



City of Hemet Planning Division Fees

Effective Date: July 1, 2025

Approval Body	Application/Permit	Fee	Notes
CDDR	Administrative Adjustment	\$1,070	[#4]
CDDR	Administrative Use Permit	\$4,875	Plus, noticing and environmental fees [#5a]
	• Modification	\$2,428	[#5b]
CDDR/ PC	Alcoholic Beverage Control Review – Finding of Public Convenience or Necessity (CUP exempt)	\$2,439	[#7]
PC/CC	Annexation	\$10,000 min. deposit	Full Cost. Deposit required for staff and City Attorney time, plus GIS mapping fee. [#8]
PC	Appeal of Director Decision	\$1,711	Appeal to Planning Commission [#9a]
CC	Appeal of Planning Commission Decision	\$1,711	Appeal to City Council [#9b]
CE	Certificate of Compliance <i>(not including lot line adjustment)</i>	\$979	[#10]
PC	Commercial Cannabis Permit	\$10,494	[#70]
PC	Conditions of Approval – Amendment	\$3,999	[#12]
PC	Conditional Use Permit	\$10,325	[#11a]
	Conditional Use Permit – Minor/Streamlined	\$7,360	[#11b]
	Conditional Use Permit – Adult Business	\$9,622	[#6]
	Conditional Use Permit Modification	\$6,641	[#11c]
			Plus, noticing and environmental fees.
PC	Conversion to Condominium	\$9,009	Plus, noticing and environmental fees [#14]
PC	Conversion of Senior Housing	\$9,267	Plus, noticing and environmental fees [#13]
CC	Density Bonus Agreement	\$3,962	Plus, City Attorney fees [#1]
CDDR	Determination of Use	\$553	[#15]
PC/CC	Development Agreement	\$20,000 min. deposit	[#2a]
	• Amendment	\$10,000 min. deposit	[#2b]
			Total cost. Deposit required for Staff and City Attorney time, plus environmental and noticing fees.
PC	Extension of Time – Major	\$4,098	Plus noticing fees [#18]
	• Conditional Use Permit		
	• Downtown Project – Major		
	• Site Development Review - Major		
	• Tentative Parcel Map		
	• Tentative Tract Map		
• Variance			
CDDR	Extension of Time – Minor	\$2,600	[#17]
	• Administrative Adjustment		
	• Administrative Use Permit		
	• Downtown Project – Minor		
	• Site Development Review – Minor		
Staff	Exterior Color Permit	\$0	Permit required. No cost.
Staff	Food Truck Permit	\$428	[#69]
PC/CC	General Plan Amendment (For land use or circulation map change)	\$8,000 min. deposit	Full Cost. Deposit for staff time, plus GIS mapping fee, environmental, and noticing. [#19c]
PC/CC	General Plan Amendment – Major (For text or policy change)	\$10,000 min. deposit	Full Cost. Deposit required for staff time, plus environmental and noticing fees. [#19a]
PC/CC	General Plan Amendment – Minor (For text of policy change)	\$5,155	Plus, noticing and environmental fees. [#19b]
Staff	Home Occupation Permit	\$107	[#51]
Staff	Homemade Food Operator Permit	\$250	[#52a]
	• Annual Renewal	\$107	[#52b]
Staff	Landscape Permit – Onsite (New Construction)		***Fee goes into effect 8/11/25.
	• Initial Sheet	\$1,925	[#56]
	• Each Additional Sheet	\$856	

