



Fee Schedule

Effective January 22, 2024

USING THIS SCHEDULE

This document contains all TRPA application filing fees, annual monitoring fees and mitigation fees. The application filing fees are divided into schedules that represent all **major land use classifications** listed in the TRPA Code of Ordinances. For example, residential application fees are listed in Schedule “A” and commercial fees are listed in Schedule “C.” Every use or activity contained in the schedule is defined in either Chapter 21 or Chapter 81 of the [TRPA Code of Ordinances](#); available online at www.trpa.gov.

INDEX TO SCHEDULES

Fee Multipliers	E Recreation	J General
A Residential	F Resource Management	MOU Monitoring Annual Fees
B Tourist Accommodation	G Shorezone, Primary Uses	Mitigation Fees
C Commercial	H Shorezone, Accessory	Shorezone Mitigation Fees
D Public Service	I IPES, Land Capability	

GENERAL NOTES

Fee caps are the maximum fees that will be charged at application submittal but which may be increased (after submittal) if actual costs can be reasonably and accurately calculated and exceed the fee cap amount. When the words “deposit account” follows a listed fee, the application is subject to cost recovery of TRPA’s actual costs associated with processing the application. For these applications, a deposit in the amount specified in the fee schedule must be posted at the time of application submittal. Additional deposits will be required when actual costs reach 90-percent of the deposit amount. Unused deposit amounts will be refunded to applicants.

New construction located in the shoreland area of Lake Tahoe may be subject to shoreland scenic review (and fee) in accordance with Chapter 66 of the TRPA Code. See Chapter 90 of the TRPA Code for the definition of “shoreland”. See Chapter 66 of the TRPA Code for the applicable review level. All applications in this schedule are subject to a non-refundable information technologies (I.T.) surcharge used to maintain and support the TRPA database. This surcharge is due upon application submittal and is in addition to the fees listed in the schedules herein but does not apply to Exempt or Qualified Exempt applications (defined in Chapter 2 of the TRPA Code).

CONSTRUCTION INSPECTION FEES

On larger Commercial, Tourist Accommodation, Public Service, Redevelopment, Resource Management, and Recreation projects where the cost of construction inspection services will exceed the amount included in the base filing fee, an additional construction inspection fee will be charged based on an estimate of the time required.

FEE MULTIPLIERS	
LEVEL OF REVIEW	MULTIPLIERS
Staff Level Review	1.00
Enhanced Staff Level Review Projects with noticing requirements per the TRPA Rules of Procedure that do not require Hearings Officer or Governing Board Review. See TRPA Rules of Procedure Article 12: Notice and TRPA Code of Ordinances Chapter 2.	1.25
Hearings Officer Review Projects subject to Hearings Officer review per TRPA Code of Ordinances Chapter 2.	1.40
Governing Board Review Projects subject to Governing Board review per TRPA Code of Ordinances Chapter 2.	1.80
PLAN REVISIONS	
Minor A non-substantive change to a permitted project. A project that will not cause changes to any TRPA permit conditions, does not require new field review by TRPA staff, does not require a public hearing, and does not involve any modifications to building size, shape, land coverage, location, or scenic rating score.	0.4
Major A substantial change that does not significantly exceed the original scope of the project. Revisions that significantly exceed the original scope of a project, or which require a public hearing, shall be treated as new or modified projects, as the case may be.	0.7
* * SAMPLE CALCULATION * *	
For a project with a base fee of \$1,000, which requires Hearings Officer review, which includes Shoreland Scenic Review Level 4, the BMP Fee, and the IT Surcharge:	$\$1,000 \times 1.40 + \$2000 + \$158 + \$143 =$ <u>\$3701</u>

SHORELAND SCENIC REVIEW
TRPA Code of Ordinances Chapter 66: <i>Scenic Quality</i> requires property owners to apply design elements that blend man-made structures with the natural environment. A Shorezone Scenic Review fee applies ONLY to littoral parcels. There is no Shoreland Scenic Review fee for Level 1 and 2. The fee for Level 3 and 6 reviews is \$1,000 and the fee for Level 4 and 5 is \$2,000. See section 66.3.3 of the TRPA Code of Ordinances.

