

# 2023 CITY OF COVINGTON FEE SCHEDULE

## TABLE OF CONTENTS

DEVELOPMENT FEES	Page
<b>I. Development Fees</b>	<b>3</b>
A. Integrated Traffic Concurrency Modeling and Reports **	3
B. Pre-Application Conference	3
C. Residential Land Development	3
D. Commercial Development	4
E. Boundary Line Adjustment	4
F. Environmental Review	4
G. Parking Demand / Trip Reduction	4
H. Engineering Review	5
I. Clearing and Grading	6
J. Construction Inspection	7
K. Re-inspections and Missed Appointments	7
L. Latecomers' Agreements	7
M. Shoreline Management Fees	7
N. Impact Fee Administrative Fees	8
O. Consultant Pass Through Fees	8
** Integrated Traffic Concurrency Modeling and Report Fee <b>SCHEDULE A</b>	9
<b>II. Zoning and Land Use Fees</b>	<b>11</b>
A. Zoning Fees	11
B. Conditional Use Permits	11
C. Temporary Use / Re-Use of a Facility	11
D. Zoning Variance / Downtown Departures / Appeals	11
E. Sign Permits	12
F. Wireless Communications Facilities	12
G. Multifamily Tax Exemption Fees	12
H. Landmark Designation Application	12
I. General Land Use/Misc	13
J. Lakepointe Urban Subarea	13
K. Other Services	13
<b>III. Right-of-Way Fees</b>	<b>14</b>
<b>IV. Building Fees</b>	<b>15</b>
A. Building Code Fees	15
B. Mechanical Permit Fees	16
C. Plumbing Permit Fees	17
<b>V. Fire Fees</b>	<b>18</b>
A. Fire Permit Fee Table	18
B. Fire Code Construction Permit	18
C. Building and Land Use Plan Review	19
D. Annual Fire Code Enforcement Inspection	19
E. Other	19
<b>VI. Technology Management Fee</b>	<b>20</b>

<b>ADMINISTRATIVE CHARGES</b>	<b>21</b>
A. Business Licenses	21
B. City Clerk's Office	21
C. Finance Department	21
<b>IMPACT FEES / OTHER</b>	<b>22</b>
A. Traffic Impact Fees (TIF)	22
B. Park Impact Fees	27
C. Fee-in-Lieu of Recreation Space	27
D. School Impact Fees	28
E. Storm and Surface Water Service Charges	29
F. Fire Impact Fees	29

## DEVELOPMENT AND PERMIT CHARGES

### I. DEVELOPMENT FEES

#### A. Integrated Traffic Concurrency Modeling and Reports

	2023
1. Integrated Traffic Concurrency Modeling and Traffic Analysis Reports	See Schedule A
2. Supplemental Traffic Review	Actual Cost
3. Request for Extension of Concurrency and Traffic Report Approval	516
4. Request for an individually-determined impact fee	524
5. Traffic Concurrency Appeal	711
<b>PLUS</b> consultant costs	Actual Cost
6. Change of Use/TIF Evaluation	See Schedule A

#### B. Pre-application Conferences/Use Determinations

1. Pre-application conference	932
2. Extension of Pre-application	354
3. Downtown permitted use determination	869

#### C. Residential Land Development

The base fee for project review includes two rounds of review. Subsequent reviews for resubmittals or revisions are calculated at the hourly rates noted.

1. Short Subdivisions	
a. Preliminary application base fees (two reviews)	14,133
i. Resubmittal or revision, each submittal	176
ii. Plus hourly	176
b. Request for extension	343
c. Final short plat	7,022
d. Alteration to recorded short plat	1,989
e. Vacation of short plat	928
f. Affidavit of correction	594
2. Subdivisions	
a. Preliminary application review fees	31,928
<b>PLUS</b> per lot fee	59
i. Resubmittal or revision, each submittal	176
ii. Plus hourly	176
b. Major revision to approved preliminary subdivision	8,347
c. Request for extension	353
d. Final subdivision	
(i) Final subdivision fee	11,924
<b>PLUS</b> per lot fee	35
(ii) Subdivision alteration	2,650
e. Vacation of plat	928
f. Affidavit of correction	594

## D. Commercial Development

2023

The base fee for project review includes two rounds of review. Subsequent reviews for resubmittals or revisions are calculated at the hourly rates noted.

1. Commercial Site Development Permit (includes multifamily) base fee (two reviews)	14,256
a. Architectural Consultant Review	528
b. Commercial Site Development Extension	354
c. Commercial Site Development Amendment	8,347
d. Resubmittal or revision, each submittal	176
e. Plus hourly	176
2. Binding Site Plan	
a. Binding site plan	16,193
b. Binding site plan, in conjunction with commercial	1,319
c. Alteration of binding site plan	16,193
d. Vacation of binding site plan	16,193
3. Condominium Survey Map Review	1,348

## E. Boundary Line Adjustment

The base fee for project review includes two rounds of review. Subsequent reviews for resubmittals or revisions are calculated at the hourly rates noted.

Request for boundary line adjustment base fee (two reviews)	2,775
Plus hourly	176

## F. Environmental Review

The base fee for project review includes two rounds of review. Subsequent reviews for resubmittals or revisions are calculated at the hourly rates noted.

1. State Environmental Policy Act (SEPA) Review	
a. Environmental checklist & Threshold Determination	1,333
b. Determination of Significance (DS)	6,779
<b>PLUS</b> hourly fee to review EIS (Required when review exceeds 40 staff hours)	176
c. SEPA Threshold Determination Amendment	847
d. Subarea Plan - Planned Action Ordinance	2,550
<b>PLUS</b> hourly fee when review exceeds 15 hours	177
e. Subarea Plan - Planned Action Ordinance Amendment	
(i) Base fee	1,166
(ii) Plus consultant costs	
2. Critical Area Review Fees	
a. Reviews associated with single-family residential building permits, shoreline permits,	1,166
b. Reviews associated with commercial and/or	
(i) at time of application	2,633
(ii) at time of engineering review	1,316
(iii) at commencement of monitoring	2,522
c. Critical area exceptions/reasonable use	6,451
3. Flood Damage Prevention Variance	1,348

## G. Parking Demand/Trip Reduction

2023

1. Parking Management Plan Review Fee	348
2. Commute Trip Reduction	
a. Program review	176
b. Request for extension	176
c. Request for modification	176

The base fee for project review includes two rounds of review. Subsequent reviews for resubmittals or revisions are calculated at the hourly rates noted.

