Council by majority vote so orders) together with the names of the Councilmen voting for or against passage for at least one (1) publication before the Ordinance shall become effective. This Ordinance is scheduled for publication on October 24, 2014, in the Review Journal.

PASSED, ADOPTED, AND APPROVED THIS 21<sup>ST</sup> DAY OF OCTOBER, 2014.

  
Andy Hafen, Mayor

ATTEST:

  
Sabrina Mercadante, MMC, City Clerk

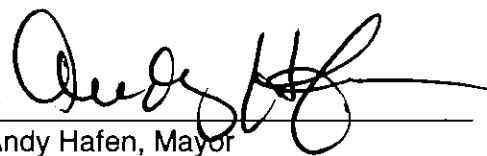
The above and foregoing Ordinance was first proposed and read in title to the City Council on October 7, 2014, which was a Regular Meeting, and referred to a Committee of the following Councilmen:

"COUNCIL AS A WHOLE"

Thereafter on October 21, 2014, said Committee reported favorably on the Ordinance and forwarded it to the Regular Meeting with a do-pass recommendation. At the Regular Meeting of the Henderson City Council held October 21, 2014, the Ordinance was read in title and adopted by the following roll call vote:

Those voting aye:     Andy Hafen, Mayor  
                                 Councilmembers:  
                                 Sam Bateman  
                                 John F. Marz  
                                 Gerri Schroder

Those voting nay:     None  
Those abstaining:     None  
Those absent:         Debra March

  
Andy Hafen, Mayor

ATTEST:

  
Sabrina Mercadante, MMC, City Clerk