



**PIERCE COUNTY PLANNING AND LAND SERVICES
DEVELOPMENT CENTER**

FEE SCHEDULE

EFFECTIVE JANUARY 1, 2004

☆ **USE PERMITS**

Administrative Use
Amendment to Previously Approved Use Permit
Conditional Use
Forest Practice Applications
Nonconforming Use
Planned Development District/Planned Unit Development
Variance-Land Use
Variance-Fish and Wildlife

☆ **PLATTING**

Alteration of Plat/Short Plat/Large Lot
Binding Site Plan
Boundary Line Adjustment/Lot Combination
Extension of Time
Final Plat
Phased Development
Preliminary Plat
Short Plat/Large Lot

☆ **ENVIRONMENTAL**

Environmental Impact Statement
Environmental Exemption

☆ **SHORELINE MANAGEMENT**

☆ **WETLAND MANAGEMENT**

☆ **MISCELLANEOUS PLANNING REVIEWS**

☆ **APPEAL/REVOCAION/RECONSIDERATION**

☆ **SITE DEVELOPMENT PERMITS,**

☆ **DEVELOPMENT ENGINEERING REVIEW AND INSPECTIONS**

Attachments:

BUILDING AND FIRE PROTECTION PERMIT FEES (TITLE 17C.10.070)
TACOMA PIERCE COUNTY HEALTH DEPARTMENT FEE SCHEDULE
PUBLIC WORKS & UTILITIES SEWER UTILITY DIVISION FEE SCHEDULE

Note: An applicant will be charged double the application fee if work has begun on a project prior to the issuance of a permit.

USE PERMITS

ADMINISTRATIVE USE PERMIT (AUP):

Planning Review.....	1,800.00
Administrative Design Review (community plan areas only):.....	500.00
Site Plan Review (community plan areas only):	1,200.00

Development Engineering Review:

0 - 49,999 sq. ft. of structure	633.59
50,000 - 99,999 sq. ft. of structure	1,098.15
100,000 sq. ft. or greater of structure & less than 20 acres	1,867.55
20 - 100 acres	2,484.60
101 - 500 acres	3,105.70
501 - 1,000 acres	3,726.90
greater than 1,000 acres	12,422.95

Administrative Use Subtotal _____

SEPA (if sepa review is required):

Planning

One- or Two-Family Dwellings 650.00

Commercial:

0 to 5 acres	650.00
5.1 to 10 acres	800.00
10.1 to 20 acres	1,000.00
20.1 to 100 acres	1,200.00
Greater than 100 acres	1,500.00

Industrial:

0 to 5 acres	800.00
5.1 to 10 acres	1,000.00
10.1 to 20 acres	1,500.00
20.1 to 100 acres	2,000.00
Greater than 100 acres	3,000.00

Development Engineering

One or two Family Dwellings..... 59.13

Commercial:

0 - 9,999 Sq. Ft. of bldg.....	219.89
10,000 - 49,999 Sq. Ft.	363.40
50,000 - 99,000 Sq. Ft.	539.15
Greater than 100,000 Sq. Ft.	1,366.53

SEPA Utility Review..... 130.00

SEPA Health Review..... 136.00

SEPA Subtotal _____

Total Review Fee for Administrative Use Permit Application..... _____

AMENDMENT TO PREVIOUSLY APPROVED USE PERMIT:

Planning Review:

Major	1,500.00	
Minor	500.00	_____

Development Engineering Review (Major Only):

0 - 49,999 sq. ft. of structure	310.50	
50,000 - 99,999 sq. ft of structure	409.86	
100,000 sq. ft. or greater of structure & less than 20 acres	621.15	
20 - 100 acres	621.15	
101 - 500 acres	621.15	
501 - 1,000 acres	931.70	
greater than 1,000 acres	1,242.30	_____

<u>Utility Review</u>	180.00	
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Amendment Subtotal _____

SEPA (if SEPA review is required)

Planning Review

One- or Two-Family Dwellings (building permits)	650.00	
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Commercial:

0 to 5 acres	650.00	
5.1 to 10 acres	800.00	
10.1 to 20 acres	1,000.00	
20.1 to 100 acres	1,200.00	
Greater than 100 acres	1,500.00	

Industrial:

0 to 5 acres	800.00	
5.1 to 10 acres	1,000.00	
10.1 to 20 acres	1,500.00	
20.1 to 100 acres	2,000.00	
Greater than 100 acres	3,000.00	_____

Development Engineering Review

One or two Family Dwellings	59.13	
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Commercial:

