



SDC Deferral Program

The SDC Deferral Program, formerly known as the Multi-Family SDC Deferral Program, became effective October 21st, 2016. Under Ordinance NS-2778, the Multi-Family SDC Deferral Program authorized any multi-family residential development to defer the cost of SDCs, typically due before a building permit is issued, to the time when the Certificate of Occupancy is approved. The goal was to encourage the development of multi-family and rental units in the City of Bend without compromising the city's capital infrastructure funds.

Expansion of the SDC Deferral Program was introduced in phases beginning in 2024. The final phase will be implemented on January 1, 2026, when all commercial and residential development is eligible to defer the SDCs (please note that Parks SDC deferral is only available for residential developments).

You can apply for the SDC Deferral Program with the submission of the building permit application. An administrative fee, if applicable, will be due as outlined in the current City of Bend fee schedule, and must be paid with the submission of the Application For System Development Charges (SDC) Deferral. Parks, Sewer, Transportation, and Water SDCs will be calculated based on the fee schedule in effect as of the date of the permit application. A 2% recovery fee will be added to the total due. For Commercial developments the Parks SDCs, if applicable, must be paid prior to permit issuance.

All SDCs must be paid prior to requesting the Final Building Inspection and the issuance of the Certificate of Occupancy.



Accommodation Information for People with Disabilities

To obtain this information in an alternate format such as Braille, large print, electronic formats, etc. please contact the Development Services Division at development@bendoregon.gov or (541) 388-5580; Relay Users Dial 7-1-1.