



City of Chehalis
Community Development
1321 S. Market Blvd.
Chehalis, WA 98532

Building Fees

Building Permit	\$1,000,001 and up	\$6797.50/1st mill + \$4.75 per thousand	Definitions For Building Fees Valuation-current market value of labor and materials. Residential-single family, duplex, triplex, fourplex Commercial-Multifamily, multituse, commercial, industrial. Minor amendments- No increase to density, no additional useable space created, no impacts to water, sewer, stormwater, access, or conditions established by the Hearing Examiner.	
	\$500,001 to \$1 mill	\$3797.50/1st \$500k + \$6.00 per thousand		
	\$100,001 to \$500k	\$1097.50/1st \$100k + \$6.75 per thousand		
	\$50,001 to \$100k	\$710.00/ 1st \$50k + \$7.75 per thousand		
	\$25,001 to \$50k	\$422.50/1st \$25k + \$11.50 per thousand		
	\$2,001 to \$25k	\$77.50/1st \$2k + \$15.00 per thousand		
	\$501 to \$2k	\$23.50/1st \$500 + \$3.50 per hundred		
	\$1 to \$500	\$25.00		
Plan Review		25% of building permit fee (residential)	65% of building permit fee (commercial & industrial)	
Manufactured Structure		\$200.00 per assembled structure		
Mobile Home Title Elimination		No fee if building permits are on file		
Re-roof (residential)		<2000 sq ft= \$75; >2000 sq ft=\$25 base fee and \$7 per square or 100 sq feet		
Re-roof (commercial)		\$75 base fee and \$7 per square or 100 square feet		
Window Replacement		Residential-more than 25% of window replacement, like for like: \$25 base fee and \$7 per window. <25%, like for like: no permit required. Any changes in window size or style: based upon valuation.	Commercial-any or all window replacement, like for like: \$25 base fee and \$7 per window. Any changes in window size or style: based upon valuation.	
Deck		Residential-<120 sq ft and no more than 30 inches above grade, no permit required. 121 sq ft to 500 sq ft <u>and</u> no more than 30 inches above grade: \$175. Over 501 sq ft <u>or</u> higher than 30 inches above grade, assessed as a building permit with plan review.	Commercial-based upon valuation.	
Residential Siding Replacement		<25% no fee. More than 25% of the building: \$250		
Demolition Permit		\$50 residential without utility disconnections \$100 residential with utility disconnections	\$100 commercial, with or without utility disconnections	
Temporary Occupancy		\$1,000.00		
Fire Safety Permit		1.9% of the valuation of fire safety system with a \$200 minimum		
Fire Safety Modifications		\$200.00		
Fireworks Stand		\$150.00		
Underground Storage Tank		\$50 for installation if not part of a building permit		
Sign Permit		\$100 if no plan review required. If plan review required fee assessed as per building permit fees.	No fee for home occupation signs but permit required. No permit required for sign refacing	
House Moving Permit		\$350.00 + performance bond or \$5,000.00 damage deposit		

Mechanical Permit	Residential-\$35 base fee and \$7 per fixture regulated by the building code. For natural gas lines-the first 4 outlets count as one fixture and all additional outlets, \$1 each.	Commercial-\$175 plus \$7 per fixture regulated by the building code.
Plumbing Permit	Residential-\$35 base fee and \$7 per fixture regulated by the building code. For natural gas lines-the first 4 outlets count as one fixture and additional outlets, \$1 each.	Commercial-\$175 plus \$7 per fixture regulated by the building code.
Occupancy Permit/Change of Occupancy	Stand alone occupancy permit-\$150 for the first 2 hours, \$75 per hour after 2 hours.	For occupancy permit associated with a building permit-no fee.
Reinspection Fee	\$75 per reinspection's visits of 3 or more	
Inspections outside normal business hours	\$150 with a 2 hour minimum	

Planning Fees		
Comprehensive Plan Amendment	If applied for within annual comp plan amendment cycle-no fee	If applied for outside of annual comp plan amendment cycle-\$1000
Planned Unit Development (preliminary)	\$1000 plus the cost of Hearing Examiner	
Planned Unit Development (final)	\$500.00	
Planned Unit Development Amendment (Minor)	No fee	
Planned Unit Development Amendment (Major)	\$500 plus the cost of the Hearing Examiner	
Development Regulation Text Amendment (Title 17)	If applied for within annual comp plan amendment cycle-no fee	If applied for outside of annual comp plan amendment cycle-\$1000
Subdivision (preliminary plat application)	\$750.00 + \$5.00 per lot plus cost of Hearing Examiner	
Subdivision (Final plat application)	\$500 unless part of a PUD or MPD then \$150	
Short Plat	\$200 plus \$50 per lot	
Boundary Line Adjustment	Residential BLA-no feeCommercial, Industrial, Mixed use, and multifamily-\$350	
Environmental Impact Statement (review only - EIS by applicant)	\$500 plus consultant costs	
Pre-submission conference	\$0.00	
Binding Site Plan (preliminary)	\$1000 plus the cost of the Hearing Examiner	
Binding Site Plan (final)	\$500.00	
Binding Site Plan Amendment (Minor)	No fee	
Binding Site Plan Amendment (Major)	\$1000 plus the cost of the Hearing Examiner	
Address Assignment	No fee but will not be issued without a building permit	
Appeal to Hearing Examiner	\$500 plus actual Hearing Examiner costs	
Appeal to City Council	\$500.00	
SEPA	\$500.00	
SEPA exemption letter	\$300.00	
Master Plan Development (conceptual)	\$3000 plus applicable consultant and Hearing Examiner costs	
Master Plan Development (amendment or alterations)	Minor amendments or alterations-no fee	Major amendments or alterations-\$500 plus the cost of the Hearing Examiner
Master Plan Development (final)	\$500.00	
Variance Permit	\$500 plus the full cost of the Hearing Examiner fees	
Conditional Use Permit	\$500 plus the full cost of the Hearing Examiner fees	
Floodplain Development Permit	\$75.00	
Shoreline Statement of Exemption	\$350.00	
Substantial Development Permit	\$500 plus the cost of Hearing Examiner, if applicable	

