Legislation Details (With Text)

File #:	2016-0478 **Version:** 2		
Type:	Ordinance	**Status:**	Passed
File created:	10/24/2016	**In control:**	Budget and Fiscal Management Committee
On agenda:		**Final action:**	11/7/2016
Enactment date:	11/17/2016	**Enactment #:**	18385

Title: AN ORDINANCE relating to fees; amending Ordinance 13332, Section 4, as amended, and K.C.C. 27.06.010, Ordinance 13332, Section 17, as amended, and K.C.C. 27.10.020, Ordinance 17923, Section 45, and K.C.C. 27.10.035, Ordinance 17923, Section 46, and K.C.C. 27.10.037, Ordinance 13332, Section 20, as amended, and K.C.C. 27.10.050, Ordinance 13332, Section 21, as amended, and K.C.C. 27.10.060, Ordinance 13332, Section 22, as amended, and K.C.C. 27.10.070, Ordinance 18000, Section 83, and K.C.C. 27.10.075, Ordinance 13332, Section 23, as amended, and K.C.C. 27.10.080, Ordinance 17453, Section 19, as amended, and K.C.C. 27.10.082, Ordinance 17453, Section 18, as amended, and K.C.C. 27.10.084, Ordinance 17224, Section 26, as amended, and K.C.C. 27.10.085, Ordinance 17453, Section 21, as amended, and K.C.C. 27.10.087, Ordinance 13332, Section 24, as amended, and K.C.C. 27.10.090, Ordinance 13332, Section 28, as amended, and K.C.C. 27.10.130, Ordinance 13332, Section 30, as amended, and K.C.C. 27.10.150, Ordinance 13332, Section 31, as amended, and K.C.C. 27.10.160, Ordinance 13332, Section 32, as amended, and K.C.C. 27.10.170, Ordinance 13332, Section 33, as amended, and K.C.C. 27.10.180, Ordinance 13332, Section 34, as amended, and K.C.C. 27.10.190, Ordinance 13332, Section 35, as amended, and K.C.C. 27.10.200, Ordinance 13332, Section 36, as amended, and K.C.C. 27.10.210, Ordinance 13332, Section 37, as amended, and K.C.C. 27.10.220, Ordinance 13332, Section 40, as amended, and K.C.C. 27.10.320, Ordinance 13332, Section 42, as amended, and K.C.C. 27.10.350, Ordinance 13332, Section 43, as amended, and K.C.C. 27.10.360, Ordinance 13332, Section 46, as amended, and K.C.C. 27.10.380, Ordinance 17224, Section 39, as amended, and K.C.C. 27.10.385, Ordinance 17224, Section 40, as amended, and K.C.C. 27.10.395, Ordinance 17224, Section 43, as amended, and K.C.C. 27.10.425, Ordinance 13332, Section 53, as amended, and K.C.C. 27.10.510, Ordinance 13332, Section 54, as amended, and K.C.C. 27.10.550, Ordinance 17682, Section 46, as amended, and K.C.C. 27.10.560, Ordinance 17682, Section 47, as amended, and K.C.C. 27.10.570, Ordinance 17682, Section 48, as amended, and K.C.C. 27.10.580 and Ordinance 16959, Section 12, as amended, and K.C.C. 27.02.1905, adding a new section to K.C.C. chapter 27.02, adding a new section to K.C.C. chapter 27.04 and repealing Ordinance 13332, Section 18, as amended, and K.C.C. 27.10.030, Ordinance 17224, Section 20, as amended, and K.C.C. 27.10.045, Ordinance 13332, Section 41, as amended, and K.C.C. 27.10.330, Ordinance 13332, Section 49, as amended, and K.C.C. 27.10.430 and Ordinance 13332, Section 51, as amended, and K.C.C. 27.10.460.

Sponsors: Rod Dembowski

Indexes: Budget, DDES/DPER

Code sections: 27.02 -, 27.04 -, 27.06.010 -, 27.10.020 -, 27.10.030 -, 27.10.035 - ., 27.10.037 - ., 27.10.045 - ., 27.10.050 -, 27.10.060 -, 27.10.070 -, 27.10.075 - ., 27.10.075 - ., 27.10.080 -, 27.10.082 - ., 27.10.084 - ., 27.10.085 - ., 27.10.087 - ., 27.10.090 -, 27.10.130 -, 27.10.150 - ., 27.10.160 - ., 27.10.170 -, 27.10.180 -, 27.10.190 -, 27.10.200 -, 27.10.210 -, 27.10.220 -, 27.10.320 -, 27.10.330 -, 27.10.350 -, 27.10.360 -, 27.10.380 - ., 27.10.385 - ., 27.10.395 - ., 27.10.425 - ., 27.10.430 -, 27.10.460 -, 27.10.510 -, 27.10.550 -, 27.10.560 - ., 27.10.570 - ., 27.10.580 - .

Attachments: 1. 18385.pdf, 2. 2016-0478 legislative review form.pdf, 3. 2016-0478 fiscal note.xls, 4. 2016-0478 transmittal letter.doc, 5. 2016-0478_SR_PermitFees.pdf, 6. 2016-0478_ATT2_PermitFeeSummaryMatrix.pdf, 7. 2016 FEE ORDINANCES readvertise - Seattle Times 10-26-16.doc, 8. fee notice Affidavit of Pub Seattle Times 10-1-16.pdf, 9. 2016-0478_SR_dated_11012016_PermitFees.docx, 10. 2016-0478_ATT2_AMDS1_StrikingAmendment.docx, 11. 2016-0478_ATT3_AMDT1_TitleAmendment.docx, 12. 2016-0478_Revised_SR_PermitFees.docx

Date	Ver.	Action By	Action	Result
11/7/2016	2	Metropolitan King County Council	Hearing Held	
11/7/2016	2	Metropolitan King County Council	Passed	Pass
11/1/2016	1	Budget and Fiscal Management Committee	Recommended Do Pass Substitute	Pass
10/26/2016	1	Budget and Fiscal Management Committee	Deferred	
10/25/2016	1	Budget and Fiscal Management Committee	Deferred	
10/24/2016	1	Metropolitan King County Council	Introduced and Referred	

Clerk 11/08/2016

AN ORDINANCE relating to fees; amending Ordinance 13332, Section 4, as amended, and K.C.C. 27.06.010, Ordinance 13332, Section 17, as amended, and K.C.C. 27.10.020, Ordinance 17923, Section 45, and K.C.C. 27.10.035, Ordinance 17923, Section 46, and K.C.C. 27.10.037, Ordinance 13332, Section 20, as amended, and K.C.C. 27.10.050, Ordinance 13332, Section 21, as amended, and K.C.C. 27.10.060, Ordinance 13332, Section 22, as amended, and K.C.C. 27.10.070, Ordinance 18000, Section 83, and K.C.C. 27.10.075, Ordinance 13332, Section 23, as amended, and K.C.C. 27.10.080, Ordinance 17453, Section 19, as amended, and K.C.C. 27.10.082, Ordinance 17453, Section 18, as amended, and K.C.C. 27.10.084, Ordinance 17224, Section 26, as amended, and K.C.C. 27.10.085, Ordinance 17453, Section 21, as amended, and K.C.C. 27.10.087, Ordinance 13332, Section 24, as amended, and K.C.C. 27.10.090, Ordinance 13332, Section 28, as amended, and K.C.C. 27.10.130, Ordinance 13332, Section 30, as amended, and K.C.C. 27.10.150, Ordinance 13332, Section 31, as amended, and K.C.C. 27.10.160, Ordinance 13332, Section 32, as amended, and K.C.C. 27.10.170, Ordinance 13332, Section 33, as amended, and K.C.C. 27.10.180, Ordinance 13332, Section 34, as amended, and K.C.C. 27.10.190, Ordinance 13332, Section 35, as amended, and K.C.C.

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BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

SECTION 1. A. Sections 2 through 40 of this ordinance propose changes in the fees currently charged related to the department of permitting and environmental review, the department of transportation and the department of natural resources and parks.

