

RESOLUTION NO. 548

**A RESOLUTION OF THE CITY OF UNIVERSITY PLACE, WASHINGTON, AMENDING  
DEVELOPMENT SERVICES FEES.**

WHEREAS, by ordinance, the City has authorized fees and charges for services provided by the city; and

WHEREAS, the City desires to recover the cost of services where fees may be appropriate; and

WHEREAS, to reflect the increased cost of doing business as the cost of living increases, fees also increase; and

WHEREAS, the City recognizes the need to amend the existing Development Services Fees;  
NOW, THEREFORE,

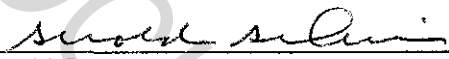
**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF UNIVERSITY PLACE,  
WASHINGTON, AS FOLLOWS:**

Section 1. Development Services Fees Amended. Development Services Fees are hereby amended as set forth in Exhibit "A" and Exhibit "B" attached to this resolution and incorporated herein.

Section 2. Resolving Conflicts with Any Previous Fee Resolutions. The fees set forth in this resolution for the services specifically set forth in Exhibit "A" and Exhibit "B" supersede any fees previously established.

Section 3. Effective Date. This resolution shall take effect immediately upon adoption with fees effective on January 1, 2007.

**ADOPTED BY THE CITY COUNCIL ON THE 11<sup>TH</sup> DAY OF DECEMBER 2006**

  
\_\_\_\_\_  
Gerald Gehring, Mayor

**ATTEST:**

  
\_\_\_\_\_  
Sarah Ortiz, CMC, City Clerk

**EXHIBIT "A"**

**DEVELOPMENT SERVICES FEE SCHEDULE**

**BUILDING PERMIT FEES**

The building permit fees shall be based upon valuation and shall be assessed in accordance with the following table:

Total Valuation*	Fee
\$1.00 to \$500 .....	<del>\$23.50</del> <u>25.00</u>
\$501 to \$2,000 .....	<del>\$25.00</del> <u>23.50</u> for the first \$500 plus <del>\$3.80</del> <u>5</u> for each additional \$100 or fraction thereof, to and including \$2,000
\$2,001 to \$25,000 .....	<del>\$82.00</del> <u>69.25</u> for the first \$2,000 plus <del>\$15.15</del> <u>14.00</u> for each additional \$1,000 or fraction thereof, to and including \$25,000
\$25,001 to \$50,000 .....	<del>\$430.45</del> <u>391.25</u> for the first \$25,000 plus <del>\$11.25</del> <u>10.40</u> for each additional \$1,000 or fraction thereof, to and including \$50,000
\$50,001 to \$100,000 .....	<del>\$711.70</del> <u>643.75</u> for the first \$50,000 plus <del>\$7.25</del> <u>9</u> for each additional 1,000 or fraction thereof, to and including \$100,000
\$100,001 to \$1,000,000 .....	<del>\$1,074.20</del> <u>993.75</u> for the first \$100,000 plus <del>\$6.35</del> <u>5.60</u> for each additional \$1,000 or fraction thereof, to and including \$1,000,000
\$1,000,001 to \$5,000,000 .....	<del>\$6,789.20</del> <u>3,233.75</u> for the first \$1,000,000 plus <del>\$3.80</del> <u>4.75</u> for each additional \$1,000 or fraction thereof, to and including \$5,000,000
\$5,000,001 to \$14,000,000 and up to \$50,000,000 .....	<del>\$21,989.20</del> <u>5,608.75</u> for the first \$5,000,000 plus <del>\$3.30</del> <u>65</u> for each additional \$1,000 or fraction thereof, to and including \$50,000,000
\$50,000,001 and above	<del>\$170,489.20</del> <u>for the first \$50,000,000 plus \$2.80 for each additional \$1,000 thereafter</u>

**Other Inspections and Fees**

1. Inspections outside of normal business hours (minimum two hours) ..... ~~\*\*\$60.00~~ 65.00 per hour
2. Reinspection fees, ~~per hour assessed under provisions of Section 108.8~~ ..... ~~\*\*\$60.00~~ 65.00 per hour
3. ~~Inspections for which no fee is specifically indicated~~ Fees for inspections needed other than those listed in Sec 109, minimum one hour ..... ~~\*\*\$60.00~~ 65.00 per hour
4. Additional plan review required by changes, additions or revisions to approved plans ..... ~~\*\*\$60.00~~ 65.00 per hour
5. For use of outside consultants for plan checking or inspection, or both ..... ~~\*\*\*Actual Cost~~ (including overhead)
6. A general development services support fee of 10% will be added to all building permit fees to cover overhead charges.

\* Total Valuation shall be determined by the Building Official in accordance with nationally accepted industry standards. The listing of unit valuations presented in 'Exhibit B' shall be used as the standard for normal construction projects. For unusual projects that are not specifically listed, national construction estimating tools such as the Building *Construction Cost Data* by R.S. Means or the BNI *Construction Costbook* will be used as a guide for determination of valuation.

\*\* Or the total hourly cost to the jurisdiction, whichever is the greatest. This cost shall include supervision, overhead, hourly wages and benefits of the employees involved.

\*\*\*The applicant is responsible for the following fees incurred by the City from outside consultants or experts:  
(1) expenses associated with permit review, approval, and issuance; (2) expenses associated with the applicant's failure to comply with the permit and applicable City codes; and (3) expenses associated with the City's evaluation and mitigation of hazardous conditions arising from the applicant's failure to comply with the approved permit and applicable codes.

**PLAN REVIEW FEE**

Plan Review Fees shall be 65 percent of the building permit fee with a minimum fee of ~~\$60.00~~\$65.00.

In addition to the Building and Fire Code fees, other fees may be assessed for a specific permit or investigation when applicable.

