



City Council Staff Report

DATE: December 17, 2008 Consent Calendar

SUBJECT: APPROVAL BY CITY COUNCIL TO WAIVE FEES ASSOCIATED WITH MINOR ARCHITECTURAL APPLICATION, SIGN PERMITS AND HISTORIC SITE PRESERVATION BOARD (HSPB) REVIEW FOR FACADE IMPROVEMENT PROGRAM PARTICIPANTS

FROM: David H. Ready, City Manager

BY: Community & Economic Development Department

SUMMARY:

This action is to approve the waiving of planning fees associated with permits/reviews, such as Minor Architectural Application, Sign Permits and if applicable, Historic Site Preservation Board (HSPB) review, as further incentive and assistance for those businesses or property owners participating in the Facade Improvement Program for the downtown and uptown areas.

RECOMMENDATION:

1. Approve Resolution No. _____ "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALM SPRINGS, CALIFORNIA, WAIVING FEES ASSOCIATED WITH MINOR ARCHITECTURAL APPLICATION, SIGN PERMITS AND HISTORIC SITE PRESERVATION BOARD (HSPB) REVIEW FOR BUSINESSES OR PROPERTY OWNERS PARTICIPATING IN THE FACADE IMPROVEMENT PROGRAM."

BACKGROUND:

On November 5, 2008, City Council and the Community Redevelopment Agency approved the adoption of facade improvement guidelines for the downtown and uptown areas as a City and Agency program. The programs feature grants to finance all or a portion of a property owner or tenant's exterior improvements and may offer complimentary design guidance for program participants, as well as an expedited design approval process. Included in the design approvals process are permits for

minor architectural approval, sign permits and Historic Site Preservation Board (HSPB) review, if applicable. This action recommends that City Council approve waiving fees associated with these permits or reviews as further incentive and assistance for businesses or property owners to participate in the Facade Improvement Program.

FISCAL IMPACT:

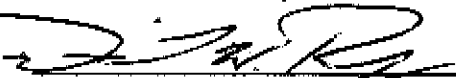
No funds will be expended by the City. There would be the loss of permit fees that would otherwise be collected if the improvements were undertaken outside of the Facade Improvement Program. Based on the current funds available for the program, if twenty businesses participated and each had to pay the maximum fee charged for the work, including HSPB review, the lost revenue would be approximately \$14,000 (20 x \$700).



Cathy Van Horn
Economic Development Administrator



Diana Shay
Redevelopment Coordinator



DAVID H. READY
City Manager



Tom Wilson
Assistant City Manager

Attachments:

1. Resolution

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALM SPRINGS, CALIFORNIA, APPROVING THE WAIVER OF FEES ASSOCIATED WITH MINOR ARCHITECTURAL APPLICATION, SIGN PERMITS AND HSPB REVIEW FOR BUSINESSES OR PROPERTY OWNERS PARTICIPATING IN THE FACADE IMPROVEMENT PROGRAM.

WHEREAS, on November 5, 2008, the City Council adopted Resolution 22385 adopting a downtown and uptown property improvement grant program for properties within the Business Improvement District (BID); and

WHEREAS, on November 5, 2008, the Community Redevelopment Agency adopted Resolution 1367 adopting a downtown and uptown property improvement grant program for properties within certain project areas near the downtown;

WHEREAS, the Palm Springs Zoning Code outlines conditions for permitted signs for commercial business (Section 93.20.05), procedures for architectural review (Section 94.04.00), and fees for architectural review (Section 94.04.01); and

WHEREAS, the Comprehensive Fee Schedule for the City of Palm Springs identifies fees for Incidental Minor Architectural (Staff Approval), Historic Site Preservation Board (HSPB) Application for Certificate of Approval for Exterior Modifications to a Class I Historic Site, and Sign Permits.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF PALM SPRINGS DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council approves waiver of the following fees for the Facade Improvement Program participants:

- A. Incidental Minor Architectural (Staff Approval);
- B. Historic Site Preservation Board (HSPB) Application for Certificate of Approval for Exterior Modifications to a Class I Historic Site;
- C. Sign Permits.

SECTION 2. The waiver of fees associated with planning permits and/or reviews for Facade Improvement Program participants shall be in effect until completion of the Facade Improvement Program or until such time as the City Council provided funding has elapsed.

SECTION 3. The City Manager or his designee is authorized to waive the fees in Section 1 of this resolution upon the submittal of a City approved application for the City Facade Improvement Program.

SECTION 4. Except as expressly provided in this resolution, all regulations governing the implementation of property improvements shall remain in full force and effect.

ADOPTED THIS _____ day of _____, 2008.

David H. Ready, City Manager

ATTEST:

James Thompson, City Clerk

CERTIFICATION

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.
CITY OF PALM SPRINGS)

I, JAMES THOMPSON, City Clerk of the City of Palm Springs, hereby certify that Resolution No. _____ is a full, true and correct copy, and was duly adopted at a regular meeting of the City Council of the City of Palm Springs on _____, by the following vote:

AYES:
NOES:
ABSENT:
ABSTAIN:

James Thompson, City Clerk
City of Palm Springs, California