B. These fees are assessed under K.C.C. 2.99.030.G.1.

SECTION 2. Ordinance 13332, Section 4, as amended, and K.C.C. 27.06.010 are each hereby amended to read as follows:

A. A nonrefundable fee shall be charged for preapplication conferences as follows:

1. Already built construction for residential use:	$((~~588.00~~)) 690.00
2. Already built construction for commercial use:	$((~~2,353.00~~)) 2,760.00
3. ((~~Agricultural building or agricultural activity per department staff participant:~~	$~~294.00~~
~~4.~~))Other - per staff participant from the department of permitting and environmental review:	$((~~588.00~~)) 690.00
((~~5.~~)) 4. Other - per staff participant from the department of transportation:	$((~~686.00~~)) 727.00
((~~6.~~)) 5. Other - per staff attendee from the department of natural resources and parks:	$((~~686.00~~)) 727.00
6. Cancellation of a conference without notification before its scheduled start time or failure to attend	$50.00

B. The preapplication conference fee under subsection A. of this section shall be credited against any required application or permit fees for a subsequent permit application to address work commenced without permits, but only if the subsequent permit application is filed within one hundred eighty days of the preapplication conference or within sixty days of public health department or other agency approval required for a complete development permit application.

C. A nonrefundable fee of ((~~three hundred ninety-two~~)) four hundred sixty dollars shall be charged for presubmittal project review ((~~for development proposals that do not require a preapplication conference~~)). If

the application fees are paid within one hundred eighty days after payment of the presubmittal project review fee, the nonrefundable fee for presubmittal project review shall be credited against fees due at submittal of an application.

D. The fee for a zoning certification letter confirming an existing zoning designation or development rights is ((~~one hundred ninety-six~~)) two hundred thirty dollars. The fee for zoning certification requiring historic research or review of other information is ((~~five hundred eighty-eight~~)) six hundred ninety dollars.

E. A fee of three hundred seventy-nine dollars shall be charged for each inspection of structures for housing code compliance, damage from flood, storm, fire or other natural disaster, or for each site visit conducted prior to permit application.

SECTION 3. Ordinance 13332, Section 17, as amended, and K.C.C. 27.10.020 are each hereby amended to read as follows:

A. Except as otherwise provided in this section, fees for the review of buildings and structures, including additions ((~~and~~)), modifications and mechanical equipment, shall be calculated using valuations published by the International Code Council or other current nationally recognized standards. The building official shall establish the final valuation. The fee charged shall be based on the valuation established under this subsection as follows:

	Valuation	Fee
1.	((~~$1.00 to $500.00~~	~~$20.35~~
~~2.~~	~~$500.01 to $2,000.00~~	~~$20.35 for the first $500.00 plus $2.70 for each additional $100.00, or fraction thereof, to $2,000.00~~
~~3.~~))	$((~~2,000.01~~)) 1.00 to $25,000.00	$((~~60.85 for the first $2,000.00~~)) $45.00 plus $((~~10.85~~)) 13.00 for

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		each ((~~additional~~)) $1,000.00, or fraction thereof, to $25,000.00
((~~4.~~)) 2.	$25,000.01 to $50,000.00	$((~~310.40~~)) 370.00 for the first $25,000.00 plus $((~~8.15~~)) 9.00 for each additional $1,000.00, or fraction thereof, to $50,000.00
((~~5.~~)) 3.	$50,000.01 to $100,000.00	$((~~514.15~~)) 595.00 for the first $50,000.00 plus $((~~5.40~~)) 6.00 for each additional $1,000.00, or fraction thereof, to $100,000.00
((~~6.~~)) 4.	$100,000.01 to $500,000.00	$((~~784.15~~)) 895.00 for the first $1000,000.00 plus $((~~4.40~~)) 5.00 for each additional $1,000.00, or fraction thereof, to $500,000.00
((~~7.~~)) 5.	$500,000.01 to $1,000,000.00	$((~~2,544.15~~)) 2,895.00 for the first $500,000.00 plus $((~~3.75~~)) 4.00 for each additional $1,000.00, or fraction thereof, to $1,000,000.00
((~~8.~~)) 6.	$1,000,000.01 or more	$((~~4,419.15~~)) 4,895.00 for the first $1,000,000.00 plus $((~~3.05~~)) 3.50 for each additional $1,000.00, or fraction thereof.

B. Resubmittal of plans or revisions to an issued permit shall be charged a fixed fee that is a fraction of the original building plan review fee proportionate to the changes from the original plan submittal, as determined by the department.

((~~C. The fee for review of an agricultural building permit application shall be a fixed fee of ninety-eight dollars.~~))

SECTION 4. Ordinance 17923, Section 45, and K.C.C. 27.10.035 are each hereby amended to read as follows:

Fees shall be charged for reviewing applications and inspecting or extending permits to construct new single family dwellings as follows:

A.	Building, zoning and site application review	
1.	Custom home	$((~~3,292.00~~)) 3,862.00
2.	Modular home	$((~~980.00~~)) 1,150.00
3.	Mobile or manufactured home	$((~~784.00~~)) 920.00
4.	Accessory dwelling unit	$((~~1,846.00~~)) 2,165.00
5.	Basic home permit	$((~~784.00~~)) 920.00
6.	Registered basic home plan - building and mechanical plan review only	$((~~2,158.00~~)) 2,531.00
B.	Drainage, right-of-way or critical area review	
1.	Custom home	$((~~1,879.00~~)) 2,204.00
2.	Modular home	$((~~1,879.00~~)) 2,204.00
3.	Mobile or manufactured home	$((~~1,879.00~~)) 2,204.00
4.	Accessory dwelling unit	$((~~1,465.00~~)) 1,718.00
5.	Basic home	$((~~1,019.00~~)) 1,195.00
C.	Building permit inspection	
1.	Custom home, per square foot	$((~~622.00 plus $0.72 per square foot~~)) 1.03
2.	Modular home	$((~~867.00~~)) 1,017.00

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3.	Mobile or manufactured home	$((~~715.00~~)) 839.00
4.	Accessory dwelling unit, per square foot	$((~~552.00 plus $0.72 per square foot~~)) 1.03
5.	Basic home, per square foot	$((~~579.00 plus $0.72 per square foot~~)) 1.03
D.	Site development inspection	$((~~588.00~~)) 690.00
E.	Sprinkler system	
1.	Review	$((~~453.00~~)) 531.00
2.	Inspection	$((~~809.00~~)) 949.00

F. Each plan resubmittal or revision to an issued permit shall be charged a portion of the application review fee listed in subsection A. of this section, based on the plan changes as a portion of the entire project, as determined by the department.

G.	Additional inspection or reinspection	$199.00
H.	Permit extension	$((~~343.00~~)) 402.00

SECTION 5. Ordinance 17923, Section 46, and K.C.C. 27.10.037 are each hereby amended to read as follows:

Fees shall be charged for reviewing applications and inspecting or extending permits to construct additions or alterations to existing single family dwellings as follows:

A.	Building ((~~and site application review~~)) alteration or addition	
1.	Mechanical ((~~alterations, repair or replacement~~))	
	installation only:	((~~$147.00~~))
	Building plan review	$172.00
	Building inspection	$199.00
2.	((~~Alteration of, without addition to, an existing structure~~	~~$147.00~~))

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	In-kind building repair or replacement only:	
	Building plan review	$172.00
	Building inspection	$266.00
3.	Alteration without addition, limited to either the roof or truss structure; or the foundation or footings; or the walls, ceiling, floor, beams, columns, doors, windows, stairs, or fireplace	
	Building plan review	$379.00
	Building inspection	$584.00
4.	Alteration without addition, involving two of the structural elements listed in subsection A.3. of this section	
	Building plan review	$655.00
	Building inspection	$1,008.00
5.	Alteration without addition, involving all of the structural elements listed in subsection A.3. of this section	
	Building plan review	$1,137.00
	Building inspection	$1,749.00
6.	Deck addition	(($~~$549.00~~$))
	Building plan review	$644.00
	Building inspection, per square foot	$1.03
(($~~4.~~$)) 7.	Carport addition	(($~~$659.00~~$))
	Building plan review	$773.00
	Building inspection, per square foot	$1.03
(($~~5.~~$)) 8.	Other addition, inclusive of alterations(($~~, to an existing structure~~$	$~~$1,258.00~~$))

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	Building plan review	$1,476.00
	Building inspection, per square foot	$1.03
9.	Building demolition, relocation, or seismic retrofit	$266.00
B.	((~~Building permit inspection~~	
~~1.~~	~~Mechanical alterations, repair or replacement only~~	~~$196.00~~
~~2.~~	~~Alteration of, without addition to, an existing structure - one building inspection required~~	~~$227.00~~
~~3.~~	~~Alteration of, without addition to, an existing structure - two building inspections required~~	~~$674.00~~
~~4.~~	~~Alteration of, without addition to, an existing structure - three building inspections required~~	~~$1,270.00~~
~~5.~~	~~Alteration of, without addition to, an existing structure - more than three building inspections required~~	~~$2,313.00~~
~~6.~~	~~Addition, inclusive of alterations, to an existing structure~~	~~$208.00 plus $0.72 per square foot~~
~~7.~~	~~Demolition, relocation or damage assessment~~	~~$323.00~~))
B.	Site development	
1.	Title or easement review only	$230.00
2.	Basic site review with standardized conditions	$965.00
3.	Basic critical area review	$1,035.00
4.	Other site or critical area review, or combination thereof	$1,718.00
5.	Site inspection	$690.00
C.	Sprinkler system	
1.	((~~Review - system with 10 heads or fewer added or altered~~	~~No Fee~~))

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~~2.~~))	Review((~~– system with more than 10 heads added or altered~~))	$((~~392.00~~)) 460.00
((~~3.~~)) 2.	Inspection((~~– system with 10 heads or fewer added or altered~~))	$((~~470.00~~)) 551.00
((~~4.~~	~~Inspection - system with more than 10 heads added or altered~~	~~$666.00~~))

D. Each plan resubmittal or revision to an issued permit shall be charged a portion of the application review fee listed in this section ((~~A. of this section~~)), based on the plan changes as a portion of the entire project, as determined by the department.