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "A" - RESIDENTIAL					
NEW CONSTRUCTION					
1.	Single Family Dwelling, Summer Home, Secondary Residence, one Mobile Home Dwelling, and one Employee Housing unit	\$1.63 per sq. ft of floor area covered by roof, \$818 minimum**	\$1000 or \$2000	\$158	\$143
2.	Multiple Family Dwelling, Multiple Person Dwelling, Nursing and Personal Care, Residential Care, more than one Employee Housing unit, more than one Mobile Home Dwelling	\$3595 + \$66 per unit**	\$1000 or \$2000	\$158	\$143
ADDITIONS AND OTHER CONSTRUCTION MODIFICATIONS TO EXISTING STRUCTURES/FACILITIES					
3.	Single Family Dwelling, Summer Home, Secondary Residence, one Mobile Home Dwelling, and one Employee Housing unit	\$1.79 per sq. ft of modified/new floor area covered by roof, \$628 minimum**	\$1000 or \$2000	\$158	\$143
4.	Multiple Family Dwelling, Multiple Person Dwelling, Nursing and Personal Care, Residential Care, more than one Employee Housing unit, more than one Mobile Home Dwelling	\$1962 + \$66 per unit**	\$1000 or \$2000	\$158	\$143
CHANGES OF USE AND OTHER ACTIVITIES (No construction)					
5.	Domestic Animal Raising	\$342	N/A	N/A	\$143
6.	On-Site Election of Conversion of Use to Residential (Section 51.9, TRPA Code)	\$572 per unit	N/A	N/A	\$143
7.	Change from an Existing Residential Use to Another Residential Use	\$654 per unit	N/A	N/A	\$143
8.	Mixed Use Projects	Use new construction fees for each use type	N/A	N/A	\$143
9.	Driveway Paving	\$244	N/A	N/A	\$143
10.	Other	\$818	\$1000 or \$2000	\$158	\$143
**All application fees listed under numbers 1 - 4 waived with projects that use new affordable, moderate, or achievable housing bonus unit(s). Other fees would still be applicable.					

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "B" - TOURIST ACCOMODATION					
NEW CONSTRUCTION					
11.	Hotel, Motel and Other Transient Units, Bed and Breakfast Facilities, Time Sharing (Hotel/Motel Design), and Time Sharing (Residential Design)	\$3195 + \$59 per unit	\$1000 or \$2000	\$158	\$143
ADDITIONS AND OTHER CONSTRUCTION MODIFICATIONS TO EXISTING STRUCTURES/FACILITIES					
12.	Hotel, Motel and Other Transient Units, Bed and Breakfast Facilities, Time Sharing (Hotel/Motel Design), and Time Sharing (Residential Design)	\$2747 + \$59 per unit	\$1000 or \$2000	\$158	\$143
CHANGES OF USE AND OTHER ACTIVITIES (No construction)					
13.	On-Site Election of Conversion of Use to Tourist Accommodation (Section 50.9, TRPA Code)	\$572 per unit	N/A	N/A	\$143
14.	Change from an Existing Tourist Accommodation Use to Another Tourist Accommodation Use	\$572 per unit	N/A	N/A	\$143
15.	Mixed Use Projects	Use new construction fees for each use type	N/A	N/A	\$143
16.	Other	\$1,634	\$1000 or \$2000	\$158	\$143

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "C" - COMMERCIAL					
NEW CONSTRUCTION (Including tear-down, replacement, or modifications affecting 50-percent or more of an existing structure/facility)					
17.	All uses listed under "Commercial" in Section III, Table of Primary Uses, Section 21.4, TRPA Code	\$5.02 per sq. foot	\$1000 or \$2000	\$158	\$143
ADDITIONS AND OTHER CONSTRUCTION MODIFICATIONS TO EXISTING STRUCTURES/FACILITIES					
18.	All uses listed under "Commercial" in Section III, Table of Primary Uses, Section 21.4, TRPA Code	\$5.02 per sq. foot	\$1000 or \$2000	\$158	\$143
CHANGES IN USE AND OTHER ACTIVITIES (No construction)					
19.	On-Site Election of Conversion of Use to Commercial (Section 50.9, TRPA Code)	\$5.02 per sq. foot	N/A	N/A	\$143
20.	Change from an Existing Commercial Use to Another Commercial Use	\$5.02 per sq. foot	N/A	N/A	\$143
21.	Mixed Use Projects	Use new construction fees for each use type	N/A	N/A	\$143
22.	Special Project Allocation	\$3,661	N/A	N/A	\$143
23.	Other	\$1,634	\$1000 or \$2000	\$158	\$143

