



City of Portland, Oregon
Bureau of Development Services
Office of the Director
FROM CONCEPT TO CONSTRUCTION

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October 21, 2020

To: Mayor Ted Wheeler
 Commissioner Chloe Eudaly
 Commissioner Amanda Fritz
 Commissioner Jo Ann Hardesty
 Commissioner Dan Ryan

From: Rebecca Esau, Director *Rebecca Esau*
 Bureau of Development Services

Regarding: Bureau of Development Services 2020 Fee Change Ordinance

The Bureau of Development Services (BDS) has prepared an ordinance proposing changes to several fee schedules. The ordinance is scheduled to be heard by the City Council on the regular agenda on Wednesday, October 21, 2020 at 10:15 TC.

Background

As the agency responsible for the traditional building department functions of architectural and engineering plan review, permit issuance, and inspections, nearly all services provided by the Bureau of Development Services (BDS) are funded solely through permit fees and charges for service. This funding model is true for the local code enforcement programs as well.

Because BDS is funded 98% through fees and charges for service, the bureau must operate like any other business and set fees at a level which cover the costs of providing services. The revenue generated from these fees are intended to balance the bureau's expenditures. For several years between FY 2013-14 through FY 2018-19 BDS chose not to propose fee increases for most programs and even decreased fees in FY 2016-17, despite ongoing cost inflation; however, the bureau is now implementing gradual fee increases to keep up with the rising costs. In the current fiscal year, BDS is faced with an increase in rent obligation due a change in the way the City allocates rental rates across bureaus occupying office space in the downtown core, as well as increasing personnel costs.

Prior to the COVID-19 pandemic, BDS had intended to bring a fee increase proposal to City Council effective July 1, 2020, but subsequently decided to delay these changes until a future date due to the economic uncertainty caused by the virus at the time. Construction was deemed an essential business and BDS has continued to provide services throughout the stay-at-home order while adhering to physical distancing guidelines, expanding services offered online and adapting processes to better serve our customers in the new environment.

While BDS has implemented a hiring freeze, mandatory furloughs, and eliminated all non-essential expenditures, the primary drivers of the bureau's rising costs continue to be a factor.

Fee changes are kept as low and gradual as possible. BDS is proposing a 5% fee increase across most programs, with some fees being raised by higher amounts in circumstances where the cost of providing services is significantly higher than the fee amount or where necessary to ensure continuity of service provisions. Even with these changes, it is not expected that the additional revenue generated will be enough to offset the increased costs experienced by the bureau this year.

BDS maintains a strong commitment to provide excellent programs and services while operating in a fiscally responsible manner. This commitment, coupled with recent decreases in collections, is resulting in proposed increases for most fees in FY 2020-21. BDS continues to strive to use its resources efficiently and keep costs as low as possible.

The Development Review Advisory Committee (DRAC) recommended development bureaus address fee changes in a more collaborative fashion. In response to this recommendation BDS engaged partner bureaus to develop fee comparison examples (Exhibit L), to be presented alongside the proposed fee change ordinance. Exhibit L examines major development related fees for seven projects, illustrating the cumulative effect of major fee changes across all development bureaus. Exhibit L is meant for informational purposes. Other development bureaus' fees are not included in this ordinance.

This ordinance proposes fee increases expected to result in the following estimated changes to annual program collections:

Program	Estimated Collection Increases		
	Percent	Dollar (12/1/20-6/30/21)	Dollar (Full-Year)
Building Program	5.5%	\$ 601,269	\$ 1,030,746
Electrical Program	6.3%	\$ 129,877	\$ 222,647
Facility Permit Program	5.0%	\$ 89,906	\$ 154,125
Field Issuance Remodel Program	19.9%	\$ 191,987	\$ 329,121
Hearings Office Fees	5.0%	\$ 882	\$ 1,512
Land Use Services Program	7.8%	\$ 402,191	\$ 689,470
Mechanical Program	5.0%	\$ 71,918	\$ 123,288
Neighborhood Inspections Program	7.2%	\$ 50,289	\$ 86,210
Plumbing Program	5.0%	\$ 88,032	\$ 150,912
Sign Program	15.0%	\$ 16,034	\$ 27,486
Site Development Program	8.8%	\$ 73,804	\$ 126,521
Total	6.7%	\$ 1,716,189	\$ 2,942,038

Estimated collection increases are aggregated, however percentage change to individual fees may vary. The bureau's FY 2020-21 budget includes revenue from the fee increases proposed in this ordinance.

These proposed changes would take effect on December 1, 2020.

For further information, please contact me at x3-7338 or at Elshad.Hajiyev@portlandoregon.gov.

City of Portland
Bureau of Development Services
Building and Other Permits Fee Schedule
Effective Date: ~~July~~ December 1, 2019 2020

Building Permit Fee

Total Value of Construction Work to be Performed:

\$1 - \$500	\$110.00 <u>115.00</u> minimum fee
\$501 - \$2,000	\$110.00 <u>115.00</u> for the first \$500, plus \$2.37 <u>2.49</u> for each additional \$100 or fraction thereof, to and including \$2,000 Maximum number of allowable* inspections: 3
\$2,001 - \$25,000	\$145.55 <u>152.35</u> for the first \$2,000, plus \$9.25 <u>9.71</u> for each additional \$1,000 or fraction thereof, to and including \$25,000 Maximum number of allowable* inspections: 5
\$25,001 - \$50,000	\$358.30 <u>375.68</u> for the first \$25,000, plus \$6.81 <u>7.15</u> for each additional \$1,000 or fraction thereof, to and including \$100,000 Maximum number of allowable* inspections: 6
\$50,001 - \$100,000	\$528.55 <u>554.43</u> for the first \$50,000, plus \$4.51 <u>4.74</u> for each additional \$1,000 or fraction thereof, to and including \$100,000 Maximum number of allowable* inspections: 7
\$100,001 and up	\$754.05 <u>791.43</u> for the first \$100,000, plus \$3.72 <u>3.91</u> for each additional \$1,000 or fraction thereof

*Inspections exceeding the maximum number of allowable shall be charged at the Reinspection Fee rate of ~~\$110~~ 115 per inspection

Total Calculated Permit Valuation:

Permit Valuation Methodology: The Permit Valuation methodology is mandated by the State of Oregon in OAR 918-050-0100. A structural permit fee for new construction and additions shall be calculated using the ICC Building Valuation Data Table current as of April 1 of each year, using the occupancy and construction type as determined by the building official, multiplied by the square footage of the structure. The square footage of a building, addition, or garage shall be determined from outside exterior wall to outside exterior wall for each level. The valuation used will be the greater of either the above calculated value or the value as stated by the applicant. A structural permit fee for alterations or repair shall be based on the fair market value of the permitted work as determined by the building official and defined below.

Fair Market Value: The Fair market Value to be used in computing the permit fee for alterations and repair shall be the total value of all construction work for which the permit is issued, as well as all finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire extinguishing systems and other permanent work or equipment, and contractor's profit.

City of Portland
Bureau of Development Services
Building and Other Permits Fee Schedule
Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Development Services Fee - Commercial

Applies to all Building Permits, Site Development Permits (except where work involves only clearing) and Zoning Permits.

Total Value of Construction Work to be Performed:

\$1 - \$500	\$18.29 <u>19.20</u> minimum fee
\$501 - \$2,000	\$18.29 <u>19.20</u> for the first \$500, plus \$0.83 <u>0.87</u> for each additional \$100 or fraction thereof, to and including \$2,000
\$2,001 - \$25,000	\$30.74 <u>32.25</u> for the first \$2,000, plus \$3.22 <u>3.38</u> for each additional \$1,000 or fraction thereof, to and including \$25,000
\$25,001 - \$50,000	\$104.80 <u>109.99</u> for the first \$25,000, plus \$2.40 <u>2.52</u> for each additional \$1,000 or fraction thereof, to and including \$50,000
\$50,001 - \$100,000	\$164.80 <u>172.99</u> for the first \$50,000, plus \$1.59 <u>1.67</u> for each additional \$1,000 or fraction thereof, to and including \$100,000
\$100,001 and up	\$244.30 <u>256.49</u> for the first \$100,000, plus \$1.34 <u>1.41</u> for each additional \$1,000 or fraction thereof

Total Calculated Permit Valuation:

Permit Valuation Methodology: The Permit Valuation methodology is mandated by the State of Oregon in OAR 918-050-0100. A structural permit fee for new construction and additions shall be calculated using the ICC Building Valuation Data Table current as of April 1 of each year, using the occupancy and construction type as determined by the building official, multiplied by the square footage of the structure. The square footage of a building, addition, or garage shall be determined from outside exterior wall to outside exterior wall for each level. The valuation used will be the greater of either the above calculated value or the value as stated by the applicant. A structural permit fee for alterations or repair shall be based on the fair market value of the permitted work as determined by the building official and defined below.

Fair Market Value: The Fair Market Value to be used in computing the permit fee for alterations and repair shall be the total value of all construction work for which the permit is issued, as well as all finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire extinguishing systems and other permanent work or equipment, and contractor's profit.

City of Portland
Bureau of Development Services
Building and Other Permits Fee Schedule
Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Development Services Fee - Residential

Applies to all Building Permits, Site Development Permits (except where work involves only clearing) and Zoning Permits

Total Value of Construction Work to be Performed:

\$1 - \$500	\$14.62 <u>15.35</u> minimum fee
\$501 - \$2,000	\$14.62 <u>15.35</u> for the first \$500, plus \$0.66 <u>0.69</u> for each additional \$100 or fraction thereof, to and including \$2,000
\$2,001 - \$25,000	\$24.52 <u>25.70</u> for the first \$2,000, plus \$2.57 <u>2.70</u> for each additional \$1,000 or fraction thereof, to and including \$25,000
\$25,001 - \$50,000	\$83.68 <u>87.80</u> for the first \$25,000, plus \$1.92 <u>2.02</u> for each additional \$1,000 or fraction thereof, to and including \$50,000
\$50,001 - \$100,000	\$131.63 <u>138.30</u> for the first \$50,000, plus \$1.29 <u>1.35</u> for each additional \$1,000 or fraction thereof, to and including \$100,000
\$100,001 and up	\$196.13 <u>205.80</u> for the first \$100,000, plus \$1.07 <u>1.12</u> for each additional \$1,000 or fraction thereof

Total Calculated Permit Valuation:

Permit Valuation Methodology: The Permit Valuation methodology is mandated by the State of Oregon in OAR 918-050-0100. A structural permit fee for new construction and additions shall be calculated using the ICC Building Valuation Data Table current as of April 1 of each year, using the occupancy and construction type as determined by the building official, multiplied by the square footage of the structure. The square footage of a building, addition, or garage shall be determined from outside exterior wall to outside exterior wall for each level. The valuation used will be the greater of either the above calculated value or the value as stated by the applicant. A structural permit fee for alterations or repair shall be based on the fair market value of the permitted work as determined by the building official and defined below.

Fair Market Value: The Fair Market Value to be used in computing the permit fee for alterations and repair shall be the total value of all construction work for which the permit is issued, as well as all finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire extinguishing systems and other permanent work or equipment, and contractor's profit.

City of Portland
Bureau of Development Services
Building and Other Permits Fee Schedule
Effective Date: July ~~December~~ 1, 2019 ~~2020~~

Miscellaneous Fees

Additional Plan Review Fee For changes, additions, or revisions to approved plans.	Plan Review time ½ hour or less: \$78 <u>82</u> Plan Review time greater than ½ hour: \$155- 163 per hour or fraction thereof
Address Assignment Fee Address Change Address Confirmation	\$98 103 for each address \$98 103 \$98 103
Appeal Fees (per appeal) One and Two-Family Dwellings All other occupancies Plus, for each appeal item over 4	\$238 <u>250</u> \$477 <u>501</u> \$119 <u>125</u>
Approved Testing Agency Certification Fee Initial Certification Annual Renewal – without modifications Annual Renewal – with modifications Field audits and inspections	\$1,285 1,350 \$322 <u>338</u> \$643 <u>675</u> \$154- 163 per hour or fraction of an hour Minimum – 1 hour
Whenever an inspection is conducted by BDS staff at a facility more than 50 miles from the City of Portland's BDS office, the applicant shall reimburse the City for travel costs including auto travel, air travel, lodging and meals.	
Change of Occupancy or Use Review Fee	\$465 488
Circus Tent Fee	\$551 579
Deferred Submittal Fee For processing and reviewing deferred plan submittals The fee is in addition to the project plan review fee based on the total project value	10% of the building permit fee calculated using the value of the particular deferred portion or portions of the project Minimum fee - \$195- 205 for 1 & 2 family dwelling projects, \$510 536 for commercial and all other projects
Demolition/Deconstruction Fee For plan review/processing fee and inspections. Fees for Sewer Cap, Erosion Control, and Site Review fee will be added separately	
With Basement – Commercial With Basement – Residential Without Basement – Commercial Without Basement – Residential	\$571 969 \$551 949 \$545 969 \$525 949

City of Portland
Bureau of Development Services
Building and Other Permits Fee Schedule
Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Miscellaneous Fees

Facility Permit/Master Permit Program

Annual Registration Fee:

Site with one building	\$184 <u>193</u>
Site with two buildings	\$307 <u>322</u>
Site with three buildings	\$428 <u>449</u>
Site with four buildings	\$521 <u>547</u>
Site with five or more buildings	\$612 <u>643</u>

For projects valued at \$600,000 or less:

Building orientations, inspection, plan review, and administrative activities ~~\$220~~231 per hour or fraction of an hour
 Minimum – 1 hour for each inspection

For projects exceeding \$600,000 value:

Fee based on project valuation and building permit fee schedule

Building inspection and plan review

Fees for services provided by bureaus other than the Bureau of Development Services necessary for construction authorization will be billed to the Owner as assessed by those bureaus.

Fees shall be billed monthly. Fees not paid within 30 days of billing shall be assessed a 5% penalty fee for each 30-day period until paid in full.

Field Issuance Remodel Program

For 1 & 2 family dwelling alterations/remodels:

Registration Fee:	\$350 <u>403</u> per contractor
Annual Renewal Fee:	\$100 <u>115</u> per contractor
Inspection, plan review, administrative and, project management activities:	\$220 <u>264</u> per hour or fraction of an hour Minimum – 1 hour for each inspection

One and Two Family Dwellings and Accessory Dwelling Units

Consultation Fee:	\$800 <u>920</u> for permit valuations up to \$100,000 \$1,000 <u>1,150</u> for permit valuations over \$100,000
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Fees for services provided by bureaus other than the Bureau of Development Services necessary for construction authorization will be billed to the Owner as assessed by those bureaus.

Fees shall be billed monthly. Fees not paid within 30 days of billing shall be assessed a 5% penalty fee for each 30-day period until paid in full.

Fire and Life Safety Review Fee

40% of the building permit fee

Home Occupation Permit

Initial Permit	\$154
Annual Renewal	\$154
Late charge for delinquent permits	\$6.25 per month

Inspections Outside of Normal Business Hours

~~\$210~~221 per hour or fraction of an hour
 Minimum - ~~\$210~~221

Intake Fee

For 1 & 2 family dwellings with engineer / architect certified as plan examiner	\$354 <u>372</u>
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City of Portland
Bureau of Development Services
Building and Other Permits Fee Schedule
Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Miscellaneous Fees

Investigation Fee

For commencement of work before obtaining a permit ~~\$110~~115 per hour or fraction of an hour
 Minimum - ~~\$110~~115

Key Milestones Meeting and Other Hourly ~~Meeting~~ Fees

For a collaborative discussion with City staff regarding building design and permitting. (applicant to request reviewers)

Process Manager (Mandatory for Key Milestone Meeting)	\$155 <u>163</u> per hour or fraction thereof
Electrical	\$155 <u>163</u> per hour or fraction thereof
Land Use Planner	\$155 <u>163</u> per hour or fraction thereof
Mechanical	\$155 <u>163</u> per hour or fraction thereof
<u>Permitting Services</u>	<u>\$163 per hour or fraction thereof</u>
Planning and Zoning	\$155 <u>163</u> per hour or fraction thereof
Plumbing	\$155 <u>163</u> per hour or fraction thereof
Site Development	\$155 <u>163</u> per hour or fraction thereof
Structural	\$155 <u>163</u> per hour or fraction thereof

Limited Consultation Fee

For meetings held prior to application or during the permitting process to address projects with issues in one or more areas of plan review expertise (e.g. building and fire codes).

Base meeting fee new building (one hour)	\$360 <u>378</u>
Base meeting fee existing building (one hour)	\$450 <u>473</u>
Add Fire Marshal	\$75
Fee for each additional staff in attendance	\$160 <u>168</u>

Major Projects Group Fee - ~~\$75,000~~78,750 per project

The Bureau of Development Services' fee for projects that participate in the Major Projects Group (MPG) program that facilitates City review and permitting processes for larger development projects. This fee is in addition to the standard permit fees required on the project. There are additional MPG fees charged by other City bureaus for projects that are enrolled in this program.

Manufactured Dwelling Installation on Individual Lot

Installation and set up	\$404 <u>424</u>
Earthquake-resistant bracing when not installed under a manufactured dwelling installation permit	\$109 <u>114</u>

Additional fees are required for separate permits which may include but are not limited to the following: building, plumbing, electrical, water, sewage, public right of way approaches and improvements, and plan review.

Manufactured Dwelling Installation in a Park

Installation and set up	\$404 <u>424</u>
Earthquake-resistant bracing when not installed under a manufactured dwelling installation permit	\$109 <u>114</u>

Additional fees are required for separate permits which may include but are not limited to the following: building, plumbing, electrical, water, sewage, public right of way approaches and improvements, and plan review.