UNOFFICIAL DOCUMENT

**MECHANICAL CODE FEES**

**Permit Issuance FLAT FEES (Residential)**

- 1. New Single Family Residence / Duplex / Condo (as defined by the International Residential Code).. \$200250.00

**Permit Issuance (Not Listed Above)**

- 1. For the issuance of each permit ..... \$30.00
- 2. Commercial Mechanical Permit Fees (commercial building as defined by the International Building Code)

Tenant improvement fees shall be based upon fixtures installed per the Unit Fee Schedule listed below up to an estimated value of \$5,000.00. Values greater than \$5,000.00 may be determined by the stated value.

New commercial structure fees shall be calculated for all mechanical systems and fixtures using the following table. Valuation is determined based on the prevailing fair market value of the materials, labor, and equipment needed to complete the work. The permit fee is due at issuance.

Mechanical Permit Fee Based on Valuation Table

<u>Total Valuation</u>	<u>Fee</u>
Up to \$1,000 .....	\$30
\$1,001 to \$100,000 .....	\$30 for the first \$1,000 plus \$17.00 for each additional \$1,000, or fraction thereof, to and including \$100,000
\$100,001 and above.....	\$1,713 for the first \$100,000 plus \$12.50 for each additional \$1,000 thereafter and fraction thereof

- 3. Commercial Plan Review Fees. When plans and/or specifications for the mechanical installation are reviewed by the Building Official, the fee is 50 percent (50%) of the fee calculated for the mechanical permit fee based on the table above. The plan review fee is due at issuance and is in addition to the mechanical permit fee.

**Unit Fee Schedule (In addition to item 1)**

- 1. **Furnaces.** For the installation or relocation of each forced air or gravity-type furnace or burner, including ducts and vents attached to such appliance, up to and including 100,000 Btu/h (29.3 kW) . \$17.00  
 For the installation or relocation of each forced air or gravity-type furnace or burner, including ducts and vents attached to such an appliance over 100,000 Btu/h (29.3 kW) ..... \$21.00  
 For the installation or relocation of each floor furnace, including vent ..... \$17.00  
 For the installation or relocation of each suspended heater, recessed wall heater, or floor mounted unit heater ..... \$17.00
- 2. **Appliance Vents.** For the installation, relocation, or replacement of each appliance vent installed and not included in an appliance permit ..... \$10.00
- 3. **Repairs and Additions.** For the repair of, alteration of, or addition to each heating appliance, refrigeration unit, cooling unit, absorption unit, or each heating, cooling, absorption or evaporation cooling system, including installation of controls regulated by the Mechanical Code ..... \$16.00
- 4. **Roof Top Units (ea.)**..... \$100.00
- 5. **Boilers, Compressors, and Absorption Systems.** For the installation or relocation of each boiler or compressor to and including three horsepower (10.6 kW) or for each absorption system to and including 100,000 Btu/h (29.4 kW) ..... \$17.00

For the installation or relocation of each boiler or compressor over three horsepower (10.6 kW) to and including 15 horsepower (52.7 kW) or for each absorption system over 100,000 Btu/h (29.3 kW) to and including 500,000 Btu/h (146.6 kW) .....	\$30.00
For the installation or relocation of each boiler or compressor over 15 horsepower (57.7 kW) to and including 30 horsepower (105.5 kW), or for each absorption system over 500,000 Btu/h (146.6 kW) to and including 1,000,000 Btu/h (293.1 kW) .....	\$40.00
For the installation or relocation of each boiler or compressor over 30 horsepower (105.5 kW) to and including 50 horsepower (176 kW), or for each absorption system over 1,000,000 Btu/h (293.1 kW) to and including 1,750,000 Btu/h (512.9 kW) .....	\$60.00
For the installation or relocation of each boiler or compressor over 50 horsepower (176 kW), or for each absorption system over 1,750,000 Btu/h (512.9 kW) .....	\$115.00
<b>65. Air Handlers.</b> For each air-handling unit to and including 10,000 cubic feet per minute .....	\$13.00
<b>76. Evaporative Coolers.</b> For each evaporative cooler other than the portable type .....	\$13.00
<b>87. Ventilation and Exhaust.</b> For each ventilation fan connected to a single duct .....	\$10.00
For each ventilation system which is not a portion of a heating or air-conditioning system authorized by a permit .....	\$13.00
For the installation of each hood which is served by a mechanical exhaust, including the ducts for such a hood .....	\$13.00
<b>98. Incinerators.</b> For the installation or relocation of each domestic type incinerator .....	\$21.00
For the installation or relocation of each commercial or industrial type incinerator .....	\$71.00
<b>10 Hot Water Heater:</b> For installation of gas fired hot water heater and ventilation system .....	\$15.00
<b>11 Miscellaneous.</b> For each appliance or piece of equipment regulated by the Mechanical Code but not classes in other appliance categories, or for which no other fee is listed in the Code .....	\$13.00
<del>When Appendix B, Chapter 13, is applicable (See Section 103), permit fees for fuel gas piping shall be as follows:</del>	
For each gas pipe system of one to four outlets .....	\$9.00
For each gas piping system additional outlets over 5, each .....	\$3.00
<del>When Appendix B, Chapter 14, is applicable (See Section 103), permit fees for process piping shall be as follows:</del>	
For each hazardous process piping system (HPP) on one to four outlets .....	\$7.00
For each piping system of five or more outlets, per outlet .....	\$2.00
For each non hazardous process piping system (NPP) of one to four outlets .....	\$4.00
For each piping system of five or more outlets, per outlet .....	\$1.00

**Other Inspections and Fees**

1. A plan review fee of 25% of the permit fee shall be assessed for other than R-3 and U occupancies with a minimum fee of \$60.00.	
1.2 Inspection fees outside business hours, per hour .....	\$60.0065
	<u>00</u>

2.3	Reinspection fees, <del>per hour assessed under provisions of Section 116.6, per inspection</del> .....	*\$60.0065. <u>00</u>
34.	<u>Fees for inspections needed other than those listed, minimum one hour inspection for which</u> <del>no fee is specifically indicated (minimum charge - one half hour)</del> .....	*\$60.0065. <u>00</u>
4.5	Additional plan review required by changes, additions, or revisions to plans or to plans for which an initial review has been completed (minimum charge - one half hour) .....	*\$60.0065. <u>00</u>

\*Or the total hourly cost to the City, whichever is greatest. The cost shall include supervision, overhead, equipment, hourly wages and fringe benefits of the employees involved.