#### 1. Preliminary Short Subdivision Review Fees

##### a. Short Subdivision

(i) Base fee	880
(ii) Resubmittal or revision, each occurrence	
Base fee	176
<b>PLUS</b> hourly fee	176

##### b. Subdivision

(i) Base fee	880
(ii) Resubmittal or revision, each occurrence	
Base fee	176
<b>PLUS</b> hourly fee	176

##### c. Commercial/multifamily

(i) Base fee	880
(ii) Resubmittal or revision, each occurrence	
Base fee	176
<b>PLUS</b> hourly fee	176

#### 2. Engineering Phase Plan Review Fees

##### a. Short subdivision

(i) Base fee	7,650
(ii) Resubmittal or revision, each occurrence	
Base fee	176
<b>PLUS</b> hourly fee	176

##### b. Subdivision

(i) Application plan review	
Base fee	9,979
<b>PLUS</b> per lot fee	39
(ii) Resubmittal or revision, each occurrence	
Base fee	176
<b>PLUS</b> hourly fee	176

##### c. Commercial/multifamily

(i) Base fee	6,773
(ii) Resubmittal or revision, each occurrence	
Base fee	176
<b>PLUS</b> hourly fee	176

#### 2. Final Short Subdivision Review Fees

##### a. Short Subdivision

(i) Base fee	528
(ii) Resubmittal or revision, each occurrence	
Base fee	176
<b>PLUS</b> hourly fee	176

##### b. Subdivision

(i) Base fee	528
(ii) Resubmittal or revision, each occurrence	
Base fee	176
<b>PLUS</b> hourly fee	176

3. Engineering Design Review	
a. Design and Construction Standards	506
b. Design and Construction Standards	844
4. Drainage Review Fees	
a. Drainage plan review, per hour	176
b. Storm water Manual design deviation (Type 1)	506
c. Storm water Manual design variance (Type 2)	988
d. Request to use city storm water facility	532

<b>I. Clearing and Grading</b>	<b>2023</b>
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1. Clearing and Grading Permit Fees
- a. The Clearing and Grading fee shall be calculated by adding applicable amounts from Clearing and Grading Fee Tables.

**Clearing Fee Table**

	Clearing Fee (ac)	Plus per/1 ac over	
	Minimum Fee 2023	Minimum	
0 to 1 acre	775		775
1 to 10 acres	775	48	775
10 to 40 acres	1,268	32	1,268
40 to 120 acres	3,080	16	3,080
120+ acres	3,821	3	3,821

**Grading Fee Table**

	Grading Volume (cv)	Plus per/100 cv	
	Minimum Fee 2023	over Minimum	
0-50	465		465
50-100	465	48	465
100-1000	492	32	492
1000-10000	821	16	821
10000-100000	2,461	3	2,461
100000+	5,075		5,075

b. Plan revision fee	
Base fee, each occurrence	502
<b>PLUS</b> hourly fee	176
2. Clearing and Grading Permit Fee Reductions	
Clearing and Grading fee reduction for projects reviewed in conjunction with building permits and development	
3. Grading/Notice to Proceed Permit Extension Fee (1 year)	353
4. Tree Removal and Clearing Fees	
a. Minor tree removal	335
b. Major tree removal	1,007
c. Major tree removal in conjunction with short plat, subdivision, or site development permit	648
d. Tree Departure/Modification	517

## J. Construction Inspection

2023

### 1. Construction and Maintenance Inspection Fee Table

Bond Quantity Worksheet		Fee Minimum	
Min	Max		
-	100,000	5,891	5,891
100,000	500,000	10,543	10,543
500,000	1,000,000	26,046	26,046
1,000,000	+	41,550	41,550

2. Landscape Installation Inspection	353
3. Bond Management	353
3. Request for Extension of Performance Guarantee	353
4. Inspection outside of business hours on weekdays	
Billed hourly with 2 hour minimum	353
5. Inspection on weekend/holidays	
Billed hourly with 4 hour minimum	707

## K. Re-inspections and Missed Appointments (Construction, Planning, Engineering, Fire)

Re-inspection fees will be assessed at \$176 per occurrence when an inspection has been requested or is required and (1) the previous inspection correction items are not complete, and/or (2) access to the site is not provided, and/or (3) approved plans are not on-site.	176
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## L. Latecomers' Agreements

1. Application Fee	
a. Latecomer's costs \$20,000 or less	#REF!
b. Latecomer's costs \$21,001-\$100,000	1,398
3. Processing fee	176
4. Segregation Processing Fee	176

## M. Shoreline Management Fees

2023

1. Substantial Development Permit	
a. Total Cost of Proposed Development	
<b>Total Cost of Proposed Development</b>	
Up to \$10,000	2,895
10,0001 to 500,000	6,950
Over 500,001	11,582
b. Single-family Joint-Use Dock	4,515
2. Shoreline Conditional Use Permit	7,040
3. Shoreline Variance	12,342
4. Shoreline Environment Redefinition	
Base fee	23,200
<b>PLUS</b> per shoreline lineal foot	47
Maximum charge	86,990
5. Shoreline Letter of Exemption	353
6. Supplemental Fees	
a. Request for extension	352
b. Revision of approved plans –per hour	176
c. If public hearing required	4,815
d. Compliance investigation - per hour	176

## N. Impact Fee Administration

1. Administrative fee for school and fire impact fees,	85
2. Administrative fee for development permits	14
3. Impact Fee Deferral Program Application	353

## O. Consultant Pass-Through Fees

In the review of a land-use permit application, including but not limited to environmental (SEPA) review, the City may determine that such review requires the review of the City Attorney and/or City Consultant. In addition to the above development fees that an applicant is required to submit, the applicant shall also be responsible for reimbursing the City for the cost of professional consultant services if the City determines that such services are necessary to complete its review of the application submittal. The City may also require the applicant to deposit an amount with the City which is estimated, at the discretion of the Community Development Director, to be sufficient to cover anticipated costs of retaining professional consultant services and ensure reimbursement to the City for such costs.

1. Consultant costs	Actual Cost
2. Administrative fee	10% of Actual Cost



**Traffic Review Fee Table/ SCHEDULE A**

**Per Council Direction 1/10/2012**

**Formula 1 - SMALL Developments**

Formula: Total Fee = Base Fee + Rate per Unit \* DevelopmentUnits  
 If calculated fee is **MORE** than \$10,563 use formula for Large Developments instead

Land Use Category	Typical examples or indicators	Development Unit	(a) Base Fee <sup>1</sup>	(b) Rate <sup>1</sup> Per Unit	(c) Enter Development Size	(a)+(b)*(c) Calculate Total Fee	MAXIMUM No. of Units for this formula
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**RESIDENTIAL**

Residential - independent living	Single family, apartments, townhomes, condos	DU	\$ 2,437.50	\$ 81.25		\$0	100
Assisted living facilities	Residents don't drive; caregivers are employed	<i>bed</i>	\$ 2,437.50	\$ 20.31		\$0	400

**RETAIL BUSINESS**

Small Retail < 10KSF	Restaurants, banks, mini-mart <sup>1</sup>	1000sf	\$ 2,437.50	\$812.50		\$0	10
General Retail 10KSF-200KSF	Most stores, small shopping centers	1000sf	\$ 2,437.50	\$203.13		\$0	40
Large Retail >200ksf	Most shopping centers, superstores				use other table	use other table	NA
Day care	Child-care facilities	1000sf	\$ 2,437.50	\$203.13		\$0	40
Medical facilities - all	Clinic, hospital, dental, veterinary	1000sf	\$ 2,437.50	\$203.13		\$0	40
Hotel, motel by size	All types of rooms for rent	1000sf	\$ 2,437.50	\$ 81.25		\$0	100
Automotive services	Gas station, car wash, quick lube, tire store <sup>1</sup>	<i>vehicle servicing position</i>	\$ 2,437.50	\$203.13		\$0	40