E. Permit extension

1.	Mechanical ((~~alterations, repair or replacement~~)) installation only	$((~~25.00~~)) 29.00
2.	Other alteration or addition ((~~to an existing structure~~))	$((~~196.00~~)) 150.00
F.	Additional inspection or reinspection	$199.00

SECTION 6. Ordinance 13332, Section 20, as amended, and K.C.C. 27.10.050 are each hereby amended to read as follows:

A fee shall be charged to cover the costs of the department to review fire systems and tank systems as follows:

A. Fire alarm systems

1.	Systems with more than 10 devices, each system	$((~~392.00~~)) 1,241.00
2.	((~~Systems with more than 10 devices each device~~	~~$8.30~~
~~3.~~))	Systems with 10 devices or fewer	No Fee

B. Automatic sprinkler systems - new installation or alteration

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1.	System with more than 10 heads, each riser	$((~~784.00~~)) 1,701.00
2.	((~~System with more than 10 heads each head or plug~~	~~$2.10~~
~~3.~~))	System with 10 heads or fewer	No Fee
C.	((~~Standpipe systems~~)) Monitoring transmitter, each system	$460.00
((~~1.~~	~~Class I, II, or III, each~~	~~$441.00~~
~~2.~~	~~Fire pump, each~~	~~$588.00~~))
D.	Tank installation, removal or abandonment, each:	$((~~392.00~~)) 460.00
E.	((~~High piled storage racks~~)) All other system construction or installation, each system	$((~~1,177.00~~)) 754.00
F.	((~~Underground piping to flammable or combustible liquid storage tanks~~	~~$980.00~~
~~G.~~	~~Monitoring transmitter, each system~~	~~$392.00~~
~~H.~~	~~Emergency or standby power systems, each system~~	~~$588.00~~
~~I.~~	~~Water main extension or replacement:~~	~~$490.00~~
~~J.~~	~~Sprinkler supply main, each~~	~~$588.00~~
~~K.~~	~~Fire extinguishing system, each~~	~~$882.00~~
~~L.~~	~~Vapor recovery system~~	~~No Fee~~))
~~M.~~))	Plan resubmittal or revision of an issued permit, each plan	25% of the original review fee, plus the fee for any additional devices added, as listed in this section

((~~N.~~)) G. Any fire system permit application reviews not listed in this section shall be charged the fixed

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fee for the most comparable system.

SECTION 7. Ordinance 13332, Section 21, as amended, and K.C.C. 27.10.060 are each hereby amended to read as follows:

Review for compliance with K.C.C. Title 21A standards, except for K.C.C. chapter 21A.24, and fire code shall be charged fees as follows:

A.	New building - school portable	$((~~686.00~~)) 1,264.00
B.	New building - school	$((~~3,235.00~~)) 4,488.00
C.	New building - ((~~other~~)) commercial or multifamily	$((~~1,373.00~~)) 2,300.00
D.	Building additions or improvements ((~~- multifamily or commercial~~))	$((~~392.00~~)) 920.00
E.	Building ((~~additions or improvements~~)) - change of use	$((~~1,235.00~~)) 1,449.00
F.	New ((~~B~~)) building - ((~~used for~~)) agricultural ((~~purposes described in K.C.C. 27.04.001.B. but not meeting the definition of agricultural building~~))	$((~~823.00~~)) 1,425.00
G.	((~~Agricultural building~~	~~$305.00~~
~~H.~~))	Electronic communication - pole/tower	$((~~1,471.00~~)) 1,725.00
((~~I.~~)) H.	Electronic communication - antenna	$((~~980~~)) 1,150.00
((~~J.~~)) I.	New ((~~D~~)) dock (other than building)	$((~~215.00~~)) 252.00
((~~K.~~)) J.	New ((~~P~~)) pool (other than building)	$((~~254.00~~)) 298.00
((~~L.~~	~~Landscape only - Type 1~~	~~$1,097.00~~
~~M.~~	~~Landscape only - Type 2~~	~~$901.00~~

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~~N.~~	~~Landscape only - Type 3~~	~~$607.00~~))
((~~O.~~)) K.	New ((~~S~~))sign, deck, porch, covered pavilion or carport	$((~~490.00~~)) 575.00
((~~P.~~	~~Supplemental review for multiple right-of-way frontages, special district overlays, density transfers or incentives, or incompatible adjacent uses or zoning~~))	~~$588.00~~
((~~Q.~~)) L.	Plan resubmittal, each	25% of the original plan review fee

((~~R.~~)) M. Any development type not listed in this section shall be charged the fixed fee for the most comparable review.

((~~S.~~)) N. Any application involving more than one development type shall be charged only one fee for zoning review equal to the maximum applicable fee.

SECTION 8. Ordinance 13332, Section 22, as amended, and K.C.C. 27.10.070 are each hereby amended to read as follows:

Review of variance requests shall be charged fees as follows:

A.	Road variance review	
1.	Department of transportation (if required):	$((~~1,716.00~~)) 1,819.00
2.	Department of permitting and environmental review:	$((~~1,255.00~~)) 1,472.00
3.	Plan resubmittal:	$((~~392.00~~)) 460.00
B.	Surface Water Design Manual adjustment review	
1.	Standard	$((~~1,843.00~~)) 2,162.00
2.	Complex or criteria exception	$((~~4,000.00~~)) 4,692.00

3. Experimental Actual Cost

SECTION 9. Ordinance 18000, Section 83, and K.C.C. 27.10.075 are each hereby amended to read as follows:

Temporary noise variance request review filed under K.C.C. 12.86.550.B. shall require the following fees:

A. Simple review: $((~~200.00~~)) 235.00

B. Medium review: $((~~395.00; and~~)) 463.00

C. Complex review: $((~~790.00.~~)) 927.00

SECTION 10. Ordinance 13332, Section 23, as amended, and K.C.C. 27.10.080 are each hereby amended to read as follows:

Site engineering review includes review for code compliance with road design, drainage, erosion and sedimentation control, and right-of-way improvements. Review fees shall be charged as follows.

A. Plan review - basic or standard:

1. Minor repair, maintenance or drainage Improvements not maintained by King County $((~~392.00~~)) 460.00

2. Basic review with standardized conditions $((~~823.00~~)) 965.00

3. Standard review ((~~with no critical areas, utility crossing or minor driveway construction~~)) $((~~1,471.00~~)) 1,718.00

((~~4. Standard review, completed critical areas designation, 1 review~~ $2,745.00

~~5. Standard review, completed critical areas designation, 2 reviews~~ $4,314.00