City of Portland
Bureau of Development Services
Building and Other Permits Fee Schedule
Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Miscellaneous Fees

Manufactured Dwelling Park

(Development or enlargement of a manufactured dwelling park)

Permit Fee:

10 spaces or fewer	\$ 59 <u>62</u> each space
11 – 20 spaces	\$ 590 <u>620</u> plus \$ 32 <u>34</u> for each space over 10
More than 20 spaces	\$ 910 <u>960</u> plus \$ 26 <u>27</u> for each space over 20
Plan Review	65% of the permit fee
Zoning inspection	20% of the permit fee
Cabana installation	\$ 129 <u>136</u>

Additional fees are required for separate permits which may include but are not limited to the following: building, plumbing, electrical, water, sewage, public right of way approaches and improvements, and plan review.

Occupant Load Sign Fee

For replacement or new occupant load signs in other than new construction.

Simple	\$ 53 <u>56</u>
Complex	\$ 386 <u>405</u>

Additional fees are required for separate permits which may include but are not limited to the following: building, plumbing, electrical, water, sewage and plan review.

Other Inspections Not Specifically Identified Elsewhere

\$~~155~~163 per hour or fraction of an hour
 Minimum - \$~~155~~163

Peer Review Fee

Applies to building permit applications employing Alternate Lateral Force Resisting Systems using Performance Based Design per section 1.3.1.3 of ASCE 7-10 and section 104-11 of the Oregon Structural Specialty Code (OSSC).

The actual cost of Peer Review Services charged to the City plus a contract management fee equal to 3% of the cost of Peer Review Services.

Permit Extension/Completion Processing Fee

Fee for extension of a permit that has been inactive, and a customer is requesting any action to extend or change the permit status. This would include but not be limited to an extension request, or when a permit requires an administrative action to return the permit from Final status to an active status.

\$~~155~~163 per hour
 Minimum - \$~~155~~163

Permit Reactivation Processing Fee

Fee for renewal of a permit that has been expired, provided no changes have been made to the original plans and specifications for such work. A permit may be renewed only once.

The renewal fee shall be one half the amount required for a new permit

Minimum Fee - \$~~155~~163

Phased Project Plan Review Fee

For plan review on each phase of a phased project

10% of the total project building permit fee not to exceed \$~~2,500~~2,750 for each phase, plus \$~~322~~355
Maximum number of allowable checksheets per phase: 2
Any additional checksheets will be charged at the rate of \$193 per checksheets.

City of Portland
Bureau of Development Services
Building and Other Permits Fee Schedule
Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Miscellaneous Fees	
Plan Review/Process Fee	
For the original submittal:	65% of the building permit fee Maximum number of allowable checksheets: 2 Any additional checksheets will be charged at the rate of \$184 <u>193</u> per checksheet
For value-added revisions:	65% of the additional building permit fee (based on the additional valuation) <u>\$340 minimum</u>
For all other revisions:	Plan review time ½ hour or less: \$78 Plan review time greater than ½ hour: \$175 plus plan review time at \$155 <u>163</u> per hour or fraction thereof
Process Management Fees	
Program Initiation Fee	\$1,200 <u>1,260</u> (covers the first five hours of assistance, then \$155 <u>163</u> per hour or fraction of an hour)
Early Assistance Meeting	\$276 <u>290</u>
Pre-Development Meeting	\$1,200 <u>1,260</u> plus \$160 <u>168</u> per additional staff member present
Continuing Process Management Assistance	
Pre-submittal	
Submitted Projects Valued Above \$10 Million	\$155 <u>163</u> per hour
Submitted Projects Valued \$10 million and below	Waived \$155 <u>163</u> per hour
Process management is intended to assist customers navigate the permit review system for large and/or complex projects.	
Recreational Park (Development or enlargement of a recreational park)	
Permit Fee:	
10 spaces or fewer	\$35 <u>37</u> each space
11 – 20 spaces	\$350 <u>370</u> plus \$21 <u>22</u> for each space over 10
21 – 50 spaces	\$560 <u>590</u> plus \$17 <u>18</u> for each space over 20
More than 50 spaces	\$1,070 <u>1,130</u> plus \$14 <u>15</u> for each space over 50
Plan Review	65% of the permit fee
Zoning inspection	20% of the permit fee
Cabana installation	\$135 <u>142</u>
Additional fees are required for separate permits which may include but are not limited to the following: building, plumbing, electrical, water, sewage, public right of way approaches and improvements, and plan review.	
Reinspection Fee	\$110 <u>115</u> per inspection
Reproduction Fees	\$2.57 <u>2.70</u> per plan sheet and \$0.64 <u>0.67</u> per page of correspondence

City of Portland
Bureau of Development Services
Building and Other Permits Fee Schedule
Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Miscellaneous Fees	
Requested Inspection Fee	
One and Two-Family Dwellings	\$ 167 <u>175</u>
Apartment Houses	\$ 219-230 + plus \$ 15-16 for each dwelling unit in excess of three
Hotels/Motels	\$ 219-230 + plus \$ 10-11 for each sleeping room in excess of five
All other occupancies one and two stories in height up to 10,000 square feet	\$ 219-230 + plus \$ 15-16 for each additional 1,000 square feet
All other occupancies 3 stories in height and above	\$ 219-230 + plus \$ 27-28 for each story in excess of three
Re-roof Permit and Inspection Fee	
Re-roof permits are available in multiples of five to commercial roofing contractors who pre-register with the city of Portland Bureau of Development Services.	
For each packet of 5 permits:	
Permit fee	\$ 1,424 <u>1,495</u>
Plan review/process fee	\$ 237 <u>249</u>
Special Program Processing Fee	
	\$ 322 <u>338</u>
Street Use Fees	
	\$ 0.19 <u>0.20</u> per square foot per week
Structural Advisory Board Fee	
	\$ 477 <u>501</u>
Structural Advisory Board Fee – Minor	
	\$ 158 <u>166</u>
The Structural Advisory Board advises the Director and/or Appeals Board in structural matters relative to reasonable interpretation and to alternate materials and methods of construction.	
This fee covers a portion of the costs associated with organizing and conducting the Board meeting.	
Sustainable Development Early Assistance Meeting	
	\$ 155 <u>163</u>
Temporary Certificate of Occupancy, per Month	
	\$ 225 <u>236</u>
Temporary Certificate of Occupancy – Associated with Phased Seismic Agreement	
If a Phased Seismic Agreement proposal is acceptable to the City of Portland, the building owner will be required to obtain a Temporary Certificate of Occupancy for the periods between the initial and final phases or work. The fee will be paid on an annual basis and extended as necessary to cover the period of the agreement.	
The Temporary Certificate of Occupancy – Associated with Phased Seismic Agreement fee will be equal to one half of the monthly Temporary Certificate of Occupancy and may have a duration of no less than one month, and no greater than 12 months.	
Temporary Stage eating and Superstructure Permit	
Applies to permits for temporary structures like tents, reviewing stands, temporary office trailers, scaffolding structures, and similar portable structures. Temporary structure permits must also be reviewed for compliance with code requirements for fire, life safety, and structural elements. Permit and review fees are based on the value of construction work to be performed utilizing the building permit fee schedule.	
Zoning Inspection Fee	
Applies to all new construction and any other permit requiring Planning/Zoning approval.	
For 1 & 2 family dwellings:	\$104
For commercial and all other:	20% of the building permit or \$104 whichever is greater
Zoning Permit Fee	
Fee for ensuring conformance of zoning code standards	
For 1 & 2 family dwellings:	\$41
For commercial and all other:	Fee is based on project valuation and the commercial building permit fee table plus 65% plan review/process fee. Minimum commercial zoning permit fee is \$132

City of Portland
Bureau of Development Services
Electrical Permit Fee Schedule

Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Residential Square Foot Wiring Packages for New and Remodels

Single or multi-family, per dwelling unit.

Include attached garage. Service included.

1,000 square feet or less	\$279 <u>293</u>
Each additional 500 square feet or portion thereof	\$61 <u>64</u>
Limited Energy Install 1 & 2 Family	\$61 <u>64</u>
Limited Energy Install Multi-Family	\$61 <u>64</u>
Each Manufactured Home or Modular Dwelling Service and/or Feeder	\$164 <u>172</u>

*Per OAR 918-309-0030(5)(b) In the case of a multi-family building containing three or more apartments, determine the square footage of the largest apartment in the building and compute the fee. For each additional apartment in the building, a fee of one-half of the first unit fee must be used. The house panel fee for general service equipment such as apartment unit lights, washer-dryer, outdoor lighting and the like is calculated using OAR 918-309-0060(1) services and feeders, and OAR 918-309-0060(2)(b) dealing with branch circuits. The permittee is entitled to four inspections per floor.

Services or Feeders

Installation, alteration or relocation

200 amps	\$144 <u>151</u>
201 to 400 amps	\$205 <u>215</u>
401 to 600 amps	\$268 <u>281</u>
601 to 1,000 amps	\$404 <u>424</u>
Over 1,000 amps or volts	\$743 <u>780</u>
Reconnect only	\$130 <u>137</u>

Renewable Energy

Installation, alteration or relocation

5 kva or less	\$144 <u>151</u>
5.01 to 15 kva	\$205 <u>215</u>
15.01 to 25 kva	\$268 <u>281</u>

Solar Generation System Over 25 KVA (Plan Review Required)

Each kva over 25.012 up to 100 kva	\$10.70 <u>11.24</u>
100.01 kva and over no additional fee	
Each additional inspection	\$155 <u>163</u>
Miscellaneous Fees, hourly rate	\$155 <u>163</u>

Wind Generation System Over 25 KVA (Plan Review Required)

25.01 to 50 kva	\$404 <u>424</u>
50.01 to 100 kva	\$743 <u>780</u>
100.01 kva and over	Use standard electrical service or feeder fees

Temporary Services or Feeders

Installation, alteration or relocation

200 amps or less	\$128 <u>134</u>
201 to 400 amps	\$193 <u>203</u>
401 to 600 amps	\$244 <u>256</u>
Over 600 amps or 1,000 volts	(see above)

City of Portland
Bureau of Development Services
Electrical Permit Fee Schedule

Effective Date: ~~July~~ December 1, 2019 2020

Branch Circuits	
New, alteration or extension per panel	
a. The fee for branch circuits with the purchase of service or feeder fee	\$ 14 <u>15</u>
b. The fee for branch circuits without the purchase of service or feeder fee:	
First branch circuit	\$ 118 <u>124</u>
Each additional branch circuit	\$ 14 <u>15</u>
Miscellaneous	
(Service or feeder not included)	
Each pump or irrigation circle	\$ 110 <u>115</u>
Each sign or outline lighting	\$ 110 <u>115</u>
Signal circuit(s) or a limited energy panel, alteration or extension	\$ 110 <u>115</u>
Borderline Neon	\$ 211 <u>222</u> per elevation
Wall washing of non-illuminated signs	\$ 0.83 <u>0.87</u> per square foot
Plan Review Fee	25% of total electrical permit fees <u>Maximum number of allowable checksheets: 2</u> <u>Any additional checksheets will be charged at the rate of \$193 per checksheets.</u>
Miscellaneous Fees	
Additional Plan Review Fee	Plan review time ½ hour or less: \$ 78 <u>82</u>
For changes, additions, or revisions to approved plans	Plan review time greater than ½ hour: \$ 155 <u>163</u> per hour or fraction thereof
Appeal Fees (per appeal)	
One and Two-Family Dwellings	\$ 238 <u>250</u>
All other occupancies	\$ 477 <u>501</u>
Plus, for each appeal item over 4	\$ 119 <u>125</u>
Field Issuance Remodel Program	
For 1 & 2 family dwelling alterations/remodels	
Registration Fee:	\$ 350 <u>403</u> per contractor
Annual Renewal Fee:	\$ 100 <u>115</u>
Inspection, plan review, administrative and, project management activities:	\$ 220 <u>264</u> per hour or fraction of an hour Minimum – 1 hour for each inspection
Fees for services provided by bureaus other than the Bureau of Development Services necessary for construction authorization will be billed to the Owner as assessed by those bureaus.	
Fees shall be billed monthly. Fees not paid within 30 days of billing shall be assessed a 5% penalty fee for each 30-day period until paid in full.	
Inspections Outside of Normal Business Hours	\$ 210 <u>221</u> per hour or fraction of an hour Minimum - \$ 210 <u>221</u>
Investigation Fee	
For commencement of work before obtaining a permit	\$ 110 <u>115</u> per hour or fraction of an hour Minimum - \$ 110 <u>115</u>

City of Portland
Bureau of Development Services
Electrical Permit Fee Schedule

Effective Date: ~~July~~ December 1, 2019 ~~2019~~ 2020

Electrical Master Permit Program Fees	
Registration	\$ 110 <u>100</u> per facility
Each additional off-site location	\$ 110 <u>100</u>
Inspection, plan review, and administrative activities	\$ 155 <u>231</u> per hour or fraction of hour
Master Permit/Facility Permit Program	
Inspection, plan review, and administrative activities	\$ 220 <u>231</u> per hour or fraction of an hour Minimum – 1 hour for each inspection
Other Inspections Not Specifically Identified Elsewhere	
	\$ 155 <u>163</u> per hour or fraction of hour Minimum - \$ 155 <u>163</u>
Permit Reactivation Processing Fee	
Fee for renewal of a permit that has been expired, provided no changes have been made to the original plans and specifications for such work. A permit may be renewed only once.	The renewal fee shall be one half the amount required for a new permit. Minimum Fee - \$ 155 <u>163</u>
Reinspection and Additional Fees	
Reinspections or inspections above the number covered by original permit	\$ 110 <u>115</u> per inspection
*Per OAR 918-309-0030(5)(b) In the case of a multi-family building containing three or more apartments, determine the square footage of the largest apartment in the building and compute the fee. For each additional apartment in the building, a fee of one-half of the first unit fee must be used. The house panel fee for general service equipment such as apartment unit lights, washer-dryer, outdoor lighting and the like is calculated using OAR 918-309-0060(1) services and feeders, and OAR 918-309-0060(2)(b) dealing with branch circuits. The permittee is entitled to four inspections per floor.	
Requested Inspection Fee	
One and Two-Family Dwellings	\$ 167 <u>175</u>
Apartment Houses	\$ 220 <u>231</u> + <u>plus</u> \$ 15 <u>16</u> for each dwelling unit in excess of three
Hotels/Motels	\$ 220 <u>231</u> + <u>plus</u> \$ 10 <u>11</u> for each sleeping room in excess of five
All other occupancies one and two stories in height up to 10,000 square feet	\$ 220 <u>231</u> + <u>plus</u> \$ 15 <u>16</u> for each additional 1,000 square feet
All other occupancies 3 stories in height and above	\$ 220 <u>231</u> + <u>plus</u> \$ 27 <u>28</u> for each story in excess of three

Multnomah County
Enforcement Fee and Penalty Schedule

Effective Date: ~~July~~ December 1, 2019 2020

Type A Accessory Short-Term Rental Fee for 1 & 2 Dwelling Structures	
Inspection Verification Fee (and every 6 years)	\$175
Renewal Application Fee (intervening years — or year 2, 4, 8, 10, etc.)	\$65 <u>154</u>
<u>Business Operation Validation Fee (renews every 2 years)</u>	
Reinspection Fee	\$110 <u>154</u>
Delinquent Renewal Fee	\$105 <u>110</u>
Type A Accessory Short-Term Rental Fee for Multi-Dwelling Structures	
Initial application fee (valid for two years)	\$105 <u>110</u>
Renewal Application Fee (every two years)	\$65 <u>68</u>
Delinquent Renewal Fee	\$105 <u>110</u>
Type B Accessory Short-Term Rental Fee for 1 & 2 Dwelling Structures	
Inspection Verification Fee (and every 6 years)	\$175 <u>184</u>
Accessory Short-Term Rental Citation Fines	
First Offense	\$1,050 <u>1,103</u>
Second Offense	\$3,150 <u>3,308</u>
Third Offense	\$5,250 <u>5,513</u>
Additional violations after the third offense	\$5,250 <u>5,513</u>
Asbestos and Lead-Based Paint and Site Control Demolitions Citation Fees	
Violations that CANNOT be corrected	
1 st Non-Correctable Violation	1 st Citation and \$10,000 fine
2 nd Non-Correctable Violation	2 nd Citation and \$15,000 fine
3 rd Non-Correctable Violation	3 rd Citation and \$20,000 fine
4 th Non-Correctable Violation	4 th Citation and \$25,000 fine
All Subsequent Non-Correctable Violations	\$25,000 fine
Violations that CAN be corrected	
1 st Correctable Violation	Correction Notice only
2 nd Correctable Violation	1 st Citation and \$5,000 fine
3 rd Correctable Violation	2 nd Citation and \$5,000 fine
4 th Correctable Violation	3 rd Citation and \$5,000 fine
All Subsequent Correctable Violations	\$5,000 fine
Owner Requested Inspections	
Housing Maintenance & Dangerous Buildings	
One & Two Family Dwellings	\$167 <u>175</u>
Apartment Houses	\$230 <u>242</u> , plus \$16 <u>17</u> for each dwelling unit in excess of three
Hotels/Motels	\$230 <u>242</u> , plus \$11 <u>12</u> for each dwelling unit in excess of three
House Move	\$167 <u>175</u>
Adult Care Home Safety Inspection	\$338 <u>355</u>
Occupancy of Property After Notice of Housing Violation	\$743 <u>780</u> per structure or portion thereof, per occurrence, per month
Occupancy of Property After Notice of Dangerous Building Violation	\$1,314 <u>1,380</u> per structure or portion thereof, per occurrence, per month
Chapter 13 Systemic Inspection Fee	\$167 <u>242</u>