<sup>1</sup> If vehicle servicing is secondary to convenience market or fast food business, use small retail rate above for building space only

**NONRETAIL BUSINESS**

Office	Workers at desks	1000sf	\$ 2,437.50	\$101.56		\$0	80
Industrial	Workers on shop floor	1000sf	\$ 2,437.50	\$101.56		\$0	80
Education	Schools, colleges	1000sf	\$ 2,437.50	\$101.56		\$0	80
Warehouse	Storage with minimal employment	1000sf	\$ 2,437.50	\$ 20.31		\$0	400

**OTHER**

Church, theater	Large space used in off-hours	1000sf	\$ 2,437.50	\$ 61.10		\$0	133
Recreation bldg	Health club, community center	1000sf	\$ 2,437.50	\$ 81.25		\$0	100
Movie theater	single or multi-screen	1000sf	\$ 2,437.50	\$ 81.25		\$0	100
Recreation land	Golf course, park	<i>acre</i>	\$ 2,437.50	\$ 20.31		\$0	400
Marina	Moorage for boats	<i>slip</i>	\$ 2,437.50	\$ 12.19		\$0	667
Park & Ride	Transit related car parking	<i>stall</i>	\$ 2,437.50	\$ 61.10		\$0	133

**SPECIAL CASES**

Not specified above	Use rate per peak hour trip	<i>pk hr trip</i>	\$ 2,437.50	\$ 81.25		\$0	100
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Fee schedule is based on typical trip generation rates, standardized across groups of similar land use categories

## Formula 2 - LARGE Developments

Fee = Base Fee + Rate per Unit \* DevelopmentUnits

If calculated fee is **LESS** than \$10,563, use formula for Small Developments instead

Land Use Category	Typical examples or indicators	Development Unit	(a) Base Fee <sup>1</sup>	(b) Rate <sup>1</sup> Per Unit	(c) Enter Development Size	(a)+(b)*(c) Calculate Total Fee	MINIMUM No. of Units for this formula
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### RESIDENTIAL

Residential - independent living	Single family, apartments, townhomes, condos	DU	\$ 6,500.00	\$ 40.63		\$0	100
Assisted living facilities	Residents don't drive; caregivers are employed	<i>bed</i>	\$ 6,500.00	\$ 10.16		\$0	400

### RETAIL BUSINESS

Small Retail < 10KSF	Restaurants, banks, mini-mart <sup>1</sup>	1000sf	\$ 6,500.00	\$ 406.25	use other table	use other table	NA
General Retail 10KSF-200KSF	Most stores, small shopping centers	1000sf	\$ 6,500.00	\$101.57		\$0	40
Large Retail >200ksf	Most shopping centers, superstores	1000sf	\$ 6,500.00	\$ 18.75		\$0	200
Day care	Child-care facilities	1000sf	\$ 6,500.00	\$101.57		\$0	40
Medical facilities - all	Clinic, hospital, dental, veterinary	1000sf	\$ 6,500.00	\$101.57		\$0	40
Hotel, motel by size	All types of rooms for rent	1000sf	\$ 6,500.00	\$ 40.63		\$0	100
Automotive services	Gas station, car wash, quick lube, tire store <sup>1</sup>	<i>vehicle servicing position</i>	\$ 6,500.00	\$101.57		\$0	40

<sup>1</sup> If vehicle servicing is secondary to convenience market or fast food business, use small retail rate above for building space only

### NONRETAIL BUSINESS

Office	High density employment	1000sf	\$ 6,500.00	\$ 50.78		\$0	80
Industrial	Low density employment	1000sf	\$ 6,500.00	\$ 50.78		\$0	80
Education	Schools, colleges	1000sf	\$ 6,500.00	\$ 50.78		\$0	80
Warehouse	Storage with minimal employment	1000sf	\$ 6,500.00	\$ 10.16		\$0	400

### OTHER

Church, theater	Large space used in off-hours	1000sf	\$ 6,500.00	\$ 30.55		\$0	133
Recreation bldg	Health club, community center	1000sf	\$ 6,500.00	\$ 40.63		\$0	100
Movie theater	single or multi-screen	1000sf	\$ 6,500.00	\$ 40.63		\$0	100
Recreation land	Golf course, park	<i>acre</i>	\$ 6,500.00	\$ 10.16		\$0	400
Marina	Moorage for boats	<i>slip</i>	\$ 6,500.00	\$ 6.10		\$0	667
Park & Ride	Transit related car parking	<i>stall</i>	\$ 6,500.00	\$ 30.55		\$0	133

### SPECIAL CASES

Not specified above	Use rate per peak hour trip	<i>pk hr trip</i>	\$ 6,500.00	\$ 40.63		\$0	100
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Fee schedule is based on typical trip generation rates, standardized across groups of similar land use categories

## II. ZONING AND LAND USE FEES

### A. Zoning Fees<sup>1</sup>

2023

1. Annexation Petitions and Election Requests <sup>2</sup>	
Base Fee	16,667
<b>PLUS</b> per acre	100
2. Comprehensive Plan Amendment	4,976
(includes \$1000 non-refundable docketing fee)	
<b>PLUS</b> consultant costs if placed on Docket	
3. Development Regulation Amendment	4,195
(includes \$1000 non-refundable docketing fee)	
<b>PLUS</b> consultant costs if placed on Docket	
4. Land Use Written Determination/Certification/Zoning Verification Letter <sup>1</sup>	
Type 1 decision letter	539
5. Development Agreement Fee	5,186
Plus hourly fee exceeding 30 hours of staff time	
6. Zoning Map Amendment/Re-zone	
(includes \$500 non-refundable docketing fee)	5,186

1. Some zoning determinations may require additional consultant pass-through costs as authorized by the Covington Municipal Code.

2. Fee does not include any costs associated with development of Sub-Area Plans and development regulations.

### B. Conditional Use Permits

1. Conditional Use Permit (CUP)	
a. CUP (stand alone permit)	12,884
b. CUP w/ Commercial Site Development	3,666
c. Amendment to CUP	4,505

### C. Temporary Use/Re-use of a Facility

1. Temporary Use Permit	342
2. Re-use of Closed Public School Facilities	2,291
3. Partial Re-use of Closed Public School Facilities, billed hourly with 2 hour	353

### D. Zoning Variance/Downtown Design Departure/Appeals

1. Zoning Variance (Type 3)	8,616
2. Design Departure from the City of Covington Design Guidelines and	353
3. Appeals to Hearing Examiner	806

## E. Sign Permits

2023

1. Sign Permits	
a. Freestanding sign, each	768
b. Wall-mounted sign (up to 3)	519
Additional per sign over 3 signs	176
c. Temporary sign in the ROW permit	
d. Temporary banner permit	176
2. Sign Variance	8,448
3. Comprehensive Sign Plan	
a. Base fee	1,214
b. Plus hourly rate after 2 hours	176
c. Plus consultant costs	
4. Street Pole Banners	
a. Base fee	176
b. Plus consultant costs	

