

2026 FEE SCHEDULE
BUILDING PERMIT AND RELATED

TOTAL VALUATIONS (Residential & Commercial)	BUILDING PERMIT FEE SCHEDULE
\$1.00 to \$500.00	\$21.00
\$501.00 to \$2,000.00	\$21.00 for the first \$500.00 plus \$2.75 for each additional \$100.00, or fraction thereof, to and including \$2,000.00.
\$2,001.00 to \$25,000.00	\$62.25 for the first \$2,000.00 plus \$12.50 for each additional \$1,000.00, or fraction thereof, to and including \$25,000.00.
\$25,001.00 to \$50,000.00	\$349.75 for the first \$25,000.00 plus \$9.00 for each additional \$1,000.00, or fraction thereof, to and including \$50,000.00.
\$50,001.00 to \$100,000.00	\$574.75 for the first \$50,000.00 plus \$6.25 for each additional \$1,000.00, or fraction thereof, to and including \$100,000.00.
\$100,001.00 to \$500,000.00	\$887.25 for the first \$100,000.00 plus \$5.00 for each additional \$1,000.00, or fraction thereof, to and including \$500,000.00.
\$500,001.00 to \$1,000,000.00	\$2,887.25 for the first \$500,000.00 plus \$4.25 for each additional \$1,000.00, or fraction thereof, to and including \$1,000,000.00.
\$1,000,001.00 and up	\$5,012.25 for the first \$1,000,000.00 plus \$2.75 for each additional \$1,000.00, or fraction thereof

Building Permit Fee: Fee is 100% of the adopted fee schedule above, plus applicable reviews, and State surcharge fees as listed below.

Plan Review Fee: 65% of the Building Permit Fee calculated from the above schedule.

Similar Plan Review Fee: 25% of the Building Permit Fee calculated from the above schedule.
(Per MN State Building Code 1300.0160 Subp. 5 and 6)

PLAN REVIEW FEE IS NON-REFUNDABLE

STATE SURCHARGE: Based on the table below. For valuation use the fees listed above

BUILDING VALUATION	STATE SURCHARGE*
One Million or less	.0005 x valuation with minimum of \$1.00 for Flat Rate Permits [up to \$10,010 valuation]
\$1,000,001 to \$2,000,000	\$ 500 + .0004 x (Value - \$1,000,000)
\$2,000,001 to \$3,000,000	\$ 900 + .0003 x (Value - \$2,000,000)
\$3,000,001 to \$4,000,000	\$1200 + .0002 x (Value - \$3,000,000)
\$4,000,001 to \$5,000,000	\$1400 + .0001 x (Value - \$4,000,000)
Greater than \$5,000,000	\$1500 + .00005 x (Value - \$5,000,000)

Sediment and Erosion Control (SEC) Fee: .0005 x permit valuation for all new construction, additions, accessory buildings, etc. Minimum \$150.00 New Home or Commercial Construction, Minimum \$50.00 on any other non-exempt construction.

ZONING AND Set Back Review: \$25.00 for permits requiring review, \$75.00 for New Construction plus any costs for City Planner to review. Agricultural Structure requires a Certificate of Compliance.

EMERGENCY COMMUNICATIONS SYSTEMS FEE: \$100.00 for new construction single family homes. Multiple residential unit rates per adopted fee schedule.

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OVER THE COUNTER PERMITS

Re-Roof, Re-side and Windows	\$90.00 each + State Surcharge Fee (\$1.00)
Commercial Re-roof, Re-side, Window/Door Replacement (with no alterations to openings; review and applicable fees apply if alterations are required)	Based on Valuation, Permit fee and State Surcharge Only (if no review required). Add review fee if alterations are required.
General Plumbing (Residential)	\$50.00 minimum + additional \$5.00 per fixture +
Water Heaters / Water Softeners (replacement)	\$35.00 per unit + State Surcharge Fee (\$1.00)
Mechanical (residential)	\$75.00 per unit + State Surcharge Fee (\$1.00) (Furnace, AC or Gas line) Additional \$10.00 gas fitting/connection fee for each unit over 3 units The following qualify as a "unit" Furnace, AC, Air Exchange, In-floor heat, Boiler, Geothermal System, Ground System Heat Pump, Garage Heater, etc.
Gas Fireplace	\$75.00 + State Surcharge Fee (\$1.00)

*State Surcharge fee is subject to State changes.