0 - 9,999 Sq. Ft. of bldg.	219.89	
10,000 - 49,999 Sq. Ft.	363.40	
50,000 - 99,000 Sq. Ft.	539.15	
Greater than 100,000 Sq. Ft.	1,366.53	_____

<u>SEPA Health Review</u> – if on septic	136.00	
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<u>SEPA Utility Review</u> – if on sewer	130.00	_____
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SEPA Subtotal _____

Total Review fee for an Amendment _____

CONDITIONAL USE PERMIT (CP):

Planning Review:

One or two Family Dwellings	2,600.00
Commercial, Industrial and others:	
0 to 5 acres	3,600.00
5.1 to 10 acres	5,300.00
10.1 to 20 acres	12,000.00
20.1 to 100 acres	17,000.00
100.1 to 500 acres	24,900.00
500.1 to 1,000 acres	33,250.00
Greater than 1,000 acres	49,870.00
Administrative Design Review (community plan areas only):.....	500.00
Site Plan Review (community plan areas only):	1,200.00

Development Engineering Review:

0 - 49,999 sq. ft. of structure	633.59
50,000 - 99,999 sq. ft. of structure	1098.15
100,000 sq. ft. or greater of structure & less than 20 acres.....	1,867.55
20 - 100 acres	2,484.60
101 - 500 acres	3,105.70
501 - 1,000 acres	3,726.90
greater than 1,000 acres	12,422.95

Conditional Use Subtotal

SEPA (if SEPA review is required)

Planning Review

One- or Two-Family Dwellings (building permits).....	650.00
Commercial:	
0 to 5 acres	650.00
5.1 to 10 acres	800.00
10.1 to 20 acres	1,000.00
20.1 to 100 acres	1,200.00
Greater than 100 acres	1,500.00
Industrial:	
0 to 5 acres	800.00
5.1 to 10 acres	1,000.00
10.1 to 20 acres	1,500.00
20.1 to 100 acres	2,000.00
Greater than 100 acres	3,000.00

Development Engineering Review

One or two Family Dwellings	59.13
Commercial:	
0 - 9,999 Sq. Ft. of bldg.....	219.89
10,000 - 49,999 Sq. Ft.	363.40
50,000 - 99,999 Sq. Ft.	539.15
Greater than 100,000 Sq. Ft.	1,366.53

<u>SEPA Utility Review</u>	130.00
<u>SEPA Health Review</u>	136.00

SEPA Subtotal

Total Review Fee for Conditional Use Permit Application

FOREST PRACTICE APPLICATIONS:

Class IV – General 90.00

SEPA

Planning Review

0 to 5 acres 650.00
5.1 to 10 acres 800.00
10.1 to 20 acres 1,000.00
20.1 to 100 acres 1,200.00
Greater than 100 acres 1,500.00

Development Engineering Review

Clearing and Grading 219.89

SEPA Utility Review 130.00

SEPA Health Review 136.00

SEPA Subtotal _____

Total Review Fee for Class IV-General Application _____

Other Forest Practice Applications

Conversion Option Harvest Plan (COHP) 450.00

Release of Moratorium 2500.00

Single Family Exception 300.00

NONCONFORMING USE (NP):

Planning Review:

One or two Family Dwellings	2,600.00
Commercial, Industrial and others:	
0 to 5 acres	3,600.00
5.1 to 10 acres	5,300.00
10.1 to 20 acres	12,000.00
20.1 to 100 acres	17,000.00
100.1 to 500 acres	24,900.00
500.1 to 1,000 acres	33,250.00
Greater than 1,000 acres	49,870.00
Administrative Design Review (community plan areas only):.....	500.00
Site Plan Review (community plan areas only):.....	1,200.00

Development Engineering Review:

0 - 49,999 sq. ft. of structure	633.59
50,000 - 99,999 sq. ft. of structure	1098.15
100,000 sq. ft. or greater of structure & less than 20 acres	1,867.55
20 - 100 acres	2,484.60
101 - 500 acres	3,105.70
501 - 1,000 acres	3,726.90
greater than 1,000 acres	12,422.95

Nonconforming Use Subtotal

SEPA (if SEPA review is required)

Planning Review

One- or Two-Family Dwellings	650.00
Commercial:	
0 to 5 acres	650.00
5.1 to 10 acres	800.00
10.1 to 20 acres	1,000.00
20.1 to 100 acres	1,200.00
Greater than 100 acres	1,500.00
Industrial:	
0 to 5 acres	800.00
5.1 to 10 acres	1,000.00
10.1 to 20 acres	1,500.00
20.1 to 100 acres	2,000.00
Greater than 100 acres	3,000.00

