

# Community Development Department Fee Schedule

(Planning, Environmental Health, Building)

<b>PLANNING DIVISION</b>	
<b>Application</b>	<b>Fee</b>
Administrative Decision Appeal: Non-NSA (If a settlement is reached prior to appeal hearing notification, then 50% of the fee is refundable)	\$2,450.00
Hearing Examiner Continuance of Hearing	\$125.00
Hearing Examiner Request for Reconsideration	\$250.00
After-the-fact Application (applications which are received after a development or land use has occurred)	\$500.00 (or 3 times the specific application fee, whichever is greater)
Administrative Decision Re-Review due to applicant's project changes prior to a decision being issued (each re-review)	½ original application fee
Administrative Review Use	\$400.00
Certificate of Exemption Title 17 (includes boundary line adjustments)	\$150.00
Clearing and Grading Permit (Fee charged if the project does not require any other Planning Division applications. If there is another application then no additional clearing and grading application fee will be charged.)	\$300.00
Comprehensive Plan Amendment	\$1,725.00
Conditional Use Permit	\$900.00
Critical Area Variance (Administrative)	\$625.00
Critical Area Variance (Hearing Examiner Public Hearing required)	\$950.00
Forest Practice Application (FPA) Moratorium Lift or Wave	\$525.00
National Scenic Area Administrative Decision Appeal (if a settlement is reached prior to appeal hearing notification, then 50% of the fee is refundable)	\$2,450.00
NSA Expedited Review Use	\$450.00
NSA Post Emergency Response	\$450.00
National Scenic Area Land Use Application – Level 1	\$900.00
National Scenic Area Land Use Application – Level 2	\$1,600.00
NSA Reauthorization of Expired Decisions	\$725.00
National Scenic Area Letter Amendment (each amendment)	\$250.00
Petition for Zoning Map Amendment (Rezone)	\$1,725.00
Public Hearing Re-Notice due to applicant's changes to a project (each re-notice)	\$300.00
State Environmental Policy Act (SEPA) Review	\$400.00

SEPA Environmental Impact Statement (EIS) Review *Actual cost will be calculated at the rate of salary and benefits for the employee performing the work, plus all publication costs. The applicant will be sent an itemized bill each month. If a bill is not paid or payment is returned as Nonsufficient Funds, then all review of the EIS will stop until a valid payment has been received.	\$1,000.00 minimum fee with submittal*
Shoreline Conditional Use, Shoreline Variance and/or Shoreline Substantial Development Permit (If any or all applications are submitted, then there is only one fee charged for a shoreline project)	\$1,050.00
Short Plat Application - new or amended	\$850.00
Short Plat drawing Re-Review due to applicant's changes after an administrative decision was issued and prior to recording mylar (each re-review)	\$425.00
Short Plat drawing or administrative decision re-review w/o project change – used if failure to complete conditions or reports after first re-review (each re-review)	\$100.00
Short Plat Vacation Application	\$700.00
Subdivision Application (Preliminary Plat Review)	\$1,400.00
Subdivision Preliminary Plat Amendment (prior to Final Plat recording)	\$700.00
Subdivision Final Plat Review	\$550.00
Subdivision drawing or decision re-review w/o project change – used if failure to complete conditions or reports after first re-review (each re-review)	\$100.00
Subdivision Amendment or Alteration (after Final Plat recorded)	\$1,400.00
Subdivision Vacation Application	\$700.00
Temporary Dwelling (joint planning and environmental health application)	\$325.00
Variance (Title 21)	\$900.00