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "D" - PUBLIC SERVICE					
NEW CONSTRUCTION (Including tear-down, replacement, or modifications affecting 50-percent or more of an existing structure/facility)					
24.	Airfields, Landing Strips and Heliports, Power Generating, Collection Stations, Public Utility Centers, Local Public Health and Safety Facilities, Regional Public Health and Safety Facilities, Government Offices, Local Post Office, Hospitals	\$3772 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
25.	Schools – College, Schools – Kindergarten through Secondary, Threshold Related Research Facilities, Local Assembly and Entertainment, Public Owned Assembly and Entertainment	\$3143 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
25. A.	Day Care Centers/Pre-Schools	\$800	\$1000 or \$2000	\$158	\$143
26.	Membership Organizations, Cemeteries, Churches, Cultural Facilities, Social Service Organizations	\$2513 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
27.	All Linear Public Facilities Listed in Section IV.B, Table of Primary Uses, Section 21.4, TRPA Code	\$2263 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
ADDITIONS AND OTHER CONSTRUCTION MODIFICATIONS TO EXISTING STRUCTURES/FACILITIES					
28.	Airfields, Landing Strips and Heliports, etc. (see list above).	\$3520 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
29.	Schools – College, Schools – Kindergarten through Secondary, Threshold Related Research Facilities, Local Assembly and Entertainment, Public Owned Assembly and Entertainment	\$2,890	\$1000 or \$2000	\$158	\$143
25. A.	Day Care Centers/Pre-Schools	\$800	\$1000 or \$2000	\$158	\$143
30.	Membership Organizations, etc., (see list above)	\$2263 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
31.	Linear Public Facilities, etc. (see list above)	\$1885 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
32.	Conversion of Non-Public Service Use to a Public Service Use	\$1257 min. fee, deposit account	N/A	N/A	\$143
33.	Change from an Existing Public Service Use to Another Public Service Use	\$1257 min. fee, deposit account	N/A	N/A	\$143
34.	Mixed Use Projects	Use new construction fees for each use type	N/A	N/A	\$143
35.	Other	\$1257 min. fee, deposit account	\$1000 or \$2000	\$158	\$143

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "E" - RECREATION					
NEW CONSTRUCTION (Including tear-down, replacement, or modifications affecting 50-percent or more of an existing structure/facility)					
36.	Outdoor Recreation Concessions, Participant Sports Facilities, Day Use Areas, Rural Sports, Sport Assembly, Recreation Centers, Recreational Vehicle Parks, Developed Campgrounds, Undeveloped Campgrounds, Visitor Information Centers	\$6286 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
37.	Group Facilities	\$3143 min. + \$66 per new unit fee, deposit account	\$1000 or \$2000	\$158	\$143
38.	Downhill Ski Facilities, Snowmobile Courses, Off-Road Vehicle Courses, Cross-Country Ski Courses, Golf Courses	\$6286 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
39.	Beach Recreation, Boat Launching Facilities, Marinas	<i>See Schedule G</i>	N/A	\$158	\$143
ADDITIONS AND OTHER CONSTRUCTION MODIFICATIONS TO EXISTING STRUCTURES/FACILITIES					
40.	Outdoor Recreation Concessions, Participant Sports Facilities, Day Use Areas, Rural Sports, Sport Assembly, Recreation Centers, Recreational Vehicle Parks, Developed Campgrounds, Undeveloped Campgrounds, Visitor Information Centers	\$5029 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
41.	Group Facilities	\$1508 min. + \$66 per modified unit, fee, deposit account	\$1000 or \$2000	\$158	\$143
42.	Downhill Ski Facilities, Snowmobile Courses, Off-Road Vehicle Courses, Cross-Country Ski Courses, Golf Courses	\$5029 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
43.	Beach Recreation, Boat Launching Facilities, Marinas	<i>See Schedule G</i>	N/A	\$158	\$143
44.	Conversion of Non-Recreation Use to a Recreation Use	\$1257 min. fee, deposit account	N/A	N/A	\$143
45.	Change from an Existing Recreation Use to Another Recreation Use	\$1257 min. fee, deposit account	N/A	N/A	\$143
46.	Mixed Use Projects	\$1257 min. fee, deposit account	N/A	N/A	\$143
47.	Other	\$1257 min. fee, deposit account	\$1000 or \$2000	\$158	\$143