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**PLUMBING CODE FEES**

**Permit Issuance FLAT FEES (Residential)**

- 1. New Single Family Residence / Duplex / Condo (as defined by the International Residential Code) .. 200250.00

**Permit Issuance (Not Listed Above)**

- 1. For the issuance of each permit ..... \$30.00
- 2. Commercial Plumbing Permit Fees (commercial building as defined by the International Building Code)

Tenant improvement fees shall be based upon fixtures installed per the Unit Fee Schedule listed below up to an estimated value of \$5,000.00. Values greater than \$5,000.00 may be determined by the stated value.

New commercial structure fees shall be calculated for all plumbing systems and fixtures using the following table. Valuation is determined based on the prevailing fair market value of the materials, labor, and equipment needed to complete the work. The plumbing permit fee is due at issuance.

Plumbing Permit Fee Based on Valuation Table

<u>Total Valuation</u>	<u>Fee</u>
Up to \$1,000 .....	\$30
\$1,001 to \$100,000 .....	\$30 for the first \$1,000 plus \$17.00 for each additional \$1,000, or fraction thereof, to and including \$100,000
\$100,001 and above.....	\$1,713 for the first \$100,000 plus \$12.50 for each additional \$1,000 thereafter and fraction thereof

- 3. Commercial Plan Review Fees. When plans and/or specifications for the plumbing installation are reviewed by the Building Official, the fee is 50 percent (50%) of the fee calculated for the plumbing permit fee based on the table above. The plan review fee is due at issuance and is in addition to the plumbing permit fee.

**Unit Fee Schedule (In addition to item 1)**

- 1. For each plumbing fixture or trap or set of fixtures on one trap (including water, drainage, piping and backflow protection therefor) ..... \$12.00
- 2. For each building sewer and each trailer park sewer ..... \$27.00
- 3. Rainwater systems - per drain (inside building) ..... \$12.00
- 4. For each electric water heater ..... \$15.00
- 5. For each industrial waste pre-treatment interceptor including its trap and vent, excepting kitchen type grease interceptors functioning as fixture traps ..... \$25.00
- 6. For installation, alteration or repair of water piping and/or water treating equipment, each ..... \$10.00
- 7. For repair or alteration of drainage or vent piping, each fixture ..... \$10.00
- 8. For atmospheric type vacuum breakers not included in item 1
  - 1 to 5 ..... \$15.00
  - over 5, each ..... \$4.00
- 9. For each backflow protective device other than atmospheric type vacuum type breakers:
  - 2 inches and smaller ..... \$15.00
  - Over 2 inches ..... \$28.00

10. Miscellaneous. For each appliance or piece of equipment regulated by the Plumbing Code but not classed in other fixture categories, or for which no other fee is listed in the Code ..... \$12.00

**Other Inspections and Fees**

4.	A plan review fee of 25% of the permit fee shall be assessed for other than R-3 and U-occupancies with a minimum fee of \$60.00.	* <del>\$60.00</del> 65.
12.	Inspection fees outside business hours, per hour .....	<u>00</u>
		* <del>\$60.00</del> 65.
23.	Reinspection fees, per hour inspection .....	<u>00</u>
34.	Fees for inspections needed other than those listed Inspection for which no fee is specifically indicated (minimum charge — one half hour) .....	* <del>\$60.00</del> 65.
		<u>00</u>
45.	Additional plan review required by changes, additions, or revisions to plans or to plans for which an initial review has been completed (minimum charge one half hour) .....	* <del>\$60.00</del> 65.
		<u>00</u>

\*Or the total hourly cost to the City, whichever is greatest. The cost shall include supervision, overhead, equipment, hourly wages and fringe benefits of the employees involved.

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**MISCELLANEOUS FEES**

1.	Re-roofs (R-3 and U occupancies) .....	\$3025.00
	Building Permit Fee Table (other occupancies)	
2.	Demolition permit .....	\$25.00
	Residential Building .....	\$65.00
	Commercial & Multi-Family Building .....	\$130.00
	Commercial Tenant Improvement .....	65.00
3.	Mobile Home Location permit	
	Single Wide .....	\$100.00
	Double Wide .....	\$150.00
4.	Occupancy Permit .....	\$100.00
5.	Adult Family Home Permit .....	\$130.00
6.4.	Moving Permit	
	a. Class I and II Moving permit .....	\$65.00
	Inspection fee .....	*\$50.00
	*Plus \$50.00 per hour after the first hour and \$.50 per mile if the building to be moved is outside of the City	
	b. Class III and IV Moving permit .....	\$65.00
	c. A cash deposit or Surety bond as indemnity to damage or injury to City property in accordance with the House Moving Ordinance, Section 5	
	d. A Liability Insurance policy, naming the City as an additional insured in accordance with the House Moving Ordinance, Section 5	
	e. A cash deposit or a corporate surety bond for completion of the house moved in accordance with the House Moving Ordinance, Section 5	

**ENERGY CODE FEES**

1.	In addition to the Building Code fees, an Energy Code fee is hereby established to check for energy requirements called for by the Washington State Energy Code.	
	Single Family .....	\$120.00
	Residential Remodel/Addition .....	\$60.00
	New Commercial and Multi-Family Building	
	0 to 2,000 sq. ft. ....	\$300.00
	2,001 to 5,000 sq. ft. ....	\$600.00
	5,001 to 10,000 sq ft. ....	\$900.00
	10,001 and over .....	\$1,150.00
	Remodels and Tenant Improvements	
	one-half of the above fee (New Commercial Building)	
	Warehouses - 70% of the above Commercial	

**GRADING PERMIT AND PLANS CHECK**

**Grading Plan Review Fees**

50 cubic yards or less .....	No fee
51 to 100 cubic yards .....	\$15.00
101 to 1,000 cubic yards .....	\$23.00
1,001 to 10,000 cubic yards .....	\$30.00
10,001 to 100,000 cubic yards - for 1st 10,000 cubic yards .....	\$30.00
plus \$15.00 for each additional 10,000 cubic yards or fraction thereof.	
100,001 to 200,000 cubic yards - for the 1st 100,000 cubic yards .....	\$165.00
plus \$9.00 for each additional 10,000 cubic yards or fraction thereof.	
200,001 cubic yards or more - for the first 200,000 cubic yards .....	\$255.00
plus \$4.50 for each additional 10,000 cubic yards or fraction thereof.	