## ENVIRONMENTAL HEALTH DIVISION

Application	Fee
<b>General Services</b>	
Administrative EH Decision Appeal	\$685.00
<b>Land Development Process (Short plat or Subdivision review includes septic and water)</b>	
Land Division Septic Evaluation (includes soil/site evaluation, existing on-site system review, mylar review, signing mylar) – connected to city water or existing Group A water system – no new water source	\$200.00 for 1 lot site \$375 for 2 lots sites \$560 for 3-4 lot sites \$55 each additional lot
Land Division Water Availability Review - <u>Includes new or existing individual well(s) or shared well(s)</u> . This fee is added to septic land division approval fee if the proposed development is not connecting to city water or an existing Group A Water System.	\$595.00 for one land division application.
Land Division Water Availability - <u>Group B (New or Revised)</u> This fee is added to septic land division approval fee if the proposed development is not connecting to city water or an existing Group A Water System.	\$595.00 for one Group B land division application.
<b>Onsite Sewage Systems (OSS)</b>	
Soil and Site Evaluation	\$335.00
Concurrency Review of Designer's Soil and Site Evaluation	\$245.00
Winter Evaluation (weekly site visits for a three month period to determine drainage patterns)	\$650.00
<b>Design Plan Review and Permit</b>	
Systems < 1,000 gallons per day (gpd)	\$195.00
Systems >= 1,000 gpd but not exceeding 3,500 gpd	\$265.00
<b>OSS Repair Permits (includes evaluation)</b>	
Systems < 1,000 gpd	\$510.00
Systems >= 1,000 gpd but not exceeding 3,500 gpd	\$720.00
<b>Expansion/Replacement Permits (includes evaluation)</b>	
Systems < 1,000 gpd	\$510.00
Systems >= 1,000 gpd but not exceeding 3,500 gpd	\$720.00
Septic Tank/Pump Tank Replacement only (includes tank abandonment, if needed)	\$200.00
Minor Expansion/Replacement of a single component of a system (i.e: one drain line without moving the location)	\$200.00
<b>Existing OSS System Evaluation Report</b>	
Systems < 1,000 gpd	\$210.00
Systems >= 1,000 gpd but not exceeding 3,500 gpd	\$265.00
O&M Review for Existing Systems	\$105.00

<b>Professional Licenses</b>	
Installer/Pumper/Inspector Annual License	\$150.00 each
Penalty for late Installer, Pumper, and/or O & M license renewal	\$50.00
<b>Miscellaneous</b>	
Design (all system types) re-review (after first re-review) if corrections have not been completed and design cannot be approved as submitted (each re-review)	\$70.00
Vault Toilet	\$140.00
Septic Tank Abandonment Verification	\$140.00
Re-inspection - Red Tag	\$175.00 each
Follow-up inspections (not including red tag re-inspections)	\$70.00 each
Waiver (required for permit release)	\$105.00
Septage/Biosolids Tipping fee per gallon	\$0.045/gal
Permit for any OSS work performed without an approved permit	Double the required permit fee
Delinquent submittal of record drawing (as-built)	\$100.00
<b>WATER PROGRAMS</b>	
<b>Individual and Community Water Systems</b> (Water Adequacy Verification (WAV) is an evaluation of the adequacy of the proposed drinking water for a home or building on an individual well, approved shared well, or existing spring to allow a building permit to be obtained.)	
WAV Application and Review; includes bacteriological, nitrate, and arsenic sample collected by staff. Applicant to provide pump test results.	\$300.00
WAV Application and Review (self sample) Applicant to collect water samples for testing and to provide pump test results.	\$265.00
Follow-up Inspections (individual and shared well systems)	\$100.00 each
<b>Group B Public Water Systems</b>	
Application Plan Review (includes 2-14 connections for Residential, Non-residential and Commercial)	\$850.00
Follow Up Inspections (Group B water systems)	\$100.00 each
<b>Pools &amp; Spas Permits &amp; Annual Licenses</b>	
"Year-Round" Pool or Spa Annual License	\$300.00
"Seasonal" Pool or Spa Annual License	\$200.00
Each additional Pool or Spa (add to Annual License Fee)	\$100.00 each
Follow-up Inspections (pools and spas)	\$100.00 each

<b>SOLID WASTE PROGRAM</b>	
<b>Interim Solid Waste Handling</b> (Includes Drop Box, Source Separation/ Recycling, and Composting Facilities)	
Annual License Fee	\$375.00
Application Plan Review Fee	\$875.00
<b>Transfer Stations</b>	
Annual License Fee	\$650.00
Application Plan Review Fee	\$1,675.00

