

BUILDING, ELECTRICAL AND FIRE-RELATED PERMIT FEES

Effective January 1, 2021

1. Building Permit Fees

All building permit fees consist of the following:

- a. Permit Fee based on fair market project value determined by the applicable building valuation schedule.
- b. Plan Review Fee is 65% of the permit fee, except for expedited reviews (see Section 5 for Expedited Review) and except as otherwise provided under Section 4, in addition to any other fees required.
- c. Other permits related to building permit are subject to separate applications and fees (electrical, mechanical, plumbing, fire, back flow assemblies, shoring, retaining walls, etc.).
- d. New Construction - Valuation rates and fees are based on the International Code Council Building Valuation Data. New construction includes additions. For new mixed-use commercial shell space valuation, square foot construction cost valuations will be based on A-2 Assembly, restaurants, bars, banquet halls (25%), B Business (50%), and M Mercantile (25%).
- e. All other construction - Valuation is based on the valuation table below with value verified by the Building Official.
- f. The Building Official may, at their discretion, accept valuation from other sources.

2021 Hourly Rate: \$149

Technology Fee: 3% of Total Fees

Permit Fee Based on Valuation of New or Added Construction Value

Total Valuation	Fee Amount
\$1 to \$1,400	½-hour minimum
\$1,401.01 to \$2,000	1/2-hour minimum for the first \$1,400 plus \$4.25 for each additional \$100, or fraction thereof, to and including \$2,000
\$2,000.01 to \$25,000	¾-hour minimum for the first \$2,000 plus \$17.50 for each additional \$1,000, or fraction thereof, to and including \$25,000
\$25,000.01 to \$50,000	3 ¼-hour minimum for the first \$25,000 plus \$12.50 for each additional \$1,000, or fraction thereof, to and including \$50,000
\$50,000.01 to \$100,000	5 ¼-hour minimum for the first \$50,000 plus \$9.25 for each additional \$1,000, or fraction thereof, to and including \$100,000
\$100,000.01 to \$500,000	8 ½ -hour minimum for the first \$100,000 plus \$7.25 for each additional \$1,000, or fraction thereof, to and including \$500,000
\$500,000.01 to \$1,000,000	27 ¾-hour minimum for the first \$500,000 plus \$6.25 for each additional \$1,000, or fraction thereof, to and including \$1,000,000
\$1,000,000.01 and up	48 ½-hour minimum for the first \$1,000,000 plus \$5.25 for each additional \$1,000, or fraction thereof

- a. Washington State Building Code Council Surcharge Fee of \$6.50 for each residential building permit, plus an additional surcharge of \$2.00 for each residential unit after the first unit.
- b. For Commercial building permits a \$25.00 fee is added for each building permit, plus an additional surcharge of \$2.00 for each residential unit after the first unit.

2. Electrical, Mechanical and Plumbing Permit Fees

Electrical, Mechanical and Plumbing Permit Fees (Residential and Commercial) are approved, adopted, and established as herein set forth.

Single Family Residential (SFR) Electrical Permits

- Inspection, additional 1 hour each
- Minor residential repairs/replacement (2 inspections)... 2-hour minimum, plus ½-hour admin
- Remodels and additions, not minor (2 inspections) ... 2-hour minimum, plus ½-hour admin
- SFR, new and major remodels (3 inspections) ... 3-hour minimum, plus ½-hour admin
- Temporary service (1 inspection) 1-hour minimum, plus ½-hour admin

Residential Mechanical and Plumbing Fixture Count Fee

Unit Fee Schedule: For the installation, alteration, repair, addition, or relocation of mechanical and plumbing fixtures: \$175 (including 4 fixtures), \$12.00 per fixture over 4.

Non-Residential, Commercial and Multi-Family

All electrical, mechanical and plumbing permit fees consist of the following:

- a. Permit Fee is based on the project value determined by the applicable building valuation schedule.
- b. Plan Review Fee is 65% of permit fee, except for expedited reviews.