**Other fees:**

Additional plans review required by changes, additions or revisions to approved plans .....	\$60.00
(half hour minimum)	per hour

**Grading Permit Fees**

50 cubic yards or less .....	\$15.00
51 to 100 cubic yards .....	\$23.00
101 to 1,000 cubic yards, for the first 100 cubic yards .....	\$23.00
plus \$10.50 for each additional 100 cubic yards or fraction thereof.	
1,001 to 10,000 cubic yards - for the first 1,000 cubic yards .....	\$117.00
plus \$9.00 for each additional 1,000 cubic yards or fraction thereof.	
10,001 to 100,000 cubic yards - for 1st 10,000 cubic yards .....	\$198.00
plus \$40.50 for each additional 10,000 cubic yards or fraction thereof.	
100,001 cubic yards or more - for the first 100,000 cubic yards .....	\$565.00
plus \$22.50 for each additional 100,000 cubic yards or fraction thereof.	

**Other Inspections and Fees**

1. Inspections outside of normal business hours (two hour minimum) .....	\$60.00
	per hour
2. Reinspection fees assessed under provisions of Section 108.8 .....	\$60.00
	per hour
3. Inspections for which no fee is specifically indicated (1/2 hour minimum) .....	\$60.00
	per hour

**FIRE MARSHAL REVIEW, INSPECTION & FIRE CODE FEES**

**Site Development Plan Review (plats, short plats, commercial projects, residential infills, etc)**

Basic review fee .....	\$160.00
Additional review (over two hours) .....	\$60.00/65.00 per hour

**Vehicle Gates (includes plan review, inspection and testing).....\$60.00/65.00 per hour**

**Construction Plan Review**

A plan review fee will be charged for fire department review of requirements for construction and inspection of the Fire Code requirements for buildings classified as Group A, B, E, F, H, I, LC, M, R (as applicable), and S. The plan review fee shall be 15% of the building permit fee established by the Building Permit Fee Schedule with a minimum fee of \$60.00/65.00.

**Fire Alarm Systems**

Tenant Improvements (first four zones) .....	\$200.00 plus \$5.00 per device
Additional zones .....	\$50.00 each
Residential (one and two family dwellings) .....	\$200.00
Commercial and Multi-family (first four zones) .....	\$300.00 plus \$5.00 per device
Additional zones .....	\$50.00 each
Sprinkler supervision only .....	\$250.00

Permit fee for upgrading of an existing system shall be 50% of the fee for new.

Plan Review fee shall be 25% of the permit fee, with a minimum of \$60.00/65.00

**Underground Sprinkler Supply (includes plan review, inspection and testing) .....\$300.00**

**Above Ground Fire Sprinkler Systems**

The fee for fire sprinkler systems shall be based on the Building Permit Fee Table. The valuation shall be based on the per square foot figure for sprinkler systems as established by policy in accordance with nationally recognized standards.

The plan review fee for fire sprinkler systems shall be 25% of the permit fee, with a minimum fee of \$60.00/65.00. Plan review fees are in addition to the permit fee.

Tenant Improvement (relocation and addition to existing system) .....valuation 20% of new

**Commercial Cooking Type 1 Hood and Suppression System.....\$250.00**

**Standpipes (Review, inspection and testing fees)**

Class I .....	\$170.00
Class II .....	\$275.00
Class III .....	\$295.00

**Fire pump installations .....**\$500.00

**Power generator installations .....**\$325.00

**False Fire Alarms**

In the event of more than two false alarms in any 90-day period, the Chief may charge a fee for Fire Department response as specified below:

**False Alarms Fee**

First and second .....	No Fee
Third .....	\$50.00
Fourth and additional .....	\$250.00 each

**EXCEPTION:** False alarms resulting from the failure of a fire alarm service technician notifying the central, proprietary or remote monitoring station shall be billed at the rate of \$250.00 for each occurrence.

**Fireworks Fees**

- A. Fees for temporary fireworks stand permit ..... \$100.00
- B. Fees for a public display permit ..... \$245.00

A liability policy(s) is required in accordance with the Fireworks Ordinance and as follows for both firework stands and public displays.

- A. \$500,000 for injuries to any one person in one accident or occurrence
- B. \$1,000,000 for injuries to two or more persons in any one accident or occurrence
- C. \$500,000 for damage to property in any one accident or occurrence
- D. \$1,000,000 combines single limit for any one accident or occurrence

A bond for clean up is required in accordance with the Fireworks Ordinance in the amount of \$500.00 in a bond or cashiers check for all fireworks stands.