<b>BUILDING DIVISION</b>	
<b>Application</b>	<b>Fee</b>
<b>Plumbing Permits</b>	
Permit Fee	\$20.00
Water Closet (toilet)	\$7.00
Bathtub	\$7.00
Lavatory (wash basin)	\$7.00
Shower	\$7.00
Kitchen sink & disposal	\$7.00
Dishwasher	\$7.00
Laundry Tray	\$7.00
Clothes Washer	\$7.00
Water Heater	\$7.00
Water Piping & Treating Equipment	\$7.00
Floor-sink or Drain	\$7.00
Slop Sink	\$7.00
Waste Interceptor	\$7.00
Urinal	\$7.00
Drinking Fountain	\$7.00
Lawn sprinkler system including backflow device	\$7.00
Vacuum breakers 1 to 5	\$5.00
Vacuum breakers over 5, each	\$1.00
Backflow protective devise 2i & smaller	\$7.00
Backflow protective devise over 2i	\$15.00
Gas Systems: No outlets	\$7.00
<b>Mechanical Permits</b>	
Base Fee	\$22.00
Forced Air Furnace under 100,000 BTU	\$13.25
Forced Air Furnace over 100,000 BTU	\$16.25

In-floor Heat System	\$13.25
Wall Space Heater & Vent	\$13.25
Unit Heaters (Gas Furnace)	\$13.25
Heat Pump	\$13.25
Gravity Systems Heater under 100,000 BTU	\$13.15
Gravity Systems Heater over 100,000 BTU	\$24.25
Air Handling Unit up to 10K CFM	\$9.50
Air Handling Unit over 10K CFM	\$16.15
Range Hood	\$9.50
Clothes Dryers	\$9.50
Ventilation Fan	\$6.50
Solid Fuel Burning Appliance	\$22.00
Unclassified Appliance or Equipment (Gas Appliance)	\$9.50
Gas Piping (up to 4 outlets)	\$5.50
Gas Piping (5 or more)	\$1.00
Appliance Vent, Separate	\$9.50
Repair Heating, Cooling, Controls	\$12.25
Boiler/Compressor up to 3 HP or 100K BTU	\$13.15
Boiler/Compressor 3-15 HP or 100K - 500K BTU	\$24.25
Boiler/Compressor 15-30 HP or 500K - 1000K BTU	\$33.25
Boiler/Compressor 30-50 HP or 1000K - 1750K BTU	\$49.50
Boiler/Compressor over 50 HP or over 1750K BTU	\$82.75
Evaporative Cooler	\$9.50
Vent System Apart from Heating or A.C.	\$9.50
Mechanical Exhaust Hood & Duct	\$9.50
Industrial/Commercial Incinerator	\$66.50
Refrigeration Units	\$13.25

## Building Permits

<b>Total Valuation</b>	
\$1.00 to \$500.00	\$23.50
\$501.00 to \$2,000.00	\$23.50 for the first \$500.00 plus \$3.50 for each additional \$100.00 or fraction thereof, to and including \$2,000.00.
\$2,001.00 to \$25,000.00	\$69.25 for the first \$2,000.00 plus \$14.00 for each additional \$1,000.00 or fraction thereof, to and including \$25,000.00.
\$25,001.00 to \$50,000.00	\$391.25 for the first \$25,000.00 plus \$10.10 for each additional \$1,000.00 or fraction thereof, to and including \$50,000.00.
\$50,001.00 to \$100,000.00	\$543.75 for the first \$50,000.00 plus \$7.00