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "F" - RESOURCE MGMT.					
NEW CONSTRUCTION (Including tear-down, replacement, or modifications affecting 50-percent or more of an existing structure/facility)					
48.	All uses listed under "Resource Management" in Section VI, Table of Primary Uses, Section 21.4, TRPA Code	\$2513 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
49.	Tree Removal	\$86 min. + \$86 per hour	\$1000 or \$2000	N/A	N/A
ADDITIONS AND OTHER CONSTRUCTION MODIFICATIONS TO EXISTING STRUCTURES/FACILITIES					
50.	All uses listed under "Resource Management" in Section VI, Table of Primary Uses, Section 21.4, TRPA Code	\$1885 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
CHANGES IN USE AND OTHER ACTIVITIES (No construction)					
51.	Conversion of a Non-Recreation Use to a Recreation Use	\$1257 min. fee, deposit account	N/A	N/A	\$143
52.	Change from an Existing Recreation Use to Another Recreation Use	\$1257 min. fee, deposit account	N/A	N/A	\$143
53.	Other	\$1257 min. fee, deposit account	\$1000 or \$2000	\$158	\$143

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "G" - SHORELINE, PRIMARY USES (§ 81.4, TRPA CODE)					
NEW ACTIVITIES OR CONSTRUCTION (Including tear-down, replacement, or modifications affecting 50-percent or more of an existing structure/facility)					
54.	Beach Recreation (Dispersed), Water Oriented Recreational (Dispersed) Uses, Scientific Study Uses	\$628 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
55.	Commercial Boating, Construction Equipment Operation, Construction Equipment Storage, Safety and Navigation, Salvage Operations, Water Borne Transit, Water Oriented Outdoor Recreation Concessions, Environmental Improvement, Water Supply (Intake Line), Water-Oriented Public Service, Water-Oriented Scientific Study, Charter Boat, Water Taxi	\$4400 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
56.	Boat Launching Facilities, Marinas, Tour Boat Operation, Beach Recreation (Intensive)	\$6286 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
ADDITIONS AND OTHER MODIFICATIONS TO EXISTING STRUCTURES, FACILITIES, OR ACTIVITIES					
57.	Beach Recreation, Water Oriented Recreational (Dispersed) Uses, Scientific Study Uses	\$502 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
58.	Commercial Boating, Construction Equipment Operation, Construction Equipment Storage, Safety and Navigation, Salvage Operations, Water Borne Transit, Water Oriented Outdoor Recreation Concessions, Environmental Improvement, Water Supply (Intake Line), Water-Oriented Public Service, Water-Oriented Scientific Study, Charter Boat, Water Taxi	\$3520 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
59.	Boat Launching Facilities, Marinas, Tour Boat Operation, Beach Recreation (Intensive)	\$5029 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
60.	Other	\$1885 min. fee, deposit account	\$1000 or \$2000	\$158	\$143