Shoreline Conditional Use Permit	\$1000 plus the cost of the Hearing Examiner	
Shoreline Variance	\$1000 plus the cost of the Hearing Examiner	
Site Plan Review	\$300 - \$150 waived if applicant has had a pre submission conference within 180 calendar days prior to submittal.	
Site Plan Amendment	Minor amendments = no fee	All other amendments = \$300
Temporary Use Permit/Special Event	\$150.00	
Zone Change	If applied for within annual comp plan amendment cycle-no fee	If applied for outside of annual comp plan amendment cycle-\$1000
Code Compliance/Zoning Verification Letter	\$25.00	

Engineering Fees		
Civil Permit Base Fee		\$50.00
ADA Ramp		\$150 (includes 10' of sidewalk)
Commercial Driveway Approach		\$250 (includes 25' of sidewalk)
Residential Driveway Approach		\$150 (includes 25' of sidewalk)
Sidewalk--New/Repair/Replace		\$25 for first 25', then \$25 per 50'
Plan Review and Inspection--	Construction of City Water Main	\$500 for the first 100', then \$0.50/foot
Plan Review and Inspection--	Construction of City Sewer Main	\$500 for the first 100', then \$0.50/foot
Plan Review and Inspection--	Construction of City Stormwater Main	\$500 for the first 100', then \$0.50/foot
Plan Review and Inspection--	Stormwater onsite pipe	\$2 per linear foot
Inspection--Water-- Abandon, Service Repair or Additional Backflow Device 2" or smaller	(no fee if the applicant has a demo permit)	\$125.00
Inspection--Sewer-- Abandon, Service Repair	(no fee if applicant has a demo permit)	\$125.00
Right of Way Obstruction/Traffic Plan		\$25.00
Street or Alley Vacation		\$200 plus associated planning permit costs
Overhead ROW work		\$50 per continual 1000 linear foot
Open Cut ROW ground work		\$75 per continual 100 linear feet
Trenchless ROW ground work		\$50 for first continual 25 linear feet, then \$0.50 per foot
Water Meter Installation		
	3/4" to 5/8"	\$700.00
	1"	\$1,000.00
	1 1/2"	\$1,500.00
	2"	\$2,000.00
Fire Service Connection Fees		
	2"	\$1,610.00
	3"	\$3,210.00
	4"	\$5,020.00
	6"	\$10,040.00
	8"	\$16,060.00
	10"	\$23,090.00
	12"	\$45,170.00
Outside plan review-		Actual cost
Inspections outside normal business hours-		\$75 with a 2 hour minimum
Reinspection fees-		\$75 from the 3rd reinspection on

Earthmoving	
Grading Plan Review Fees	
up to 50 cu yards	No fee
51 to 100 cu yards	\$23.50
101 to 1,000 cu yards	\$37.00
1,001 to 10,000 cu yards	\$49.25
10,001 to 100,000 cu yards	\$49.25 for the 1st 10,000 cu yards plus \$24.50 for each additional 10,000 cu yards
100,001 to 200,000 cu yards	\$269.75 for the 1st 100,000 cu yards plus \$13.25 per each additional 10,000 cu yards
200,001 cu yards or more	\$402.25 for the first 200,000 cu yards plus \$7.25 for each additional 10,000 cu yards
Grading Fees	
up to 50 cu yards	\$23.50
51 to 100 cu yards	\$37.00
101 to 1,000 cu yards	\$37.00 for the first 100 cu yards, plus \$17.50 for each additional 100 cu yards
1,001 to 10,000 cu yards	\$194.50 for the first 1,000 cu yards plus \$14.50 for each additional 1,000 cu yards
10,001 to 100,000 cu yards	\$325.00 for the first 10,000 plus \$66.00 for each additional 10,000 cu yards
100,001 cu yards or more	\$919.00 for the first 100,000 cu yards plus \$36.50 for each additional 10,000 cu yards