**City of Hemet
Planning Division Fees Updated (7/1/2025)**

Approval Body	Application/Permit	Fee	Notes
	<ul style="list-style-type: none"> Revisions – Initial Sheet Revisions – Each Additional Sheet 	\$107 \$107	
CE	Lot Line Adjustment / Lot Merger	\$2,090	[#23]
Staff	Metal Storage Container Permit	\$479	[#73]
PC	Mobile Home Park Conversion	\$10,920	[#24]
CDDR	Model Home Complex Review	\$2,934	[#25] Plus \$200 deposit for banner removal and subdivision bonds for temporary improvements.
PC/CC	Planned Community Development	\$15,000 min. deposit	Full Cost. Deposit required for staff time, plus environmental and noticing fees.
	<ul style="list-style-type: none"> Amendment 	\$5,000 min. deposit	
PC/CC	Planned Unit Development	\$10,000 min. deposit	Full Cost. Deposit required for staff time, plus environmental and noticing fees.
	<ul style="list-style-type: none"> Amendment 	\$5,000 min. deposit	
DRC	Preliminary Application Review – Conceptual	\$1,737	[#31]
	<ul style="list-style-type: none"> Non-profit Organization (501 C3) 	\$0	For large scale special events
Staff	Sidewalk Vendor Permit	\$428	[#68]
	Site Development Review (SDR) Applications:		
CDDR	Downtown Specific Plan SDR – Minor	\$1,498	SP16-001 [#16b]
PC/CC	Downtown Specific Plan SDR – Major	\$3,757	Plus, noticing and environmental fees. [#16a]
PC	Hemet Auto Mall Specific Plan SDR	\$5,053	SP87-28 [#34c]
CDDR	Site Development Review – Minor	\$8,123	[#34a]
PC	Site Development Review – Major:		
	<ul style="list-style-type: none"> Residential 	\$11,966	Base Fee + \$10 per Unit, plus noticing and environmental fees. [#35]
	<ul style="list-style-type: none"> Commercial (15,001+ sf) Industrial (Institutional, Public, Community Facility) 	\$11,966	Base Fee + \$15 per Acre, plus noticing and environmental fees. [#34b]
CDDR	Site Development Review Modification Minor (Less than 20% revision)	\$1,703	[#32b]
CDDR	Site Development Review Modification Minor	\$2,814	[#3]
PC/CC	Site Development Review Modification Major	\$3,835	Plus, noticing and environmental fees. [#32a]
Staff	Shopping Cart Containment Plan	\$179	
Staff	Sign Permit - Permanent	\$214	[#53]
Staff	Sign Permit– Temporary/Banner	\$107	[#54]
CDDR	Sign Program Review or Major Amendment	\$1,810	[#33b]
Staff	Sign Program Amendment – Minor	\$905	[#33a]
	Small Group Home Permit	\$1,536	[#36]
PC/CC	Specific Plan	\$20,000 min. deposit	Full Cost. Deposit required for staff time, plus environmental and noticing fees.
	<ul style="list-style-type: none"> Specific Plan Amendment 	\$10,000 min. deposit	
PC/CC	Sphere of Influence Amendment	\$15,000 min. deposit	Full Cost. Deposit required for staff time, plus environmental, GIS fee and noticing fees. [#39]
CE	Parcel Map Waiver	\$4,176	Plus, scanning fees. [#26]
CE	Reversion to Acreage	\$5,085	Plus, noticing and environmental fees. [#40a]
PC	Tentative Parcel Map – Commercial/ Industrial	\$8,821	[#43a] Plus noticing, environmental, GIS and scanning fees.
	Tentative Parcel Map – Residential	\$7,496	[#43b]

**City of Hemet
Planning Division Fees Updated (7/1/2025)**

Approval Body	Application/Permit	Fee	Notes
PC	Tentative Tract Map – Condominium or Conveyance	\$10,821 plus \$15/acre	Plus noticing, environmental, GIS and scanning fees.
	Tentative Tract Map – Residential	\$13,437 plus \$15/lot	
PC	Tentative Map – Revision or Resubmittal	\$7,356	Plus noticing, environmental, GIS and scanning fees. [#42]
CC	Final Map – Amendment	\$5,394	Plus noticing, environmental, GIS and scanning fees. [#40b]
PC/CC	Vesting Tentative Tract	\$15,000 min. deposit	Actual cost at FBHR. Deposit for staff and City Attorney time. [#46]
CDDR	Substantial Conformance Determination	\$5,661	[#41]
Staff	Temporary Use Permit	\$428	Plus cost of inspections if needed. Council determination required for no cost. [#55a]
	• Non-profit Organization (501 C3)	\$0	
PC/CC	Variance	\$4,707	Plus, noticing and environmental fees. [#45]
PC	Zone Change – Map Designation	\$9,479	Plus noticing, environmental, and GIS mapping fees. [#47]
PC/CC	Zoning Ordinance Amendment	\$3,000 min. deposit	Full Cost. Deposit required for staff time. Plus GIS mapping fee. [#49]