Multnomah County
Enforcement Fee and Penalty Schedule

Effective Date: ~~July~~ **December 1, 2019** ~~2020~~

Code Enforcement Fees	
1 – 2 Units	\$ 270 284 per month, per unit
3-10 Units	\$ 405 425 per month, per unit
11 – 19 Units	\$ 541 568 per month, per unit
20 or more Units	\$ 675 709 per month, per unit
Residential Properties With Any Non-Residential Use	\$ 675 709 per month, per unit
Properties With Only Non-Residential Use	\$ 675 709 per month, per unit
Properties in violations for 3 months from initial notice of violation	Twice the amount stated above
Enforcement Reinspection Fee	\$ 167 175
Investigation Fee	
For commencement of work before obtaining a permit	\$ 110 115 per hour or fraction of an hour Minimum - \$ 110 115
Nuisance Fees and Penalties	
Abatement Charges	Costs to remove nuisance
Additional Penalty	50% of the cost of abatement (minimum \$ 223 234)
Administrative Charges	40% of the cost of abatement (minimum \$ 270 284)
Civil Penalty	\$ 444 466
Work Order inspection Fee	\$ 501 526
Demolition or Repair for Dangerous Buildings	
Administrative Charges	40% of the demolition or repair cost
Civil Penalty	\$ 709 744
Demolition or Repair Charge	Cost to demolish or repair building Actual cost of demolitions or repair plus 10% admin cost, per 29.70.030
Planned Development Bonus Energy Use Intensity (EUI) Standard Penalty	
Monthly Penalty	\$0.10 per square foot of total building floor area, up to maximum
<u>Percentage of EUI Reduction</u>	<u>Total Maximum Penalty</u>
95 to less than 100	0.5% of project valuation
90 to less than 95	1.0% of project valuation
85 to less than 90	1.5% of project valuation
80 to less than 85	2.0% of project valuation
75 to less than 80	2.5% of project valuation
70 to less than 75	3.0% of project valuation
65 to less than 70	3.5% of project valuation
60 to less than 65	4.0% of project valuation
less than 60	5.0% of project valuation
Disabled Vehicle Fees and Penalties	
Administrative Charges	40% of the cost of removal
Civil Penalty	\$ 298 313 for each vehicle removed
Removal of Vehicle	Cost to remove vehicle
Tow Warrant Inspection Fee	\$ 501 526
Chronic Offender Fees	
First Occurrence	\$ 625 656
Second or Additional Occurrence	\$ 1,251 1,314
Stop Work Order Penalty	\$ 525 551

Multnomah County
Enforcement Fee and Penalty Schedule

Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Portable Sign Fines/Penalties	
First Offense	\$74 <u>85</u>
Second Offense	\$147 <u>154</u>
Third Offense	\$221 <u>232</u>
Fines/Penalties not paid by the 15 th day of the fine date	Twice the amount as stated above
Administrative costs of impounding a portable sign	Cost of removal
Additional Fees	
Administrative Review Appeal Fee	\$1,436 <u>1,508</u>
County Recording Fee	Equal to the cost of recording charges
Hearing Filing Penalty	\$377 <u>396</u>
Temporary Recording Program Charge	\$216 <u>227</u> per attempt
Title Reports	Equal to the cost of acquiring a title report
Administrative Review Fee	\$131 <u>138</u>
Search Warrant Abatement Fee	\$250 <u>263</u>

City of Portland
Bureau of Development Services
Land Use Services Fee Schedule for the Hearings Office
Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Land Use Reviews	Process Type	Amount
Central City Master Plan Review	III	\$1,852 <u>1,950</u>
Central City Parking Review	II	\$176 <u>190</u>
Comprehensive Plan Map Amendment With Zone Map Amendment		
Tier A –	III	\$1,852 <u>1,950</u>
a. Site abuts or is within 200 feet or property zoned the same as what is proposed,		
b. Site and ownership no larger than 5,000 square feet,		
c. No Environmental or Greenway Zoning on site, and		
d. Application is accompanied by documentation from the Neighborhood Association stating that they are not oppressed.		
Tier B – Residential to Residential Upzoning	III	\$1,852 <u>1,950</u>
Tier C – All Other Proposals	III	\$1,852 <u>1,950</u>
Conditional Use		
Type II	II	\$176 <u>190</u>
Type II – Radio Frequency Facilities	II	\$176 <u>190</u>
Type II – New	III	\$1,852 <u>1,950</u>
Type III – Existing	III	\$1,852 <u>1,950</u>
Type III – Radio Frequency	III	\$1,852 <u>1,950</u>
Environmental Review		
Existing House/Duplex	II	\$176 <u>190</u>
All Other Projects	II	\$176 <u>190</u>
Environmental Review Protection Zone	III	\$1,852 <u>1,950</u>
Environmental Violation Review		
Type II required	II	\$176 <u>190</u>
Type III required	III	\$1,852 <u>1,950</u>
Columbia South Shore Plan District (CSSPD)	II	\$176 <u>190</u>
Columbia South Shore Plan District (CSSPD), undividable lot with existing single dwelling unit	II	\$176 <u>190</u>
Undividable lot with existing single dwelling unit	III	\$1,852 <u>1,950</u>
Greenway		
Existing House/Duplex a) structure (not building) within existing dock footprint; b) temporary soil stockpile outside greenway setback; c) herbicide use to remove non-native plants.	II	\$176 <u>190</u>
All Other Projects	II	\$176 <u>190</u>
Impact Mitigation Plan		
Amendment (Minor)	II	\$176 <u>190</u>
Implementation	II	\$176 <u>190</u>
New/Amendment (Major)	III	\$1,852 <u>1,950</u>
Amendment (Use)	III	\$1,852 <u>1,950</u>
Land Division Review		
Type IIx	IIx	\$176 <u>190</u>
Type III	III	\$1,852 <u>1,950</u>
2 – 3 lot Land Division with Concurrent Environmental Review	III	\$1,852 <u>1,950</u>
4 or more lot Land Division with Concurrent Environmental Review	III	\$1,852 <u>1,950</u>

City of Portland
Bureau of Development Services
Land Use Services Fee Schedule for the Hearings Office
Effective Date: ~~July~~ December 1, 2019 2020

Land Division Amendment Review		
Type IIx	IIx	\$176 190
Type III	III	\$1,852 1,950
Master Plan		
Minor Amendments to Master Plans	II	\$176 190
New Master Plans or Major Amendments to Master Plans	III	\$1,852 1,950
Non-conforming Situation Review	II	\$176 190
Non-conforming Status Review	II	\$176 190
Planned Development Bonus Review		
Minor Amendment	IIx	\$176 190
New or Major Amendment	III	\$1,852 1,950
Planned Development Bonus Review – all other		
Type IIx	IIx	\$176 190
Type III	III	\$1,852 1,950
Planned Development Amendment/Planned Unit Development Amendment		
Type IIx	IIx	\$176 190
Type III	III	\$1,852 1,950
River Review		
Resource Enhancement/PLA/Public Rec Trails	IIx	\$176 190
Existing House/Duplex	IIx	\$176 190
All Other Projects	IIx	\$176 190
River Violation Review	II	\$176 190
	III	\$1,852 1,950
Statewide Planning Goal Exception	III	\$1,852 1,950
Transportation Demand Management Review	II	\$176 190
Transportation Impact Analysis – campus	II	\$176 190
Tree Preservation Violation Review		
Type II	II	\$176 190
Type III	III	\$1,852 1,950
Tree Review		
Type II	II	\$176 190
Zoning Map Amendment	III	\$1,852 1,950
Other Unassigned Reviews		
Type II / IIx	II / IIx	\$176 190
Type III	III	\$1,852 1,950

City of Portland
Bureau of Development Services
Land Use Services Fee Schedule
Effective Date: ~~July~~ December 1, 2020

Land Use Reviews	Process Type	Amount
Adjustment Review		
Site with Existing House/Duplex – Fences/Decks/Eaves (This category also includes small accessory building that don't require a building permit: trellises, and storage sheds.)	II	\$ 900 <u>1,735</u>
Site with Existing House Duplex	II	\$ 1,950 <u>2,225</u>
All Other Projects	II	\$ 2,700 <u>3,400</u>
Central City Master Plan Review	III	\$ 19,950 <u>20,948</u>
Central City Parking Review	Ix	\$ 1,490 <u>1,565</u>
	II	\$ 1,855 <u>1,948</u>
Comprehensive Plan Map Amendment with Zone Map Amendment		
Tier A –	III	\$ 6,825 <u>7,166</u>
a. Site abuts or is within 200 feet of property zoned the same as what is proposed,		
b. Site and ownership no larger than 5,000 square feet,		
c. No Environmental or Greenway Zoning on site, and		
d. Application is accompanied by documentation from the Neighborhood Association stating that they are not opposed.		
Tier B – Residential to Residential Upzoning	III	\$ 13,560 <u>14,238</u>
Tier C – All Other Proposals	III	\$ 19,845 <u>20,837</u>
Conditional Use		
Type Ix	Ix	\$ 2,975 <u>3,124</u>
Type II	II	\$ 3,200 <u>3,360</u>
Type II – Radio Frequency Facilities	II	\$ 7,820 <u>8,211</u>
Type III – New	III	\$ 10,500 <u>11,025</u>
Type III – Existing	III	\$ 5,000 <u>5,250</u>
Type III – Radio Frequency	III	\$ 15,435 <u>16,207</u>
Design/Historic Resource Review		
(If the applicant does not provide the valuation, the maximum fee will be charged.)		
Tier A – Signs only	Ix, II, or III	
Sign 20 sq. ft. or smaller		\$ 1,165 <u>1,223</u>
Sign > 20 sq. ft.		\$ 1,365 <u>1,433</u>
Each additional sign		\$ 155 <u>163</u> (maximum \$ 1,550 <u>1,630</u>) for signs
Tier B – Radio Frequency/Wireless Facilities	Ix, II, or III	\$ 5,000 <u>5,250</u>
Sites with An Existing House/Duplex:		
Tier C – exterior alterations to building or site with no change to existing footprint or exterior development area, and no change to stormwater facility, and no increase in floor area.	Ix, II, or III	\$ 0.032 <u>0.034</u> of valuation Minimum \$ 1,260 <u>1,323</u> , Maximum \$ 15,570 <u>16,349</u>
Tier D – exterior alterations to building or site with increase in building footprint, floor area, or impervious surface < 500 sq. ft.	Ix, II, or III	\$ 0.032 <u>0.034</u> of valuation Minimum \$ 1,260 <u>1,323</u> , Maximum \$ 15,570 <u>16,349</u>

City of Portland
Bureau of Development Services
Land Use Services Fee Schedule
Effective Date: ~~July~~ December 1, 2020

Land Use Reviews	Process Type	Amount
Sites with Other Existing Development:		
Tier E – including only changes to exterior of a building(s) with no increase in building footprint, floor area or impervious surface, and no change to stormwater facility Examples: windows; awnings; lighting; mechanical equipment; etc Each Sign	Ix, II, or III	\$ 0.032 <u>0.034</u> of valuation Minimum \$ 1,260 <u>1,323</u> Maximum \$ 15,570 <u>16,349</u>
Tier F – including only parking areas; fences/walls/gates; and/or changes to the exterior of a building(s) - with increase in building footprint, floor area or impervious surface < 500 sq. ft. Each Sign	Ix, II, or III	\$ 0.032 <u>0.034</u> of valuation Minimum \$ 1,260 <u>1,323</u> Maximum \$ 15,750 <u>16,349</u>
Tier G – All other projects not described above	Ix or II	\$ 0.032 <u>0.034</u> of valuation Minimum \$ 1,260 <u>1,323</u> Maximum \$ 15,750 <u>16,349</u>
Tier G – All other projects not described above Each Sign	III	\$ 0.032 <u>0.034</u> of valuation Minimum \$ 5,250 <u>5,513</u> Maximum \$ 27,000 <u>28,350</u>
Historic Resource Review		
Tier A – Restoration and Replacement in-kind	I	\$ 300 <u>315</u>
Tier B – Exterior Alterations	I	\$ 300 <u>315</u>
Tier C – New Accessory Structures or Additions of floor Area to Structures	I	\$ 1,750 <u>1,838</u>
Modifications	n/a	\$ 1,550 <u>1,628</u>
Environmental Review		
Resource Enhancement/Public Rec Trails	Ix	\$ 1,300 <u>2,730</u>
Existing House/Duplex	II	\$ 2,600 <u>2,730</u>
All Other Projects	II	\$ 2,700 <u>3,150</u>
Environmental Review Protection Zone	III	\$ 3,860 <u>4,053</u>
Environmental Violation Review		
Type II required	II	\$ 2,900 <u>3,045</u>
Type III required	III	\$ 7,560 <u>7,938</u>
Columbia South Shore Plan District (CSSPD)	II	\$ 2,900 <u>3,045</u>
Columbia South Shore Plan District (CSSPD), undividable lot with existing single dwelling unit	II	\$ 1,575 <u>1,654</u>
Undividable lot with existing single dwelling unit	III	\$ 2,835 <u>2,977</u>
Greenway		
Existing House/Duplex (a) structure (not building) within existing dock footprint; b) temporary soil stockpile outside greenway setback, c) herbicide use to remove non-native plants.	II	\$ 1,525 <u>3,190</u>
All Other Projects	II	\$ 5,075 <u>5,329</u>
Historic Landmark Designation		
Individual properties	III	\$ 4,000 <u>4,200</u>
Multiple properties or districts	III	\$ 9,200 <u>9,660</u>

City of Portland
Bureau of Development Services
Land Use Services Fee Schedule
Effective Date: ~~July~~ **December 1, 2020**

Land Use Reviews	Process Type	Amount
Historic Landmark Demolition Review	IV	\$ 8,925 <u>9,371</u>
Impact Mitigation Plan		
Amendment (Minor)	II	\$ 4,410 <u>4,631</u>
Implementation	II	\$ 4,410 <u>4,631</u>
New/Amendment (Major)	III	\$ 19,950 <u>20,948</u>
Amendment (Use)	III	\$ 6,865 <u>7,208</u>
Land Division Review		
Type Ix	Ix	Base fee of \$ 2,200 <u>2,310</u> , plus \$ 500 <u>525</u>
Type IIx	IIx	per lot and tract, (maximum per lot and tract total \$ 12,500 <u>13,125</u>), plus
Type III	III	\$ 1,200 <u>1,260</u> for new street Maximum fee: \$ 15,900 <u>16,695</u>
2 – 3 lot Land Division with Concurrent Environmental Review	III	Base fee of \$ 2,900 <u>3,045</u> , plus
4 or more lot Land Division with Concurrent Environmental Review	III	\$ 1,500 <u>1,575</u> per lot and tract, (maximum per lot and tract total \$ 18,000 <u>18,900</u>) plus \$ 1,800 <u>1,890</u> for new street. Maximum fee: \$ 22,700 <u>23,835</u>
Land Division Amendment Review		
Type Ix	Ix	\$ 1,435 <u>1,507</u>
Type IIx	IIx	\$ 1,550 <u>1,628</u>
Type III	III	\$ 3,640 <u>3,822</u>
Land Division Final Plat Review/Final Development Plan Review (for Planned Development or Planned Unit Development)	Admin Review	\$ 840 <u>882</u> per lot, (maximum per lot total \$ 5,880 <u>6,174</u>), plus \$ 630 <u>662</u> if new street Maximum fee: \$ 6,510 <u>6,836</u>
If preliminary was Type I or Ix with no street		
If preliminary was Type I, Ix, or IIx with a street		
If preliminary was Type IIx with no street		
If preliminary was Type III		
Additional Review of Final Plat	n/a	\$ 295 <u>310</u>
A fee will be charged for each review after the second review		
Lot Consolidation Replat	Ix	\$ 2,600 <u>2,730</u>
Master Plan		
Minor Amendments to Master Plans	II	\$ 4,961 <u>5,209</u>
New Master Plans or Major Amendments to Master Plans	III	\$ 13,125 <u>13,781</u>
Non-conforming Situation Review	II	\$ 4,620 <u>4,851</u>
Non-conforming Status Review	II	\$ 1,390 <u>1,460</u>
Planned Development Bonus Review		
Minor Amendment	IIx	\$ 5,500 <u>5,775</u>
New or Major Amendment	III	\$ 19,950 <u>20,948</u>
Planned Development Review – all other		
Type IIx	IIx	\$ 2,900 <u>3,045</u>
Type III	III	\$ 4,750 <u>4,988</u>
Planned Development Amendment/Planned Unit Development Amendment		
Type IIx	IIx	\$ 2,560 <u>2,688</u>
Type III	III	\$ 4,300 <u>4,515</u>

City of Portland
Bureau of Development Services
Land Use Services Fee Schedule
Effective Date: ~~July~~ **December 1, 2020**