## F. Wireless Communications Facilities

1. Wireless Communications Facilities (WCF)	
a. WCF - Type 1	516
b. WCF - Type 2 Administrative	1,889
c. WCF - Type 3 - New WCF Tower or Height Waiver	2,477
d. Small Cells Permit	516

## G. Multifamily Tax Exemption Fees<sup>1</sup>

1. Multifamily property tax exemption application	988
2. Amendment of approved contract	687
3. Extension of the conditional tax exempt certificate	343
4. Application for final certificate of tax exemption	988
1. If approved, applicant is responsible for processing fee for filing with King County	

## H. Landmark Designation Application

1. Consultant costs	Actual Costs
2. Administrative fee	10% of Actual Costs

## I. General Land Use/Miscellaneous

### 1. General Land Use (where otherwise not defined)

Base fee	499
<b>PLUS</b> hourly fee	176

2. Farm Conservation Plan	517
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## J. Lakepointe Urban Subarea

### 1. Planned Action Determination and Implementation Project Concurrency

Base fee	2,549
<b>PLUS</b> consultant costs	

J. Other Services (per hour fee)	176
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### III. RIGHT-OF-WAY FEES

	2023
A. Right-of-Way Use Permit <sup>1</sup>	
1. Base Fee (up to 3 hours staff time)	530
a. The fee is applicable to a request for the relocation of an existing driveway.	176
b. Fee is applicable to franchise and non-franchise, aerial, at-ground, underground, and pole replacement.	176
2. Plus hourly after 3 hours	176
3. Right-of-Way Use Permit Extension	176
4. Reinspection Fee	176
B. Right-of-Way Use - Non-Construction (e.g. parade. Block party. Oversize load, etc.)	176
C. Failure to Call in Job Start	176
D. Request for Night Time Work	
1. Base Fee (up to 3 hours staff time)	530
2. Plus hourly after 3 hours	176
3. Plus consultant time	Actual Cost
E. ROW inspections outside of normal business hours	
1. Base Fee (2 hour minimum)	353
2. Plus hourly after 2 hours	176
F. Petition for Vacation of Right-of-Way <b>PLUS</b> pass through consultant costs	1,225 Billed separately
G. Franchise Agreement base fee, plus consultant costs if required	5,700
H. Five-Year ROW No-Cut Request	530

## IV. BUILDING FEES

### A. Building Permit Fees\*

#### 1. Building Permit Fee Table

Project Value	Fee
\$1 - \$500	<b>\$35</b>
\$500 - \$2,000	<b>\$35</b> for first \$500, plus <b>\$17</b> per each additional \$100 or fraction thereof up to and including \$2,000
\$2,001 - \$25,000	<b>\$140</b> for first \$2,000, plus <b>\$17</b> per each additional \$1,000 or fraction thereof up to and including \$25,000
\$25,001 - \$50,000	<b>\$531</b> for first \$25,000, plus <b>\$14</b> per each additional \$1,000 or fraction thereof up to and including \$50,000
\$50,001 - \$100,000	<b>\$881</b> for first \$50,000, plus <b>\$13</b> per each additional \$1,000 or fraction thereof up to an including \$100,000
\$100,001 - \$500,000	<b>\$1,531</b> for first \$100,000 plus <b>\$13</b> per each additional \$1,000 or fraction thereof up to and including \$500,000
\$500,001 - \$1,000,000	<b>\$6,731</b> for first \$500,000, plus <b>\$6</b> per each additional \$1,000 or fraction thereof up to and including \$1,000,000
\$1,000,001+	<b>\$9,731</b> for first \$1,000,000, plus <b>\$7</b> per each additional \$1,000 or fraction thereof

#### 2. Building Permit Plan Review

(due at time of application)

65% of permit fee

2023

#### 3. Site Plan Review

a. Commercial

176

b. Residential

176

#### 4. Misc. Single-Family Residential Building Permit

a. Re-roofs

244

b. Manufactured home placement, per unit

507

c. Energy Code review

i. New Residential

338

ii. New Commercial

676

iii. Residential or Commercial Remodel

86

d. Fences over 6 feet tall

Valuation Based

e. Demolition, per site

507

#### 5. Miscellaneous Commercial Building Permit Fees

a. Phased Occupancy

514

b. Temporary Certificate of Occupancy - under \$2,000,000 in valuation

353

c. Temporary Certificate of Occupancy - \$2,000,000 in valuation and up

2% of building permit fee

#### 6. Other Inspections and Fees

a. Inspections outside of normal business hours

Base fee

353

**PLUS** hourly rate beyond two hours

176

b. Reinspecton fees assessed per IBC 305.8

176

c. Other inspections

176

d. Additional plan review

176

e. Alternate materials and methods review

176

f. Plan review and/or inspection by outside

Consultant cost PLUS fee table cost

g. Permit Extension Request

176

## B. Mechanical Permit Fees\*

### 1. Commercial Mechanical Permit Fee Table

Project Value	Fee
\$1 - \$500	<b>\$141</b>
\$501 - \$2,000	<b>\$141</b> for first \$501, plus <b>\$3</b> per each additional \$500 or fraction thereof up to and including \$2,000
\$2,001 - \$25,000	<b>\$186</b> for first \$2,001, plus <b>\$11</b> per each additional \$1,000 or fraction thereof up to and including \$25,000
\$25,001 - \$50,000	<b>\$439</b> for first \$25,001, plus <b>\$10</b> per each additional \$100 or fraction thereof, up to and including \$100,000
\$50,001 - \$100,000	<b>\$689</b> for first \$50,001, plus <b>\$8</b> per each additional \$1,000 or fraction thereof, up to and including \$100,000
\$100,001 +	<b>\$1089</b> for first \$100,001, plus <b>\$17</b> per each additional \$1,000 or fraction thereof

	2023
2. Permit Issuance	68
3. Supplemental Permit Issuance	18
4. Mechanical Unit Fee Schedule	
a. Furnace	27
b. Furnace over 100,000 Btu/h (29.3 kw)	32
c. Floor furnace	27
d. Unit heater	27
e. Appliance vent	14
f. Boiler or compressor up to 3 hp, or	27
g. Boiler or compressor over 3 up to 15 hp, or	44
h. Boiler or compressor over 15 up to 30 hp, or	
i. Boiler or compressor over 30 up to 50 hp, or	89
j. Boiler or compressor over 50 hp or	147
k. Air-handling unit up to 10,000 cfm	18
l. Air-handling unit over 10,000 cfm	32
m. Ventilation fan	14
n. Mechanical hood	18
o. Miscellaneous appliance	18
p. Gas piping system	
1-5 outlets	12
Each outlet over 5	7
5. Residential New Single family	285
6. Commercial Mechanical Permit by Valuation	See table
7. Commercial Mechanical Permit Plan Review	65% of permit fee