Total Valuation	Fee Amount
\$500 or less	1 Hour Minimum
\$500.01 to \$1000	1 Hour Minimum + 7.25% of total valuation excess over \$500
\$1000.01 to \$5000	1 ¼ Hour Minimum +4.74% of total valuation excess over \$1000
\$5000.01 to \$10,000	2 ⅓ Hour Minimum + 2.23% of total valuation excess over \$5,000
\$10,000.01 to \$25,000	3 ⅓ Hour Minimum + 1.27% of total valuation excess over \$10,000
\$25,000.01 to \$50,000	4 ½ Hour Minimum + 0.83% of total valuation excess over \$25,000
\$50,000.01 and over	6 Hour Minimum + 0.60% of total valuation excess over \$50,000

3. Fire Code and Fire Protection System Permit Fees

Fire Code Permit Fees and Fire Protection System Fees are approved, adopted, and established as herein set forth. Note: Permit fee is the **hourly rate of \$149.00** and includes one inspection, if needed.

Fire Code Permit (IFC 105.6 Operational)

No plan review required	1 hour
Fire Protection System Permit (IFC 105.7 Construction)	
- Base fee (plan review)	1 hour + \$5.25 per device
- SFR, detached	2 hour minimum
- Non-SFR with plan review (minor alteration)	2 hour minimum
- Non-SFR with plan review (larger projects)	5 hour minimum
Fireworks display	2 hour minimum
Re-inspection or inspection for which no fee is specifically indicated	1 hour minimum
Use of outside consultants for plan review or inspection	1 hour + Actual Costs

Additional Fire Services

Additional fire services	1 hour minimum
Unusual, phased permits, or permit not individually listed	2 hour minimum
Additional plan review required (change, additions or revisions)	2 hour minimum
Inspection outside of normal business hours	2 hour minimum

4. Investigation Fees

Investigation Fees are approved, adopted and established as herein set forth. Whenever any work for which a permit is required by Chapter 15.05 MTMC has been commenced without first obtaining said permit, a special investigation can occur prior to permit issuance for such work. An investigation fee, in addition to the permit fee, may be collected whether or not a permit is then or subsequently issued. The investigation fee shall be equal to the amount of the permit fee required by this resolution, unless the Building Official determines specific circumstances warrant a reduced fee.

5. Other Types of Permits and Inspection Fees

Other inspections and fees are approved, adopted and established as herein set forth. All inspections and other services not explicitly mentioned, and which are provided by City staff, shall be charged at the current hourly rate, with the following minimum charges:

Certificate of Occupancy, Commercial (Associated With a Building Permit)	1 hour
Certificate of Occupancy, Commercial (By Request)	2 hours
Certificate of Occupancy, Residential (Included With Building Permit for New Construction)	N/A
Deferred Submittals	2 hour minimum
Expedited Plan Review (Fees are in Addition to Normal Permit Fees) - In-house - Consultant	4 hour min. + actual time 4 hour min. + City’s actual cost for outside consultant
Fence, Residential	\$ 50.00
Fence, Commercial & Multi-family	1 hour minimum
Demolition, Single Family Residential	3 hour minimum
Demolition, Garages, Sheds, etc.	2 hour minimum
House Moving	3 hour minimum
Inspections, Additional	1-hour each
Inspections – For Which no Fee is Specifically Indicated	2 hour minimum
Inspection – Outside of Normal Business Hours	2 hour minimum
Re-inspection Fees	1 hour minimum
Residential Rental Unit Inspection - Single family - Multi-family	\$62.50 \$62.50 + \$5.00 each unit
Investigation Fees	See Investigation Fees, Section 4
Plan Review (Additional), Required by Changes, Additions or Revisions to Plans	2 hour minimum
Shed Permit (Less Than 200 Square Feet)	1 hour minimum
Unusual, Phased or Permit not Individually Listed	2 hour minimum
Valuation Inspection Fee	2 hour minimum
Work Without a Permit	Investigation Fee + Permit fee

6. Cost – Outside Consultants-Applicant Requested Expedited Review

Costs for use of outside consultants are approved, adopted and established as herein set forth. For use of outside consultants for plan checking, inspections or both, the cost shall be the actual cost to the City, in addition to the permit fees required by this resolution.