Land Use Reviews	Process Type	Amount
River Review		
Resource Enhancement/PLA/Public Rec Trails	IIx	\$ 1,155 <u>2,730</u>
Existing House/Duplex	IIx	\$ 1,523 <u>2,730</u>
All Other Projects	IIx	\$ 2,835 <u>3,150</u>
River Violation Review	II	\$3,045
	III	\$ 7,560 <u>7,938</u>
Statewide Planning Goal Exception	III	\$ 10,033 <u>10,535</u>
Transportation Demand Management Review	II	\$ 1,554 <u>1,632</u>
Transportation Impact Analysis – campus	II	\$ 1,554 <u>1,632</u>
Tree Preservation Violation Review		
Type II	II	\$ 2,500 <u>2,625</u>
Type III	III	\$ 4,410 <u>4,631</u>
Tree Review		
Type II	II	\$ 1,435 <u>1,507</u>
Zoning Map Amendment	III	\$ 5,880 <u>6,174</u>
Other Unassigned Reviews		
Type I / Ix	I / Ix	\$ 1,490 <u>1,565</u>
Type II / IIx	II / IIx	\$ 1,855 <u>1,948</u>
Type III	III	\$ 5,900 <u>6,195</u>

City of Portland
Bureau of Development Services
Land Use Services Fee Schedule
Effective Date: ~~July~~ December 1, 2020

Early Assistance Services	
Appointment for Early Land Use Assistance with Infrastructure Bureaus and Planner	\$700 <u>1,340</u>
Appointment for Early Land Use Assistance with Planner	\$700 <u>1,340</u>
Design Advice Request – (per meeting with commission)	\$3,500 <u>4,320</u>
Pre-Permit Zoning Plan Check (Planning and Zoning review of plans prior to building permit submittal)	
House or Duplex	\$210 <u>895</u>
All Other Development	\$473 <u>895</u>
Pre-Application Conference	\$1,785 <u>1,874</u>
Written Comments from Infrastructure Bureaus and Planner	\$500 <u>1,110</u>
Written Comments from Planner	\$450 <u>1,110</u>
Remedial Action Exempt Review – Conference	\$415 <u>730</u>
Other Land Use Services	
Additional Copies of Recording Documents	\$16 <u>17</u>
Appeals	
Type II / IIx	\$250 <u>263</u>
Recognized Organizations as defined in Zoning Code Chapter 33.910	No Charge
Type III	50% of Bureau of Development Services LUS Application Fee (maximum \$5,000 <u>5,250</u>)
120-day delay / HRI Removal (ranked structures only)	\$255 <u>465</u>
Expert Outside consultation (above base fee) (Fee applies to plan checks for cultural resources in the Columbia South Shore and Environmental Reviews)	\$122 <u>128</u> per hour
Field Verification By Land Use Staff (except for environmental plan checks)	\$155 <u>163</u>
Hourly Rate for Land Use Services	\$155 <u>163</u>
<u>Landscape Monitoring Report Review (per annual report)</u>	<u>\$217</u>
Lot Confirmation (A Site Development fee of \$77 is charged when review is required)	
Sites Without Buildings	\$683 <u>717</u>
Sites with House(s) or Duplex(es)	\$735 <u>772</u>
Sites with Other Development	\$735 <u>856</u>
Mural Permit Fee	\$50 <u>53</u>
Structural Plan Review Fee – Required for all murals with elements weighing more than 7 pounds per square foot, or in total over 400 pounds, and for murals not attached to the building wall as specified in the mural Administrative Rule.	\$149 <u>156</u>

City of Portland
Bureau of Development Services
Land Use Services Fee Schedule
Effective Date: July ~~December~~ 1, 2020

Other Land Use Services	
Plan Check	
(if the applicant does not provide the valuation, the maximum will be charged)	
Maximum number of allowable checksheets: 2	
Additional checksheets will be charged at the rate of \$184 <u>193</u> per checksheet	
Commercial and Residential	\$2,232 <u>2,342</u> per \$1,000 valuation, \$155 <u>163</u> minimum
Community Design Standards Plan Check	\$0.0075 <u>0.0079</u> of valuation, (add to base fee), maximum \$5,000 <u>5,250</u> , maximum \$2,000 <u>2,100</u> for house or duplex
Convenience Store/Amenity Bonus Plan Check	\$263 <u>285</u> (add to base fee)
Environmental Standards Plan check and Field Verification	\$293 <u>308</u> (add to base fee)
Environmental Violation Plan Check	\$830 <u>872</u> (add to base fee)
Sign Permit Plan Check After Land Use Review	\$137 <u>144</u> (flat fee)
Radio Frequency Facilities Plan Check	\$756 <u>794</u> (flat fee)
(This includes all new wireless facilities as well as existing facilities where antennas are added or changed, or equipment cabinets are added or changed)	
Property Line Adjustment	
Site Without Buildings	\$630 <u>662</u>
Sites With House(s) or Duplex(es)	\$683 <u>717</u>
Site With Other Development	\$735 <u>772</u>
Property Line Adjustment with Lot Confirmation	
Site Without Buildings	\$1,313 <u>1,379</u>
Sites With House(s) or Duplex(es)	\$1,418 <u>1,489</u>
Sites With Other Development	\$1,470 <u>1,544</u>
Remedial Action Exempt Review	
Simple	\$2,430 <u>2,552</u>
Complex	\$3,255 <u>3,418</u>
Renotification Fee – Any Review & DAR Reschedule	\$450 <u>473</u>
Street Vacation	\$105 <u>110</u>
Transcripts	Actual Cost
Zoning Confirmation	
Tier 1 (DMV New/Renewal, OLCC for Non-conforming Use)	\$68 <u>71</u>
Tier 2 (LUCS, Bank Letter, ODOT Outdoor Advertising Sign Permit)	\$280 <u>294</u>
Tier 3 (Documenting Non-conforming Situation, Non-conforming Upgrades Option 2, Use Determination; Complex Zoning Analysis, Convenience Store, Review of Covenants)	\$1,125 <u>1,235</u>

City of Portland
Bureau of Development Services
Life Safety Review Fee on Land Use Cases
Effective Date: ~~April~~ December 1, 2019 ~~2020~~

Land Use Reviews	Process Type	Amount
Adjustment Review	II	\$ 66 <u>69</u>
Site with Existing House/Duplex – Fences/Decks/Eaves (This category also includes small accessory buildings that don't require a building permit; trellises, and storage sheds)		
All Other Projects	II	\$ 100 <u>105</u>
Comprehensive Plan Map Amendment with Zone Map Amendment		
Tier B – Residential to Residential Upzoning	III	\$ 100 <u>105</u>
Tier C – All Other Proposals	III	\$ 100 <u>105</u>
Conditional Use		
Type II	II	\$ 66 <u>69</u>
Type III – New	III	\$ 100 <u>105</u>
Type III - Existing	III	\$ 100 <u>105</u>
Design/Historic Resource Review		
(If the applicant does not provide the valuation, the maximum fee will be charged)		
Sites with an Existing House/Duplex:		
Type C – exterior alterations to building or site with no change to existing footprint or exterior development area, and no change to stormwater facility, and no increase in floor area	Ix, II, or III	\$ 66 <u>69</u>
Type D – exterior alterations to building or site with increase in building footprint, floor area, or impervious surface < 500 sq. ft.	Ix, II, or III	\$ 100 <u>105</u>
Sites with Other Existing Development:		
Type E – including only changes to exterior of a building(s) with no increase in building footprint, floor area or impervious surface, and no change to stormwater facility Examples: windows; awnings; lighting; mechanical equipment; etc	Ix, II, or III	\$ 100 <u>105</u>
Type F – including only parking areas; fences/walls/gates; and/or changes to the exterior of a building(s) – with increase in building footprint, floor area or impervious surface < 500 sq. ft.	Ix, II, or III	\$ 100 <u>105</u>
Type G – All other projects not described above	Ix, II, or III	\$ 100 <u>105</u>
Greenway		
Existing House/Duplex (a) structure (not building) within existing dock footprint; b) temporary soil stockpile outside greenway setback; c) herbicide use to remove non-native plants.	II	\$ 66 <u>69</u>
All Other Projects	II	\$ 100 <u>105</u>
Land Division Review		
Type Ix	Ix	\$ 66 <u>69</u>
Type IIx	IIx	\$ 100 <u>105</u>
Type III	III	\$ 100 <u>105</u>
2 – 3 lot Land Division with Concurrent Environmental Review	III	\$ 100 <u>105</u>
4 or more lot Land Division with Concurrent Environmental Review	III	\$ 100 <u>105</u>
Replat	<u>Ix</u>	<u>\$105</u>
Non-conforming Situation Review	II	\$ 66 <u>69</u>

City of Portland
Bureau of Development Services
Life Safety Review Fee on Land Use Cases
Effective Date: ~~April~~ December 1, 2019 ~~2020~~

Land Use Reviews	Process Type	Amount
Planned Development Bonus Review		
Minor Amendment	IIx	\$ 66 <u>69</u>
New or Major Amendment	III	\$ 66 <u>69</u>
Planned Development Review – all other		
Type IIx	IIx	\$ 66 <u>69</u>
Type III	III	\$ 66 <u>69</u>
Planned Development Amendment/Planned Unit Development Amendment		
Type IIx	IIx	\$ 33 <u>69</u>
Type III	III	\$ 66 <u>69</u>
Other Unassigned Reviews		
Type I / Ix	I / Ix	\$ 66 <u>69</u>
Type II / IIx	II / IIx	\$ 66 <u>69</u>
Other Planning Services		
Lot Confirmation		
Sites with House(s) or Duplex(es)		\$ 33 <u>69</u>
Sites with Other Development		\$ 33 <u>69</u>
Property Line Adjustment		
Sites with House(s) or Duplex(es)		\$ 33 <u>69</u>
Sites with Other Development		\$ 33 <u>69</u>
Property Line Adjustment with Lot Confirmation		
Sites with House(s) or Duplex(es)		\$ 66 <u>138</u>
Sites with Other Development		\$ 66 <u>138</u>

City of Portland
Bureau of Development Services
Mechanical Permit Fee Schedule
Effective date: ~~July~~ December 1, 2019 ~~2019~~ 2020

One & Two Family Dwelling Fees	
HVAC	
Air handling unit	\$27 <u>29</u>
Air Conditioning (site plan required)	\$27 <u>29</u>
Alteration of existing HVAC system	\$34 <u>36</u>
Boiler/compressors	\$34 <u>36</u>
Heat pump (site plan required)	\$54 <u>57</u>
Install/replace furnace/burner (including ductwork/vent/liner)	\$58 <u>61</u>
Install/replace/relocate heaters – suspended, wall or floor mounted	\$27 <u>29</u>
Vent for appliance other than furnace	\$23 <u>24</u>
Environmental exhaust and ventilation:	
Appliance vent	\$23 <u>24</u>
Dryer Exhaust	\$15 <u>16</u>
Hoods; Type I/II/Res. Kitchen/Hazmat, Hood Fire Suppression System	\$15 <u>16</u>
Exhaust fan with single duct (bath fans)	\$15 <u>16</u>
Exhaust system apart from heating or AC	\$23 <u>24</u>
Fuel Piping and Distribution (up to 4 outlets)	
Fuel piping each additional over 4 outlets	\$16 <u>17</u> \$2.84 <u>2.98</u>
Other listed appliance or equipment:	
Decorative Fireplace	\$27 <u>28</u>
Insert	\$60 <u>63</u>
Woodstove/Pellet Stove	\$60 <u>63</u>
Other: (including oil tanks, gas and diesel generators, gas and electric ceramic kilns, gas fuel cells, jewelry torches, crucibles and other appliance/equipment not included above)	\$34 <u>36</u>
Commercial Fees	
Commercial Mechanical Permit Fee	
For commercial installation, replacement or relocation of non-portable mechanical equipment or mechanical work	
Valuation:	
\$1 to \$1,000	\$110 <u>115</u> minimum fee
\$1,001 to \$10,000	\$110 <u>115</u> plus \$2.31 <u>2.43</u> for each additional \$100 over \$1,000
\$10,001 to \$100,000	\$317.90 <u>333.70</u> plus \$14.20 <u>14.91</u> for each additional \$1,000 over \$10,000
\$100,001 and above	\$1,595.90 <u>1,675.60</u> plus \$9.73 <u>10.22</u> for each additional \$1,000 over \$100,000
Valuation includes the dollar value of all mechanical materials, equipment, labor overhead and profit	
Commercial Plan Review	60% of mechanical permit fee <u>Maximum number of allowable checksheets: 2</u> <u>Any additional checksheets will be charged at the rate of \$193 per checksheet</u>
Miscellaneous Fees	
Additional Plan Review Fee	Plan review time ½ hour or less: \$78 <u>82</u>
For changes, additions, or revision to approved plans	Plan review time greater than ½ hour: \$155 <u>163</u> per hour or fraction thereof
Appeal Fees (per appeal)	
One and Two-Family Dwellings	\$238 <u>250</u>
All other occupancies	\$477 <u>501</u>
Each appeal item over 4	\$119 <u>125</u>

City of Portland
Bureau of Development Services
Mechanical Permit Fee Schedule
Effective date: ~~July~~ December 1, 2019 ~~2020~~

Field Issuance Remodel Program	
For 1 & 2 family dwelling alterations/remodels:	
Registration Fee:	\$ 350 <u>403</u> per contractor
Annual Renewal Fee:	\$ 100 <u>115</u>
Inspection, plan review, administrative and, project management activities	\$ 220 <u>264</u> per hour or fraction of an hour Minimum – 1 hour for each inspection
Fees for services provided by bureaus other than the Bureau of Development Services necessary for construction authorization will be billed to the Owner as assessed by those bureaus.	
Fees shall be billed monthly. Fees not paid within 30 days of billing shall be assessed a 5% penalty fee for each 30-day period until paid in full.	
Inspections Outside of Normal Business Hours	\$ 210 <u>221</u> per hour or fraction of an hour Minimum - \$ 210 <u>221</u>
Investigation Fee For commencement of work before obtaining a permit	\$ 110 <u>115</u> per hour or fraction of an hour Minimum - \$ 110 <u>115</u>
Master Permit/Facility Permit Program Inspection, plan review, and administrative activities	\$ 220 <u>231</u> per hour or fraction of an hour Minimum – 1 hour for each inspection
Minimum Fee	\$ 110 <u>115</u>
Minor Mechanical Labels	
Commercial	\$ 380 <u>399</u> per set of 10 labels
Residential	\$ 380 <u>399</u> per set of 10 labels
Other Inspections Not Specifically Identified Elsewhere	\$ 155 <u>163</u> per hour or fraction of an hour Minimum - \$ 155 <u>163</u>
Permit Reactivation Processing Fee Fee for renewal of a permit that has been expired, provided no changes have been made to the original plans and specifications for such work. A permit may be renewed only once.	The renewal fee shall be one half the amount required for a new permit. Minimum Fee - \$ 155 <u>163</u>
Reinspection Fee	\$ 110 <u>115</u> per inspection
Requested Inspection Fee	
One and Two-Family Dwellings	\$ 167 <u>175</u>
Apartment Houses	\$ 220 <u>231</u> plus \$ 15 <u>16</u> for each dwelling unit in excess of three
Hotels/Motels	\$ 220 <u>231</u> plus \$ 10 <u>11</u> for each sleeping room in excess of five
All other occupancies one and two stories in height up to 10,000 square feet	\$ 220 <u>231</u> plus \$ 15 <u>16</u> for each additional 1,000 square feet
All other occupancies 3 stories in height and above	\$ 220 <u>231</u> plus \$ 27 <u>28</u> for each story in excess of three

City of Portland
Bureau of Development Services
Plumbing Permit Fee Schedule

Effective Date: ~~July~~ December 1, 2019 2020

New 1 & 2 Family Dwellings Only	
(Includes 100 feet for each utility connection)	
SFR (1) bath	\$546 <u>573</u>
SFR (2) bath	\$819 <u>860</u>
SFR (3) bath	\$956 <u>1,004</u>
Each additional bath/kitchen	\$229 <u>240</u>
Site Utilities	
Catch basin/area drain inside building	\$41 <u>43</u>
Manufactured home utilities	\$97 <u>102</u>
The following fees for exterior lines are in addition to the unit fixture fees. The prices listed below are for the first 100 feet.	
Rain drain (no. of linear feet)	\$122 <u>128</u>
Sanitary sewer (no. of linear feet)	\$122 <u>128</u>
Storm sewer (no. of linear feet)	\$122 <u>128</u>
Water service (no. of linear feet)	\$122 <u>128</u>
Each additional 100 feet or portion thereof	\$92 <u>97</u>
Interior Mainline Piping	
Water Piping – first 100 feet	\$122 <u>128</u>
Drainage Piping – first 100 feet	\$122 <u>128</u>
Each additional 100 feet or portion thereof	\$92 <u>97</u>
Fixture or Item	
Back flow preventer	\$41 <u>43</u>
Backwater valve	\$41 <u>43</u>
Basins/lavatory	\$41 <u>43</u>
Clothes washer	\$41 <u>43</u>
Dishwasher	\$41 <u>43</u>
Drinking fountains	\$41 <u>43</u>
Ejectors/Sump	\$41 <u>43</u>
Expansion tank	\$41 <u>43</u>
Fixture/sewer cap	\$41 <u>43</u>
Floor drains/floor sinks/hub	\$41 <u>43</u>
Garbage disposal	\$41 <u>43</u>
Hose bibb	\$41 <u>43</u>
Ice maker	\$41 <u>43</u>
Interceptor/grease trap	\$41 <u>43</u>
Primer(s)	\$41 <u>43</u>
Replacing in-building water supply lines:	
Residential:	
First floor	\$87 <u>91</u>
Each additional floor	\$34 <u>36</u>
Commercial:	
First 5 branches	\$87 <u>91</u>
Each fixture branch over five	\$21 <u>22</u>

City of Portland
Bureau of Development Services
Plumbing Permit Fee Schedule
Effective Date: ~~July~~ December 1, 2019 2020