Development Engineering Review:

One or two Family Dwellings	59.13
Commercial:	
0 - 9,999 Sq. Ft. of bldg.....	219.89
10,000 - 49,999 Sq. Ft.	363.40
50,000 - 99,000 Sq. Ft.	539.15
Greater than 100,000 Sq. Ft.	1,366.53

<u>SEPA Utility Review</u>	130.00
<u>SEPA Health Review</u>	136.00

SEPA Subtotal

Total Review fee for a Non-Conforming Use

PLANNED DEVELOPMENT DISTRICTS (PDD), PLANNED UNIT DEVELOPMENT (PUD):

Planning Review:

One or two Family Dwellings.....	2,600.00	
Commercial, Industrial and others:		
0 to 5 acres	3,600.00	
5.1 to 10 acres	5,300.00	
10.1 to 20 acres	12,000.00	
20.1 to 100 acres	17,000.00	
100.1 to 500 acres	24,900.00	
500.1 to 1,000 acres	33,250.00	
Greater than 1,000 acres.....	49,870.00	_____
Administrative Design Review (community plan areas only):.....	500.00	
Site Plan Review (community plan areas only):	1,200.00	_____

Development Engineering Review:

0 - 49,999 sq. ft. of structure	633.59	
50,000 - 99,999 sq. ft. of structure	1,098.15	
greater than 100,000 sq. ft. of structure & less than 20 acres	1,867.55	
20 - 100 acres	2,484.60	
101 - 500 acres	3,105.70	
501 - 1,000 acres	3,726.90	
greater than 1,000 acres.....	12,422.95	_____

<u>Utilities Segregation Review, if w/in ULID</u>	80.00	_____
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PDD/PUD Subtotal _____

SEPA (if not included with platting fees):

Planning Review

0 to 5 acres	650.00	
5.1 to 10 acres	800.00	
10.1 to 20 acres	1,000.00	
20.1 to 100 acres	1,200.00	
Greater than 100 acres	1,500.00	_____

Development Engineering Review

Clearing and Grading	219.89	
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<u>SEPA Utility Review.....</u>	130.00	
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<u>SEPA Health Review.....</u>	136.00	
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SEPA Subtotal _____

Total PDD or PUD Fee (Note: This does not include platting application fees.) _____

VARIANCE - Land Use (V):

<u>Planning Review</u>	1,200.00
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VARIANCE - Fish and Wildlife (V(FW)):

<u>Resource Review.....</u>	796.00
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☆ PLATTING

ALTERATION OF PLAT & SHORT PLAT/LARGE LOT AMENDMENT:

<u>Planning Review</u>		
Alteration of Plat.....	300.00	
Alteration of Short Plat/Large Lot.....	200.00	_____
 <u>Health Review:</u>		
If on septic.....	164.00	
If on sewers.....	93.00	_____
 <u>Utilities Review:</u>		
Segregation Review, if w/in ULID.....	80.00	_____
If on septic.....	130.00	
If on sewer.....	180.00	_____
 <u>Assessor/Treasurer Review</u>		30.00

Total review fee for a Plat Alteration _____

BINDING SITE PLAN:

<u>Planning Review</u>		1000.00
Administrative Design Review (community plan areas only):.....	500.00	
Site Plan Review (community plan areas only):.....	1,200.00	_____
<u>Development Engineering Review</u>		350.00
<u>Utilities Segregation Review</u> , if w/in ULID.....	80.00	_____

Total review fee for a Binding Site Plan... _____

BOUNDARY LINE ADJUSTMENTS/LOT COMBINATIONS:

<u>Planning Review</u>		350.00
<u>Development Engineering Review</u> (BLA only).....	249.00	_____
<u>Health Department Review</u> (BLA on septic ONLY).....	69.00	_____
 <u>Utilities Review (BLA only):</u>		
Segregation Fee, if w/in ULID.....	80.00	_____
If on septic.....	130.00	
If on sewer.....	180.00	_____
 <u>Assessor-Treasurer Review</u>		30.00

Total review fee for a Boundary Line Adjustment/Lot Combination _____

FINAL PLAT:

<u>Planning Review</u>		2100.00
<u>Health Review</u>		
If on Septic	169.00	
If on Sewers	97.00	_____
<u>Utilities Review:</u>		
Segregation Fee, if w/in ULID		80.00
If on Sewers	180.00	
If on Septic	130.00	_____
<u>Development Engineering Review:</u>		
Final Plat Check		447.24 + 21.39/Lot or Tract
Total Final Plat Review Fee		_____

Note: If numerous errors are found to exist in the proposed final plat, and these errors result solely from the poor or low quality work of the professional engineer and/or land surveyor, a second base fee may be imposed by the County. If the proposed final plat is returned to the professional engineer and/or land surveyor by the County for a second time for poor or low quality work or failure to address adequately the review comments, a third base fee may be imposed by the county.