## C. Plumbing Permit Fees\*

### 1. Commercial Plumbing Permit Fee Table

Project Value	Fee
\$1 - \$500	<b>\$141</b>
\$501 - \$2,000	<b>\$141</b> for first \$501, plus <b>\$3</b> per each additional \$500 or fraction thereof up to and including \$2,000
\$2,001 - \$25,000	<b>\$186</b> for first \$2,001, plus <b>\$11</b> per each additional \$1,000 or fraction thereof up to and including \$25,000
\$25,001 - \$50,000	<b>\$439</b> for first \$25,001, plus <b>\$10</b> per each additional \$100 or fraction thereof, up to and including \$100,000
\$50,001 - \$100,000	<b>\$689</b> for first \$50,001, plus <b>\$8</b> per each additional \$1,000 or fraction thereof, up to and including \$100,000
\$100,001 +	<b>\$1089</b> for first \$100,001, plus <b>\$17</b> per each additional \$1,000 or fraction thereof

	2023
2. Permit Issuance	57
3. Supplemental Permit Issuance	18
4. Plumbing Unit Fee Schedule	
a. One trap or set of fixtures on one trap	15
b. Building sewer and each trailer park sewer	28
c. Rainwater systems, per drain (inside building)	15
d. Water heater and/or vent	15
e. Gas-piping system, 1-5 outlets	12
f. Additional outlet exceeding 5, each	7
g. Installation or alteration of drainage or vent piping and/or water treating equipment, each	15
h. Repair or alteration of drainage or vent piping, each fixture	15
i. Lawn sprinkler system on any one meter including backflow protection devices	15
j. Atmospheric-type vacuum breakers, 1-5	12
k. Additional breakers exceeding 5, each	7
l. Backflow device other than atmospheric-type vacuum breakers, 2-inch or smaller	15
m. Backflow device other than atmospheric-type vacuum breakers, over 2 inches	28
n. Initial installation and testing for reclaimed water system	49
o. Annual cross-connection testing of reclaimed	49
p. Medical gas piping system serving 1-5 inlets/outlets for a specific gas	83
q. Additional medical gas inlets/outlets, each	12
5. Residential New Single family	313
6. Commercial Plumbing Permit by Valuation	See table
7. Commercial Plumbing Permit Plan Review	65% of permit fee
*Additional hourly rate may apply to complex systems	176

## V. FIRE FEES

### A. Fire Permit Fee Table

Modifications to the existing fire sprinkler system effecting 4 or more heads or any fire alarm system modification to accommodate tenant improvements are by separate permit.

Project Value	Fee
\$1 - \$500	<b>\$135</b>
\$501 - \$2,000	<b>\$135</b> for first \$501, plus <b>\$18</b> per each additional \$100 or fraction thereof up to and including \$2,000
\$2,001 - \$25,000	<b>\$399</b> for first \$2,001, plus <b>\$80</b> per each additional \$1,000 or fraction thereof up to and including \$25,000
\$25,001 - \$50,000	<b>\$2,249</b> for first \$25,001, plus <b>\$58</b> per each additional \$1,000 or fraction thereof, up to and including \$100,000
\$50,001 - \$100,000	<b>\$3,700</b> for first \$50,001, plus <b>\$40</b> per each additional \$1,000 or fraction thereof, up to and including \$100,000
\$100,001 - \$500,000	<b>\$5,713</b> for first \$100,001, plus <b>\$32</b> per each additional \$1,000 or fraction thereof, up to and including \$500,000
\$500,000+	<b>\$18,613</b> for first \$500,001, plus <b>\$31</b> per each additional \$1,000 or fraction thereof

### B. Fire Code Construction Permit (fire alarm, sprinkler, etc.)

2023

1. Plan Review Fee (due at application)	65% of fire permit fee	
2. Permit Fee (due at issuance)	See fire permit fee table	
3. Residential tank removal/fill		261
4. Permit extensions or approvals		
a. Single family residential		208
b. Final and correction inspections		335
c. Full fire inspection	20% of original permit fee	

### C. Fire - Building Permit Plan Review

1. All reviewed building permits 15% of building permit fee

### D. Fire - Land Use Plan Review

1. Land Use Review 500

### E. Annual Fire Code Enforcement Inspection\*

1. Fire Code Permitted Business -per operational permit 150

2. Late Payment Fees

- a. Over 30 days past due 10
- b. Over 60 days past due 20
- c. Over 90 days past due 30

### F. Other

2023

1. Inspections outside of normal business hours

Contact PSF  
for actual costs

2. Re-inspection (per hour) 176

3. Other inspections (per hour) 176

4. Additional plan review (per hour) 176

5. Request for a code modification (per hour) 176

6. Request for alternative material and method (per hour) 176

7. Plan review and/or inspection by outside consultants

8. The Compliance Engine Portal surcharge\* 20

\* Technology Fee does not apply

## VI. TECHNOLOGY MANAGEMENT FEE

A **\$45.00 technology surcharge** is assessed for each of the following transactions: Building permit, plumbing permit, mechanical permit, fire permit, sign permit, demolition permit, right-of-way use permit, etc. The fee is collected at the time of issuance for the building specific permits and right-of-way use permits. A technology surcharge will be assessed for development projects at each step in the land-use process (Concurrency Review, Preliminary, Engineering, Notice to Proceed and Final approvals). Individual impact fees not paid with an associated building permit will be required to pay a separate technology surcharge fee at the time of payment.

## ADMINISTRATIVE CHARGES

### A. Business Licenses

2023

1. Business license fee, (New)	65.00
2. Business license for home occupation or home industry (New)	65.00
3. Business license renewal fee	65.00
4. Peddler's permit fee	123
5. Special event license (3-day license)	177

### B. City Clerk's Office

1. CD ROM, flash drive, etc.	Actual cost
2. Paper copies (no charge first 5 pages)	0.15

### C. Finance Department

1. Finance Documents - copies available at City Hall for viewing	
a. Final Budget	Actual Cost
b. Preliminary Budget	No charge
c. Financial Statement	Actual Cost
2. Returned item fee (i.e. NSF, chargeback, etc.)	Actual Cost

### D. Public Works Department

#### 1. Shopping Cart Fines and Costs

a.

Placeholder for Shopping  
Cart Fines and Costs

# **Impact Fees / Other Section A**

## **Transportation Impact Fees (TIF) CMC Chapter 12.105**

Residential Subdivisions: The TIF is based on fees in effect at the time of building permit issuance. Fees are calculated on a per lot basis and are paid prior to (or at time of) building permit issuance.

Commercial Site Development (includes multi-family): The TIF is based on fees in effect at the time of the building permit issuance. Fees are paid prior to (or at time of) building permit issuance.

Fees are determined by the City on a project by project basis, same methodology set forth in the code section cited above.

*Refer to the Traffic Impact Fee Rate Table and Calculation Sheet for specific fees.*

# Worksheet for Transportation Impact Fee of New Development

*Pursuant to Ordinance No. 08-10 (Effective October 1, 2010)*

**Development Name:**

**Street Location:**

**City Case Number:**

**Size of Development:**

Residential: Enter number of dwelling units:

 (a)

Other: Enter building square feet / 1000, or other unit if applicable. (see Table 1)

Total sq. ft. / units

Enter ITE Land Use Code (or word description) from Table 1 columns 1-2, for reference:

ITE L.U. Code:

**Transportation Impact Fee Rate per Unit of Development:**

Enter corresponding Fee per Land Use Unit from Table 1 last column:

 (b)

Note: Fee rate per Land Use Unit is based on adopted Fee per Vehicle-Mile of impact at top of Table 1.