Application Related Fees		
Description	Fee	Notes
GIS Mapping Fee (PC/CC)	\$230 plus \$10/acre	For Maps, Zone Changes, & General Plan Amendments. [#62]
Public Hearing Notice – Newspaper Publication Fee (PC/CC)	\$370	Minimum for standard public notice ad. Display ads will be charged actual cost. [#50a]
Public Hearing Notice - Mailing Fee (PC/CC/CDDR)	\$428 + postage costs	Due when the project has been cleared for hearing and the Public Notice label package has been submitted. [#50b]
Scanning Fee	\$40	For all applications except for TUP, Sign applications. [#71]

Environmental Reviews / Other Fees		
Description	Fee	Notes
Airport Influence Area Review by ALUC – For all projects within the Hemet Ryan Airport Land Use Plan and all GPA's, SPA, ZC's & ZOA's.	\$428	A separate application is required by ALUC. [#61]
Airport Compatibility Study Review	\$1,123	[#60]
CEQA- Categorical Exemption	\$321	For all exempt projects. [#65a]
CEQA – Initial Study w/ Negative Declaration	\$2,000 min. deposit	Full Cost. Deposit required at 100% of consultant contract plus 20% of contract amount for staff time plus estimate of City Attorney time. [#65d]
CEQA – Initial Study w/ Mitigated Negative Declaration	\$5,000 min. deposit	Full Cost. Deposit required at 100% of consultant contract plus 20% of contract amount for staff time plus estimate of City Attorney time. [#65c]
CEQA – Environmental Impact Report	\$20,000 min. deposit	Full Cost. Deposit required at 100% of consultant contract plus 20% of contract amount for staff time plus estimate of City Attorney time. [#65b]
CEQA – Planning Staff Time	20% of contract	Deposit required for Planning staff time. [#65b-d]
CEQA – City Attorney Review/Meeting Time	FBHR	Deposits required for City Attorney time at fully burdened hourly rate. [#57]

**City of Hemet
Planning Division Fees Updated (7/1/2025)**

Mitigation Monitoring	\$2,000 min. deposit	Full Cost. Deposit required for staff time. [#63]
Habitat Acquisition and Negotiation Strategy (HANS) Review	\$2,139	[#20]
Technical Study Review	FBHR	Deposit required for staff time at fully burdened hourly rate. Minimum 1 hour. [#64]
Miscellaneous Fees		
Description	Fee	Notes
Building Plan Check Fee	\$107	[#66]
Contract Service Support	Actual Cost	Passthrough of actual cost. [#72b]
Landscape Plan Check & Inspection - Minor	\$247	Minor projects or modification to existing. [#21]
Landscape Plan Check & Inspection - Major	\$396	New development or Major projects. [#22]
Maps General Plan Land Use or Zoning	\$50	
Planning Division Hourly Rate for Other Services Not Listed on Fee Schedule	\$214	Per person, per hour. [#72a]
Planning Final Inspection	\$428	[#67]
Planning Research Fee	Actual Cost	Deposit required for actual cost of staff time at FBHR. [#59]
Zoning Verification Letter	\$321	[#48]

Outside Agency Fees Collected by the City		
Type	Fee	Notes
California Department of Fish & Game Review:		*Outside Agency Fees effective January 1, 2025
• Negative Declaration (ND)	\$2,968.75	Pass-through fee.
• Mitigated Negative Declaration (MND)	\$2,968.75	Pass-through fee.
• Environmental Impact Report (EIR)	\$4,123.50	Pass-through fee.
• Certified Regulatory Program (CRP)	\$1,401.75	Pass-through fee.
MSHCP HANS Review by Riverside County Regional Conservation Authority	\$1,544.04	Pass-through fee.
Recordation of Notice of Determination For CEQA	\$50	Pass-through fee.

Approval Body:

CC – City Council, PC – Planning Commission, CDDR – Community Development Director Review, CE – City Engineer

NOTES:

1. If project includes a legislative item required to be reviewed by the City Council, all other concurrent applications for the project will also be heard by the City Council;
2. Additional application fees may be required based on the location or components of the project. Please consult with the Planning Division prior to submittal regarding the applicable fees;
3. All applications that include project plans will require a scanning fee;
4. All applications subject to a public hearing require the applicable Public Hearing Notice fees.