Fixture or Item (continued)	
Roof drain (commercial)	\$41 <u>43</u>
Sewer cap	\$108 <u>113</u>
Sink(s) Basin(s) Lav(s)	\$41 <u>43</u>
Solar units (potable water)	\$94 <u>99</u>
Storm water retention/detention tank/facility	\$110 <u>116</u>
Sump	\$41 <u>43</u>
Tubs/shower/shower pan	\$41 <u>43</u>
Urinal	\$41 <u>43</u>
Water closet	\$41 <u>43</u>
Water heater	\$41 <u>43</u>
Other	\$41 <u>43</u>
Plan Review Fee	
For commercial and multi-family structures with new outside installations and/or complex systems as defined by OAR 918-780-0040 or for medical gas systems.	\$25% of the permit fee <u>Maximum number of allowable checksheets: 2</u> <u>Any additional checksheets will be charged at the rate of \$193 per checksheet.</u>
Miscellaneous Fees	
Additional Plan Review	Plan review time ½ hour or less: \$78 <u>82</u>
For changes, additions, or revisions to approved plans	Plan review time greater than ½ hour: \$155 <u>163</u> per hour or fraction thereof
Appeal Fees (per appeal)	
One and Two-Family Dwellings	\$238 <u>250</u>
All other occupancies	\$477 <u>501</u>
Each appeal item over 4	\$119 <u>125</u>
Field Issuance Remodel Program	
For 1 & 2 family dwelling alterations/remodels	
Registration Fee:	\$350 <u>403</u> per contractor
Annual Renewal Fee:	\$100 <u>115</u>
Inspection, plan review, administrative, and project management activities	\$220 <u>264</u> per hour or fraction of an hour Minimum – 1 hour for each inspection
Fees for services provided by bureaus other than the Bureau of Development Services necessary for construction authorization will be billed to the Owner as assessed by those bureaus.	
Fees shall be billed monthly. Fees not paid within 30 days of billing shall be assessed a 5% penalty fee for each 30-day period until paid in full.	
Inspections Outside of normal Business Hours	\$210 <u>221</u> per hour or fraction of an hour Minimum - \$210 <u>221</u>
Investigation Fee	\$110 <u>115</u> per hour or fraction of an hour Minimum - \$110 <u>115</u>
For commencement of work before obtaining a permit	
Master Permit/Facility Permit Program	\$220 <u>231</u> per hour or fraction of an hour Minimum – 1 hour for each inspection
Inspection, plan review, and administrative activities	

City of Portland
Bureau of Development Services
Plumbing Permit Fee Schedule
Effective Date: ~~July~~ December 1, 2019 2020

Medical Gas Systems	
Total Value of Construction Work to be Performed:	
\$1 - \$500	\$110 <u>115</u> minimum fee
\$501 - \$2,000	\$110 <u>115</u> for the first \$500, plus \$6.79 <u>7.13</u> for each additional \$100 or fraction thereof, to and including \$2,000
\$2,001 - \$25,000	\$211.85 <u>221.95</u> for the first \$2,000, plus \$25.78 <u>27.07</u> for each additional \$1,000 or fraction thereof, to and including \$25,000
\$25,001 to \$50,000	\$804.79 <u>844.56</u> for the first \$25,000, plus \$20.36 <u>21.38</u> for each additional \$1,000 or fraction thereof, to and including \$50,000
\$50,001 - \$100,000	\$1,313.79 <u>1,379.06</u> for the first \$50,000, plus \$12.21 <u>12.82</u> for each additional \$1,000 or fraction thereof, to and including \$100,000
\$100,000 and up	\$1,924.29 <u>2,020.06</u> for the first \$100,000, plus \$10.86 <u>11.40</u> for each additional \$1,000 or fraction thereof
Minimum Fee	\$110 <u>115</u>
Other Inspections Not Specifically Identified Elsewhere	\$155 <u>163</u> per hour or fraction of an hour Minimum - \$155 <u>163</u>
Permit Reactivation Processing Fee	The renewal fee shall be one half the amount required for a new permit Minimum Fee - \$155 <u>163</u>
Rainwater Harvesting Systems	
Total Value of Construction Work to be Performed:	
\$1 - \$500	\$110 <u>115</u> minimum fee
\$501 - \$2,000	\$110 <u>115</u> for the first \$500, plus \$6.79 <u>7.13</u> for each additional \$100 or fraction thereof, to and including \$2,000
\$2,001 - \$25,000	\$211.85 <u>221.95</u> for the first \$2,000, plus \$25.78 <u>27.07</u> for each additional \$1,000 or fraction thereof, to and including \$25,000
\$25,001 to \$50,000	\$804.79 <u>844.56</u> for the first \$25,000, plus \$20.36 <u>21.38</u> for each additional \$1,000 or fraction thereof, to and including \$50,000
\$50,001 - \$100,000	\$1,313.79 <u>1,379.06</u> for the first \$50,000, plus \$12.21 <u>12.82</u> for each additional \$1,000 or fraction thereof, to and including \$100,000
\$100,000 and up	\$1,924.29 <u>2,020.06</u> for the first \$100,000, plus \$10.86 <u>11.40</u> for each additional \$1,000 or fraction thereof
Reinspection Fee	\$110 <u>115</u> per inspection

City of Portland
Bureau of Development Services
Plumbing Permit Fee Schedule
Effective Date: ~~July~~ December 1, 2019 2020

Requested Inspection Fee

One and Two-Family Dwellings	\$ 167 <u>175</u>
Apartment Houses	\$ 220-231 + <u>plus</u> \$ 15-16 for each dwelling unit in excess of three
Hotels/Motels	\$ 220-231 + <u>plus</u> \$ 10-11 for each sleeping room in excess of five
All other occupancies one and two stories in height up to 10,000 square feet	\$ 220-231 + <u>plus</u> \$ 15-16 for each additional 1,000 square feet
All other occupancies 3 stories in height and above	\$ 220-231 + <u>plus</u> \$ 27-28 for each story in excess of three

Residential Fire Suppression Systems

Residential multi-purpose and stand alone fire suppression system fees are based on the square footage of the structure as follows:

0 to 2,000 sq. ft.	\$ 110 <u>115</u>
2,001 to 3,600 sq. ft.	\$ 122 <u>128</u>
3,601 to 7,200 sq. ft.	\$ 162 <u>170</u>
7,201 sq. ft. and greater	\$ 202 <u>212</u>

City of Portland
Bureau of Development Services
Sign, Awning Permit and Registration Fee Schedule

Effective Date: ~~July~~ December 1, 2019 ~~2020~~

Illuminated (electric) Sign Review and Permit Fee	
Fascia, freestanding or projecting signs with direct (neon), internal or changing image lighting or other electrical components	
Up to 20 square feet	\$215 <u>247</u>
Over 20 square feet and up to 40 square feet	\$266 <u>306</u>
Over 40 square feet and up to 60 square feet	\$308 <u>354</u>
Over 60 square feet and up to 80 square feet	\$337 <u>388</u>
Over 80 square feet and up to 100 square feet	\$369 <u>424</u>
Over 100 square feet and up to 120 square feet	\$411 <u>473</u>
Over 120 square feet and up to 140 square feet	\$431 <u>496</u>
Over 140 square feet and up to 160 square feet	\$450 <u>518</u>
Over 160 square feet and up to 180 square feet	\$473 <u>544</u>
Over 180 square feet	\$491 <u>565</u>
Non-illuminated Sign Review and Permit Fee	
Fascia, freestanding or projecting signs without direct or internal lighting or other electrical components	
Up to 20 square feet	\$165 <u>190</u>
Over 20 square feet and up to 40 square feet	\$226 <u>260</u>
Over 40 square feet and up to 60 square feet	\$266 <u>306</u>
Over 60 square feet and up to 80 square feet	\$277 <u>319</u>
Over 80 square feet and up to 100 square feet	\$287 <u>330</u>
Over 100 square feet and up to 120 square feet	\$308 <u>354</u>
Over 120 square feet and up to 140 square feet	\$318 <u>366</u>
Over 140 square feet and up to 160 square feet	\$337 <u>388</u>
Over 160 square feet and up to 180 square feet	\$369 <u>424</u>
Over 180 square feet	\$391 <u>450</u>
Wall painted or adhered signs (i.e. vinyl, paper or similar material)	\$1.06 <u>1.22</u> per square foot Minimum Fee - \$35 <u>40</u>
Additional Plan Review Fee	
Charged for changes, additional or revision to approved plans and for review or proposed "pre-approved" structural designs	Plan review time ½ hour or less: \$78 <u>82</u> Plan review time greater than ½ hour: \$155 <u>163</u> per hour or fraction thereof
Alternate Methods Appeal Fees – Chapter 32.44	
Per appeal	\$264 <u>304</u>
Awning Review and Permit Fees	
Awning without signs	\$9.12 <u>10.49</u> per linear foot of awning
Sign and awning combinations	Awning fee plus \$1.53 <u>1.76</u> per square foot of sign area
Signs added to existing awning	Fee as required for non-illuminated sign
Early Assistance for Sign Permits	
Early assistance sign code meeting	\$77 <u>89</u>
Fee for each additional staff in attendance	\$90 <u>104</u>
Inspections Outside of Normal Business Hours	
	\$210 <u>221</u> per hour or fraction of an hour Minimum - \$210 <u>221</u>
Investigation Fee	
For commencement of work before obtaining a permit	\$110 <u>115</u> per hour or fraction of an hour Minimum - \$110 <u>115</u>
Other Inspections Not Specifically Identified Elsewhere	
	\$155 <u>163</u> per hour or fraction of an hour Minimum - \$155 <u>163</u>

City of Portland
Bureau of Development Services
Sign, Awning Permit and Registration Fee Schedule

Effective Date: ~~July~~ December 1, 2019 2020

Permit Reactivation Processing Fee Fee for renewal of a permit that has been expired, provided no changes have been made to the original plans and specifications for such work. A permit may be renewed only once.	The renewal fee shall be one half the amount required for a new permit Minimum Fee - \$155 <u>163</u>
Portable Signs (A-Board) Registration	\$74 <u>85</u> for 1 year \$133 <u>153</u> for 2 years \$239 <u>275</u> for 4 years \$800 one-time fee
Reinspection Fee	\$110 <u>115</u> per inspection
Sign & Awning Plan Review	Maximum number of allowable checksheets: 2 Additional checksheet will be charged at the rate of \$184 <u>193</u> per checksheet
Structural Alteration to Existing Sign	Same fee as for new sign
Structural Plan Review Fee Required for: Fascia signs over 400 pounds All projecting signs All freestanding signs over 6 feet in height All pitched roof signs All awnings	65% of the permit fee Minimum fee - \$155 <u>163</u>
Temporary Balloon Registration Maximum of once, per lot, per calendar year	\$39 <u>45</u>
Temporary Banner Registration Maximum of six (6) months, per lot, per calendar year	\$39 <u>45</u> per month
Temporary Fascia or Temporary Freestanding Sign Registration Per Sign	\$78 <u>90</u> per year

City of Portland
Bureau of Development Services
Site Development Fee Schedule

Effective Date: ~~July~~ December 1, 2019 2020

APPLIES TO COMMERCIAL, DEVELOPMENT REVIEW AND SITE DEVELOPMENT PROJECTS:

Commercial Site Review Fee

Applies to commercial building, development review and site development permits requiring site development review. Includes sites located in or adjacent to flood hazard areas and liquefaction hazard areas, sites with steep slopes, and projects with non-prescriptive geotechnical design. Services include plan review for site conditions, flood, liquefaction and steep slope hazards, and geotechnical review.

For Commercial Building, Development Review, and Site Development Permits: 15% of the permit fee
 Minimum fee is ~~\$155~~ 163

APPLIES TO RESIDENTIAL PROJECTS:

Residential Fees

Residential Site Review and Inspection Fee for Simple Sites:

Applies to all simple residential sites with ground-disturbing activity. Services include plan review and/or inspections for site conditions, geotechnical review, landscaping, zoning, erosion control, and compliance with conditions of Land Use Reviews.

	<u>Plan Review</u>	<u>Inspection</u>
New Construction	\$275 <u>289</u>	\$222 <u>330</u>
Additions, alterations, garages, and carports	\$116 <u>122</u>	\$91 <u>220</u>
Decks, fences, and demolitions	\$84 <u>88</u>	\$67 <u>70</u>

Residential Site Review and Inspection Fee for Complex Sites:

Applies to residential sites with ground-disturbing activity located in special sites, as defined in Title 10. Services include plan review and/or inspections for site conditions, geotechnical review, landscaping, zoning, Environmental Zone standards, erosion control, and compliance with conditions of Land Use Reviews.

	<u>Plan Review</u>	<u>Inspection</u>
New Construction	\$363 <u>381</u>	\$289 <u>397</u>
Additions, alterations, garages, and carports	\$182 <u>191</u>	\$145 <u>274</u>
Decks, fences, and demolitions	\$126 <u>132</u>	\$110 <u>115</u>

APPLIES TO COMMERCIAL, DEVELOPMENT REVIEW, AND SITE DEVELOPMENT PROJECTS:

Erosion Control Fees

Commercial, Development Review and Site Development Permits:

Located in an Environmental Zone:		<u>Plan Review</u>	<u>Inspection</u>
Base fee (up to one acre)		\$342 <u>359</u>	\$279 <u>293</u>
plus, for each 0.5 acre (21,780 sq. ft.) of lot area, or portion thereof, for lots over 1 acre (43,560 sq. ft.)		\$38 <u>40</u>	\$32 <u>34</u>
Located in any other zone:	Base fee (up to one acre)	\$229 <u>240</u>	\$187 <u>196</u>
	plus, for each 0.5 acre (21,780 sq. ft.) of lot area, or portion thereof, for lots over 1 acre (43,560 sq. ft.)	\$38 <u>40</u>	\$32 <u>34</u>

Exterior Utility Line (water, sanitary, storm, telephone, cable, electric)

For the first 100 feet of line,	\$20 <u>21</u>	\$17 <u>18</u>
for each additional 100 feet of line, or portion thereof.	\$15 <u>16</u>	\$13 <u>14</u>

Exterior Alteration and Additions

Located in an Environmental Zone:	Base fee (up to one acre)	\$133 <u>140</u>	\$109 <u>114</u>
	plus, for each 0.5 acre (21,780 sq. ft.) of lot area, or portion thereof, for lots over 1 acre (43,560 sq. ft.)	\$22 <u>23</u>	\$18 <u>19</u>
Located in any other zone:	Base fee (up to one acre)	\$88 <u>92</u>	\$72 <u>76</u>
	plus, for each 0.5 acre (21,780 sq. ft.) of lot area, or portion thereof, for lots over 1 acre (43,560 sq. ft.)	\$22 <u>23</u>	\$18 <u>19</u>

City of Portland
Bureau of Development Services
Site Development Fee Schedule

Effective Date: ~~July~~ December 1, 2019 ~~2020~~

APPLIES TO COMMERCIAL, RESIDENTIAL AND SITE DEVELOPMENT PROJECTS:

Clearing Fee

For vegetation removal only with no other permitted activity

5,000 square feet to 1 acre	\$ 95 <u>100</u>
Over 1 acre	\$ 95 <u>100</u> plus \$ 17 <u>18</u> per additional acre or fraction of an acre

Clearing with Tree Cutting Fee

For vegetation removal only with no other permitted activity (on slopes over 10% gradient)

2,500 square feet – 1 acre	\$ 137 <u>144</u>
1 acre and up	\$ 137 <u>144</u> plus \$ 46 <u>48</u> per additional acre or fraction of an acre

APPLIES TO SITE DEVELOPMENT PERMIT ONLY:

Site Development Permit Fee

Applies to site work when no building permit is issued, including grading, excavation, private streets, and landscaping. Site development permit fees use the standard building permit fee table based upon project valuation, plus a plan review fee of 65% of the site development permit fee.