TIME EXTENSION (non-refundable): 400.00

PRELIMINARY PLAT:

Planning Review:

0 to 5 lots.....	1,800.00	
6 to 10 lots.....	2,600.00	
11 to 20 lots.....	3,700.00	
21 to 50 lots.....	4,600.00	
51 to 100 lots.....	5,600.00	
101 to 200 lots.....	7,000.00	
201 to 350 lots.....	10,500.00	
Greater than 350 lots	20,000.00	_____
Administrative Design Review (community plan areas only):.....	500.00	
Site Plan Review (community plan areas only):	1,200.00	_____

Development Engineering Review:

0 - 5 lots	586.98	
6 - 10 lots	710.58	
11 - 20 lots	854.13	
21 - 50 lots	1,222.44	
51 - 100 lots	1,757.20	
101 - 200 lots	3,361.60	
201 - 350 lots	6,418.97	
greater than 350 lots	12,226.70	_____

Health Review:

If on Septic, Method I	383.00	
If on Septic, Method II	601.00 + 66.00/Lot (exclude 1st lot)	
If on sewer	93.00	
Well Site Inspection (if on well)	148.00/lot	_____

Assessor-Treasurer Review

30.00

Preliminary Plat Subtotal

SEPA

Planning Review

Plats:

0 to 5 lots.....	800.00	
6 to 10 lots.....	850.00	
11 to 20 lots.....	1,050.00	
21 to 50 lots.....	1,250.00	
51 to 100 lots.....	1,450.00	
101 to 200 lots.....	1,750.00	
Greater than 200 lots	1,950.00	_____

Development Engineering Review

Clearing and Grading 219.89

SEPA Utility Review..... 130.00

SEPA Health Review..... 136.00

SEPA Subtotal

Total Preliminary Plat Review Fee

SHORT PLAT / LARGE LOT First Submittal:

Planning Review:

Administrative Design Review (community plan areas only):..... 500.00
Site Plan Review (community plan areas only): 1,200.00

2 Lots(includes 1 lot subdivisions)..... 500.00
3 Lots..... 800.00(short plat) / 750.00(large lot)
4 Lots..... 1000.00
More than 4 Lots (Large Lots)..... 1,000.00 + 50.00 for each lot over 4

Health Review:

Method I 396.00
Method II 622.00

Office Review Plat on Public Water/Sewer 97.00
Well Site Inspection (if on Wells) 148.00 per lot

Utilities Review:

If on septic..... 130.00
If on sewer..... 180.00

Segregation Fee, if w/in ULID 80.00

Assessor-Treasurer Review..... 30.00

Short Plat/Large Lot Subtotal

SEPA (if sepa is required):

Planning Review

0 to 5 lots..... 800.00
6 to 10 lots..... 850.00
11 to 20 lots..... 1,050.00
21 to 50 lots..... 1,250.00
51 to 100 lots..... 1,450.00
101 to 200 lots..... 1,750.00
Greater than 200 lots 1,950.00

Development Engineering Review

Clearing and Grading 219.89

Utility Review (large lots only)..... 130.00

Health Review (large lots only)..... 136.00

SEPA Subtotal

Total review fee for Short Plat and Large Lot Applications

SHORT PLAT / LARGE LOT Second Submittal / Final Submittal:

Planning Review..... 400.00

Health Review:

If on Septic 169.00
If on Sewer 97.00

Total review fee for Second/Final Submittal

☆ ENVIRONMENTAL (SEPA)

Planning Review Fees:

One- or Two-Family Dwellings (building permits)..... 650.00

Plats:

0 to 5 lots..... 800.00
 6 to 10 lots..... 850.00
 11 to 20 lots..... 1,050.00
 21 to 50 lots..... 1,250.00
 51 to 100 lots..... 1,450.00
 101 to 200 lots..... 1,750.00
 Greater than 200 lots 1,950.00

Commercial:

0 to 5 acres 650.00
 5.1 to 10 acres 800.00
 10.1 to 20 acres 1,000.00
 20.1 to 100 acres 1,200.00
 Greater than 100 acres 1,500.00

Industrial:

0 to 5 acres 800.00
 5.1 to 10 acres 1,000.00
 10.1 to 20 acres 1,500.00
 20.1 to 100 acres 2,000.00
 Greater than 100 acres 3,000.00

Development Engineering Review:

One or two Family Dwellings 59.13

Commercial:

0 - 9,999 Sq. Ft. of bldg..... 219.89
 10,000 - 49,999 Sq. Ft. 363.40
 50,000 - 99,000 Sq. Ft. 539.15
 100,000 Sq. Ft or greater..... 1,366.53

Clearing and Grading 219.89

Utility Review (except short plats and sensitive areas) 130.00

Health Review (except short plats and sensitive areas)..... 136.00

Total review fee for State Environmental Policy Act Checklist.

ENVIRONMENTAL IMPACT STATEMENT:(BASE FEE)..... 2385.00

Base fee for first fifteen (15) hours of professional work, plus \$60.00 per hour for each hour thereafter.

ENVIRONMENTAL IMPACT REVIEW FEE:(HEALTH DEPARTMENT)..... 327.00

\$ 109.00 PER HOUR AFTER THREE (3) HOURS

ENVIRONMENTAL EXEMPTION or ADDENDUM:..... 250.00

☆ SHORELINE MANAGEMENT

AMENDMENT TO SHORELINE MASTER PROGRAM/OFFICIAL CONTROLS 1,500.00
 Base fee of \$1,500.00 for first ten (10) hours of professional work, plus \$40.00 per hour for each hour thereafter.

REVISION TO PERMITS - BASE FEE 200.00
 Plus \$10.00 for each party of record notification.

Administrative Design Review (community plan areas only): 500.00
 Site Plan Review (community plan areas only): 1,200.00 _____

SHORELINE SUBSTANTIAL DEVELOPMENT:

Project cost:
 0 to 10,000.00 1,500.00
 10,001.00 to 100,000.00 1,750.00
 100,001.00 to 500,000.00 3,700.00
 500,001.00 to 1,000,000.00 4,700.00
 Greater than \$1,000,000.00 5,700.00 plus
 \$50.00 for each \$100,000.00 in project cost in excess of \$1,000,000.00 _____

**SHORELINE VARIANCE, SHORELINE CONDITIONAL USE, SHORELINE EXPANSION
 OF NONCONFORMING USE:** 1,500.00 _____

SEPA (if SEPA review is required)

Planning Review

One- or Two-Family Dwellings (building permits) 650.00

Commercial:

0 to 5 acres 650.00
 5.1 to 10 acres 800.00
 10.1 to 20 acres 1,000.00
 20.1 to 100 acres 1,200.00
 Greater than 100 acres 1,500.00

Industrial:

0 to 5 acres 800.00
 5.1 to 10 acres 1,000.00
 10.1 to 20 acres 1,500.00
 20.1 to 100 acres 2,000.00
 Greater than 100 acres 3,000.00 _____

Development Engineering Review:

One or two Family Dwellings 59.13

Commercial:

0 - 9,999 Sq. Ft. of bldg 219.89
 10,000 - 49,999 Sq. Ft. 363.40
 50,000 - 99,000 Sq. Ft. 539.15
 Greater than 100,000 Sq. Ft. 1,366.53 _____

SEPA Subtotal _____

Total Shoreline Review Fee... _____

SHORELINE EXEMPTION: 200.00 plus \$10.00
 for each party of record notification.

☆ **WETLAND MANAGEMENT**

Refer to Chapter 18E.30.110 Appendices for report/plan requirements.

GENERAL (COMMERCIAL/INDUSTRIAL) WETLAND REGULATION FEES:

Review of Verification	455.00
Site visit to <u>verify</u> the presence or absence of a wetland:	
Site less than 10 acres	265.00
10 to 20 acre site	425.00
Greater than 20 acres	425.00 ¹
Site visit to <u>categorize</u> wetland	385.00
Review of Wetland Analysis Report	1,405.00
Review of Non-Compensatory Mitigation Plan	1,100.00
Review of Compensatory Mitigation Plan	1,650.00

WETLAND REGULATION FEES FOR ONE-FAMILY DWELLING AND NEW AGRICULTURE:

Single Family Wetland Certification.....	150.00
Site visit to verify the presence or absence of a wetland:	
Site less than 10 acres	265.00
10 to 20 acre site	425.00
Site visit to categorize wetland	228.00
Review of wetland specialist's report on wetland categorization.....	300.00
Review of wetland specialist's delineation report	500.00
Delineation of wetland	480.00 ¹
Review of wetland specialist's mitigation plan for non-compensatory mitigation	480.00
Completion of non-compensatory mitigation plan	819.00
Review of wetland specialist's compensatory mitigation plan	800.00
Review of wetland specialists wetland categorization, delineation and non-compensatory mitigation plan, for a single project.....	614.00
Completion of wetland categorization, delineation and non-compensatory plan, for single project.....	1000.00 ²

OTHER WETLAND FEES:

Additional Site Visit for Non-Routine Circumstances	300.00
Wetland Variance Application fee	796.00
Reasonable Use Exception application fee.....	1,300.00

Note: If the Department requires an environmental assessment and a wetland application for a proposal solely because the proposal is located on land covered by water and, is not, therefore, categorically exempt from SEPA pursuant to WAC 197-11-800, the wetland application fee shall be considered to include the Planning Division's environmental assessment fee.

1 Plus \$60.00 per hour over 5 hours.

2 Plus \$60.00 per hour over 5 hours on delineation.

☆ MISCELLANEOUS PLANNING REVIEWS

Accessory Dwelling Unit Fee.....	270.00
Accessory Element Inspection	200.00
Administrative Design Review.....	500.00
Comprehensive Plan Amendment	No Charge
Hearing Examiner Annual Reviews.....	300.00
Home Occupation Review.....	200.00
Innocent Purchaser	135.00
Non-Conforming Use Confirmation.....	400.00
Pre-Filing Fee.....	300.00
Pre-Development Conference Minor.....	300.00
Pre-Development Conference Major ³	1400.00
Records Research – Customer requests investigation of closed study.....	300.00
Request for Clarification of Unlisted Use	500.00
Site Plan Review	1,200.00
Site Specific Information Letter	200.00
Temporary Use Permit.....	100.00
Zoning Certificate (<i>this fee includes a copy of the zoning code-Title 18A</i>).....	200.00

☆ APPEAL/RECONSIDERATION/REVOICATION

Note: When applying, include a letter with an explanation of your request and a copy of the original decision.

APPEAL OF AN ENVIRONMENTAL OFFICIAL'S DECISION (AE): 1,050.00

APPEAL OF AN ADMINISTRATIVE OFFICIAL'S DECISION (AA): 800.00

APPEAL OF SHORT PLAT / LARGE LOT: 800.00

REQUEST FOR RECONSIDERATION OF AN EXAMINERS DECISION:..... 600.00

REVOICATION:..... 350.00

RELINQUISHMENT: 100.00

³ This fee is refundable if building permit application is made within 12 months of conference.

☆ **SITE DEVELOPMENT PERMITS, DEVELOPMENT ENGINEERING
REVIEW AND INSPECTIONS**

Road/Storm /Drainage Review:

Formal Plat Roads (Public)	838.55 + 2.75/L.F. of road, shared access & alley ⁴
Formal Plat Roads (Private)	838.55 + 2.75/L.F. of road, shared access & alley ⁴

Short Plat and Large Lot Roads	838.55 + 2.75/L.F. of road, shared access & alley ⁴
Commercial Developments	352.73 + 0.025/SQ. FT. of impervious area
Flood Study Review	350.24

Excavation, Filling, Grading, Surface Mines:

Abbreviated Plan	594.00
Drainage and Erosion/Sediment Control Plan	

0 - 999 cubic yards	1,377.98
1,000 - 4,999 cubic yards	1,931.28
5,000 - 49,999 cubic yards	2,484.60
50,000 - 99,999 cubic yards	3,726.90
100,000 - 499,999 cubic yards	6,211.50
500,000 or greater cubic yards	9,938.40

Clearing:

Abbreviated Plan	594.00
Drainage and Erosion/Sediment Control Plan	1,377.95

MISCELLANEOUS DEVELOPMENT ENGINEERING FEES:

Traffic Signal plan review and construction inspection	3,105.70
Revisions to Approved Plans	419.31
Off-site public road improvements	2.75/L.F.
Infiltration system design review	193.80
Site Development Permit Extension	25% of original fee
Erosion Control Inspection	131.65

Traffic Impact Analysis Review:

25-44 peak hour trips	300.00
Greater than 44 peak hour trips	240.00 + 15.00 per peak hour trip