	for each additional \$1,000.00 or fraction thereof, to and including \$100,000.00.
\$100,001.00 to \$500,000.00	\$993.75 for the first \$100,000 plus \$5.60 for each additional \$1,000.00 or fraction thereof, to and including \$500,000.00.
\$500,001.00 to \$1,000,000.00	\$3,233.75 for the first \$500,000.00 plus \$4.75 for each additional \$1,000.00 or fraction thereof, to and including \$1,000,000.00.
\$1,000,001.00 and greater	\$5,608.75 for the first \$1,000,000.00 plus \$3.15 for each additional \$1,000.00 or fraction thereof.
<b>Other Inspections and Fees</b>	
Inspections done outside of normal business hours	\$75.00 per hour <sup>1</sup> (minimum charge = two (2) hours)
Re-inspection fees assessed under provisions of Section 109	\$75.00 per hour <sup>1</sup> (minimum charge = one (1) hour) (1st re-inspection = no charge, \$75.00 for each one thereafter)
Inspections for which no fee is specifically indicated	\$75.00 per hour <sup>1</sup> (minimum charge = one (1) hour)
Additional plan review required by changes, additions, or revisions to plans	\$75.00 per hour <sup>1</sup> (minimum charge = one (1) hour)
Any construction started without the benefit of a building permit	Double the normal permit fee together with all cost incurred for enforcement.
For use of outside consultants for plan checking, inspections, or both.	Actual Costs <sup>2</sup>
Roofing Permits	\$75.00 for the first \$3,200 in value plus \$75.00 for each additional \$3,200 or fraction thereof.
Agricultural Buildings over 600 square feet	Will include a plan review fee.
Outdoor Storage Buildings over 600 square feet	Will include a plan review fee.
<p><sup>1</sup>Or the total hourly cost to the jurisdiction, whichever is greater. This cost shall include supervision, overhead, equipment, hourly wages, and fringe benefits of the employees involved.</p> <p><sup>2</sup>Actual costs include administrative and overhead costs.</p>	

## Square Foot Construction Costs

Group (2009 International Building Code)	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 Assembly, theaters, with stage	202.05	195.53	190.98	182.97	172.26	167.18	177.12	157.17	151.38
A-1 Assembly, theaters, without stage	182.99	176.47	171.92	163.91	153.24	148.16	158.07	138.15	132.36
A-2 Assembly, nightclubs	155.74	151.36	147.50	141.90	133.46	129.73	136.94	121.02	116.96
A-2 Assembly, restaurants, bars, banquet halls	154.74	150.36	145.50	140.90	131.46	128.73	135.94	119.02	115.96
A-3 Assembly, churches	186.22	179.70	175.15	167.15	156.44	151.36	161.30	141.35	135.56
A-3 Assembly, general, community halls, libraries, museums	157.46	150.93	145.39	138.38	126.08	122.58	132.53	111.57	106.79
A-4 Assembly, arenas	181.99	175.47	169.92	162.91	151.24	147.16	157.07	136.15	131.36
B Business	154.89	149.31	144.53	137.72	125.27	120.56	132.32	109.78	105.26
E Educational	171.53	165.59	160.55	153.20	141.88	134.72	147.92	123.99	119.32
F-1 Factory and industrial, moderate hazard	94.86	90.51	85.32	82.51	73.88	70.62	79.19	60.84	57.54
F-2 Factory and industrial, low hazard	93.86	89.51	85.32	81.51	73.88	69.62	78.19	60.84	56.54
H-1 High Hazard, explosives	88.89	84.54	80.35	76.54	69.09	64.83	73.22	56.05	N.P.
H234 High Hazard	88.89	84.54	80.35	76.54	69.09	64.83	73.22	56.05	51.75
H-5 HPM	154.89	149.31	144.53	137.72	125.27	120.56	132.32	109.78	105.26
I-1 Institutional, supervised environment	159.09	153.50	148.95	142.51	130.74	127.30	138.80	117.44	112.84
I-2 Institutional, hospitals	260.68	255.10	250.32	243.51	230.40	N.P.	238.12	214.91	N.P.
I-2 Institutional, nursing homes	182.27	176.70	171.91	165.10	153.06	N.P.	159.71	137.57	N.P.
I-3 Institutional, restrained	178.01	172.44	167.66	160.85	149.66	143.95	155.45	134.16	127.64
I-4 Institutional, day care facilities	159.09	153.50	148.95	142.51	130.74	127.30	138.80	117.44	112.84
M Mercantile	115.80	111.42	106.56	101.96	93.15	90.42	97.00	80.71	77.65
R-1 Residential, hotels	160.44	154.84	150.29	143.85	132.24	128.80	140.31	118.95	114.35
R-2 Residential, multiple family	134.26	128.66	124.11	117.67	106.72	103.28	114.78	93.42	88.82
R-3 Residential, one- and two-family	126.16	122.65	119.64	116.48	112.21	109.30	114.55	105.15	98.95
R-4 Residential, care/assisted living facilities	159.09	153.50	148.95	142.51	130.74	127.30	138.80	117.44	112.84
S-1 Storage, moderate hazard	87.89	83.54	78.35	75.54	67.09	63.83	72.22	54.05	50.75
S-2 Storage, low hazard	86.89	82.54	78.35	74.54	67.09	62.83	71.22	54.05	49.75
U Utility, miscellaneous	68.86	64.97	60.79	57.48	51.24	47.92	54.61	39.75	37.87