Total Value of Construction Work to be Performed:

\$1 - \$500	\$ 110 <u>115</u> minimum fee Maximum number of allowable* inspections: 2
\$501 + - \$2,000	\$ 110 <u>115</u> for the first \$500, plus \$ 2.37 <u>2.49</u> for each additional \$100 or fraction thereof, to and including \$2,000 Maximum number of allowable* inspections: 3
\$2,001 - \$25,000	\$ 145.55 <u>152.35</u> for the first \$2,000, plus \$ 9.25 <u>9.71</u> for each additional \$1,000 or fraction thereof, to and including \$25,000 Maximum number of allowable* inspections: 5
\$25,001 - \$50,000	\$ 358.30 <u>375.68</u> for the first \$25,000, plus \$ 6.81 <u>7.15</u> for each additional \$1,000 or fraction thereof, to and including \$50,000 Maximum number of allowable* inspections: 6
\$50,001 - \$100,000	\$ 528.55 <u>554.43</u> for the first \$50,000, plus \$ 4.51 <u>4.74</u> for each additional \$1,000 or fraction thereof, to and including \$100,000 Maximum number of allowable* inspections: 7
\$100,001 and up	\$ 754.05 <u>791.43</u> for the first \$100,000, plus \$ 3.72 <u>3.91</u> for each additional \$1,000 or fraction thereof

*Inspections exceeding the maximum number of allowable shall be charged at the Reinspection Fee rate of \$~~110~~115 per inspection

Site Development Plan Review Fee

For the original submittal:	65% of the permit fee Maximum number of allowable checksheets: 2 Any additional checksheets will be charged at the rate of \$ 184 <u>193</u> per checksheet
For value-added revisions:	65% of the additional permit fee (based on the additional valuation) \$ <u>340 minimum</u>
For all other revisions:	Plan review time ½ hour or less: \$ <u>78</u> Plan review time greater than ½ hour: \$ <u>175 plus plan review time at \$155-163</u> per hour or fraction thereof

City of Portland
Bureau of Development Services
Site Development Fee Schedule

Effective Date: ~~July~~ December 1, 2019 ~~2020~~

APPLIES TO COMMERCIAL, RESIDENTIAL, DEVELOPMENT REVIEW AND SITE DEVELOPMENT PROJECTS:

Miscellaneous Fees	
Additional Plan Review Fee For changes, additions, or revisions to approved plans	Plan review time ½ hour or less: \$78 <u>82</u> Plan review time greater than ½ hour: \$155-163 per hour or fraction thereof
For technical plan review of special sites, including grading, geotech, engineered stormwater facilities, shoring, and private streets	
FEMA Community Acknowledgement Form Fee	\$500 <u>500</u>
Inspections Outside of Normal Business Hours	\$210-221 per hour or fraction of an hour Minimum - \$210 <u>221</u>
Investigation Fee For commencement of work before obtaining a permit	\$110-115 per hour or fraction of an hour Minimum - \$110 <u>115</u>
Limited Site Development Consultation Fee For requested optional meeting or site visit held prior to permit application. Applies to projects with complex site issues, including Geotech, environmental zones, or other special sites. The meeting will be limited to two City staff members. Fee for each additional staff in attendance	\$360 <u>378</u> \$160 <u>168</u>
Other Inspections Not Specifically Identified Elsewhere	\$155-163 per hour or fraction of an hour Minimum - \$155 <u>163</u>
Permit Reactivation Processing Fee Fee for renewal of a permit that has been expired, provided no changes have been made to the original plans and specifications for such work. A permit may be renewed only once.	The renewal fee shall be one half the amount required for a new permit Minimum Fee - \$155 <u>163</u>
Reinspection Fee When another inspection is required to confirm corrections, when the site is not accessible for a requested inspection, or plans are not available	\$110-115 per inspection

City of Portland
Bureau of Development Services

Site Development Fee Schedule for Land Use Reviews

APPLIES TO LAND USE REVIEW, EARLY ASSISTANCE AND OTHER PLANNING SERVICES

Effective Date: ~~July~~ December 1, 2019 ~~2019~~ 2020

Land Use Reviews	Process Type	Amount
Adjustment Review		
Site with Existing House/Duplex – Fences/Decks/Eaves (This category also includes small accessory building that don't require a building permit; trellises, and storage sheds)	II	\$ 81 <u>85</u>
All Other Projects	II	\$ 122 <u>128</u>
Central City Master Plan Review	III	\$ 578 <u>607</u>
Comprehensive Plan Map Amendment with Zone Map Amendment		
Tier B – Residential to Residential Upzoning	III	\$ 309 <u>324</u>
Tier C – All Other Proposals	III	\$ 578 <u>607</u>
Conditional Use		
Type Ix	Ix	\$ 81 <u>85</u>
Type II	II	\$ 101 <u>106</u>
Type III – New	III	\$ 324 <u>340</u>
Type III - Existing	III	\$ 162 <u>170</u>
Design/Historic Resource Review (If the applicant does not provide the valuation, the maximum fee will be charged)		
Sites with an Existing House/Duplex:		
Type D – exterior alterations to building or site with increase in building footprint, floor area, or impervious surface < 500 sq. ft.	Ix, II, or III	\$ 81 <u>85</u>
Sites with Other Existing Development:		
Type F – including only parking areas; fences/walls/gates; and/or changes to the exterior of a building(s) – with increase in building footprint, floor area or impervious surface < 500 sq. ft.	Ix, II, or III	\$ 162 <u>170</u>
Type G – All other projects not described above	Ix, II, or III	\$ 578 <u>607</u>
Environmental Review		
Resource Enhancement/Public Rec Trails	Ix	\$ 242 <u>254</u>
Existing House/Duplex	II	\$ 486 <u>510</u>
All Other Projects	II	\$ 607 <u>637</u>
Environmental Review Protection Zone	III	\$ 607 <u>637</u>
Environmental Violation Review		
Type II required	II	\$ 324 <u>340</u>
Type III required	III	\$ 324 <u>340</u>
Columbia South Shore Plan District (CSSPD)	II	\$ 324 <u>340</u>
Columbia South Shore Plan District (CSSPD), undividable lot with existing single dwelling unit	II	\$ 324 <u>340</u>
Undividable lot with existing single dwelling unit	III	\$ 324 <u>340</u>
Greenway		
Existing House/Duplex (a) structure (not building) within existing dock footprint; b) temporary soil stockpile outside greenway setback; c) herbicide use to remove non-native plants	II	\$ 324 <u>340</u>
All Other Projects	II	\$ 486 <u>510</u>

City of Portland
Bureau of Development Services

Site Development Fee Schedule for Land Use Reviews

APPLIES TO LAND USE REVIEW, EARLY ASSISTANCE AND OTHER PLANNING SERVICES

Effective Date: ~~July~~ December 1, 2019 ~~2019~~ 2020

Land Use Reviews	Process Type	Amount
Impact Mitigation Plan		
Amendment (Minor)	II	\$ 810 <u>851</u>
Implementation	II	\$ 810 <u>851</u>
New/Amendment (Major)	III	\$ 810 <u>851</u>
Amendment (Use)	III	\$ 810 <u>851</u>
Land Division Review		
Type Ix	Ix	\$ 203 <u>213</u>
Type IIx	IIx	\$ 486 <u>510</u>
Type III	III	\$ 1,414 <u>1,485</u>
2 – 3 lot Land Division with Concurrent Environmental Review	III	\$ 486 <u>510</u>
4 or more lot Land Division with Concurrent Environmental Review	III	\$ 2,023 <u>2,124</u>
Land Division Amendment Review		
Type Ix	Ix	\$ 101 <u>106</u>
Type IIx	IIx	\$ 101 <u>106</u>
Type III	III	\$ 101 <u>106</u>
Land Division Final Plat Review/Final Development Plan Review (for Planned Development or Planned Unit Development)		
If preliminary was Type Ix with no street		\$ 101 <u>106</u>
If preliminary was Type Ix or IIx with a street		\$ 242 <u>254</u>
If preliminary was Type IIx with no street		\$ 122 <u>128</u>
If preliminary was Type III		\$ 486 <u>510</u>
Lot Consolidation <u>Replat</u>	Ix	\$ 122 <u>128</u>
Master Plan		
Minor Amendments to Master Plans	II	\$ 242 <u>254</u>
New Master Plans or Major Amendments to Master Plans	III	\$ 810 <u>851</u>
Non-conforming Situation Review	II	\$ 81 <u>85</u>
Planned Development Bonus Review		
Minor Amendment	IIx	\$ 963 <u>1,011</u>
New or Major Amendment	III	\$ 963 <u>1,011</u>
Planned Development Review – all other		
Type IIx	IIx	\$ 963 <u>1,011</u>
Type III	III	\$ 963 <u>1,011</u>
Planned Development Amendment/Planned Unit Development Amendment		
Type IIx	IIx	\$ 162 <u>170</u>
Type III	III	\$ 162 <u>170</u>
River Review		
Resource Enhancement/PLA/Public Rec Trails	IIx	\$ 242 <u>254</u>
Existing House/Duplex	IIx	\$ 486 <u>510</u>
All Other Projects	IIx	\$ 607 <u>637</u>
River Review Violation		
	II	\$ 324 <u>340</u>
	III	\$ 324 <u>340</u>

City of Portland
Bureau of Development Services

Site Development Fee Schedule for Land Use Reviews

APPLIES TO LAND USE REVIEW, EARLY ASSISTANCE AND OTHER PLANNING SERVICES

Effective Date: ~~July~~ December 1, 2019 ~~2019~~ 2020

Land Use Reviews	Process Type	Amount
Tree Preservation Violation Review		
Type II	II	\$ 122 <u>128</u>
Type III	III	\$ 122 <u>128</u>
Tree Review		
Type II	II	\$ 101 <u>106</u>
Zoning Map Amendment		
	III	\$ 511 <u>537</u>
Other Unassigned Reviews		
Type I / Ix	I / Ix	\$ 61 <u>64</u>
Type II / IIx	II / IIx	\$ 122 <u>128</u>
Type III	III	\$ 203 <u>213</u>
Early Assistance Services		
Appointment for Early Land Use Assistance with Infrastructure Bureaus and Planner		\$ 45 <u>47</u>
Pre-Application Conference		\$ 463 <u>486</u>
Remedial Action Exempt Review – Conference		\$ 255 <u>268</u>
Other Planning Services		
Property Line Adjustment		
Site Without Building		\$ 81 <u>85</u>
Sites with House(s) or Duplex(es)		\$ 81 <u>85</u>
Sites with Other Development		\$ 81 <u>85</u>
Property Line Adjustment with Lot Confirmation		
Site Without Buildings		\$ 81 <u>85</u>
Sites with House(s) or Duplex(es)		\$ 81 <u>85</u>
Sites with Other Development		\$ 81 <u>85</u>
Remedial Action Exempt Review		
Simple		\$ 708 <u>743</u>
Complex		\$ 1,887 <u>1,981</u>

City of Portland				
Bureau of Development Services COMMERCIAL BUILDING PERMIT EXAMPLE #1				
Project Name:	20th & Couch Apartments		Valuation:	\$ 4,200,000.00
Address:	1950 NE Couch Street		Fiscal Year of Building Permit Submittal:	2012-13
Description:	New 4-story 50 unit apartment building, on-site bike parking, no vehicle parking, trash room in building			
Permit #:	Permit Details			
13-141492 CO	New 4-story 50 unit apartment building; on-site bike parking, no vehicle parking; trash room in building. 2 hours paid overtime, and a temporary certificate of occupancy			
2 Plumbing Permits	Sanitary Sewer #ft x100, Storm Sewer #ft x400, Catch basin/area drain x5, backflow preventer x2 - Water service #ft x100, Backwater valve x1, Clothes washer x50, Dishwasher x50, Ejector/sump x1, Floor drain/floor sink/hub/primer x5, Hose bibb x3, Sink/basin/lavatory x 101, Tub/shower/shower pan x50, Water closet (toilet) x51, Water heater/expansion tank x3, other plumbing fixtures x 100			
14-111641 MT	Restroom/Kitchen/Trash exhaust, heat pump, elevator vent - Job valuation \$58,410			
2 Electrical Permits	OAR 918-309-0030(5)(b) pricing - Residential Wire 1,000 ft or less x 50, Residential Wire limited energy x50, 200amp Service feeder x1, Over 1,000amp Service feeder x1, Branch circuit with service feeder x40, limited energy panel/signal circuits x3			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020

Early Assistance & Land Use Reviews

There were no Early Assistance and/or Land Use Reviews linked to this particular project in the BDS Permitting System

Base Plan Review & Inspection Fees

Bureau of Development Services (BDS)				
Address Assignment Fee	\$ 98.00	\$ 103.00	\$ 5.00	5.10%
Bldg Plan Rvw/Processing CO/MG	\$ 10,403.93	\$ 10,934.58	\$ 530.65	5.10%
Fire & Life Safety Review	\$ 6,402.42	\$ 6,728.97	\$ 326.55	5.10%
Development Services Fee - CO	\$ 5,738.30	\$ 6,037.49	\$ 299.19	5.21%
Land Use Plan Review Com	\$ 8,904.00	\$ 9,828.00	\$ 924.00	10.38%
Site Review Fee	\$ 2,400.91	\$ 2,523.36	\$ 122.46	5.10%
Building Permit CO	\$ 16,006.05	\$ 16,822.43	\$ 816.38	5.10%
Erosion Control	\$ 229.00	\$ 240.00	\$ 11.00	4.80%
Erosion Control Insp - CO & MG	\$ 187.00	\$ 196.00	\$ 9.00	4.81%
Zoning Inspection Fee	\$ 3,201.21	\$ 3,364.49	\$ 163.28	5.10%
Mechanical Permit	\$ 1,013.70	\$ 1,064.29	\$ 50.59	4.99%
Mechanical Plan Check CO	\$ 608.22	\$ 638.57	\$ 30.35	4.99%
Plumbing Permit CO	\$ 17,944.00	\$ 18,821.00	\$ 877.00	4.89%
Plumbing Plan Check	\$ 4,486.00	\$ 4,705.25	\$ 219.25	4.89%
Electrical Permit CO	\$ 11,941.50	\$ 12,547.50	\$ 606.00	5.07%
Electrical Plan Check CO	\$ 2,902.88	\$ 3,050.63	\$ 147.75	5.09%
BDS Subtotal	\$ 92,467.12	\$ 97,605.56	\$ 5,138.45	5.56%
% Overall Charges	9.58%	9.83%		
Bureau of Environmental Services (BES)				
BES Plan Rvw - Source Control (hourly fee)			\$ -	
BES Plan Rvw - Source Control (flat fee)	\$ 639.00	\$ 639.00	\$ -	0.00%
BES Plan Review-Comm	\$ 1,278.00	\$ 1,278.00	\$ -	0.00%
BES Comm. Prvt 1-2 Storm FcIt Insp	\$ 1,171.00	\$ 1,171.00	\$ -	0.00%
BES Subtotal	\$ 3,088.00	\$ 3,088.00	\$ -	0.00%
% Overall Charges	0.32%	0.31%		
Fire				
Fire - Plan Review	\$ 2,560.97	\$ 2,691.59	\$ 130.62	5.10%
Fire Subtotal	\$ 2,560.97	\$ 2,691.59	\$ 130.62	5.10%
% Overall Charges	0.27%	0.27%		
Parks & Recreation				
Forestry Commercial Permit	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
Parks Subtotal	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
% Overall Charges	0.05%	0.05%		
Portland Bureau of Transportation (PBOT)				
PDOT Plan Check CO	\$ 6,153.00	\$ 6,153.00	\$ -	0.00%
PBOT Subtotal	\$ 6,153.00	\$ 6,153.00	\$ -	0.00%
% Overall Charges	0.64%	0.62%		
Water Bureau				
Water Comm Bldg Plan Rvw	\$ 330.00	\$ 330.00	\$ -	0.00%
Water Backflow Plan Review	\$ 245.00	\$ 245.00	\$ -	0.00%
Water Subtotal	\$ 575.00	\$ 575.00	\$ -	0.00%
% Overall Charges	0.06%	0.06%		
Base Plan Review & Inspection Fees Subtotal	\$ 105,336.08	\$ 110,629.15	\$ 5,293.07	5.02%
% Overall Charges	10.92%	11.14%		

City of Portland				
Bureau of Development Services				
COMMERCIAL BUILDING PERMIT EXAMPLE #1				
Project Name:	20th & Couch Apartments		Valuation:	\$ 4,200,000.00
Address:	1950 NE Couch Street		Fiscal Year of Building Permit Submittal:	2012-13
Description:	New 4-story 50 unit apartment building, on-site bike parking, no vehicle parking, trash room in building			
Permit #:	Permit Details			
13-141492 CO	New 4-story 50 unit apartment building; on-site bike parking, no vehicle parking; trash room in building. 2 hours paid overtime, and a temporary certificate of occupancy			
2 Plumbing Permits	Sanitary Sewer #ft x100, Storm Sewer #ft x400, Catch basin/area drain x5, backflow preventer x2 - Water service #ft x100, Backwater valve x1, Clothes washer x50, Dishwasher x50, Ejector/sump x1, Floor drain/floor sink/hub/primer x5, Hose bibb x3, Sink/basin/lavatory x 101, Tub/shower/shower pan x50, Water closet (toilet) x51, Water heater/expansion tank x3, other plumbing fixtures x 100			
14-111641 MT	Restroom/Kitchen/Trash exhaust, heat pump, elevator vent - Job valuation \$58,410			
2 Electrical Permits	OAR 918-309-0030(5)(b) pricing - Residential Wire 1,000 ft or less x 50, Residential Wire limited energy x50, 200amp Service feeder x1, Over 1,000amp Service feeder x1, Branch circuit with service feeder x40, limited energy panel/signal circuits x3			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020

Other Development Related Charges

Construction Excise Tax (CET) & Surcharges				
Building Permit State Surcharge	\$ 1,920.73	\$ 2,018.69	\$ 97.97	5.10%
Mechanical Permit State Surcharge	\$ 121.64	\$ 127.71	\$ 6.07	4.99%
Plumbing Permit State Surcharge	\$ 2,153.28	\$ 2,258.52	\$ 105.24	4.89%
Electrical Permit State Surcharge	\$ 1,432.98	\$ 1,505.70	\$ 72.72	5.07%
Metro Construction Excise Tax	\$ 5,040.00	\$ 5,040.00	\$ -	0.00%
School Construction Excise Tax	\$ 42,097.05	\$ 43,344.37	\$ 1,247.32	2.96%
City of Portland Construction Excise Tax	\$ 36,608.84	\$ 36,608.84	\$ -	0.00%
CET & Surcharges Subtotal	\$ 89,374.52	\$ 90,903.84	\$ 1,529.32	1.71%
% Overall Charges	9.26%	9.15%		
Note: Construction Excise Tax went into effect 8/1/16				
System Development Charges (SDC)				
BES Sanitary System Development Charge	\$ 276,680.00	\$ 289,400.00	\$ 12,720.00	4.60%
BES Storm System Development Charge	\$ 3,550.66	\$ 3,573.35	\$ 22.69	0.64%
Parks System Development Charge	\$ 255,900.00	\$ 255,900.00	\$ -	0.00%
PBOT System Development Charge	\$ 132,700.00	\$ 136,400.00	\$ 3,700.00	2.79%
Water System Development Charge	\$ 45,932.00	\$ 51,187.00	\$ 5,255.00	11.44%
SDC Subtotal	\$ 714,762.66	\$ 736,460.35	\$ 21,697.69	3.04%
% Overall Charges	74.08%	74.13%		
Other Charges				
Document Svcs Paid Overtime	\$ 274.86	\$ 290.86	\$ 16.00	5.82%
PDOT Curb, DW, Sidewalk	\$ 132.60	\$ 132.60	\$ -	0.00%
Other Charges Subtotal	\$ 407.46	\$ 423.46	\$ 16.00	3.93%
% Overall Charges	0.04%	0.04%		
PBOT TDM Fees	\$ 55,000.00	\$ 55,000.00	\$ -	0.00%
% Overall Charges	5.70%	5.54%		
Note: TDM fees are calculated assuming no affordable units (\$1,100 per market rate unit - \$308 per affordable unit)				
Total Charges	\$ 964,880.72	\$ 993,416.80	\$ 28,536.08	2.96%
Total Fees to Valuation Percentage	22.97%	23.65%		