~~6. Review of residential critical area alteration exception~~)) $490.00

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B.	Plan resubmittal or review of changes to approved plans - basic or standard	
1.	Basic review with standardized conditions((~~ or standard conditions review~~))	$((~~441.00~~)) 517.00
2.	Standard review ((~~with no critical areas, utility crossing, or minor driveway construction~~))	$((~~490.00~~)) 575.00
((~~3.~~	~~Standard review, completed critical areas designation, 1 review~~	~~$882.00~~
~~4.~~	~~Standard review, completed critical areas designation, 2 reviews~~	~~$1,373.00~~
~~5.~~	~~Review of residential critical area alteration Exception~~))	~~$245.00~~
C.	Plan review - complex	
1.	Nonengineered plans; minimal road improvements; minimal drainage review	$((~~2,941.00~~)) 3,450.00
2.	Engineered plans; private or minor public road improvements; small project drainage, dispersion, flow control best management practices, conveyance only or detention only, or any combination thereof	$((~~5,883.00~~)) 6,901.00
3.	Engineered plans; private or public road improvements; full drainage review with detention or water quality, or both	$((~~8,824.00~~)) 10,351.00
4.	Engineered plans; private or public road	$((~~11,765.00~~)) 13,800.00

	improvements; full drainage review with detention infiltration or water quality, or any combination thereof	
5.	Engineered plans; private or public road improvements; full drainage review with multiple basins	$((~~17,648.00~~)) 20,701.00
6.	Engineered plans; large private or public road improvements; full drainage review with multiple basins	$((~~23,530.00~~)) 27,601.00
7.	Engineered plans; large and complex private or public road improvements; full drainage review with multiple basins	$((~~29,413.00~~)) 34,501.00
D.	Plan resubmittal or review of changes to approved plans - complex	
1.	Nonengineered plans; minimal road improvements; minimal drainage review	$((~~1,177.00~~)) 1,381.00
2.	Engineered plans; private or minor public road improvements; small project drainage, dispersion, flow control best management practices, conveyance or detention	$((~~1,765.00~~)) 2,070.00
3.	Engineered plans; private or public road improvements; full drainage review with either detention or water quality, or both	$((~~2,353.00~~)) 2,760.00
4.	Engineered plans; private or public road	$((~~3,530.00~~)) 4,141.00

	improvements; full drainage review with detention, infiltration and/or water quality	
5.	Engineered plans; private or public road improvements; full drainage review with multiple basins	$((~~4,706.00~~)) 5,520.00
6.	Engineered plans; large private or public road improvements; full drainage review with multiple basins	$((~~5,883.00~~)) 6,901.00
7.	Engineered plans; large and complex private or public road improvements; full drainage review with multiple basins	$((~~7,059.00~~)) 8,280.00

((~~E. Site engineering review of applications for agricultural buildings or activities as defined in K.C.C. 27.04.001 and 27.04.002 shall be charged fifty percent of the fees listed in this section.~~))

SECTION 11. Ordinance 17453, Section 19, as amended, and K.C.C. 27.10.082 are each hereby amended to read as follows:

Fees for stormwater engineering and document review shall be charged as follows.

A.	Minor facility plan, basic adjustment with a single item, minor state Environmental Policy Act threshold determination, conditional use permit, preliminary short plat or revised plan or document.	$((~~229.00~~)) 243.00
B.	Minor facility plan, standard or minor multiitem adjustment, standard preliminary plat, state Environmental Policy Act threshold determination, conditional use permit or revised	$((~~572.00~~)) 606.00

plan or document.

C.	Complex or multiitem adjustment, standard hydrology report, standard landscape management plan or basic master drainage plan	$((~~1,716.00~~)) 1,819.00
D.	Very complex or multiitem adjustment, complex hydrology report, basic modeling, complex landscape management plan or basic master drainage plan	$((~~2,288.00~~)) 2,425.00
E.	Very complex, multi-item, or basic experimental adjustment, complex hydrology report, standard modeling or standard master drainage plan	$((~~2,860.00~~)) 3,032.00
F.	Basic experimental adjustment, very complex hydrology report, complex modeling or complex master drainage plan	$((~~3,432.00~~)) 3,638.00
G.	Standard experimental adjustment, very complex hydrology report, very complex modeling or very complex master drainage plan	$((~~4,576.00~~)) 4,851.00

SECTION 12. Ordinance 17453, Section 18, as amended, and K.C.C. 27.10.084 are each hereby amended to read as follows:

Fees for road engineering review shall be charged as follows:

A.	Nonengineered plans; minimal road improvements; minimal drainage review	$((~~343.00~~)) 364.00
B.	Engineered plans; private or minor public road	$((~~801.00~~)) 849.00

	improvements; small project drainage, dispersion, flow control best management practices, conveyance only or detention only, or any combination thereof	
C.	Engineered plans; private or public road improvements; full drainage review with detention or water quality, or both	$((~~1,258.00~~)) 1,333.00
D.	Engineered plans; private or public road improvements; full drainage review with detention, infiltration or water quality, or any combination thereof	$((~~3,432.00~~)) 3,638.00
E.	Engineered plans; private or public road improvements; full drainage review with multiple basins	$((~~6,864.00~~)) 7,276.00
F.	Engineered plans; large private or public road improvements; full drainage review with multiple basins	$((~~12,012.00~~)) 12,733.00
G.	Engineered plans; large and complex private or public road improvements; full drainage review with multiple basins	$((~~17,274.00~~)) 18,310.00

SECTION 13. Ordinance 17224, Section 26, as amended, and K.C.C. 27.10.085 are each hereby amended to read as follows:

Fees for review of road constructability shall be charged as follows.

A.	Nonengineered plans; minimal road improvements; minimal drainage review	No fee

B.	Engineered plans; private or minor public road improvements; small project drainage, dispersion, flow control BMPs, conveyance only or detention only, or any combination thereof	No fee
C.	Engineered plans; private or public road improvements; full drainage review with detention or water quality, or both	$((~~915.00~~)) 970.00
D.	Engineered plans; private or public road improvements; full drainage review with detention, infiltration or water quality, or any combination thereof	$((~~915.00~~)) 970.00
E.	Engineered plans; private or public road improvements; full drainage review with multiple basins	$((~~1,373.00~~)) 1,455.00
F.	Engineered plans; large private or public road improvements; full drainage review with multiple basins	$((~~1,830.00~~)) 1,940.00
G.	Engineered plans; large and complex private or public road improvements; full drainage review with multiple basins	$((~~2,288.00~~)) 2,425.00

SECTION 14. Ordinance 17453, Section 21, as amended, and K.C.C. 27.10.087 are each hereby amended to read as follows:

Fees for constructability review of stormwater facilities shall be charged as follows.

A.	Base fee for one facility	$((~~723.00~~)) 766.00

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B.	Each additional facility	$((~~114.00~~)) 121.00

SECTION 15. Ordinance 13332, Section 24, as amended, and K.C.C. 27.10.090 are each hereby amended to read as follows:

Grading or clearing site plan review includes review for compliance with King County grading and clearing code requirements. Grading or clearing site plan review fees shall be charged as follows:

A.	Grading up to 2,000 square feet, or clearing up to 0.2 acre	$((~~392.00~~)) 460.00
B.	Grading between 2,001 square feet and 0.2 acres	$((~~686.00~~)) 805.00
C.	Grading or clearing from 0.21 to 1.0 acres	$((~~1,667.00~~)) 1,955.00
D.	Grading or clearing from 1.01 to 5.0 acres: base fee	$((~~1,667.00~~)) 1,955.00
E.	Grading or clearing from 1.01 to 5.0 acres: fee per acre over 1.0 acre	$((~~490.00~~)) 575.00
F.	Grading or clearing from 5.01 to 10.0 acres: base fee	$((~~3,628.00~~)) 4,255.00
G.	Grading or clearing from 5.01 to 10.0 acres: fee per acre over 5.0 acres	$((~~392.00~~)) 460.00
H.	Grading or clearing from 10.01 to 20.0 acres: base fee	$((~~5,588.00~~)) 6,555.00
I.	Grading or clearing from 10.01 to 20.0 acres: fee per acre over 10.0 acres	$((~~196.00~~)) 230.00
J.	Grading or clearing over 20.0 acres	$((~~7,549.00~~)) 8,855.00

K.	Annual review of surface mine and material processing facility	Applicable fee in subsections A. through J. of this section
L.	Forest practices act - class IV review - residential	$((~~686.00~~)) 805.00
M.	Forest practices act - class IV review - nonresidential	$((~~1,373.00~~)) 1,611.00
N.	Forest practices act - release of moratorium, excluding engineering or critical areas review	$((~~5,883.00~~)) 6,901.00
O.	Forest practices act - conversion option harvest plan: base fee	$((~~1,177.00~~)) 1,381.00
P.	Forest practices act - conversion option harvest plan: fee per acre	$((~~98.00~~)) 115.00
Q.	Forest practices act - activities with approved forest management plan - 5 acres or less	$((~~196.00~~)) 230.00
R.	Forest practices act - activities with approved forest management plan - more than 5 acres	$((~~490.00~~)) 575.00
((~~S.~~	~~Clearing or grading: 1- 10 hazard trees~~	~~$391.00~~
~~T.~~	~~Clearing or grading: 11- 20 hazard trees~~	~~$539.00~~
~~U.~~)) S.	Tree Review Concurrent with Site Engineering Review	$((~~490.00~~)) 575.00
((~~V.~~)) T.	Clearing or grading: farm pad or agricultural drainage maintenance in accordance with county- and state-approved best management	$((~~392.00~~)) 460.00

