

Chapter 16.120

TIME EXTENSIONS

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16.120.010 Purpose.

It is the purpose of this Chapter to provide a method for allowing time extensions for approved applications. (Ord. 606, 1999)

16.120.020 Requirements for Application.

Applications for time extensions may be initiated by the property owner(s) or an authorized agent. The application shall include documents and other information as required by the review authority. Time extension applications are submitted to the Planning Department prior to the expiration date of the original application. A fee, as specified by resolution of the City Council is required with the application. (Ord. 606, 1999)

16.120.030 Review Procedures.

Applications for time extensions must be reviewed and acted upon by the review authority that approved the original development application. Time extension applications shall be reviewed using the review procedure required for the original

development application. If an application for an extension of the expiration date of an approved development application, major subdivision, or minor subdivision is denied by the review authority, the applicant may appeal the decision within fifteen (15) calendar days of the denial. (Ord. 606, 1999)

16.120.040 Time Extensions.

Excluding time extensions associated with approved major or minor subdivision applications, time extensions may be granted by the review authority for a period or periods not to exceed one (1) year. For time extensions associated with approved major or minor subdivision applications, the following requirements shall apply:

A. Extensions of Approved Major or Minor Subdivisions. An extension of the expiration date of an approved major or minor subdivision application may be granted by the review authority for a period or periods not to exceed three (3) years. Upon receipt of an application for time extension, the approved major or minor subdivision shall be automatically extended for sixty (60) days, or until the application for time extension is approved, conditionally approved, or denied, whichever comes first.

B. Extensions for Vested Rights. An extension of the expiration date of the vested rights in effect after the filing of a parcel map or final map may be granted by the review authority for a period or periods not exceed one (1) year. (Ord. 606, 1999)