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**FIRE CODE PERMIT FEES**

The following are annual fees, except where noted:

Permit charges may be waived by the Fire Chief or Fire Marshal for the following: *Activities of Washington State non-profit corporations and/or civic or fraternal organizations which possess an IRS tax exempt status. Proof of IRS tax exempt shall be presented at time of permit application. However, any group shall be assessed a permit fee if the approved conditions of the permit are modified or not adhered to by the applicant.*

Aerosol Products .....	\$100.00
Aircraft Refueling Vehicle .....	\$100.00
Aircraft Repair Hangar .....	\$100.00
Asbestos Removal (limited) .....	\$100.00
Automobile Wrecking Yard .....	\$100.00
Bowling Pin Refinishing .....	\$100.00
Bowling Alley Refinishing (limited) .....	\$100.00
Candles or Open Flame in Assembly Areas (limited) .....	\$100.00
Carnivals and Fairs, etc. - Outdoors (limited)	
Carnivals – Commercial .....	\$100.00
Fairs, Bazaars, Flea Marts, Farmers Market, etc.* .....	\$100.00
Special Events – Outdoors .....	\$100.00
Cellulose Nitrate Film .....	\$100.00
Cellulose Nitrate Storage .....	\$100.00
Combustible Fiber Storage .....	\$100.00
Combustible Material Storage .....	\$100.00
Compressed Gases .....	\$100.00
Commercial Rubbish Handling Operation .....	\$100.00
Cryogen .....	\$100.00
Dry Cleaning Plants .....	\$100.00
Dust Producing Operations .....	\$100.00
Explosives/Blasting Agents .....	\$100.00
Explosives/Blasting Agents - Transport, Use .....	\$100.00
Fireworks Display, Special (limited) .....	\$245.00
Fireworks Stand (limited) .....	\$100.00
Flammable/Combustible Liquids	
Pipeline install .....	\$100.00
Pipeline operate .....	\$100.00
store, handle use .....	\$100.00
Remove abandoned tank .....	\$100.00
Remove (or abandon in place) residential tank .....	\$50.00
Install, alter, etc - tank, piping, equip. ....	\$100.00
tank vehicles .....	\$100.00
Change contents (limited) .....	\$100.00
Fruit Ripening .....	\$100.00
Fumigation or Insecticide Fogging .....	\$100.00
Hazardous Material .....	\$100.00
Hazardous Material Production .....	\$100.00
High Pile Storage .....	\$100.00

Liquefied Petroleum Gases - Tank Install .....	\$100.00
Liquid or Gas-Filled Vehicles/Equipment in Assembly Bldgs. ....	\$100.00
Lumber Yards .....	\$100.00
Magnesium Working .....	\$100.00
Mall - (Covered)	
Kiosks - Concessions - Booths, etc. ....	\$100.00
Used for Assembly (limited) .....	\$100.00
Use Open Flame, etc. (limited) .....	\$100.00
Display Flammable Liquid or Gas Filled Equip. ....	\$100.00
Motor Vehicle Fuel Dispensing Station .....	\$100.00
Organic Coatings .....	\$100.00
Ovens – Industrial .....	\$100.00
Parade Floats (limited) .....	\$100.00
Place of Assembly .....	\$100.00
Special Events Carnival or Fairs-Schools (limited) .....	\$100.00
Haunted House - Commercial (limited) .....	\$100.00
Haunted House – Schools (limited) .....	\$100.00
Bazaars - Boutiques – Flea Marts - Booths or Displays .....	\$100.00
Other Special Events (limited) .....	\$100.00
Pyrotechnical Special Effects Material .....	\$100.00
Radioactive Material .....	\$100.00
Refrigeration Equipment (Commercial) .....	\$100.00
Repair Garages .....	\$100.00
Spraying and Dipping .....	\$100.00
Tents and Canopies .....	\$100.00
Tire Storage .....	\$100.00
Welding and Cutting .....	\$100.00

**LAND USE FEES**

**\*The base Hearing Examiner fee is \$500, which is included in the fees below. If the actual Hearing Examiner cost is less or more than \$500, the difference will be refunded or billed to the applicant respectively. When applicable, consultant fees will be charged on a time and material basis.**

**PLATS & BOUNDARIES**

**Flat Fees**

Binding Site Plans .....	\$2,610	\$3,900
Short Plats .....	\$2,610	\$6,500
Short Plat Amendment .....	\$1,010	\$3,250
Boundary Line Adjustments .....	\$600	\$1,300
Lot Combinations .....	\$300	\$1,300

**Base Fees (+\$60/hour over 35 hours + Consultant Costs, if any)**

Preliminary Plats_* .....	\$3,520	\$14,800
Plat Amendments		
Minor .....	\$640	\$3,575
Major_* .....	\$2,420	\$7,650
Final Plats .....	\$1,520	\$7,150
	+\$35.00	
	(Per Lot)	
Plat Alterations		
Without Hearing .....	\$670	\$1,300
With Hearing_* .....	\$2,420	\$2,450

**LAND USE PERMITS**

**Flat Fees**

Variances		
Minor .....	\$640	\$780
Major_* .....	\$1,580	\$3,210

**Administrative Use Permits**

Telecommunications .....	\$560	\$1,040
Temporary Housing Unit .....	\$60	\$130
Temporary Use Permit (except Firework Stands) .....	\$30	\$65
Extended Stay RV Permit .....	\$30	\$65

**Sign Permits**

Sign Permit Review Fee .....	\$30	\$65
Non-Conforming Sign Permit .....	\$30	\$65
Temporary Sign Permit .....	\$30	\$65

+ \$25.00  
Refundable Deposit

**Special Event Permits**

Minor Event .....	\$30	\$130
Major Event .....	\$275	\$260

**QUASI-JUDICIAL PERMITS**

**Base Fees (+\$60/hour over 35 hours + Consultant Costs, if any)**

Planned Development Districts*	.....	\$3,520	\$4,900
Conditional Use Permits/Public Facility Permit *	.....	\$3,520	\$4,900
Amendments			
Minor	.....	\$640	\$975
Major*	.....	\$3,520	\$2,950

**SHORELINE PERMITS**

**Flat Fees**

Revision	.....	\$540	\$650
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**Base Fees (+\$60/hour over 35 hours + Consultant Costs, if any)**

Substantial Development*	.....	\$3,520	\$4,900
Conditional Use*	.....	\$3,520	\$4,900
Variance*	.....	\$3,520	\$4,900

**ENVIRONMENTAL**

**Flat Fees**

Environmental Checklist	.....	\$720	\$1,300
Expanded Checklist	.....	\$780	\$1,625