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practices

((~~W.~~)) U. Recreation Facility or Landscape Type 1 $1,287.00

V. Landscape Type 2 $1,057.00

W. Landscape Type 3 $712.00

X. Plan resubmittal, each 25% of the original plan review fee

((~~X. Grading or clearing plan review of applications for agricultural activities as defined in K.C.C. 27.04.001 shall be charged fifty percent of the fees listed in this section.~~))

SECTION 16. Ordinance 13332, Section 28, as amended, and K.C.C. 27.10.130 are each hereby amended to read as follows:

Fees for critical areas review, inquiries and designation shall be charged as follows:

A. Critical areas review

1. Critical area notice on title only $((~~196.00~~)) 230.00

2. ((~~Residential review, basic, per discipline~~ ~~$882.00~~

~~3. Residential review, complex, level 1, with preferred consultant, per discipline~~ ~~$1,177.00~~

~~4. Residential review, complex, level 2, with preferred consultant, per discipline~~ ~~$2,745.00~~

~~5. Residential review, complex, with other consultant, per discipline~~ ~~$4,118.00~~)

~~6.~~)) Nonresidential review, basic, per discipline $((~~1,078.00~~)) 1,264.00

((~~7.~~)) 3. Nonresidential review, complex, per discipline $((~~1,765.00~~)) 2,070.00

((~~8.~~)) 4. Stewardship planning $((~~1,569.00~~)) 1,840.00

((~~9.~~)) 5. Plan resubmittal, each 25% of the original

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plan review fee

((~~10. Critical area review of applications for agricultural buildings or activities as defined in K.C.C. 27.04.001 and 27.04.002 shall be charged fifty percent of the fees listed in this subsection A.~~))

B.	Critical areas inquiries or designations	
1.	Minimum fee per ((~~parcel~~)) application	$((~~666.00~~)) 781.00
2.	Fee per discipline if the parcel or parcels for which designations are requested have one or more critical areas, excepting critical aquifer recharge, seismic hazard, or erosion hazard area	$((~~490.00~~)) 575.00
3.	Fee for resubmittal of critical area study, per discipline	$((~~490.00~~)) 575.00
4.	Extension of approval	$((~~441.00~~)) 517.00
C.	Critical area alteration exception	
1.	((~~Without stewardship plan~~)) Review, per discipline	$((~~5,883.00~~)) 5,060.00
2.	((~~With stewardship plan~~)) Base fee	$((~~1,569.00~~)) 1,840.00
3.	Extension of approval	$((~~882.00~~)) 1,035.00

4. If applications for a shoreline permit and critical area alteration exception are reviewed concurrently, the critical area alteration exception application shall be charged fifty percent of the fees required by this section.

D.	Flood hazard certification review	
1.	Residential or commercial	$((~~587.00~~)) 622.00
2.	Agricultural	$((~~49.00~~)) 52.00
E.	Flood elevation certification inspection	$345.00
((~~1.~~	~~Residential or commercial~~	~~$294.00~~

~~2.~~	~~Agricultural~~	~~$147.00~~))
F.	Letter-of-map-amendment community acknowledgement	$((~~980.00~~)) 1,150.00

SECTION 17. Ordinance 13332, Section 30, as amended, and K.C.C. 27.10.150 are each hereby amended to read as follows:

Review of environmental checklists and preparation of threshold determinations of nonsignificance and mitigated determinations of nonsignificance and supplemental reviews shall be charged fees as follows:

A. Review of environmental checklists and preparation of threshold determinations of nonsignificance

1.	Minor new construction, including single family residential and agricultural buildings	$((~~980.00~~)) 1,150.00
2.	Class IV forest practices	$((~~980.00~~)) 1,150.00
3.	Minor clearing or grading permits	$((~~980.00~~)) 1,150.00
4.	Other construction	$((~~2,745.00~~)) 3,220.00
B.	Review of environmental checklists and preparation of threshold determinations of mitigated determinations of nonsignificance	$((~~2,745.00~~)) 3,220.00
C.	Supplemental reviews	
1.	Addendum	$((~~490.00~~)) 575.00
2.	Expanded checklist	$((~~882.00~~)) 1,035.00
D.	Exemption	$((~~343.00~~)) 402.00

E. Preparation of an environmental impact statement shall be charged at actual cost to the department including consultant costs, administrative costs and cost of review by other county departments and governmental agencies.

SECTION 18. Ordinance 13332, Section 31, as amended, and K.C.C. 27.10.160 are each hereby amended to read as follows:

A. Fees for review of shoreline exemption applications shall be charged as follows:

1.	Repair and maintenance - programmatic	$((~~196.00~~)) 230.00
2.	Repair and maintenance - other	$((~~588.00~~)) 690.00
3.	Agricultural activities	$((~~392.00~~)) 460.00
4.	Timber harvest operations within the forest production district	$((~~392.00~~)) 460.00
5.	Boring or moorage buoy	$((~~392.00~~)) 460.00
6.	Stream-lined joint aquatic resources permit application	No Fee
7.	Watershed restoration	No Fee
8.	Other	$((~~1,177.00~~)) 1,381.00
9.	Supplemental review of mitigation plan and amendment of conditions	$((~~196.00~~)) 230.00

B. Fees for review of a shoreline substantial development permit, conditional use permit or variance application shall be charged as follows:

1.	Value of work: $10,000.00 or less	$((~~5,176.00~~)) 6,071.00
2.	Value of work: $10,000.01 to $100,000.00	$((~~5,372.00~~)) 6,301.00
3.	Value of work: $100,000.01 to $500,000.00	$((~~5,961.00~~)) 6,992.00
4.	Value of work: $500,000.01 to $1,000,000.00	$((~~6,549.00~~)) 7,682.00
5.	Value of work: more than $1,000,000.00	$((~~7,333.00~~)) 8,602.00

6. If multiple permit applications are reviewed concurrently, one application shall be charged the fee required by this section; the other application or applications shall be charged fifty percent of the fee

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required by this section.

7.	Extension of approval	$((~~196.00~~)) 230.00

SECTION 19. Ordinance 13332, Section 32, as amended, and K.C.C. 27.10.170 are each hereby amended to read as follows:

Fees for use permits shall be charged as follows:

A.	Conditional use permit	
1.	Residential or home industry	$((~~2,627.00~~)) 3,081.00
2.	Cell tower	$((~~2,627.00~~)) 3,081.00
3.	Commercial	$((~~5,372.00~~)) 6,301.00
4.	Industrial, institutional, or other	$((~~7,333.00~~)) 8,602.00
((~~5.~~	~~Permit extension~~	~~$196.00~~))
B.	Transfer of development rights sending site	
	Certification	$((~~470.00~~)) 551.00
C.	Special use permit	Actual Cost
D.	Temporary Use Permit	
1.	Medical Hardship Mobile Home Placement	$((~~98.00~~)) 115.00
2.	Homeless Encampment	$((~~2,098.00~~)) 2,461.00
3.	Other	$((~~4,196.00~~)) 4,922.00
4.	Annual ((~~P~~))permit extension	$((~~196.00~~)) 690.00

E. Resubmittal of plans or revisions to an issued permit shall be charged a fee equal to twenty-five percent of the original application review fee.

SECTION 20. Ordinance 13332, Section 33, as amended, and K.C.C. 27.10.180 are each hereby amended to read as follows:

Fees for zoning or comprehensive plan or map modification shall be charged as follows:

A.	Variance	
1.	Review	$((~~5,372.00~~)) 6,301.00
2.	Extension of approval	$((~~196.00~~)) 230.00
B.	Site-specific amendment of land use map, plan, code or shoreline redesignation	$((~~1,794.00~~)) 2,104.00
C.	Other zoning reclassification requests including shoreline environment redesignation, deletion of special district overlay, or amendment or deletion of p-suffix conditions	$((~~7,333.00~~)) 8,602.00

D. If a site-specific amendment is implemented as part of the Comprehensive Plan amendment process, the application fee will be credited toward the zoning reclassification fee, provided that the application for zoning reclassification is filed within one year of the effective date of the site-specific land use map amendment.