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "H" - SHOREZONE, ACCESSORY USES (§ 81.3, TRPA CODE)					
NEW ACTIVITIES OR CONSTRUCTION (Including tear-down, replacement, or modifications affecting 50-percent or more of an existing structure/facility)					
61.	Fences (below high waterline), Scientific Research Structures, Preliminary Pier Application ^[2] (Per Subsection 82.4, TRPA Code)	\$755 min. fee, deposit account	\$1000 or \$2000	N/A	\$143
62.A	Buoys, Floating Platforms, and Low-Water Blocks	\$1500 for each buoy or structure	\$1000 or \$2000 (Applies to floating platforms only)	\$158	\$143
62.B	Mooring Lottery Eligibility Review	\$350	N/A	N/A	N/A
63.	Piers, Water Intake Lines	\$6286 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
64.	Boat Ramps, Breakwaters or Jetties, Shoreline Protective Structures	\$6286 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
ADDITIONS AND OTHER MODIFICATIONS TO EXISTING STRUCTURES, FACILITIES, OR ACTIVITIES					
65.	Fences (below high waterline), Scientific Research Structures	\$603 min. fee, deposit account	\$1000 or \$2000	N/A	\$143
66.	Buoys, Floating Platforms, and Low-Water Blocks	\$1500 for each buoy or structure	\$1000 or \$2000 (Applies to floating platforms only)	\$158	\$143
67.	Piers Modifications (no expansion ^[3]), Water Intake Lines	\$3143 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
134.	Pier Expansions ^[3]	\$6,050	\$1000 or \$2000	\$158	\$143
68.	Boat Ramps, Breakwaters or Jetties, Shoreline Protective Structures	\$3143 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
OTHER					
69.	Dredging & Filling	\$5029 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
70.	Shoreland Scenic Assessment – Baseline, Development Review, and Banking, Shorezone Character Type Verification/Challenges	\$502 min. fee, deposit account	N/A	N/A	\$143
71.	Transfer of Shoreland Scenic Credit, Shorezone Structure Transfers	\$647 min. fee, deposit account	\$1000 or \$2000	N/A	\$143
72.	Other	\$1508 min. fee, deposit account	\$1000 or \$2000	\$158	\$143
^[2] Preliminary Pier Application fees apply toward Fee 63 for those selected for a new pier pursuant to Subsection 82.4, TRPA Code.					
^[3] See TRPA Code of Ordinances Chapter 84 and 90 for the definition of expansion.					

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "I" - IPES, LAND CAPABILITY					
INDIVIDUAL PARCEL EVALUATION SYSTEM (IPES)					
73.	Appeal of IPES Scores	\$1434 min. fee, plus \$2500 deposit account to cover actual costs for Evaluation Team per Subsection 53.3.3, TRPA Code	N/A	N/A	\$143
74.	Allowable Land Coverage Determination	\$678 min. fee, deposit account	N/A	N/A	\$143
75.	Different IPES Building Site	\$587	N/A	N/A	\$143
76.	Initial IPES Evaluation	\$1083 min. fee, deposit account	N/A	N/A	\$143
77.	Limited Incentive Program	\$436	N/A	N/A	\$143
128.	Individual Parcel Evaluation System Limited Incentive Program	\$1098 per point	N/A	N/A	N/A
78.	Re-evaluation IPES (Access/Utility Connection)	\$812	N/A	N/A	\$143
LAND CAPABILITY					
79.	Land Capability Challenge	\$1845 min. fee, plus \$2500 deposit account to cover actual costs for Team of Experts per Subsection 30.3.4, TRPA Code	N/A	N/A	\$143
80.	Land Capability Verification	\$672 min. fee, deposit account	N/A	N/A	\$143
81.	Site Assessment - Complete	\$628 min. fee, deposit account	N/A	N/A	\$143
82.	Site Assessment - Partial	\$502 min. fee, deposit account	N/A	N/A	\$143
83.	Soils/Hydrology Investigations	\$612 min. fee, deposit account	N/A	N/A	\$143
84.	Shorezone Tolerance District Verification (<100 feet)	\$242	N/A	N/A	\$143
85.	Shorezone Tolerance District Verification (>100 feet)	\$186 min. fee, deposit account	N/A	N/A	\$143