**Transportation Impact Fee:**

Size of Development x Impact Fee Rate:

(a) x (b) =

 (c)

**Total Transportation Impact Fee Due for this Development:**

 (c)

## Appendix B. Traffic Impact Rate Table

PM Avg K-factor = 0.091 Avg Daily Fee/Trip = \$ 406

This table uses ITE<sup>(3)</sup> driveway trip rates, with adjustments, to derive the net new impact per unit of development, in vehicle-miles-traveled (VMT). See ITE for details of land use categories.<sup>(9)</sup>

ITE LAND USE NAME	ITE LAND USE CODE	ITE LAND USE UNIT <sup>(11)</sup>	ITE Avg SIZE <sup>(8)</sup>	ITE GROSS TRIP RATE / UNIT <sup>(3)</sup>		DISCOUNT PASS-BY TRIPS <sup>(4)</sup>	ITE Pk/Daily K-Factor	NET DAILY VMT IMPACT RATE / UNIT <sup>(5)</sup>	FEE PER LAND USE UNIT
				PM	DAILY				
<b>RESIDENTIAL</b>									
<i>Signature elements: places where people live with active lifestyles. Afternoon peak hour traffic is mainly inbound.</i>									
Single-Family (Detached) Housing	210	Dwelling	214	1.00	9.52	0%	10.5%	9.52	\$ 4,461
Duplex (Detached) Housing	use 210	Dwelling	same	1.00	9.52	0%	10.5%	9.52	\$ 4,461
Multifamily, 3+ Bedrooms	use 231	Dwelling	234	0.78	7.41	0%	10.5%	7.41	\$ 3,479
Multifamily, under 3 Bedrooms	blend 220, 221, 230	Dwelling	250	0.60	6.00	0%	10.0%	6.00	\$ 2,676
Mobile Home Park	240	Dwelling	168	0.59	4.99	0%	11.8%	4.99	\$ 2,632
Self-contained Retirement Community <sup>(7)</sup>	251	Dwelling	862	0.27	3.68	0%	7.3%	3.68	\$ 1,204
Senior Adult Housing-Attached	252	Dwelling	147	0.25	3.44	0%	7.3%	3.44	\$ 1,115
Congregate Care Facility, Nursing Home, Elderly Housing (Attached) <i>please see Non-Retail, assisted living facilities</i>									
<b>NON-RETAIL</b>									
<i>Signature elements: places where most traffic is generated by employees, rather than customers, patrons or residents. Includes some public facilities and some assisted-living types of residential facilities. Peak hour main direction varies.</i>									
<b>Employment Centers</b>									
Office Building (Single Building)	blend 710, 714, 715	1000 sq. ft.	150-300	1.50	11.42	0%	13.1%	11.42	\$ 6,691
Office Park (Multiple Buildings)	750	1000 sq. ft.	370	1.48	11.42	0%	13.0%	11.42	\$ 6,602
Business Park (Multiple Buildings)	770	1000 sq. ft.	379	1.26	12.44	0%	10.1%	12.44	\$ 5,621
Research & Development Center	760	1000 sq. ft.	306	1.07	8.11	0%	13.2%	8.11	\$ 4,773
General Light Industrial	110	1000 sq. ft.	357	0.97	6.97	0%	13.9%	6.97	\$ 4,327
Industrial Park	130	1000 sq. ft.	447	0.85	6.83	0%	12.4%	6.83	\$ 3,792
Manufacturing	140	1000 sq. ft.	325	0.73	3.82	0%	19.1%	3.82	\$ 3,256
General Heavy Industrial	120	1000 sq. ft.	1544	0.68	1.50	0%	45.3%	1.50	\$ 3,033
<b>Trucking and Storage Facilities</b>									
1 Warehousing (Industrial)	150	1000 sq. ft.	354	0.32	3.56	0%	9.0%	3.56	\$ 1,427
2 Mini-Warehouse (Self-Service Storage)	151	1000 sq. ft.	58	0.26	2.50	0%	10.4%	2.50	\$ 1,160
3 High-Cube Warehouse/Distribution Center	152	1000 sq. ft.	302	0.12	1.68	0%	7.1%	1.68	\$ 535
4 Intermodal Truck Terminal	30	Acres	12	6.55	81.90	0%	8.0%	81.90	\$ 29,218
<b>Institutions</b>									
Church, with Weekday Programs	560	1000 sq. ft.	17	2.00	30.00	20%	6.7%	24.00	\$ 7,137
High School	530	1000 sq. ft.	225	0.97	12.89	10%	7.5%	11.60	\$ 3,894
Elementary and Junior High School	520	1000 sq. ft.	55	0.20	14.49	20%	1.4%	11.59	\$ 714
Church, No Weekday Programs	560	1000 sq. ft.	17	0.40	6.00	0%	6.7%	6.00	\$ 1,784
<b>Assisted Living Facilities</b>									
Nursing Home	620	Beds	99	0.22	2.74	10%	8.0%	2.47	\$ 883
Congregate Care Facility, Elderly Housing (Attached)	253	Living unit	164	0.17	2.02	10%	8.4%	1.82	\$ 682

### Notes:

- (1) V.S.P. (Vehicle Servicing Position) = space provided for one vehicle to be fueled or washed; not necessarily "pumps" or "hoses"
- (2) Use total rooms for hotel/motel; 15% vacancy factor is incorporated in gross trip rate. Excludes facilities with major restaurants and meeting places.
- (3) ITE Trip Generation Manual, 9th edition. Some ITE rates are smoothed and averaged to eliminate statistically insignificant differences.
- (4) Pass-by Reduction eliminates trips diverted from the stream of traffic "passing by" a retail site, which add no vehicle-miles of impact on the road system.
- (5) Net New VMT Impact Trip Rate = ITE Gross Trip Rate \* (1 - % Pass-by).
- (6) For shopping centers over 65,000 sq. ft., see ITE for logarithmic trip rate formula.
- (7) A retirement community is "self-contained" only if it provides a full range of facilities on-site for medical care, recreation, shopping, dining, etc.
- For "assisted living" retirement facilities serving the non-driving elderly with caregivers employed on-site, use Congregate Care Centers under NON-RETAIL.
- (8) Average size of developments comprising the ITE database. May be useful to distinguish between otherwise similar-sounding classes.
- (9) Trip rate for any land use not covered by this table shall be determined by the Director of Public Works.
- (10) This land use generates heavy truck travel. Truck surcharge must be calculated.
- (11) Units expressed as 1000 sq. ft. refer to habitable gross building area, not land area. Units expressed as "acres" refer to land area.