OTHER INSPECTIONS AND FEES

Inspection outside normal business hours; minimum two hour charge	\$90.00 per hr.
Re-inspection Fee (minimum one hour charge)	\$65.00 per hr.
Inspections for which no fee is specifically indicated (Minimum one hour charge)	\$65.00 per hr.
Site Inspection Fee	RESIDENTIAL \$45.00 ea. COMMERCIAL \$80.00 ea.
Additional plan review required by changes, additions, or revisions to approved plans (min. ½ hour charge)	\$60.00 per hr.
Miscellaneous and special services per contract	\$60.00 per hr.
Water Hook Up/Connection Permit (Plan review and inspection of the connection to the municipal water system for existing properties)	\$100.00
Sewer Hook Up/Connection Permit (Plan review and inspection of the connection to the municipal water system for existing properties)	\$100.00
Pre-Move inspection	\$150.00 ea.
Moved – In structure (not including foundation, interior remodel, etc.)	\$250.00 ea.
Commercial Plumbing permit and plan review	Based on valuation
Commercial Mechanical permit and plan review	Based on valuation
Electrical Inspections (Residential & Commercial)	Per State Inspector
Demolition	Residential \$150.00 + State Surcharge (\$1.00) Commercial \$250.00 + State Surcharge (\$1.00)
Mobile Home Installation	\$250.00 + State Surcharge (\$1.00)
Permit Cancellation Fee	\$35.00 + Plan Review Fee
Replacement Permit Card Fee	\$35.00
Expired Permit Re-issue Fee (Expired permits may be re-issued at the discretion of the City.)	\$35.00 Minimum up to 100% of permit fee
*Land Disturbance and Utility Permits see Public Works Fee Schedule	

NEW CONSTRUCTION ESCROW

New Construction Escrow (grading and landscaping; due at permit issuance)	\$5,000.00 minimum (\$10,000.00 maximum)
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Additional Escrow may be required if any site work is incomplete at C.O. per the fee schedule below

Driveway	\$5,000.00
Wetland buffer	\$3,000.00
Damaged sidewalk, trail, city infrastructure, or neighboring property	\$1,000.00 - \$5,000.00
Other incomplete site work	Varies based on estimate

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CERTIFICATE OF SURVEY

City Ordinance Title IV: 40-2 Certificate of Survey requirement. A certificate of survey shall be required with all building permit applications for new construction and building permits that enlarge or alter the footprint of an existing structure. Application for exemption (Building permits only) – If the proposed structure meets all of the required setbacks from the property line, flood plain, wetlands and easements by two times.

FINANCIAL GUARANTEE (Escrow/Contractor Surety)

A refundable financial guarantee may be required on some projects. The amount shall be determined based on the project. A minimum of \$1,000 cash escrow shall be deposited for all projects requiring a financial guarantee and shall be due prior to permit issuance. The escrow may include charges for staff time and/or costs incurred by the City to gain compliance with project requirements.

PENALTY

Any person or entity that fails to obtain a permit under City Ordinance Title IV: 40-40.04 prior to performing work shall pay a penalty of two times the original permit fee and shall be required to pay all costs associated with enforcement, including reasonable attorney's fees.

All fees are to be paid at time of permit issuance.

VALUATION DATA

Garage (attached)	Per square foot	\$70.00	
Garage (detached)	Per square foot	\$65.00	
Basement Finished	Per square foot	\$90.00	
Basement Unfinished	Per square foot	\$60.00	
Existing Basement Finished	Per square foot	\$30.00	
Crawlspace / Slab Foundation	Per square foot	\$26.00	
Main Floor	Per square foot	\$135.00	
Upper Floors	Per square foot	\$125.00	
Open Porch/Stoop	Per square foot	\$30.00	
Deck	Per square foot	\$65.00	
3 and 4 Season Porch	Per square foot	\$85.00	
Residential Fire Sprinkler	Per square foot	\$4.00	
Pool (above ground)	Per square foot	\$25.00	
Inground Pool	Per square foot	\$60.00	
Pole Shed <1200 sq ft	Per square foot	\$32.00	
Pole Shed <1200-4000 sq ft	Per square foot	\$30.00	
Pole Shed 4000> sq ft	Per square foot	\$28.00	
Pole Shed with slab	Per square foot	\$16.00	
Fireplace Masonry	Add	\$25,000.00	
Residential Elevator	Add	\$60,000.00	
Septic (mound)	Add	\$25,000.00	
Septic (trench)	Add	\$14,000.00	
Septic Soil Verification	Add	\$100.00	
Mobile Home	Add	Strap \$5,000.00	Footing \$10,000.00
Solar	Add	\$450.00	

Building Official _____ Mike Rosenau Date _____ 2/19/2024 _____

Contracted Building Official:
Metro West Inspection Services
763-479-1720