5. Any project within a current neighborhood Community Redevelopment Agency project area as defined in Section 12.04 of the *Los Angeles Municipal Code* other than the Bunker Hill, Central Business District and Little Tokyo redevelopment areas;

6. Any development project where one or more of the following discretionary approvals, initiated by application of the property owner or their representatives, was granted by a government agency between January 1, 1986, and October 1, 1989, and remains valid: zone change, conditional use permit, variance, height district change, zone boundary adjustment, specific plan exception, project permit pursuant to a moratorium ordinance, development agreement, coastal development permit, commercial corner development pursuant to Section 12.27I8 of the *Los Angeles Municipal Code*, project permit pursuant to an interim control ordinance, parcel map, tract map or vesting tentative tract map.

   In addition, prior to the issuance of any such building permit, the Department of Planning shall certify in writing that the necessary environmental clearances were completed and that the discretionary approval included a determination of one or more of the following: building location, height, density, use, parking and access of the proposed project.

7. Any project for which architectural and structural plans sufficient for a complete plan check for a building permit have been accepted by the Department of Building and Safety and for which plan check fees were collected on or before the effective date of this section and for which no subsequent changes are made to those plans which increase the height, floor area or occupancy load by more than 5 percent.

8. Any project for an existing building which will not result in the addition of over 40,000 square feet (3716 m^2) of new space as determined by the Department of Building and Safety.

9. Residential buildings which contain one or more dwelling units, efficiency dwelling units, apartment units or the residential portion of a building that has both residential and nonresidential uses. This exception shall not apply to hotels.

10. Any project located within the boundaries of the Central City West Specific Plan Area, as defined in Ordinance No. 163,094, if the developer or project owner agrees by covenant and agreement or development agreement to abide by the linkage fee and replacement housing obligations set forth in the Draft Specific Plan for the Central City West Specific Plan Area, dated November 2, 1989.

11. The repair, renovation or rehabilitation of a building or structure of historical, archaeological or architectural consequence, if such building or structure has been officially designated, or has been determined by state or federal action to be eligible for designation, on the National Register of Historic Places, or has been included on the City of Los Angeles list of Historic Cultural Monuments.

    The Department of Building and Safety shall determine which exceptions apply to any project based on documentation submitted by the applicant prior to the issuance of the building permit.

107.5 Additional fees.

107.5.1 Investigation fees. In addition, the Department shall have the authority to collect investigation fees. For investigation fees of work done without a valid building permit, see Section 98.0402 of the *Los Angeles Municipal Code.*

107.5.2 Other fees. The Department shall have the authority to collect a fee to cover any additional costs incurred by the Department in obtaining code compliance or issuing a permit for work that was done prior to obtaining the required permit. This fee shall be in addition to any other fees required by the *Los Angeles Municipal Code.* The Superintendent of Building shall prepare a fee schedule for this purpose for adoption by ordinance. The fee schedule for inspections shall be those fees referenced in Section 98.0412 of the *Los Angeles Municipal Code.*

107.6 Refund of fees. See Section 98.0420 of the *Los Angeles Municipal Code* for the procedure.

107.7 Processing fees for security bar certificates of compliance. The Department of Building and Safety shall charge a $20.00 fee for the processing of each Security Bar Certificate of Compliance. The Department shall maintain on file Security Bar Certificates of Compliance.

Certified security bar installers shall file Security Bar Certificates of Compliance in accordance with provisions of Section 108.12.3.2.

107.8 Processing fees for soils engineering, foundation investigation, geology and seismology report and for review of division of land requests.

107.8.1 Soils engineering, foundation investigation, geology and seismology report. A fee shall be charged for the processing of each soil, foundation investigation, geology, or seismology report and the amount of the fee shall be determined from Table 1-C.

107.8.2 Division of land. Where the Department is required to review a division of land request as part of the City Planning Division of Land procedures, a fee of $300.00, shall be paid prior to the initiation of such review.