## Appendix B. Traffic Impact Rate Table

PM Avg K-factor = 0.091      Avg Daily Fee/Trip = \$ 406

This table uses ITE<sup>(3)</sup> driveway trip rates, with adjustments, to derive the net new impact per unit of development, in vehicle-miles-traveled (VMT). See ITE for details of land use categories.<sup>(9)</sup>

ITE LAND USE NAME	ITE LAND USE CODE	ITE LAND USE UNIT <sup>(11)</sup>	ITE Avg SIZE <sup>(9)</sup>	ITE GROSS TRIP RATE / UNIT <sup>(3)</sup>		DISCOUNT PASS-BY TRIPS <sup>(4)</sup>	ITE Pk/Daily K-Factor	NET DAILY VMT IMPACT RATE / UNIT <sup>(5)</sup>	FEE PER LAND USE UNIT
				PM	DAILY				
<b>RETAIL</b>									
<i>Signature elements: non-residential activity with traffic generated mainly by customers or patrons, not employees. Inbound and outbound are roughly equal most of the day. Some public facilities are thus "retail".</i>									
<b>Automobile-related Sales</b>									
Auto Parts Sales	843	1000 sq. ft.	8	5.98	61.91	50%	9.7%	30.96	\$ 13,338
Auto Care Center (Multiple Stores)	942	1000 sq. ft.	12	3.11	38.87	20%	8.0%	31.10	\$ 11,098
Car Sales, New and Used	841	1000 sq. ft.	30	2.62	32.30	10%	8.1%	29.07	\$ 10,518
<b>Automobile Servicing</b>									
Gasoline/Service Station no Mini-Mart	944	V.S.P. <sup>(1)</sup>	8	13.87	168.56	80%	8.2%	33.71	\$ 12,374
Self-Service Car Wash	947	V.S.P. <sup>(1)</sup>	7	5.54	75.00	50%	7.4%	37.50	\$ 12,356
Gasoline/Service Station with Mini-Mart	945	V.S.P. <sup>(1)</sup>	10	13.51	162.78	80%	8.3%	32.56	\$ 12,053
Quick-Lube Vehicle Shop	941	V.S.P. <sup>(1)</sup>	2	5.19	40.00	50%	13.0%	20.00	\$ 11,576
Tire Store	848, 849	V.S.P. <sup>(1)</sup>	8	3.32	32.00	50%	10.4%	16.00	\$ 7,405
<b>Social-Recreational Activities</b>									
Coffee and Donut Shop w/o Drive-Through Window	936	1000 sq. ft.	4	40.75	503.09	80%	8.1%	100.62	\$ 36,355
Fast-Food Restaurant with Drive-Through Window	934	1000 sq. ft.	4	32.65	496.12	80%	6.6%	99.22	\$ 29,128
Library	590	1000 sq. ft.	16	7.30	56.24	10%	13.0%	50.62	\$ 29,307
Quality Restaurant	931	1000 sq. ft.	9	7.49	89.95	20%	8.3%	71.96	\$ 26,729
Sit-Down Restaurant	932	1000 sq. ft.	6	9.85	127.15	50%	7.7%	63.58	\$ 21,969
Lodge/Fraternal Organization, with dining facilities	591	1000 sq. ft.	n/a	6.00	48.00	10%	12.5%	43.20	\$ 24,088
Health/Fitness Club	492	1000 sq. ft.	36	3.53	32.93	10%	10.7%	29.64	\$ 14,172
Bowling Alley	437	1000 sq. ft.	24	1.71	33.33	10%	5.1%	30.00	\$ 6,865
Recreational Community Center	495	1000 sq. ft.	65	2.74	33.82	10%	8.1%	30.44	\$ 11,000
Racquet/Tennis Club	491	1000 sq. ft.	48	0.84	14.03	10%	6.0%	12.63	\$ 3,372

### Notes:

- (1) V.S.P. (Vehicle Servicing Position) = space provided for one vehicle to be fueled or washed; not necessarily "pumps" or "hoses"
- (2) Use total rooms for hotel/motel; 15% vacancy factor is incorporated in gross trip rate. Excludes facilities with major restaurants and meeting places.
- (3) ITE Trip Generation Manual, 9th edition. Some ITE rates are smoothed and averaged to eliminate statistically insignificant differences.
- (4) Pass-by Reduction eliminates trips diverted from the stream of traffic "passing by" a retail site, which add no vehicle-miles of impact on the road system.
- (5) Net New VMT Impact Trip Rate = ITE Gross Trip Rate \* (1 - % Pass-by)
- (6) For shopping centers over 65,000 sq. ft., see ITE for logarithmic trip rate formula.
- (7) A retirement community is "self-contained" only if it provides a full range of facilities on-site for medical care, recreation, shopping, dining, etc.  
For "assisted living" retirement facilities serving the non-driving elderly with caregivers employed on-site, use Congregate Care Centers under NON-RETAIL.
- (8) Average size of developments comprising the ITE database. May be useful to distinguish between otherwise similar-sounding classes.
- (9) Trip rate for any land use not covered by this table shall be determined by the Director of Public Works.
- (10) This land use generates heavy truck travel. Truck surcharge must be calculated.
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## Appendix B. Traffic Impact Rate Table

PM Avg K-factor = 0.091      Avg Daily Fee/Trip = \$ 406

This table uses ITE<sup>(3)</sup> driveway trip rates, with adjustments, to derive the net new impact per unit of development, in vehicle-miles-traveled (VMT). See ITE for details of land use categories.<sup>(9)</sup>