SECTION 21. Ordinance 13332, Section 34, as amended, and K.C.C. 27.10.190 are each hereby amended to read as follows:

Preliminary subdivision, short subdivision, urban planned development or binding site plan applications shall be charged fees for planning, fire flow and access, site engineering, critical area, survey and state Environmental Policy Act review as follows:

A.	Short plat - urban 2 to 4 lots, simple	$((~~6,745.00~~)) 18,556.00
B.	Short plat - urban 2 to 4 lots, complex	$((~~9,490.00~~)) 21,776.00
C.	Short plat - urban 5 to 9 lots	$((~~14,392.00~~)) 27,526.00
D.	Short plat - rural	$((~~9,490.00~~)) 21,776.00
E.	Subdivision, urban planned development, or binding site plan - base fee	$((~~17,138.00~~)) 34,108.00

F.	Subdivision - additional fee per lot	$((~~98.00~~)) 115.00
G.	Minor plan revisions before or after preliminary approval	
1.	Short plat	$((~~1,667.00~~)) 1,955.00
2.	Subdivision, urban planned development or binding site plan	$((~~4,265.00~~)) 5,003.00
H.	((~~Landscape or recreation plan~~	
~~1.~~	~~Plan review~~	~~$1,097.00~~
~~2.~~	~~Plan resubmittal~~	~~$274.00~~
~~I.~~))	Extension of plat approval	$((~~245.00~~)) 287.00

SECTION 22. Ordinance 13332, Section 35, as amended, and K.C.C. 27.10.200 are each hereby amended to read as follows:

Final subdivision, short subdivision, urban planned development, binding site plan, subdivisional legal description or title review, approval and resubmittal shall be charged fees as follows:

A.	Final plan review and approval	
1.	Short plat - urban 2 to 4 lots, simple	$((~~4,980.00~~)) 5,842.00
2.	Short plat - urban 2 to 4 lots, complex	$((~~6,941.00~~)) 8,142.00
3.	Short plat - urban 5 to 9 lots	$((10~~,667.00~~)) 12,512.00
4.	Short plat - rural	$((~~6,941.00~~)) 8,142.00
5.	Subdivision, binding site plan, or urban planned development	$((~~10,667.00~~)) 12,512.00
B.	Final plan resubmittal	
1.	Short plat - urban 2 to 4 lots, simple	$((~~686.00~~)) 805.00
2.	Short plat - urban 2 to 4 lots, complex	$((~~980.00~~)) 1,150.00
3.	Short plat - urban 5 to 9 lots	$((~~1,961.00~~)) 2,300.00

4.	Short plat - rural	$((~~980.00~~)) 1,150.00
5.	Subdivision, binding site plan or urban planned development	$((~~1,961.00~~)) 2,300.00
C.	Alteration after recordation	
1.	Short plat - urban 2 to 4 lots, simple	$((~~3,333.00~~)) 3,910.00
2.	Short plat - urban 2 to 4 lots, complex	$((~~4,706.00~~)) 5,520.00
3.	Short plat - urban 5 to 9 lots	$((~~7,157.00~~)) 8,395.00
4.	Short plat - rural	$((~~4,706.00~~)) 5,520.00
5.	Subdivision, binding site plan or urban planned development	$((~~8,530.00~~)) 10,006.00
D.	Subdivisional legal description review	
1.	1-50 lots - base fee	$((~~470.00~~)) 551.00
2.	1-50 lots - per lot	$((~~117.00~~)) 137.00
3.	51-100 lots - base fee	$((~~6,320.00~~)) 7,401.00
4.	51-100 lots - per lot	$((~~47.00~~)) 55.00
5.	More than 100 lots - base fee	$((~~8,670.00~~)) 10,151.00
6.	More than 100 lots - per lot	$((~~11.00~~)) 13.00
7.	Name change	$418.00
((~~E.~~	~~Title review~~	
~~1.~~	~~Affidavit - modification of recorded building envelope~~	~~$1,255.00~~
~~2.~~	~~Affidavit - modification resubmittal~~	~~$392.00~~
~~3.~~	~~Affidavit - name change~~	~~$356.00~~
~~4.~~	~~Title elimination~~	~~$60.00~~

~~5. Residential site title or easement review~~ ~~$196.00~~))

SECTION 23. Ordinance 13332, Section 36, as amended, and K.C.C. 27.10.210 are each hereby amended to read as follows:

A fixed fee shall be charged for separate lot recognitions, subdivision exemptions, and innocent purchaser reviews as follows:

A.	Innocent purchaser - review	$((~~803.00~~)) 942.00
B.	Innocent purchaser - resubmittal	$((~~196.00~~)) 230.00
C.	Separate lot - basic - platted lots - review	$((~~1,059.00~~)) 1,242.00
D.	Separate lot - basic - platted lots - resubmittal	$((~~392.00~~)) 460.00
E.	Separate lot - complex - nonplatted lots, minimum review fee((~~ - one lot~~))	$((~~1,059.00~~)) 552.00
F.	Separate lot - complex - nonplatted lots, review fee per ((~~additional~~)) lot	$((~~588.00~~)) 690.00
G.	Separate lot - complex - nonplatted lots - resubmittal	$((~~392.00~~)) 460.00
H.	Miscellaneous lot exemption - review	$((~~2,078.00~~)) 2,437.00
I.	Miscellaneous lot exemption - resubmittal	$((~~392.00~~)) 460.00
J.	Condominium conversion - application	$2,162.00
K.	Condominium conversion - re-submittal	$460.00

SECTION 24. Ordinance 13332, Section 37, as amended, and K.C.C. 27.10.220 are each hereby amended to read as follows:

Boundary line adjustments and lot mergers shall be charged fixed fees as follows, plus the cost of recording documents:

A.	Boundary line adjustment - basic - review	$((~~2,902.00~~)) 3,404.00
B.	Boundary line adjustment - basic - resubmittal, each	$((~~784.00~~)) 920.00

C.	Boundary line adjustment - complex - review	$((~~4,470.00~~)) 5,243.00
D.	Boundary line adjustment - complex - resubmittal, each	$((~~1,177.00~~)) 1,381.00
E.	Boundary line adjustment - deferred submittal of final, signed and notarized Mylar more than ninety days after approval of adjustment	$((~~392.00~~)) 460.00
F.	Lot merger - review	$((1,05~~9.00~~)) 1,242.00
G.	Lot merger - resubmittal, each	$((~~392.00~~)) 460.00

H. Concurrent review of additional applications for contiguous parcels shall be charged fifty percent of the review fees listed in this section.

SECTION 25. Ordinance 13332, Section 40, as amended, and K.C.C. 27.10.320 are each hereby amended to read as follows:

((~~A.~~)) Except as otherwise provided in this section, permit fees for the inspection of buildings and other structures, including additions((~~ and~~)), modifications, and mechanical equipment, shall be calculated using valuations published by the International Code Council or other current nationally recognized standards. The building official shall establish the final valuation. The permit inspection fee charged shall be based on the valuation established under this subsection as follows:

	Valuation	Fee
((~~1.~~	~~$1.00 to $500.00~~	~~$110.00~~
~~2.~~	~~$500.01 to $2,000.00~~	~~$110.00 for the first $500.00 plus $4.00 for each additional $100.00, or fraction thereof, to $2,000.00~~
~~3.~~)) A.	$((~~2,000.01~~)) 1.00 to $25,000.00	$((~~170.00 for the first $2,000.00~~)) 150.00 plus $((~~16.70~~)) 20.00 for each ((~~additional~~))

		$1,000.00, or fraction thereof, to $25,000.00
((~~4.~~))	B. $25,000.01 to $50,000.00	$((~~554.10~~)) 650.00 for the first $25,000.00 plus $((~~12.50~~)) 14.00 for each additional $1,000.00, or fraction thereof, to $50,000.00
((~~5.~~))	C. $50,000.01 to $100,000.00	$((~~866.60~~)) 1,000.00 for the first $50,000.00 plus $((~~8.35~~)) 10.00 for each additional $1,000.00, or fraction thereof, to $100,000.00
((~~6.~~))	D. $100,000.01 to $500,000.00	$((~~1,284.10~~)) 1,500.00 for the first $100,000.00 plus $((~~6.80~~)) 8.00 for each additional $1,000.00, or fraction thereof, to $500,000.00
((~~7.~~))	E. $500,000.01 to $1,000,000.00	$((~~4,004.10~~)) 4,700.00 for the first $500,000.00 plus $((~~5.75~~)) 7.00 for each additional $1,000.00, or fraction thereof, to $1,000,000.00
((~~8.~~))	F. $1,000,000.01 or more	$((~~6,879.10~~)) 8,200.00 for the first $1,000,000.00 plus $((~~4.70~~)) 5.00 for each additional $1,000.00, or fraction thereof

((~~B. Each reinspection shall be charged a fee of one hundred seventy dollars.~~

~~C. Inspections of agricultural building shall be charged a minimum fee of one hundred seventy-six dollars plus twenty-one cents per square foot of building area added or modified.~~

~~D. Inspection of structures for relocation, demolition, housing code compliance, or damage from flood, storm, fire, or other natural disaster shall be charged a fee of three-hundred twenty-three dollars.~~

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~~E. Extension of a building permit shall be charged fees as follows:~~

~~1.~~	~~Sign~~	~~$110.00~~
~~2.~~	~~Other structure~~	~~$343.00~~))

SECTION 26. Ordinance 13332, Section 42, as amended, and K.C.C. 27.10.350 are each hereby amended to read as follows:

Fees shall be charged to cover the costs of physical inspections to assure that projects are constructed in accordance with approved plans as follows.