- a. Private Garages use Utility, miscellaneous  
b. For shell only buildings deduct 20 percent  
c. Unfinished basements (all use group) = \$15.00 per sq. ft.  
d. N.P. = not permitted
- VB in the shaded column is for typical construction.

<b>Decks</b>	
Deck - uncovered	\$2.15 per square foot average.
Deck - covered	\$10.85 per square foot average.
<b>Agricultural Buildings</b>	
Barns - enclosed	
Wood Frame	\$7.00 per square foot average.
Pole Building	\$7.00 per square foot average.
Steel Building	\$7.00 per square foot average.
<b>Equipment Shed/Outdoor Storage Building</b>	
Wood Frame	\$7.00 per square foot average.
Pole Building	\$7.00 per square foot average.
Steel Building	\$7.00 per square foot average.
Masonry - with slab	\$7.00 per square foot average.
<b>Carport</b>	
Carport	\$13.90 per square foot average.

## COPIES

Copies of requested Building Division, Environmental Health Division, and/or Planning Division information.

8 ½ x 11, 8 ½ x 14 or 11 x 17 black & white copies	.15¢ each
8 ½ x 11, 8 ½ x 14 or 11 x 17 colored copies	\$1.00 each
Oversized copies (larger than 11 x 17) – black & white	\$1.00 per foot of length with a minimum of one foot and measured in one foot intervals
Oversized copies (larger than 8 ½ x 11) – color	\$2.50 per foot of length with a minimum of one foot and measured in one foot intervals
Copy of recorded meeting - Cassette Tape	\$10.00 each
Copy of recorded meeting – Compact Disc	\$5.00 each
Electronic Documents on Compact Disc	\$5.00 each
Electronic Documents and/or data on DVD	\$10.00 each
<b>Publications</b>	
Clearing and Grading Ordinance, Title 24	\$1.00
Comprehensive Plan 2007	\$7.00
Comprehensive Plan Carson 1994	\$5.00
Comprehensive Plan Swift 2007	\$7.00
Comprehensive Plan Westend 2007	\$7.00
Critical Areas Ordinance, Title 21A	\$5.00
Forest Practices Moratorium Ordinance, Title 23	\$4.00
Mobile Home/RV Park Ordinance, Title 18	\$4.00
National Scenic Area Ordinance, Title 22	\$15.00
SEPA Ordinance, Title 16	\$3.00
Shoreline Ordinance, Title 20 and Shoreline Master Program	\$8.00
Short Plat Ordinance, Title 17 portion	\$5.00
Subdivision Ordinance, Title 17 portion	\$6.00
Zoning Ordinance, Title 21	\$7.00
West End Water Study	\$9.00
Stabler Water Study - with appendices	\$55.00
Stabler Water Study - without appendices	\$25.00
Aquatic Vegetation Management Plan	\$45.00
Shipping & handling charge to mail publications or copies of recorded meetings	\$5.00