ITE LAND USE NAME	ITE LAND USE CODE	ITE LAND USE UNIT <sup>(11)</sup>	ITE Avg SIZE <sup>(9)</sup>	ITE GROSS TRIP RATE / UNIT <sup>(3)</sup>		DISCOUNT PASS-BY TRIPS <sup>(4)</sup>	ITE Pk/Daily K-Factor	NET DAILY VMT IMPACT RATE / UNIT <sup>(5)</sup>	FEE PER LAND USE UNIT
				PM	DAILY				
<b>RETAIL</b>									
<i>Signature elements: non-residential activity with traffic generated mainly by customers or patrons, not employees. Inbound and outbound are roughly equal most of the day. Some public facilities are thus "retail".</i>									
<b>Community Retail Focus</b>									
Walk-in Bank	911	1000 sq. ft.	5	12.13	156.48	65%	7.8%	54.77	\$ 18,938
Drive-in Bank	912	1000 sq. ft.	4	24.30	148.15	75%	16.4%	37.04	\$ 27,099
Convenience Market	851 - 853	1000 sq. ft.	3	50.00	640.00	85%	7.8%	96.00	\$ 33,455
DVD/Video Rental Store	896	1000 sq. ft.	7	13.60	140.00	55%	9.7%	63.00	\$ 27,300
Pharmacy/Drug Store	880, 881	1000 sq. ft.	13	8.71	89.10	30%	9.8%	62.37	\$ 27,203
Supermarket and Discount Supermarket	850, 854	1000 sq. ft.	62	10.45	102.24	45%	10.2%	56.23	\$ 25,638
Hardware/Paint Store	816	1000 sq. ft.	21	4.84	51.29	25%	9.4%	38.47	\$ 16,192
Building Materials & Lumber Store	812	1000 sq. ft.	11	4.49	45.16	20%	9.9%	36.13	\$ 16,023
Apparel Store	876	1000 sq. ft.	5	3.83	66.40	20%	5.8%	53.12	\$ 13,668
Shopping Center, under 65,000 sq. ft. <sup>(6)</sup>	820	1000 sq. ft.	50	3.71	42.70	50%	8.7%	21.35	\$ 8,275
Specialty Retail Center (Strip Mall)	826	1000 sq. ft.	105	2.71	44.32	20%	6.1%	35.46	\$ 9,671
<b>Destination Retail Focus</b>									
1 Free-Standing Discount Store	815	1000 sq. ft.	111	4.98	57.24	30%	8.7%	40.07	\$ 15,550
2 Toy/Children's Superstore	864	1000 sq. ft.	46	4.99	60.00	30%	8.3%	42.00	\$ 15,581
3 Discount Club (Membership Warehouse Store)	857	1000 sq. ft.	112	4.18	41.80	20%	10.0%	33.44	\$ 14,917
4 Electronics Superstore	863	1000 sq. ft.	37	4.50	45.04	30%	10.0%	31.53	\$ 14,051
5 Free-Standing Discount Superstore	813	1000 sq. ft.	154	4.35	50.75	20%	8.6%	40.60	\$ 15,523
6 Factory Outlet Center	823	1000 sq. ft.	146	2.29	26.59	10%	8.6%	23.93	\$ 9,194
7 Home Improvement Superstore	862	1000 sq. ft.	100	2.33	30.74	10%	7.6%	27.67	\$ 9,354
8 Furniture Store	890	1000 sq. ft.	67	0.45	5.06	10%	8.9%	4.55	\$ 1,807
11 Nursery (Garden Center)	817	Acres	4	8.06	108.10	10%	7.5%	97.29	\$ 32,358
12 Nursery (Wholesale)	818	Acres	24	0.45	19.50	10%	2.3%	17.55	\$ 1,807
<b>SPECIAL CASES</b>									
<i>Signature Elements: Characteristics not matched with groups above</i>									
State Motor Vehicles Department/Licensing Agency	731	1000 sq. ft.	10	17.09	166.02	30%	10.3%	116.21	\$ 53,364
US Post Office	732	1000 sq. ft.	31	11.22	108.19	60%	10.4%	43.28	\$ 20,020
Medical/Dental Office or Clinic	630, 720	1000 sq. ft.	71	3.66	33.00	10%	11.1%	29.70	\$ 14,694
Day Care Center	565	1000 sq. ft.	4	12.34	74.06	80%	16.7%	14.81	\$ 11,009
Hospital	610	1000 sq. ft.	500	0.93	13.22	10%	7.0%	11.90	\$ 3,734
Hotel/Motel - No Convention Facilities	310-312, 320	Total Rooms <sup>(2)</sup>	200	0.53	6.50	10%	8.2%	5.85	\$ 2,128

### Notes:

- (1) V.S.P. (Vehicle Servicing Position) = space provided for one vehicle to be fueled or washed; not necessarily "pumps" or "hoses"
- (2) Use total rooms for hotel/motel; 15% vacancy factor is incorporated in gross trip rate. Excludes facilities with major restaurants and meeting places.
- (3) ITE Trip Generation Manual, 9th edition. Some ITE rates are smoothed and averaged to eliminate statistically insignificant differences.
- (4) Pass-by Reduction eliminates trips diverted from the stream of traffic "passing by" a retail site, which add no vehicle-miles of impact on the road system.
- (5) Net New VMT Impact Trip Rate = ITE Gross Trip Rate \* (1 - % Pass-by).
- (6) For shopping centers over 65,000 sq. ft., see ITE for logarithmic trip rate formula.
- (7) A retirement community is "self-contained" only if it provides a full range of facilities on-site for medical care, recreation, shopping, dining, etc.  
For "assisted living" retirement facilities serving the non-driving elderly with caregivers employed on-site, use Congregate Care Centers under NON-RETAIL.
- (8) Average size of developments comprising the ITE database. May be useful to distinguish between otherwise similar-sounding classes.
- (9) Trip rate for any land use not covered by this table shall be determined by the Director of Public Works.
- (10) This land use generates heavy truck travel. Truck surcharge must be calculated.
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**Impact Fees / Other  
Section B**

**Park Impact Fee  
CMC 19.60**

**ORDINANCE NO. 10-2017**

	2023
Single Family, per dwelling unit	3,922.00
Multi-family, per dwelling unit	2,760.55

**Impact Fees / Other  
Section C**

**Fee-in-Lieu of Recreation Space  
CMC 18.35.160**

Most residential developments are required to provide on-site recreation space. The City may, at its sole discretion, allow the applicant to meet some or all of the on-site recreational space requirements by paying a fee in lieu of recreation space. Fees are determined by the City on a project-by-project basis, using the methodology set forth in the code section cited above.

## Impact Fees / Other Section D

### School Impact Fee CMC Chapter 18.120

The School Impact Fee is collected for residential development projects or projects with a residential component.

For a Plat/Subdivision, 100% of the fees can be paid per the fee schedule that is in effect at the time of Final Plat approval. Alternately, the School Impact Fee for each individual single family residence can be paid prior to issuance of the building permit for that SF residence, based on the impact fees in effect at the time of application for that building permit.

For development of existing lots (including plats that were finalized without payment of school impact fees) 100% of the fees are to be paid per the schedule in effect at the time of building permit application, and are to be paid prior to building permit issuance (or at time of issuance).

The only exception to the above references of when fees are assessed and paid are: 1) lots covered under a Plat Condition of Approval with different requirements.

### Kent School District Impact Fee Schedule

	2023
Single-family, per dwelling unit	0.00
Multi-family, per dwelling unit	0.00

Adopted under Ordinance 11-2022 at the October 25, 2022  
City Council Meeting.

## Impact Fees / Other Section E

### Storm and Surface Water Maintenance, Operations CMC Chapter 13.30

#### Resolution 2017-14

Land use	Impervious Surface %	2023
Residential	NA	\$ 341.02 parcel/yr.
Very Light	0 to 10%	\$ 341.02 parcel/yr.
Light	>10% to 20%	\$ 841.71 acre/yr.
Moderate	>20% to 45%	\$ 1,787.38 acre/yr.
Moderately Heavy	>45% to 65%	\$ 3,013.64 acre/yr.
Heavy	>65% to 85%	\$ 4,152.85 acre/yr.
Very Heavy	>85% to 100%	\$ 5,238.83 acre/yr.
City Roads	NA	
State Highways	NA	

*Note: parcel/yr. = fee amount per parcel, per year. Acre/yr. =*

### Fire Impact Fees CMC Chapter 19.50

Adopted under Ordinance 10-2022 at the October 25, 2022 City Council Meeting.

	2023
Single-family, per dwelling unit	2377.75
Multi-family, per dwelling unit	1889.13
Commercial/Industrial, per square foot	2.08
Hospital/Medical/Civic/School/Church, per square foot	1.83
Assisted Care, per square foot	2.22
Service - Hotel, restaurant per square foot	1.41