Annual Scope of Work	600.00
Variance/Deviations – Administrative and Public Hearing:	

Single item	568.00
Multiple items(same project)	1,136.00

Technical Equivalency Board	600.00
Driveway Approach Permit-Single Family Residential	60.00
Driveway Approach Permit – Other	220.00
Storm Drainage Inspection-Single Family Residential	166.40
Floodplain determination	40.00
Floodplain Elevation Certificate	54.00
Site Development Evaluation-Single Family Residential	51.50
Re-Inspections-Single Family Residential	110.00
Single Family Abbreviated Plan	522.00

Geotechnical Assessments	179.20
Geotechnical Reports	337.50

⁴ Road lengths are measured along centerline and to the end of cul-de-sacs.

Commercial Building Permit Application (when no SEPA is required for submittal):

Development Engineering Review:	
0 - 9,999 sq. ft.	214.30
10,000 - 49,999 sq. ft.	326.13
50,000 - 99,999 sq. ft.	434.80
100,000 or greater sq.ft.	1,242.30 _____
Planning Fee:	
Administrative Design Review:	500.00
Site Plan Review:	1,200.00 _____

Total Commercial Building Permit Review Fee (no SEPA) .. _____

SEPA (if sepa review is required)

Planning Review

One- or Two-Family Dwellings (building permits)..... 650.00

Commercial:

0 to 5 acres	650.00
5.1 to 10 acres	800.00
10.1 to 20 acres	1,000.00
20.1 to 100 acres	1,200.00
Greater than 100 acres	1,500.00

Industrial:

0 to 5 acres	800.00
5.1 to 10 acres	1,000.00
10.1 to 20 acres	1,500.00
20.1 to 100 acres	2,000.00
Greater than 100 acres	3,000.00 _____

Development Engineering Review

One or two Family Dwellings..... 59.13

Commercial:

0 - 9,999 Sq. Ft. of bldg.....	219.89
10,000 - 49,999 Sq. Ft.	363.40
50,000 - 99,000 Sq. Ft.	539.15
Greater than 100,000 Sq. Ft.	1,366.53 _____

SEPA Utility Review 130.00

SEPA Health Review 136.00

Total Review Fee for SEPA ... _____

Note: If numerous errors are found to exist in the site development plans, and these errors result solely from the poor or low quality work of the professional engineer and/or land surveyor, a second base fee may be imposed by the County. If the proposed site development plans are returned to the professional engineer and/or land surveyor by the County for a second time for poor or low quality work or failure to address adequately the review comments, a third base fee may be imposed by the county.

**SCHOOL AND PARK IMPACT
FEE'S AND PLU'S
2004**

PLU #	TITLE	PRICE
153	Park Single Family Impact Fee	300.00
154	Park Multi-Family Impact Fee	150.00
155	Administration Impact Fee	- 50.00
187	Auburn –Single Family	1711.00
188	Auburn – Multi Family	901.00
161	Bethel – Single Family	1711.00
162	Bethel – Multi Family	901.00
191	Carbonado- Single Family	1711.00
192	Carbonado – Multi Family	689.00
163	Dieringer – Single Family	1711.00
164	Dieringer – Multi Family	901.00
165	Eatonville – Single Family	1711.00
166	Eatonville – Multi Family	901.00
167	Fife – Single Family	1711.00
168	Fife – Multi Family	901.00
169	Franklin Pierce- Single Family	1711.00
170	Franklin Pierce – Multi Family	901.00
171	Orting – Single Family	1711.00
172	Orting – Multi Family	901.00
173	Peninsula – Single Family	1711.00
174	Peninsula – Multi Family	901.00
175	Puyallup – Single Family	1711.00
176	Puyallup – Multi Family	901.00
189	Steilacoom – Single Family (Anderson Isl.)	1711.00
190	Steilacoom – Multi Family (Anderson Isl.)	901.00
177	Sumner – Single Family	1711.00
178	Sumner – Multi Family	717.00
183	White River – Single Family	1711.00
184	White River – Multi Family	901.00
185	Yelm – Single Family	1711.00
186	Yelm – Multi Family	901.00