City of Portland				
Bureau of Development Services COMMERCIAL BUILDING PERMIT EXAMPLE #2				
Project Name:	Art House		Valuation:	\$ 6,300,000.00
Address:	33 NW Park Avenue		Fiscal Year of Building Permit Submittal:	2012-13
Description:	New 6-story multi-family over ground floor retail			
Permit #:	Permit Details			
12-125347 EA	PreApplication Conference			
12-125373 EA	Design Advice Request			
12-144988 LU	Land Use Review Type 3 Procedure			
12-162354 CO	New six-story multi family building over ground floor retail - with 2 appeals, and a temporary certificate of occupancy			
2 Mechanical Permits	7.5 Ton gas pack for corridors, EBB for apartments, Heat pump splits for retail, subduct on e-power and 2-belts or direct drive - Gas to water heaters and gas pack and fuel oil piping - 1 permit valued at \$253,689 and the other valued at \$4,753			
13-100719 PT	100ft sanitary sewer, 100ft storm sewer, 100 ft water service, backflow preventer x2, clothes washer x50, dishwasher x50, drinking fountain x2, floor drain/floor sink/hub/primer x3, hose bibb x3, roof drain x6, sink/basin/lavatory x128, tub/shower/shower pan x75, water closet (toilet) x79, water heater/expansion tank x4, grease interceptor x1			
11 Electrical Permits	Residential Wire 1,000 sq. ft. or less x50, 200 amp Service Feeders x6, 201-400 amp Service Feeders x3, 601-1,000 amp Service Feeders x2, over 1,000 amp Service Feeders x1, Branch Circuits with Service Feeder x55, Ltd Energy Panel/Signal Circuits x13, Sign or outline lighting x1			
Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020	% Variance 2019 & 2020

Early Assistance & Land Use Reviews

Bureau of Development Services (BDS)				
Site Development - Land Use Reviews	\$ 486.00	\$ 510.00	\$ 24.00	4.94%
Pre-Application Conference - Major	\$ 1,785.00	\$ 1,874.00	\$ 89.00	4.99%
Design Advice Request	\$ 3,500.00	\$ 4,320.00	\$ 820.00	23.43%
BDS Early Assistance Subtotal	\$ 5,771.00	\$ 6,704.00	\$ 933.00	16.17%
Design Review - Major (max)	\$ 27,000.00	\$ 28,350.00	\$ 1,350.00	5.00%
Site Development - Land Use Reviews	\$ 607.00	\$ 637.00	\$ 30.00	4.94%
Life Safety Review - Land Use	\$ 100.00	\$ 105.00	\$ 5.00	5.00%
Design Review - Modifications	\$ 1,550.00	\$ 1,628.00	\$ 78.00	5.03%
BDS Land Use Review Subtotal	\$ 29,257.00	\$ 30,720.00	\$ 1,463.00	5.00%
BDS Subtotal	\$ 35,028.00	\$ 37,424.00	\$ 2,396.00	6.84%
% Overall Charges	2.77%	2.88%		
Bureau of Environmental Services (BES)				
BES Land Use Review Engineer (EA)	\$ 1,400.00	\$ 1,400.00	\$ -	0.00%
BES Land Use Review Engineer (LU)	\$ 1,633.00	\$ 1,633.00	\$ -	0.00%
BES Subtotal	\$ 3,033.00	\$ 3,033.00	\$ -	0.00%
% Overall Charges	0.24%	0.23%		
Fire				
Fire - Land Use Reviews (EA)	\$ 100.00	\$ 100.00	\$ -	0.00%
Fire Subtotal	\$ 100.00	\$ 100.00	\$ -	0.00%
% Overall Charges	0.01%	0.01%		
Parks & Recreation				
Parks Pre-Application	\$ 547.00	\$ 574.00	\$ 27.00	4.94%
Parks Land Use Review	\$ 328.00	\$ 344.00	\$ 16.00	4.88%
Parks Subtotal	\$ 875.00	\$ 918.00	\$ 43.00	4.91%
% Overall Charges	0.07%	0.07%		
Portland Bureau of Transportation (PBOT)				
PBOT Pre-Application Conference	\$ 1,326.00	\$ 1,326.00	\$ -	0.00%
PBOT Design Review (Type III)	\$ 4,745.00	\$ 4,745.00	\$ -	0.00%
PBOT Subtotal	\$ 6,071.00	\$ 6,071.00	\$ -	0.00%
% Overall Charges	0.48%	0.47%		
Water Bureau				
EA Pre-application	\$ 495.00	\$ 495.00	\$ -	0.00%
Land Use Fees (LU)	\$ 120.00	\$ 120.00	\$ -	0.00%
Water Subtotal	\$ 615.00	\$ 615.00	\$ -	0.00%
% Overall Charges	0.05%	0.05%		
Early Assistance & Land Use Review Subtotal	\$ 45,722.00	\$ 48,161.00	\$ 2,439.00	5.33%
% Overall Charges	3.62%	3.71%		

City of Portland				
Bureau of Development Services COMMERCIAL BUILDING PERMIT EXAMPLE #2				
Project Name:	Art House		Valuation:	\$ 6,300,000.00
Address:	33 NW Park Avenue		Fiscal Year of Building Permit Submittal:	2012-13
Description:	New 6-story multi-family over ground floor retail			
Permit #:	Permit Details			
12-125347 EA	PreApplication Conference			
12-125373 EA	Design Advice Request			
12-144988 LU	Land Use Review Type 3 Procedure			
12-162354 CO	New six-story multi family building over ground floor retail - with 2 appeals, and a temporary certificate of occupancy			
2 Mechanical Permits	7.5 Ton gas pack for corridors, EBB for apartments, Heat pump splits for retail, subduct on e-power and 2-belts or direct drive - Gas to water heaters and gas pack and fuel oil piping - 1 permit valued at \$253,689 and the other valued at \$4,753			
13-100719 PT	100ft sanitary sewer, 100ft storm sewer, 100 ft water service, backflow preventer x2, clothes washer x50, dishwasher x50, drinking fountain x2, floor drain/floor sink/hub/primer x3, hose bibb x3, roof drain x6, sink/basin/lavatory x128, tub/shower/shower pan x75, water closet (toilet) x79, water heater/expansion tank x4, grease interceptor x1			
11 Electrical Permits	Residential Wire 1,000 sq. ft. or less x50, 200 amp Service Feeders x6, 201-400 amp Service Feeders x3, 601-1,000 amp Service Feeders x2, over 1,000 amp Service Feeders x1, Branch Circuits with Service Feeder x55, Ltd Energy Panel/Signal Circuits x13, Sign or outline lighting x1			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020
				% Variance 2019 & 2020

Base Plan Review & Inspection Fees				
Bureau of Development Services (BDS)				
Address Assignment Fee	\$ 294.00	\$ 309.00	\$ 15.00	5.10%
Bldg Plan Rvw/Processing CO/MG	\$ 15,481.73	\$ 16,271.73	\$ 790.00	5.10%
Fire & Life Safety Review	\$ 9,527.22	\$ 10,013.37	\$ 486.15	5.10%
Development Services Fee - CO	\$ 8,552.30	\$ 8,998.49	\$ 446.19	5.22%
Land Use Plan Review Com	\$ 13,356.00	\$ 14,742.00	\$ 1,386.00	10.38%
Site Review Fee	\$ 3,572.71	\$ 3,755.01	\$ 182.31	5.10%
Building Permit CO	\$ 23,818.05	\$ 25,033.43	\$ 1,215.38	5.10%
Erosion Control	\$ 229.00	\$ 240.00	\$ 11.00	4.80%
Erosion Control Insp - CO & MG	\$ 187.00	\$ 196.00	\$ 9.00	4.81%
Zoning Inspection Fee	\$ 4,763.61	\$ 5,006.69	\$ 243.08	5.10%
Mechanical Permit	\$ 3,292.10	\$ 3,456.82	\$ 164.72	5.00%
Mechanical Plan Check CO	\$ 1,975.26	\$ 2,074.09	\$ 98.83	5.00%
Plumbing Permit	\$ 16,971.00	\$ 17,799.00	\$ 828.00	4.88%
Plumbing Plan Check CO	\$ 4,242.75	\$ 4,449.75	\$ 207.00	4.88%
Electrical Permit	\$ 19,290.00	\$ 20,264.00	\$ 974.00	5.05%
Electrical Plan Check	\$ 4,437.50	\$ 4,663.50	\$ 226.00	5.09%
BDS Subtotal	\$ 129,990.23	\$ 137,272.88	\$ 7,282.65	5.60%
% Overall Charges	10.29%	10.58%		
Bureau of Environmental Services (BES)				
BES Plan Rvw - Source Control (hourly fee)			\$ -	
BES Plan Rvw - Source Control (flat fee)	\$ 639.00	\$ 639.00	\$ -	0.00%
BES Plan Review-Comm	\$ 1,278.00	\$ 1,278.00	\$ -	0.00%
BES Prvt Storm Fclt Insp over 5K sqft	\$ 1,171.00	\$ 1,171.00	\$ -	0.00%
BES Subtotal	\$ 3,088.00	\$ 3,088.00	\$ -	0.00%
% Overall Charges	0.24%	0.24%		
Fire				
Fire - Plan Review	\$ 3,810.89	\$ 4,005.35	\$ 194.46	5.10%
Fire Subtotal	\$ 3,810.89	\$ 4,005.35	\$ 194.46	5.10%
% Overall Charges	0.30%	0.31%		
Parks & Recreation				
Forestry Commercial Permit	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
Parks Subtotal	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
% Overall Charges Excluding Inclusionary Housing	0.04%	0.04%		
Portland Bureau of Transportation (PBOT)				
PDOT Plan Check CO	\$ 6,153.00	\$ 6,153.00	\$ -	0.00%
PBOT Subtotal	\$ 6,153.00	\$ 6,153.00	\$ -	0.00%
% Overall Charges	0.49%	0.47%		
Water Bureau				
Water Comm Bldg Plan Rvw	\$ 330.00	\$ 330.00	\$ -	0.00%
Water Backflow Inspection Fee	\$ 730.00	\$ 730.00	\$ -	0.00%
Water Subtotal	\$ 1,060.00	\$ 1,060.00	\$ -	0.00%
% Overall Charges	0.08%	0.08%		
Base Plan Review & Inspection Fees Subtotal	\$ 144,594.12	\$ 152,095.23	\$ 7,501.11	5.19%
% Overall Charges	11.45%	11.72%		

City of Portland				
Bureau of Development Services				
COMMERCIAL BUILDING PERMIT EXAMPLE #2				
Project Name:	Art House		Valuation:	\$ 6,300,000.00
Address:	33 NW Park Avenue		Fiscal Year of Building Permit Submittal:	2012-13
Description:	New 6-story multi-family over ground floor retail			
Permit #:	Permit Details			
12-125347 EA	PreApplication Conference			
12-125373 EA	Design Advice Request			
12-144988 LU	Land Use Review Type 3 Procedure			
12-162354 CO	New six-story multi family building over ground floor retail - with 2 appeals, and a temporary certificate of occupancy			
2 Mechanical Permits	7.5 Ton gas pack for corridors, EBB for apartments, Heat pump splits for retail, subduct on e-power and 2-belts or direct drive - Gas to water heaters and gas pack and fuel oil piping - 1 permit valued at \$253,689 and the other valued at \$4,753			
13-100719 PT	100ft sanitary sewer, 100ft storm sewer, 100 ft water service, backflow preventer x2, clothes washer x50, dishwasher x50, drinking fountain x2, floor drain/floor sink/hub/primer x3, hose bibb x3, roof drain x6, sink/basin/lavatory x128, tub/shower/shower pan x75, water closet (toilet) x79, water heater/expansion tank x4, grease interceptor x1			
11 Electrical Permits	Residential Wire 1,000 sq. ft. or less x50, 200 amp Service Feeders x6, 201-400 amp Service Feeders x3, 601-1,000 amp Service Feeders x2, over 1,000 amp Service Feeders x1, Branch Circuits with Service Feeder x55, Ltd Energy Panel/Signal Circuits x13, Sign or outline lighting x1			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020
				% Variance 2019 & 2020

Other Development Related Charges

Construction Excise Tax (CET) & Surcharges				
Building Permit State Surcharge	\$ 2,858.17	\$ 3,004.01	\$ 145.85	5.10%
Mechanical Permit State Surcharge	\$ 395.05	\$ 414.82	\$ 19.77	5.00%
Plumbing Permit State Surcharge	\$ 2,036.52	\$ 2,135.88	\$ 99.36	4.88%
Electrical Permit State Surcharge	\$ 2,314.80	\$ 2,431.68	\$ 116.88	5.05%
Metro Construction Excise Tax	\$ 7,560.00	\$ 7,560.00	\$ -	0.00%
School Construction Excise Tax	\$ 55,968.37	\$ 57,627.49	\$ 1,659.12	2.96%
City of Portland Construction Excise Tax	\$ 61,312.97	\$ 61,340.51	\$ 27.54	0.04%
CET & Surcharges Subtotal	\$ 132,445.88	\$ 134,514.39	\$ 2,068.51	1.56%
	% Overall Charges	10.49%	10.36%	
Note: Construction Excise Tax went into effect 8/1/16				
System Development Charges (SDC)				
BES Sanitary System Development Charge	\$ 280,968.54	\$ 293,885.70	\$ 12,917.16	4.60%
BES Storm System Development Charge	\$ 1,538.00	\$ 1,552.00	\$ 14.00	0.91%
Parks System Development Charge	\$ 377,921.42	\$ 377,921.42	\$ -	0.00%
PBOT System Development Charge	\$ 176,429.28	\$ 181,327.84	\$ 4,898.56	2.78%
Water System Development Charge	\$ 45,932.00	\$ 51,187.00	\$ 5,255.00	11.44%
SDC Subtotal	\$ 882,789.24	\$ 905,873.96	\$ 23,084.72	2.61%
	% Overall Charges	69.90%	69.79%	
Other Charges				
Process Management Fee	\$ 310.00	\$ 326.00	\$ 16.00	5.16%
Appeal Fees	\$ 477.00	\$ 501.00	\$ 24.00	5.03%
Appeal Fees	\$ 477.00	\$ 501.00	\$ 24.00	5.03%
PDOT Bicycle Parking Fund	\$ 3,278.00	\$ 3,278.00	\$ -	0.00%
Other Charges Subtotal	\$ 4,542.00	\$ 4,606.00	\$ 64.00	1.41%
	% Overall Charges	0.36%	0.35%	
PBOT TDM Fees	\$ 52,800.00	\$ 52,800.00	\$ -	0.00%
	% Overall Charges	4.18%	4.07%	
Note: TDM fees are calculated assuming no affordable units (\$1,100 per market rate unit - \$308 per affordable unit)				
Total Charges	\$ 1,262,893.23	\$ 1,298,050.58	\$ 35,157.34	2.78%
Total Fees to Valuation Percentage	20.05%	20.60%		

City of Portland				
Bureau of Development Services COMMERCIAL BUILDING PERMIT EXAMPLE # 3				
Project Name:	The Radiator		Valuation:	\$ 4,560,000.00
Address:	3530 N Vancouver Avenue		Fiscal Year of Building Permit Submittal:	2016-17
Description:	New 4 story office building			
Permit #:	Permit Details			
16-115812 EA	Pre-Application Conference			
16-207445 LU	Type II Design Review with Modifications - Type G			
17-163100 LU	Type II Design review - Type E			
17-123016 CO	New 4 story mixed use building with parking and retail on ground floor.			
17-174352 ET	5 201-400 amp Services/Feeders, 1 Service/Feeder over 1,000 amp, 56 branch circuits			
17-221238 PT	2 Catch Basin/Area Drain, 100 ft. Interior Mainline Water Piping, 100 ft Interior Mainline Drain Piping, 1 Backflow Preventer, 1 Ejector/Sump, 2 Floor Drain/Floor Sink/Hub/Primer, 5 Hose Bibb, 1 Interceptor/Grease Trap, 6 Roof Drain (Commercial), 15 Sink/Basin/Lavatory, 3 Tub/Shower/Shower Pan, 12 Water Close (Toilet), 1			
17-123025 MT	\$345,000 valuation basis - Dedicated outdoor ventilation unit, fan coil heat pump systems, exhaust fans, garage exhaust fan, natural gas system			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020
				% Variance 2019 & 2020