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "J" - GENERAL					
86.	Additional Plan Sheet Stamping	\$1.63 per sheet	N/A	N/A	N/A
87.	Amendment to Code of Ordinances	\$3229 min. fee, deposit account	N/A	N/A	\$143
88.	Amendment to Goals and Policies	\$3229 min. fee, deposit account	N/A	N/A	\$143
89.	Amendment to Plan Area Statement	\$3229 min. fee, deposit account	N/A	N/A	\$143
90.	Amendment to Rules of Procedure	\$2131 min. fee, deposit account	N/A	N/A	\$143
91.	Amendment – Other Regional Plan	\$3229 min. fee, deposit account	N/A	N/A	\$143
92.	Appeal of Executive Director Decision	\$1,210	N/A	N/A	\$143
93.	Appeal of Local Government Decision Pursuant to Area Plan MOU	\$1,634	N/A	N/A	\$143
94.	Banking of Verified Land Coverage, Unit of Use, and Conversion of Development Rights	\$372	N/A	N/A	\$143
95.	Conversions of Use	Use Schedules A through I	N/A	N/A	\$143
96.	Construction Schedule Extension including Grading Exceptions (Non Residential)	\$242	N/A	N/A	N/A
97.	Construction Schedule Extension including Grading Exceptions (Residential)	\$97	N/A	N/A	N/A
98.	Coverage Verification (<1 acre)	\$865	N/A	N/A	\$143
99.	Coverage Verification (>1 acre)	\$865 min. fee, deposit account	N/A	N/A	\$143
100.	Environmental Assessment	\$4659 min. fee, deposit account	N/A	N/A	\$143
101.	Environmental Impact Statement	\$9317 min. fee, deposit account	N/A	N/A	\$143
102.	Grading	\$518 deposit account	N/A	N/A	\$143
103.	Historic Determination (Chapter 67)	\$1,348	N/A	N/A	\$143
104.	Left Blank Intentionally	N/A	N/A	N/A	N/A
105.	Linked Project Status Determination	\$724	N/A	N/A	\$143
106.	Lot Line Adjustment	\$1569 (2 lots) + \$163 per additional lot	N/A	N/A	\$143
107.	Master Plan	\$9317 min. fee, deposit account	N/A	N/A	\$143
108.A	Qualified Exempt (not in the shorezone)	\$221	N/A	N/A	N/A

Fee Category		Base Fee	Shoreland Scenic Review Fee if applicable*	Stormwater Fee	IT Surcharge
SCHEDULE "J" - GENERAL (continued)					
108.B	Qualified Exempt (shorezone structures per Section 83.6, TRPA Code)	\$377	N/A	N/A	N/A
109.	Security Administration	\$251	N/A	N/A	N/A
110.	Left Blank Intentionally	N/A	N/A	N/A	N/A
111.	Additional Inspection, including Tahoe Yellow Cress (TYC)	\$146	N/A	N/A	N/A
112.	Signs – New, Modified, or Plan Revision	\$403 + \$163 per additional sign	N/A	N/A	\$143
113.	Storage Tanks, Underground (new or Modification)	\$497 + \$408 per additional tank	N/A	N/A	\$143
114.	Subdivisions of Existing Structures	\$1163 + \$49 per new lot created	N/A	N/A	\$143
115.	Subdivisions for Cemetery Lots	\$724	N/A	N/A	\$143
116.	Subdivision for Conveyance to Public Entity, or Court-Ordered Litigation	\$606 + \$32 per new lot created	N/A	N/A	\$143
117.	Subdivision, Re-Subdivision (Excluding Lot Line Adjustments)	\$1488 + \$66 per new lot created	N/A	N/A	\$143
118.	Temporary Events/Activities (Chapter 2, TRPA Code)	\$1,073	N/A	N/A	\$143
119.	Temporary Uses/Structures (Chapter 22, TRPA Code)	\$1,126	N/A	N/A	\$143
120.	Detailed Transportation Analysis – If required in TRPA Code	\$179	N/A	N/A	\$143
121.	Transfer - Allocation	\$867 per allocation	N/A	N/A	\$143
122.	Left Blank Intentionally	N/A	N/A	N/A	N/A
123.	Transfer – Land Coverage	\$867	N/A	N/A	\$143
124.	Transfer – Development Right	\$867	N/A	N/A	\$143
125.	Transfer – Verified Unit of Use	\$867	N/A	N/A	\$143
126.	Use Verifications	\$1177 per Chapter 18 use definition	N/A	N/A	\$143
127.	Residential Allocation Monitoring Fee	\$163	N/A	N/A	N/A
128.	Individual Parcel Evaluation System Limited Incentive Program	<i>See Schedule I between fee 77. and 78.</i>			
129.	Violations	2 x application fee, plus fines (if any)	N/A	N/A	\$143
130.	All Other Matters (Including Pre-application Consultations by Appointment)	\$533 min. fee, deposit account	N/A	N/A	\$143
131.	Left Blank Intentionally	N/A	N/A	N/A	N/A
132.	Parcel Consolidation Deed Restrictions	\$200	N/A	N/A	N/A
133.	Repeat Permit Acknowledgement	\$200	N/A	N/A	N/A
134.	Pier Expansions	<i>See Schedule H between fee 67. and 68.</i>			