PIERCE COUNTY PLANNING AND LAND SERVICES
DEVELOPMENT CENTER
2401 S. 35TH St.
Tacoma, WA 98409

**TACOMA-PIERCE COUNTY HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH PROGRAMS 2004 FEE SCHEDULE**

Design Applications

Single Family, or Community System (Basic Fee)	381.00
Per additional connection	90.00
Accessory Dwelling Unit (ADU) (2 nd residence with existing structure)	
Single Family Application 381.00	
Remodel application 74.00	454.00
Commercial Building (Per System).....	659.00
Holding Tank (Per System).....	381.00
Repair Permit (Basic).....	199.00
(Design Required).....	381.00
(Commercial Bldg)	659.00
Remodel (Office Review Only, Limited)	74.00
(Office Review Only, Detailed)	164.00
(Field Visit Required)	199.00
(Design Required).....	381.00

Permits

Installation Permits	205.00
Septic Tank Abandonment Certification.....	69.00

Renewal/Reinspection

Redesign/Resubmittal	85.00
Renewal of Site Approval.....	182.00
Renewal of Community System Connection (tank only)	90.00
Return Inspection Fee	113.00
High Winter Water Review	182.00
Late As-Built	69.00
Waiver/Variance Review (per hour).....	113.00

Designer/Installer/Installation Firms

Installer Examination (\$100.00 Non-Refundable).....	199.00
Operation & Maintenance Technician Exam (\$100.00 Non-Refundable)	199.00
Operation & Maintenance Specialist Exam (\$100.00 Non-Refundable)	262.00
Homeowner Examination	136.00
Installer Certification - Annual	154.00
Installation Firm (Contractor) Certification - Annual	262.00
Specialist & Technician Certification - Annual	154.00
Septic Tank Pumper – Annual	409.00
(Each truck)	57.00
Professional Engineer or Designer Listing/Mailing (Annual).....	34.00
Installer/O&M Specialist-Techs & Septic Pumpers, (Late Certification).....	80.00

Report of System Status for Real Estate Transaction (Health Letter)

System Status Report Only	138.00
System Status Report with Water Sample.....@ Lab Cost	

Miscellaneous

^ Meetings/Consultation (Per Hour, 1 Hour Minimum)	113.00
Non-Sufficient Funds Check Charge	35.00

Water Program

**Group B Water Systems - Work Books (New)	565.00
***Group B Water Systems - Work Books (Existing Non-Expanding)	452.00
*Group B – Work Books (Expanding / Improvement).....	339.00
Public Water System Monitoring Permit – small group A & B (Annual).....	55.00
Well Site Inspection and Construction.....	308.00
Well Site Inspection (Commercial, Group A, Existing Individual)	154.00
Well Construction Only or Well Decommissioning	154.00
Reactivation of expired Well Inspection/Well Construction	154.00
Water Sample Pick Up Fee.....@ Lab Cost +34.00	
Water Adequacy Review (Office).....	28.00
(Field – Including water sample)	154.00
* Hydrogeologic Assessment.....	339.00
Environmental Site Assessment.....	250.00
SEPA Checklist	136.00
* Environmental Impact Statement Review	339.00

Operation & Maintenance (O & M)

Applications for Determination of O & M Requirements

Single Family Residential	40.00
Community Systems/Multi-Family with 2 units.....	40.00
Mobile Home/Rv Parks,	175.00
(Each additional Pad/Space over 8)	10.00
Community Systems/Multi Family - more than 2 units.....	175.00
(Each additional Pad/Space over 8)	10.00
Commercial (Less than 600 gpd flow and Residential Waste Strength)	95.00
Commercial (Greater than 600 gpd flow or Non-Residential Waste Strength)....	175.00
Minor Food Establishment.....	95.00
Major Food Establishment.....	175.00

O & M Permit Renewals

Moderate Risk – Every 3 years	40.00
High Risk - Annual	60.00
Mobile Home/Rv Parks - Annual	100.00
(Each additional Pad/Space over 8)	10.00
Community Systems/Multi Family – more than 2 units - Annual	100.00
(Each additional Pad/Space over 8)	10.00
Commercial(Less than 600 gpd flow and Residential Waste Strength)	40.00
Commercial(Greater than 600 gpd flow or Non-Residential Waste Strength)- Annual	175.00
Minor Food Establishment.....	40.00
Major Food Establishment - Annual	75.00
Late Fee on Delinquent O & M Accounts Greater Than 60 Days.....	100% of Original Fee

- * TPCHD Time Spent in Excess of Three (3) Hours Bill at \$113.00 Per Hour
- ** TPCHD Time Spent in Excess of Five (5) Hours Bill at \$113.00 Per Hour
- *** TPCHD Time Spent in Excess of Four (4) Hours Bill at \$113.00 Per Hour
- ^ Plus Outside Consultant and/or Attorney Expenses