A.	Fire alarm systems - new installation or alteration	
1.	((~~System with more than 10 devices, each system~~	~~$666.00~~
~~2.~~))	System with more than 10 devices, each device	$((~~3.90~~)) 14.00
((~~3.~~)) 2.	System with ((~~fewer than~~)) 10 devices or fewer	$((~~470.00~~)) 551.00
B.	Automatic sprinkler systems - new installation or alteration	
1.	((~~System with more than 10 heads, each riser~~	~~$666.00~~))
~~2.~~))	System with more than 10 heads, each head or plug	$((~~4.90~~)) 8.00
((~~3.~~)) 2.	System with ((~~fewer than~~)) 10 heads or fewer	$((~~470.00~~)) 551.00
C.	((~~Standpipe fixed systems~~)) Monitoring Transmitter, each system	460.00
((~~1.~~	~~Class I, II or III, each system~~	~~$588.00~~
~~2.~~	~~Fire pump, each~~	~~$588.00~~))
D.	Tank installation, removal or abandonment,	$((~~392.00~~)) 460.00

each

E. ((~~High piled storage racks~~)) All other system construction or installation, each system $((~~392.00~~)) 813.00

((~~F. Underground piping to flammable or combustible liquid storage tanks~~ ~~$784.00~~

~~G. Water main extension, or replacement, or both~~ ~~$588.00~~

~~H. Monitoring transmitters, each system~~ ~~$392.00~~

~~I. Emergency or standby power system, each~~ ~~$666.00~~

~~J. Sprinkler supply main, each~~ ~~$784.00~~

~~K. Fire extinguishing system, each~~ ~~$882.00~~

~~L. Vapor recovery system, each tank~~ ~~$784.00~~

~~M. Reinspection, each~~ ~~$170.00~~

~~N. Any fire system inspections not listed in this section shall be charged the fixed fee for the most comparable system.~~

~~O. Extension of a permit shall be charged a fee of one hundred ten dollars.~~))

SECTION 27. Ordinance 13332, Section 43, as amended, and K.C.C. 27.10.360 are each hereby amended to read as follows:

((~~Fire code review, inspections, mitigations and code enforcement f~~))Fees shall be charged for reviewing applications and inspecting permits for special events, and building demolition, relocation and occupancy as follows:

A. ((~~Review of an application and inspection of a permit for a f~~))Fireworks stand Maximum allowed under chapter 70.77 RCW

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B.	((~~Review of an application for a s~~))Special event or fireworks display	
1.	Application fee	$((~~196.00~~)) 230.00
((~~C.~~)) 2.	Inspection ((~~of a special event or fireworks display~~)) fee, per site visit	$((~~392.00~~)) 379.00
C.	Building demolition or relocation	$379.00
D.	Adult family home conversion	
1.	Application fee	$460.00
2.	Inspection fee	$199.00
E.	Additional inspection or reinspection of a building, fire, mechanical, or sign construction permit or demolition permit	$199.00
((~~D.~~)) F.	Building occupancy inspection, per building per site visit	$((~~196.00~~)) 199.00
((~~E.~~)) G.	Inspection for an operational permit under the International Fire Code	((~~Fees adopted per current International Fire Code~~))
1.	Initial permit, per code item	$141.00
2.	Permit renewal, per code item	$94.00

SECTION 28. Ordinance 13332, Section 46, as amended, and K.C.C. 27.10.380 are each hereby amended to read as follows:

Site inspections of grading, clearing, drainage systems, landscaping and other site development, site monitoring and pre-site work engineering meetings shall be charged as follows:

A.	Inspection of ((~~residential or small~~)) construction	$690.00

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	sites of less than one acre not requiring engineered plan, per inspection	
((~~1.~~	~~Residential building site - less than one acre disturbance~~	~~$588.00~~
~~2.~~	~~Other small construction site - less than one acre, per inspection~~	~~$588.00~~))
B.	Inspection of other site development	
1.	Nonengineered plans; minimal road improvements; minimal drainage review	$((~~4,264.00~~)) 5,002.00
2.	Engineered plans; private or minor public road improvements; small project drainage, dispersion, flow control BMPs, conveyance only or detention only, or any combination thereof	$((~~7,989.00~~)) 9,371.00
3.	Engineered plans; private or public road improvements; full drainage review with detention or water quality, or any combination thereof	$((~~13,676.00~~)) 16,042.00
4.	Engineered plans; private or public road improvements; full drainage review with detention, infiltration or water quality, or any combination thereof	$((~~18,872.00~~)) 22,137.00
5.	Engineered plans; private or public road improvements; full drainage review with multiple basins	$((~~22,696.00~~)) 26,622.00
6.	Engineered plans; large private or public road	

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	improvements; full drainage review with multiple basins	$((~~27,990.00~~)) 32,832.00
7.	Engineered plans; large and complex private or public road improvements; full drainage review with multiple basins	$((~~33,284.00~~)) 39,042.00
C.	Inspection of landscape, street tree, significant tree or critical area mitigation installation only	$((~~588.00~~)) 690.00
D.	Postapproval or postdevelopment monitoring or inspection, or both, for p-suffix conditions, or compliance with conditional use permits, special use permits, state Environmental Policy Act conditions, shoreline development permit conditions, critical areas conditions or other conditions or mitigation associated with project approval, or to ascertain existing site conditions, per site visit	$((~~431.00 per site visit~~)) 506.00
E.	Monitoring inspections of active surface mines, material processing facilities and other long-term industrial operations	
1.	Inactive sites	$((~~1,029.00~~)) 1,207.00
2.	Semiactive sites - 20 acres or less	$((~~1,814.00~~)) 2,128.00
3.	Semiactive sites - more than 20 acres	$((~~4,167.00~~)) 4,888.00
4.	Active sites - 20 acres or less	$((~~4,167.00~~)) 4,888.00

5. Active sites - more than 20 acres $((~~8,873.00~~)) 10,408.00

F. ((~~The department may reduce by twenty percent the inspection fee due upon the first extension of a site development permit if site construction commenced more than five months after initial issuance of the permit.~~

~~G.~~)) Reinspection, each $((~~431.00~~)) 506.00

((~~H. Inspection of site development for agricultural activities or buildings as defined in K.C.C. 27.04.001 or 27.04.002 shall be charged fifty percent of the fees listed in this section.~~))

SECTION 29. Ordinance 17224, Section 39, as amended, and K.C.C. 27.10.385 are each hereby amended to read as follows:

Site inspections and pre-site work engineering meetings for construction of stormwater facilities shall be charged as follows:

A. Preconstruction meeting and inspection of stormwater facilities - one facility site $((~~2,324.00~~)) 2,463.00

B. Inspection of stormwater facilities - each additional facility site $((~~801.00~~)) 849.00

SECTION 30. Ordinance 17224, Section 40, as amended, and K.C.C. 27.10.395 are each hereby amended to read as follows:

A. Preconstruction meeting and inspections.

1. Nonengineered plans; minimal road improvements minimal drainage review $((~~458.00~~)) 485.00

2. Engineered plans; private or minor public road improvements; small project drainage; dispersion, flow control BMPs, conveyance only or detention only, or any combination thereof $((~~915.00~~)) 970.00

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3.	Engineered plans; private or public road improvements; full drainage review with detention or water quality, or both	$((~~3,432.00~~)) 3,638.00
4.	Engineered plans; private or public road improvements; full drainage review with detention, infiltration or water quality, or any combination thereof	$((~~6,864.00~~)) 7,276.00
5.	Engineered plans; private or public road improvements; full drainage review with multiple basins	$((~~10,067.00~~)) 10,671.00
6.	Engineered plans; large private or public road improvements; full drainage review with multiple basins	$((~~13,229.00~~)) 14,023.00
7.	Engineered plans; large and complex private or public road improvements; full drainage review with multiple basins	$((~~16,474.00~~)) 17,462.00
B.	Permit revisions, reinspection or supplemental inspection	$((~~343.00~~)) 364.00

SECTION 31. Ordinance 17224, Section 43, as amended, and K.C.C. 27.10.425 are each hereby amended to read as follows:

A. Whenever any work for which a permit or application approval required under K.C.C. Title 16, 19A, 20, 21A or 25 has commenced without first obtaining the required permit or application approval or has proceeded without obtaining necessary inspections, a fixed fee shall be charged for investigation of work done without a required permit or approval whether or not a permit or application approval is subsequently issued.