*Shoreland Scenic Review Fee only applies to littoral parcels

EXEMPT MOU MONITORING ANNUAL FEE	AMOUNT
Agate Bay Water Company	\$ 920.00
Charter Communications	\$ 920.00
Douglas County Sewer Improvement District	\$ 920.00
Fulton Water Company	\$ 920.00
Kingsbury General Improvement District	\$ 920.00
Lukins Brothers Water Company	\$ 920.00
McKinney Water District	\$ 920.00
Nevada Bell/SBC Communications	\$ 920.00
Roundhill General Improvement District	\$ 920.00
Tahoe Park Water Company	\$ 920.00
Tahoe Swiss Village Utility, Inc.	\$ 920.00
Tahoe Truckee Unified School District	\$ 920.00
Tahoe-Douglas Sewer District	\$ 920.00
Ward Well Water	\$ 920.00
North Tahoe PUD	\$ 2,060.00
Pacific Bell Telephone Company dba AT&T California	\$ 2,060.00
Incline Village General Improvement District	\$ 4,120.00
South Tahoe Public Utility District	\$ 4,120.00
Tahoe City PUD	\$ 4,120.00
Liberty Energy	\$ 6,180.00
Sierra Pacific Power Company dba NV Energy	\$ 6,180.00
Southwest Gas Corporation	\$ 6,180.00

MITIGATION FEES

Fee Category	Fee
Water Quality Mitigation	\$1.86 per square foot
Mobility Mitigation Fee	Per Average Daily Vehicle Miles Travelled (VMT)
Residential	\$202.87 per VMT
Commercial	\$22.54 per VMT
Tourist Accommodation Unit	\$202.87 per VMT
Campsites & RV sites	\$202.87 per VMT
Other	\$22.54 per VMT
Off-Site Coverage Mitigation	See Excess Coverage Mitigation
Excess Coverage Mitigation Fees by Hydrologic Area	See Map
Incline	\$20 per square foot
Marlette	\$12 per square foot
Cave Rock	\$25 per square foot
South Stateline (Nevada side)	\$15 per square foot
South Stateline (California side)	\$8.50 per square foot
Upper Truckee	\$8.50 per square foot
Emeral Bay	\$8.50 per square foot
McKinney Bay	\$8.50 per square foot
Tahoe City	\$8.50 per square foot
Agate Bay (California side)	\$8.50 per square foot
Agate Bay (Nevada side)	\$18 per square foot
Rental Vehicle Mitigation Fee*	\$6 per vehicle, per day (except local residents)

*Effective date is 1/1/24 for Rental Vehicle Mitigation Fee only

SHOREZONE MITIGATION FEES

Fee Category	Fee
Mooring	\$43.00 per year
Buoy Scenic Mitigation	\$47.00 per year
Motorized Boat Rental Concession	\$75.00 per year for every boat with an EPA 3-star or better rating \$150.00 per year for every boat with an EPA 2-star or better rating
New Pier Construction or Expansion	\$60.00 per linear foot, new pier \$60.00 per linear foot, additional length to an existing pier \$600.00 per application, other additions
New Boat Ramp Construction or Expansion	\$60.00 per linear foot, new boat ramp \$60.00 per linear foot, additional length to an existing boat ramp \$200.00 per linear foot, additional width to an existing boat ramp
New Marina Construction or Expansion	\$200.00 per slip, new boat slip \$200.00 per buoy, new mooring buoy \$500.00 per application, other additions