**Base Fees (+\$60/hour over 35 hours + Consultant Costs, if any)**

Environmental Impact Statement	.....	\$450	\$3,900
			+ Consultant Costs

**Urban Forest Management (Administrative Use Permit)**

Tree Preservation Plan (2 Acres or Less)	.....	\$240	\$650
			+ Consultant Costs
Tree Preservation Plan (Over 2 Acres)	.....	\$600	\$1,300
			+ Consultant Costs

**WETLANDS**

**Flat Fees**

Wetland Verification	.....	\$180	\$650
			+ Consultant Costs
Wetland Report Review	.....	\$600	\$1,300
			+ Consultant Costs
Mitigation Plan Review	.....	\$600	\$1,300
			+ Consultant Costs

**CRITICAL AREAS**

**Flat Fees**

Variance	.....	\$1,200	\$1,300
			+ Consultant Costs
Reasonable Use Exemption	.....	\$1,200	\$1,300
			+ Consultant Costs

**Flat Fees**

Staff Time	.....	\$60.00	\$65
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Consultant Time .....	Hour Cost	Actual Cost (including overhead)
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**Appeals and Reconsideration**

Reconsideration .....	\$600	\$650
Administrative Appeal .....	\$600	\$1,300

**Amendments to Plans**

Plans .....	\$2,820	\$3,900
Regulations .....	\$2,820	\$3,900
Annexation Petitions .....	\$2,820	\$3,900

**Expiration & Revocation**

Revocation* .....	\$1,500	\$3,600
Relinquishment without Hearing .....	\$600	\$650
Relinquishment with Hearing* .....	\$1,500	\$2,300
Time Extension .....	\$600	\$650

**Design Standards**

Basic .....	\$600	\$650
Planning Commission .....	\$1,800	\$1,300

**FEE EXCEPTIONS**

1. All City Departments are exempt from Land Use fees.
2. When two or more concurrent permits are required for a project, the applicant is charged the full fee of the most expensive permit and one-half the fee on the other permits. Fees for SEPA review may not be discounted.

**ADMINISTRATIVE FEES**

Zoning Verification Letter .....	\$60.00	\$65.00
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**Zoning Maps (Tax Included)**

Small .....	\$3.75
Large .....	\$18.75

Critical Areas Checklist .....	\$65.00
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**GIS Maps (Tax Included)**

8½ X 11 .....	\$1,003.00	Additional Copy \$1.00
11 X 17 .....	\$3,0040.00	\$3.00
17 X 22 18 X 24 .....	\$4.00 \$20.00	\$5.00
22 X 34 24 X 36 .....	\$5.00 \$35.00	\$10.00
34 X 44 .....	\$50.00	\$15.00

**Plans Copier**

Small - 18 X 24 .....	\$1.25
Large - 24 X 36 .....	\$1.50

**DEVELOPMENT ENGINEERING PERMITS AND SERVICE FEES**

**Temporary Street Banners**

For the processing of permit applications and for costs of installation and removal of temporary street banners or decorations in the public right-of-way

Fee for up to two poles (four hour minimum) .....	\$430.00
Each additional pole up to ten poles .....	\$90.00

Site Development Permit .....	\$3001,000
<u>Small Project Site Development Permit</u> .....	\$300

Right-of-Way Permit .....	\$180260
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Additional Right-of-Way Inspection Fee .....	\$6065*
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Annual Right-of-Way Permit .....	\$120130
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Annual Permit Reportable Activity Inspection .....	\$6065
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Site Development Plan Review Fee .....	\$450+ Base Fee plus <del>\$60 per hour</del> \$65 per hour for time in excess of five hours**
<u>Small Project Engineering Plan Review Fee</u> .....	\$65 per hour**

Site Development Amendment/Revision Fee .....	\$120130+ Base Fee plus <del>\$60 per hour</del> \$65 per hour for time in excess of five two hours
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Right of Way Vacation .....	\$1,300 Application Fee \$660 Final Process Fee
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Review of Geological Assessment .....	\$240260
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Review of Geological Reports .....	\$320325
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Review of Traffic Impact Analysis .....	\$260
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Site Development Commercial Inspection .....	3% of Estimated Total Project Cost***
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Site Development Residential Inspection .....	2% of Estimated Total Project Cost***
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<u>Small Project Engineering Site Development Hourly Inspection Fee</u> (Small Projects) .....	<del>\$60 per hour</del> \$65 per hour**
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Investigation Fees / Work Without a Permit .....	Double of the Corresponding Permit Fee
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Public Works Modification Fee .....	\$200+ Base Fee plus <del>\$60 per hour</del> \$65 per hour for time in excess of five hours**
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Modification Notification Fee**** .....	\$120130
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<u>Storm Drainage Inventory Fee (GIS)</u> .....	\$25 per structure/flow point
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For use of outside consultants for plan checking or inspection (or both) *****	Actual Cost (including overhead)
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\*Additional Right-of-Way Inspection Fee will be charged for projects that exceed two inspections. A minimum one-hour inspection time will be charged per inspection.

\*\*If it is determined by the Development Services Division ~~Public Works Department~~ that the scope of the project is such that only a minimal amount of review/inspection time will be required, then the review/inspection fee can be based on the hourly rate and the time spent. In addition, this fee may be assessed for engineering review/inspection of projects not requiring a site development permit.

\*\*\*An itemized project cost estimate shall be prepared and stamped by a licensed professional engineer and submitted to the City for approval. This engineer's estimate shall be used to determine the project cost.

\*\*\*\*If it is determined that the variation impacts surrounding properties, public notification will be required.

\*\*\*\*\*The applicant is responsible for the following fees incurred by the City from outside consultants or experts: (1) expenses associated with permit review, approval, and issuance; (2) expenses associated with the applicant's failure to comply with the permit and applicable City codes; and (3) expenses associated with the City's evaluation and mitigation of hazardous conditions arising from the applicant's failure to comply with the approved permit and applicable codes.