B. ((~~The investigation fee shall equal the amount of the plan review and inspection fees for site and building construction activity required by this title.~~)) Fees for residential buildings shall be charged as follows:

1.	Interior alterations only	$379.00
2.	Deck or porch addition	$644.00
3.	Carport or pole building addition	$773.00
4.	Garage or living space addition or conversion	$1,476.00
5.	New accessory dwelling unit	$2,165.00
6.	New mobile home	$920.00
7.	New custom home	$3,862.00

C. Fees for commercial buildings shall be charged as follows:

1.	Alterations to an existing structure	$920.00
2.	New structure	$3,862.00

D. Fees for site development shall be charged as follows:

1.	Minor drainage improvement not maintained by the county	$460.00
2.	Basic with standardized conditions	$965.00
3.	Other	$1,718.00

E. Fees for land disturbance shall be charged as follows:

1.	Clearing less than 0.2 acre	$460.00
2.	Grading less than 2,000 square feet	$460.00
3.	Grading between 2,000 square feet and 0.2 acre	$805.00
4.	Grading or clearing more than 0.2 acre	$1,995.00

F. Property owners not responsible for initiating work without a permit shall be exempted from the fees in this section.

SECTION 32. Ordinance 13332, Section 53, as amended, and K.C.C. 27.10.510 are each hereby

amended to read as follows:

Certificates of compliance or completion shall require a fixed fee to cover the administrative and clerical costs to the department of processing and issuing the certificate.

A.	Temporary occupancy permit per building or tenant space	$((~~392.00~~)) 460.00
B.	Occupancy permit when more than one building per permit	$((~~392.00~~)) 460.00
C.	Occupancy permit for individual ((~~condominiums~~)) townhouses or other portions of building	$((~~180.00~~)) 211.00
D.	Letter of completion for shell construction when more than one building per permit	$((~~392.00~~)) 460.00

SECTION 33. Ordinance 13332, Section 54, as amended, and K.C.C. 27.10.550 are each hereby amended to read as follows:

A fee of one thousand ((~~three hundred seventy-three~~)) six hundred eleven dollars shall be charged for processing and review of preissuance construction authorization. Building and site inspections shall be charged the regular fees adopted by this title.

SECTION 34. Ordinance 17682, Section 46 and K.C.C. 27.10.560 are each hereby amended to read as follows:

Requests for address or road name changes where no site visit is required shall be charged ((~~seventy-eight dollars per parcel, plus seventy-eight~~)) ninety-one dollars per address((~~,~~)) affected by the requested change.

SECTION 35. Ordinance 17682, Section 47 and K.C.C. 27.10.570 are each hereby amended to read as follows:

Fees shall be charged as follows for processing, monitoring, extending and administering the default of

financial guarantees:

A.	Standard monitoring of maintenance and defect guarantees for completed installation	
1.	((d))Department of permitting and environmental review administration	$((~~1,880.00~~)) 2,205.00
2.	Inspection of stormwater facilities - small	$((~~3,563.00~~)) 3,777.00
3.	Inspection of stormwater facilities - medium	$((~~4,335.00~~)) 4,595.00
4.	Inspection of stormwater facilities - large	$((~~6,636.00~~)) 7,034.00
5.	Reinspection of stormwater facilities, each	$((~~668.00~~)) 708.00
6.	Inspection of road improvements - small	$((~~3,563.00~~)) 3,777.00
7.	Inspection of road improvements - medium	$((~~4,335.00~~)) 4,595.00
8.	Inspection of road improvements - large	$((~~6,636.00~~)) 7,034.00
9.	Reinspection of road improvements, each	$((~~668.00~~)) 708.00
10.	Inspection of critical area mitigation, landscaping, street or significant trees, per year required	$((~~441.00~~)) 506.00
11.	Reinspection of critical area mitigation, landscaping, street or significant trees, each	$((~~441.00~~)) 506.00
B.	Extended monitoring of maintenance and defect guarantees - additional year	
1.	Inspection of stormwater facilities	$((~~1,708.00~~)) 1,810.00
2.	Inspection of road improvements	$((~~1,708.00~~)) 1,810.00
3.	Department of permitting and environmental review administration	$((~~940.00~~)) 1,103.00

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C. Administering default of financial guarantees - annual fee

1.	Department of permitting and environmental review	$((~~2,256.00~~)) 2,646.00
2.	Department of transportation	$((~~3,838.00~~)) 4,068.00
3.	Department of natural resources and parks	$((~~3,838.00~~)) 4,068.00

SECTION 36. Ordinance 17682, Section 48 and K.C.C. 27.10.580 are each hereby amended to read as follows:

Fees shall be charged for permit processing, clerical services, and contractor certification as follows:

A. A fee of seventy-five dollars shall be charged for ((~~re-issuing~~)) reissuing a public notice.

B. The department may charge fees for clerical services unrelated to permits including, but not limited to, making copies, scanning documents, notarizing documents, gathering, preparing and publishing special request reports and providing publications. The fees shall be the actual cost to the department and shall be collected at the time services are requested. The department shall publish a schedule of these fees on the internet and in the public areas of its offices.

C. The fee for annual certification of a tank removal contractor is ((~~one hundred ninety-six~~)) two hundred thirty dollars.

D. The fee for a title elimination is sixty dollars.

E. The fee for extension of a nonresidential building, fire, mechanical, sign, demolition, grading, site development or conditional use permit is one hundred fifty dollars.

SECTION 37. Ordinance 16959, Section 12, as amended, and K.C.C. 27.02.1905 are each hereby amended to read as follows:

A. Except as otherwise provided in subsection B. of this section, the department shall assess a surcharge of ((~~four and sixty-three hundredths~~)) one and seven tenths percent on all fees established in K.C.C. chapters 27.06 and 27.10. The surcharge shall only be used to provide funding for((~~:~~

~~1. T~~)) the department's undesignated fund balance for working capital in order to achieve an

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undesignated fund balance of forty-five days of operating and maintenance expenses.

((~~2. Customer service enhancements to the department's permitting processes and systems.~~))

B. The following fees shall not be subject to the surcharge established in subsection A. of this section:

1. Road variance review under K.C.C. 27.10.070.A;

2. Stormwater facility engineering review under K.C.C. 27.10.082;

3. Road engineering review under K.C.C. 27.10.084;

4. Road constructability review under K.C.C. 27.10.085;

5. Stormwater facility constructability review under K.C.C. 27.10.087;

6. Flood hazard certification review under K.C.C. 27.10.130.D;

7. Stormwater facility site inspection under K.C.C. 27.10.385;

8. Road construction inspection under K.C.C. 27.10.395; and

9. Financial guarantee monitoring and administration under K.C.C. 27.10.570.

C. The surcharge amount shall be rounded to the nearest whole dollar for each fee that is a whole dollar amount.

D. The surcharge applies to fee assessments made between January 1, ((~~2015~~)) 2017, and December 31, ((~~2016~~)) 2018.

E. This section expires on January 1, ((~~2017~~)) 2019.

NEW SECTION. SECTION 38. There is hereby added to K.C.C. chapter 27.02 a new section to read as follows:

Processing, review or inspection of applications or permits for agricultural buildings or activities shall be charged fifty percent of the fees listed in this title. This section does not apply to processing, review, or inspections related to applications or permits required for any use related to a product excluded from the definition of "agricultural product" under RCW 82.04.213.

NEW SECTION. SECTION 39. There is hereby added to K.C.C. chapter 27.04 a new section to read

as follows:

The definitions in this chapter apply to this title unless the context clearly requires otherwise.

SECTION 40. The following are each hereby repealed:

A. Ordinance 13332, Section 18, as amended, and K.C.C. 27.10.030;

B. Ordinance 17224, Section 20, as amended, and K.C.C. 27.10.045;

C. Ordinance 13332, Section 41, as amended, and K.C.C. 27.10.330;

D. Ordinance 13332, Section 49, as amended, and K.C.C. 27.10.430; and

E. Ordinance 13332, Section 51, as amended, and K.C.C. 27.10.460.

SECTION 41. If any provision of this ordinance or its application to any person or circumstance is held invalid the remainder of the ordinance or the application of the provision to other persons or circumstances is not affected.

SECTION 42. This ordinance takes effect January 1, 2017.