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Temporary Street Banners

For the processing of permit applications and for costs of installation and removal of temporary street banners or decorations in the public right-of-way

<u>Fee for up to two poles (four-hour minimum) .....</u>	<u>\$430.00</u>
<u>Each additional pole up to ten poles .....</u>	<u>\$90.00</u>

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OFFICIAL DOCUMENT

## VALUATION TABLE

Description	2006	2007
Apartment Buildings - Type I Basement Garage	\$38.52	\$40.06
Apartment Buildings - Type 1A or 1B *	\$112.48	\$116.98
Apartment Buildings - Type V Masonry or III	\$91.36	\$95.01
Apartment Buildings - Type V Wood Frame	\$84.46	\$87.84
Auditoriums - Type 1A or 1B	\$107.94	\$112.26
Auditoriums - Type II - A	\$78.18	\$81.31
Auditoriums - Type II - B	\$73.95	\$76.91
Auditoriums - Type III - A	\$82.19	\$85.48
Auditoriums - Type III - B	\$77.97	\$81.09
Auditoriums - Type V - A	\$78.59	\$81.73
Auditoriums - Type V - B	\$73.34	\$76.27
Awning - Illuminated	\$20.60	\$21.42
Awning - Unlit	\$15.45	\$16.07
Banks - Type 1A or 1B *	\$152.54	\$158.64
Banks - Type II - A	\$112.37	\$116.86
Banks - Type II - B	\$108.77	\$113.12
Banks - Type III - A	\$124.01	\$128.97
Banks - Type III - B	\$119.58	\$124.36
Banks - Type V - A	\$112.37	\$116.86
Banks - Type V - B	\$107.64	\$111.95
Banks - Type V - B (20%)	\$20.88	\$21.72
Bid Price from Applicant	\$0.00	\$0.00
Bowling Alleys - Type II - A	\$52.53	\$54.63
Bowling Alleys - Type II - B	\$49.03	\$50.99
Bowling Alleys - Type III - A	\$57.17	\$59.46
Bowling Alleys - Type III - B	\$53.46	\$55.60
Bowling Alleys - Type V - B	\$38.52	\$40.06
Business Monument Sign	\$25.75	\$26.78
Business Wall Sign	\$15.45	\$16.07
Churches - Type 1A or 1B	\$102.18	\$106.27
Churches - Type II - A	\$76.74	\$79.81
Churches - Type II - B	\$72.92	\$75.84
Churches - Type III - A	\$83.43	\$86.77
Churches - Type III - B	\$79.72	\$82.91
Churches - Type V - A	\$77.97	\$81.09
Churches - Type V - B	\$73.34	\$76.27
Commercial shelving	\$5.15	\$5.36
Commercial Deck	\$10.30	\$10.71
Construction/Repair of the foundation	\$5.54	\$5.76
Convalescent Hospitals - Type 1A or 1B *	\$143.38	\$149.12
Convalescent Hospitals - Type II - A	\$99.50	\$103.48
Convalescent Hospitals - Type III - A	\$101.97	\$106.05
Convalescent Hospitals - Type V - A	\$96.10	\$99.94
Deck Revisions	\$7.73	\$8.04
Decks - Residential	\$7.73	\$8.04
Decks - Residential (Covered)	\$10.30	\$10.71
Designed Attic Storage Trusses	\$10.30	\$10.71
Detached Greenhouse	\$5.15	\$5.36

Dwellings - Basements - Finished	\$95.17	\$98.98
Dwellings - Basements - Finished Revision	\$95.17	\$98.98
Dwellings - Basements - Semi Finished	\$47.59	\$49.49
Dwellings - Type V Masonry	\$99.81	\$103.80
Dwellings - Type V Wood Frame 2nd Floor	\$95.17	\$98.98
Dwellings - Type V Wood Frame 1st Floor	\$95.17	\$98.98
Dwellings - Type V Wood Frame 3rd Floor	\$95.17	\$98.98
Dwellings - Type V Wood Frame Remodel	\$47.59	\$49.49
Dwellings - Type V Wood Frame Revision	\$95.17	\$98.98
Elevator	\$10,300.00	\$10,712.00
Equipment - Air Conditioner Commercial	\$4.33	\$4.50
Equipment - Air Conditioner Residential	\$3.61	\$3.75
Equipment - Sprinkler Systems	\$2.68	\$3.35
Equipment - Sprinkler Systems 20%	\$0.52	\$0.54
Estimate of Value	\$0.00	\$0.00
Fences over 6' in height	\$5.15	\$5.36
Fire Stations - Type 1A or 1B	\$117.83	\$122.54
Fire Stations - Type II - A	\$77.56	\$80.66
Fire Stations - Type II - B	\$73.13	\$76.06
Fire Stations - Type III - A	\$84.87	\$88.26
Fire Stations - Type III - B	\$81.27	\$84.52
Fire Stations - Type V - A	\$79.62	\$82.80
Fire Stations - Type V - B	\$75.50	\$78.52
Homes for the Elderly - Type 1A or 1B	\$106.84	\$111.08
Homes for the Elderly - Type II - A	\$86.73	\$90.20
Homes for the Elderly - Type II - B	\$83.02	\$86.34
Homes for the Elderly - Type III - A	\$90.33	\$93.94
Homes for the Elderly - Type III - B	\$86.62	\$90.08
Homes for the Elderly - Type V - A	\$87.24	\$90.73
Homes for the Elderly - Type V - B	\$84.25	\$87.62
Hospitals - Type 1A or 1B *	\$168.10	\$174.82
Hospitals - Type III - A	\$139.15	\$144.72
Hospitals - Type V - A	\$132.77	\$138.08
Hotels and Motels - Type 1A or 1B *	\$104.03	\$108.19
Hotels and Motels - Type III - A	\$90.13	\$93.74
Hotels and Motels - Type III - B	\$85.90	\$89.34
Hotels and Motels - Type V - A	\$78.49	\$81.63
Hotels and Motels - Type V - B	\$76.94	\$80.02
Illuminated Monument Sign	\$30.90	\$32.14
Illuminated Wall Sign	\$20.60	\$21.42
Industrial Plants - Tilt Up	\$30.90	\$32.14
Industrial Plants - Type 1A or 1B	\$58.61	\$60.95
Industrial Plants - Type II - B	\$37.49	\$38.99
Industrial Plants - Type II - A	\$40.79	\$42.42
Industrial Plants - Type III - A	\$44.91	\$46.71
Industrial Plants - Type III - B	\$42.33	\$44.02
Industrial Plants - Type V - A	\$42.33	\$44.02
Industrial Plants - Type V - B	\$38.73	\$40.28
Jails - Type 1A or 1B	\$163.87	\$170.42
Jails - Type III - A	\$149.87	\$155.86
Jails - Type V - A	\$112.37	\$116.86

Libraries - Type 1A or 1B	\$119.89	\$124.69
Libraries - Type II - A	\$87.76	\$91.27
Libraries - Type II - B	\$83.43	\$86.77
Libraries - Type III - A	\$92.70	\$96.41
Libraries - Type III - B	\$88.07	\$91.59
Libraries - Type V - A	\$87.04	\$90.52
Libraries - Type V - B	\$83.43	\$86.77
Manual Input	\$0.00	\$0.00
Masonry Chimney	\$3,090.00	\$3,213.60
Medical Offices - Type 1A or 1B *	\$123.09	\$128.01
Medical Offices - Type II - A	\$94.97	\$98.77
Medical Offices - Type II - B	\$90.23	\$93.84
Medical Offices - Type III - A	\$103.00	\$107.12
Medical Offices - Type III - B	\$95.89	\$99.73
Medical Offices - Type V - A	\$92.91	\$96.63
Medical Offices - Type V - B	\$89.61	\$93.19
New Roof Structure	\$9.23	\$9.60
Office Partitions	\$46.35	\$48.20
Offices - Type 1A or 1B */**	\$110.00	\$114.40
Offices - Type II - A **	\$73.65	\$76.60
Offices - Type II - B **	\$70.14	\$72.95
Offices - Type III - A **	\$79.52	\$82.70
Offices - Type III - B **	\$76.01	\$79.05
Offices - Type V - A **	\$74.47	\$77.45
Offices - Type V - B **	\$70.14	\$72.95
Permit reissue (Based on percentage of work remaining)	\$95.17	\$98.98
Private Garages - Masonry	\$28.22	\$29.35
Private Garages - Open Carports	\$17.10	\$17.78
Private Garages - Wood Frame	\$25.03	\$26.03
Private Garages - Wood Frame Addition	\$25.03	\$26.03
Private Gate	\$515.00	\$535.60
Public Buildings - Type 1A or 1B *	\$127.10	\$132.18
Public Buildings - Type II - A	\$103.00	\$107.12
Public Buildings - Type II - B	\$98.47	\$102.41
Public Buildings - Type III - A	\$106.91	\$111.19
Public Buildings - Type III - B	\$103.21	\$107.34
Public Buildings - Type V - A	\$97.85	\$101.76
Public Buildings - Type V - B	\$94.35	\$98.12
Public Garages - Type 1A or 1B *	\$50.37	\$52.38
Public Garages - Type 1A or 1B Open Park *	\$37.80	\$39.31
Public Garages - Type II - B	\$28.84	\$29.99
Public Garages - Type III - A	\$38.11	\$39.63
Public Garages - Type III - B	\$33.89	\$35.25
Public Garages - Type V - A	\$34.71	\$36.10
Residential Fire Sprinkler System	\$1.00	\$2.00
Restaurants - Type III - A	\$100.32	\$104.33
Restaurants - Type III - B	\$96.92	\$100.80
Restaurants - Type V - A	\$91.88	\$95.56
Restaurants - Type V - B	\$88.27	\$91.80
Restaurants - Type V - B Remodel	\$88.27	\$91.80
Retaining Wall - Type I	\$20.60	\$21.42

Retaining Wall - Type II	\$61.80	\$64.27
Retaining Wall - Type III	\$103.00	\$107.12
Roofing/Commercial/3 Tab	\$51.50	\$53.56
Roofing/Commercial/Other	\$77.25	\$80.34
Schools - Type 1A or 1B	\$114.54	\$119.12
Schools - Type II - A	\$78.18	\$81.31
Schools - Type III - A	\$83.64	\$86.99
Schools - Type III - B	\$80.44	\$83.66
Schools - Type V - A	\$78.38	\$81.52
Schools - Type V - B	\$74.78	\$77.77
Service Stations - Canopies	\$28.84	\$29.99
Service Stations - Type II - B	\$69.22	\$71.99
Service Stations - Type III - A	\$72.20	\$75.09
Service Stations - Type V - A	\$61.49	\$63.95
Storage shed	\$10.04	\$10.44
Stores - Type 1A or 1B *	\$84.87	\$88.26
Stores - Type II - A	\$51.91	\$53.99
Stores - Type II - B	\$50.78	\$52.81
Stores - Type III - A	\$63.14	\$65.67
Stores - Type III - B	\$59.23	\$61.60
Stores - Type V - A	\$53.15	\$55.28
Stores - Type V - B	\$49.13	\$51.10
Sunrooms and Solariums	\$25.75	\$26.78
Swimming Pools and In-Ground Hot Tubs	\$20.60	\$21.42
Theatres - Type 1A or 1B	\$113.09	\$117.61
Theatres - Type III - A	\$82.40	\$85.70
Theatres - Type III - B	\$78.49	\$81.63
Theatres - Type V - A	\$77.56	\$80.66
Theatres - Type V - B	\$73.34	\$76.27
Warehouses - Type 1A or 1B ***	\$50.88	\$52.92
Warehouses - Type II or V - A ***	\$30.18	\$31.39
Warehouses - Type II or V - B ***	\$28.33	\$29.46
Warehouses - Type III - A ***	\$34.20	\$35.57
Warehouses - Type III - B ***	\$32.55	\$33.85

\* Add 0.05 percent to total cost of each story over three.

\*\* Deduct 20 percent for shell-only buildings.

\*\*\* Deduct 11 percent for mini-warehouses.