Early Assistance & Land Use Reviews				
Bureau of Development Services (BDS)				
Site Development - Early Assistance	\$ 463.00	\$ 486.00	\$ 23.00	4.97%
Pre-Application Conf-Major	\$ 1,785.00	\$ 1,874.00	\$ 89.00	4.99%
BDS Early Assistance Subtotal	\$ 2,248.00	\$ 2,360.00	\$ 112.00	4.98%
Site Development - Land Use Reviews	\$ 694.00	\$ 735.00	\$ 41.00	5.91%
Adjustment Review - Non-Residential	\$ 1,950.00	\$ 2,225.00	\$ 275.00	14.10%
Design Review - Modifications	\$ 1,550.00	\$ 1,628.00	\$ 78.00	5.03%
Life Safety Review - Land Use	\$ 300.00	\$ 315.00	\$ 15.00	5.00%
Design / Historic Review Type E	\$ 1,260.00	\$ 1,323.00	\$ 63.00	5.00%
Design / Historic Review Type G	\$ 15,750.00	\$ 16,349.00	\$ 599.00	3.80%
BDS Land Use Review Subtotal	\$ 21,504.00	\$ 22,575.00	\$ 1,071.00	4.98%
BDS Subtotal	\$ 23,752.00	\$ 24,935.00	\$ 1,183.00	4.98%
% Overall Charges	4.86%	4.95%		
Bureau of Environmental Services (BES)				
BES Land Use Review Engineer (EA)	\$ 1,400.00	\$ 1,400.00	\$ -	0.00%
BES Land Use Review Engineer (LU)	\$ 1,633.00	\$ 1,633.00	\$ -	0.00%
BES Subtotal	\$ 3,033.00	\$ 3,033.00	\$ -	0.00%
% Overall Charges	0.62%	0.60%		
Fire				
Fire - Land Use Reviews (EA)	\$ 100.00	\$ 100.00	\$ -	0.00%
Fire - Land Use Reviews (LU)	\$ 50.00	\$ 50.00	\$ -	0.00%
Fire Subtotal	\$ 150.00	\$ 150.00	\$ -	0.00%
% Overall Charges	0.03%	0.03%		
Parks & Recreation				
Parks Pre-Application	\$ 547.00	\$ 574.00	\$ 27.00	4.94%
Parks Subtotal	\$ 547.00	\$ 574.00	\$ 27.00	4.94%
% Overall Charges	0.11%	0.12%		
Portland Bureau of Transportation (PBOT)				
PBOT Pre-Application Conference	\$ 1,326.00	\$ 1,326.00	\$ -	0.00%
PBOT Adjustment Review	\$ 351.00	\$ 351.00	\$ -	0.00%
PBOT Design Review (Type III)	\$ 4,745.00	\$ 4,745.00	\$ -	0.00%
PBOT Subtotal	\$ 6,422.00	\$ 6,422.00	\$ -	0.00%
% Overall Charges	1.31%	1.31%		
Water Bureau				
Water Early Assistance/Pre-App - Type A	\$ 495.00	\$ 495.00	\$ -	0.00%
Water Available Plan Review - Type C	\$ 165.00	\$ 165.00	\$ -	0.00%
Water Subtotal	\$ 660.00	\$ 660.00	\$ -	0.00%
% Overall Charges Excluding Inclusionary Housing	0.14%	0.14%		
Early Assistance & Land Use Review Subtotal	\$ 34,564.00	\$ 35,774.00	\$ 1,210.00	3.50%
% Overall Charges	7.07%	7.32%		

City of Portland				
Bureau of Development Services COMMERCIAL BUILDING PERMIT EXAMPLE # 3				
Project Name:	The Radiator		Valuation:	\$ 4,560,000.00
Address:	3530 N Vancouver Avenue		Fiscal Year of Building Permit Submittal:	2016-17
Description:	New 4 story office building			
Permit #:	Permit Details			
16-115812 EA	Pre-Application Conference			
16-207445 LU	Type II Design Review with Modifications - Type G			
17-163100 LU	Type II Design review - Type E			
17-123016 CO	New 4 story mixed use building with parking and retail on ground floor.			
17-174352 ET	5 201-400 amp Services/Feeders, 1 Service/Feeder over 1,000 amp, 56 branch circuits			
17-221238 PT	2 Catch Basin/Area Drain, 100 ft. Interior Mainline Water Piping, 100 ft Interior Mainline Drain Piping, 1 Backflow Preventer, 1 Ejector/Sump, 2 Floor Drain/Floor Sink/Hub/Primer, 5 Hose Bibb, 1 Interceptor/Grease Trap, 6 Roof Drain (Commercial), 15 Sink/Basin/Lavatory, 3 Tub/Shower/Shower Pan, 12 Water Close (Toilet), 1			
17-123025 MT	\$345,000 valuation basis - Dedicated outdoor ventilation unit, fan coil heat pump systems, exhaust fans, garage exhaust fan, natural gas system			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020

Base Plan Review & Inspection Fees				
Bureau of Development Services (BDS)				
Address Assignment Fee	\$ 98.00	\$ 103.00	\$ 5.00	5.10%
Bldg Plan Rvw/Processing CO/MG	\$ 11,274.41	\$ 11,849.52	\$ 575.11	5.10%
Fire & Life Safety Review	\$ 6,938.10	\$ 7,292.01	\$ 353.91	5.10%
Development Services Fee - CO	\$ 6,220.70	\$ 6,545.09	\$ 324.39	5.21%
Land Use Plan Review Com	\$ 9,667.20	\$ 10,670.40	\$ 1,003.20	10.38%
Site Review Fee	\$ 2,601.79	\$ 2,734.50	\$ 132.72	5.10%
Building Permit CO	\$ 17,345.25	\$ 18,230.03	\$ 884.78	5.10%
Erosion Control Plan Review	\$ 229.00	\$ 240.00	\$ 11.00	4.80%
Erosion Control Insp - CO & MG	\$ 187.00	\$ 196.00	\$ 9.00	4.81%
Zoning Inspection Fee	\$ 3,469.05	\$ 3,646.01	\$ 176.96	5.10%
Mechanical Permit CO	\$ 3,979.75	\$ 4,179.50	\$ 199.75	5.02%
Mechanical Plan Check CO	\$ 2,387.85	\$ 2,507.70	\$ 119.85	5.02%
Plubming Permit CO	\$ 2,253.00	\$ 2,363.00	\$ 110.00	4.88%
Electrical Permit CO	\$ 2,552.00	\$ 2,695.00	\$ 143.00	5.60%
Electrical Plan Check CO	\$ 638.00	\$ 673.75	\$ 35.75	5.60%
	BDS Subtotal	\$ 69,841.10	\$ 73,925.51	\$ 4,084.41
	% Overall Charges	14.29%	15.12%	

Bureau of Environmental Services (BES)				
BES Plan Rvw - Source Control			\$ -	
BES Plan Rvw - Source Control	\$ 639.00	\$ 639.00	\$ -	0.00%
BES Plan Review-Comm	\$ 1,278.00	\$ 1,278.00	\$ -	0.00%
BES Commercial Prvt 1-2 Storm Fclt Inspection	\$ 1,171.00	\$ 1,171.00	\$ -	0.00%
	BES Subtotal	\$ 3,088.00	\$ 3,088.00	\$ -
	% Overall Charges	0.63%	0.63%	
Fire				
Fire - Plan Review (Building Permit)	\$ 2,775.24	\$ 2,916.80	\$ 141.56	5.10%
	Fire Subtotal	\$ 2,775.24	\$ 2,916.80	\$ 141.56
	% Overall Charges	0.57%	0.60%	
Parks & Recreation				
Forestry Commercial Permit	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
	Parks Subtotal	\$ 492.00	\$ 516.00	\$ 24.00
	% Overall Charges	0.10%	0.11%	
Portland Bureau of Transportation (PBOT)				
PDOT Plan Check CO	\$ 6,393.00	\$ 6,393.00	\$ -	0.00%
	PBOT Subtotal	\$ 6,393.00	\$ 6,393.00	\$ -
	% Overall Charges	1.31%	1.31%	
Water Bureau				
Water Comm Bldg Plan Rvw	\$ 330.00	\$ 330.00	\$ -	0.00%
Water Backflow Plan Review	\$ 245.00	\$ 245.00	\$ -	0.00%
	Water Subtotal	\$ 575.00	\$ 575.00	\$ -
	% Overall Charges	0.12%	0.12%	
	Base Plan Review & Inspection Fees Subtotal	\$ 83,164.34	\$ 87,414.32	\$ 4,249.98
	% Overall Charges	17.01%	17.88%	

City of Portland				
Bureau of Development Services				
COMMERCIAL BUILDING PERMIT EXAMPLE # 3				
Project Name:	The Radiator		Valuation:	\$ 4,560,000.00
Address:	3530 N Vancouver Avenue		Fiscal Year of Building Permit Submittal:	2016-17
Description:	New 4 story office building			
Permit #:	Permit Details			
16-115812 EA	Pre-Application Conference			
16-207445 LU	Type II Design Review with Modifications - Type G			
17-163100 LU	Type II Design review - Type E			
17-123016 CO	New 4 story mixed use building with parking and retail on ground floor.			
17-174352 ET	5 201-400 amp Services/Feeders, 1 Service/Feeder over 1,000 amp, 56 branch circuits			
17-221238 PT	2 Catch Basin/Area Drain, 100 ft. Interior Mainline Water Piping, 100 ft Interior Mainline Drain Piping, 1 Backflow Preventer, 1 Ejector/Sump, 2 Floor Drain/Floor Sink/Hub/Primer, 5 Hose Bibb, 1 Interceptor/Grease Trap, 6 Roof Drain (Commercial), 15 Sink/Basin/Lavatory, 3 Tub/Shower/Shower Pan, 12 Water Close (Toilet), 1			
17-123025 MT	\$345,000 valuation basis - Dedicated outdoor ventilation unit, fan coil heat pump systems, exhaust fans, garage exhaust fan, natural gas system			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020
				% Variance 2019 & 2020

Other Development Related Charges

Construction Excise Tax (CET) & Surcharges				
Building Permit State Surcharge	\$ 2,081.43	\$ 2,187.60	\$ 106.17	5.10%
Mechanical Permit State Surcharge	\$ 477.57	\$ 501.54	\$ 23.97	5.02%
Plumbing Permit State Surcharge	\$ 270.36	\$ 283.56	\$ 13.20	4.88%
Electrical Permit State Surcharge	\$ 306.24	\$ 323.40	\$ 17.16	5.60%
Metro Construction Excise Tax	\$ 5,472.00	\$ 5,472.00	\$ -	0.00%
School Construction Excise Tax	\$ 24,242.61	\$ 24,966.27	\$ 723.66	2.99%
City of Portland Construction Excise Tax	\$ 54,413.17	\$ 54,772.75	\$ 359.57	0.66%
CET & Surcharges Subtotal	\$ 87,263.38	\$ 88,507.12	\$ 1,243.74	1.43%
% Overall Charges	17.85%	18.10%		
Note: Construction Excise Tax went into effect 8/1/16				
System Development Charges (SDC)				
BES Sanitary System Development Charge	\$ 26,215.43	\$ 27,420.65	\$ 1,205.22	4.60%
BES Storm System Development Charge	\$ 2,587.22	\$ 2,597.91	\$ 10.69	0.41%
Parks System Development Charge	\$ 54,554.31	\$ 54,554.31	\$ -	0.00%
PBOT System Development Charge	\$ 185,202.73	\$ 190,456.90	\$ 5,254.17	2.84%
Water System Development Charge	\$ 15,311.00	\$ 17,062.00	\$ 1,751.00	11.44%
SDC Subtotal	\$ 283,870.69	\$ 292,091.77	\$ 8,221.08	2.90%
% Overall Charges	58.07%	59.75%		
NOTE: Parks SDC in all years includes demo of prior 2,507 SF restaurant				
Total Charges	\$ 488,862.41	\$ 503,787.21	\$ 14,924.80	3.05%
Total Fees to Valuation Percentage	10.72%	11.05%		

City of Portland				
Bureau of Development Services				
RESIDENTIAL BUILDING PERMIT EXAMPLE #4				
Project Name:	New Single Family Residence 1		Valuation:	\$ 274,649.00
Address:	1761 NE 60th Ave		Fiscal Year of Building Permit Submittal:	2019-20
Description:	2,427 sq. ft. 2-story with 306 sq. ft. 1 Car Garage, Flat Lot, Complex			
Permit #:	19-186865 RS			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020
				% Variance 2019 & 2020

Base Plan Review and Inspection Fees				
Bureau of Development Services (BDS)				
Address Assignment Fee	\$ 98.00	\$ 103.00	\$ 5.00	5.10%
Bldg Plan Rvw/Processing RS/MI/MP	\$ 913.28	\$ 959.19	\$ 45.91	5.03%
Development Services Fee - RS	\$ 383.38	\$ 401.80	\$ 18.42	4.80%
Land Use Plan Review Res	\$ 582.26	\$ 642.68	\$ 60.42	10.38%
Building Permit CO	\$ 1,405.05	\$ 1,475.68	\$ 70.63	5.03%
Mechanical Permit RS	\$ 191.00	\$ 202.00	\$ 11.00	5.76%
Plumbing Permit RS	\$ 1,079.00	\$ 1,133.00	\$ 54.00	5.00%
Electrical Permit RS	\$ 606.00	\$ 636.00	\$ 30.00	4.95%
Zoning Inspection Fee	\$ 104.00	\$ 104.00	\$ -	0.00%
	BDS Subtotal	\$ 5,361.97	\$ 5,657.35	\$ 295.38
		12.54%	13.23%	
	% Overall Charges			
Bureau of Environmental Services (BES)				
BES Plan Review-Residl	\$ 639.00	\$ 639.00	\$ -	0.00%
BES Residential Storm Facility (Inspection)	\$ 586.00	\$ 586.00	\$ -	0.00%
	BES Permit Fee Subtotal	\$ 1,225.00	\$ 1,225.00	\$ -
		2.87%	2.87%	
	% Overall Charges			
Parks & Recreation				
Forestry Residential Permit	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
	Parks Subtotal	\$ 492.00	\$ 516.00	\$ 24.00
		1.15%	1.21%	
	% Overall Charges			
Portland Bureau of Transportation (PBOT)				
PBOT Plan Check RS	\$ 393.00	\$ 393.00	\$ -	0.00%
	PBOT Subtotal	\$ 393.00	\$ 393.00	\$ -
		0.92%	0.92%	
	% Overall Charges			
Water Bureau				
Water Single Family/Row Housing Review	\$ 120.00	\$ 120.00	\$ -	0.00%
	Water Subtotal	\$ 120.00	\$ 120.00	\$ -
		0.28%	0.28%	
	% Overall Charges			
	Base Plan Review and Inspection Fees Subtotal	\$ 7,591.97	\$ 7,911.35	\$ 319.38
		17.76%	18.05%	
	% Overall Charges			

City of Portland				
Bureau of Development Services				
RESIDENTIAL BUILDING PERMIT EXAMPLE #4				
Project Name:	New Single Family Residence 1		Valuation:	\$ 274,649.00
Address:	1761 NE 60th Ave		Fiscal Year of Building Permit Submittal:	2019-20
Description:	2,427 sq. ft. 2-story with 306 sq. ft. 1 Car Garage, Flat Lot, Complex			
Permit #:	19-186865 RS			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020
				% Variance 2019 & 2020

Other Development Related Charges

Construction Excise Tax (CET) & Surcharges				
Building Permit State Surcharge	\$ 168.61	\$ 177.08	\$ 8.48	5.03%
Mechanical Permit State Surcharge	\$ 22.92	\$ 24.24	\$ 1.32	5.76%
Plumbing Permit State Surcharge	\$ 129.48	\$ 135.96	\$ 6.48	5.00%
Electrical Permit State Surcharge	\$ 72.72	\$ 76.32	\$ 3.60	4.95%
Metro Construction Excise Tax	\$ 329.58	\$ 329.58	\$ -	0.00%
School Construction Excise Tax	\$ 2,863.35	\$ 2,948.19	\$ 84.84	2.96%
City of Portland Construction Excise Tax	\$ 2,746.49	\$ 2,745.17	\$ (1.32)	-0.05%
CET & Surcharges Subtotal	\$6,333.15	\$6,436.55	\$ 103.40	1.63%
% Overall Charges	14.81%	14.69%		

Note: Construction Excise Tax went into effect 8/1/16

System Development Charges (SDC)				
BES Sanitary System Development Charge	\$ 6,917.00	\$ 7,235.00	\$ 318.00	4.60%
BES Storm System Development Charge	\$ 1,159.00	\$ 1,167.00	\$ 8.00	0.69%
Parks System Development Charge	\$ 13,217.00	\$ 13,217.00	\$ -	0.00%
PBOT System Development Charge	\$ 5,393.00	\$ 5,544.00	\$ 151.00	2.80%
Water System Development Charge	\$ 1,531.00	\$ 1,707.00	\$ 176.00	11.50%
SDC Subtotal	\$ 28,217.00	\$ 28,870.00	\$ 653.00	2.31%
% Overall Charges	66.00%	65.87%		

Note: Parks SDC was in fact waived on this one, as a demo for a previous house applied. Provided Parks SDC fee as if there had been no applicable demolition.

Other Charges				
PBOT Curb, D/W, Sidewalk	\$ 372.24	\$ 372.24	\$ -	0.00%
Water Meter Upsizing	\$ 240.00	\$ 240.00	\$ -	0.00%
Other Charges Subtotal	\$ 612.24	\$ 612.24	\$ -	0.00%
% Overall Charges	1.43%	1.40%		

Total Charges	\$ 42,754.35	\$ 43,830.14	\$ 1,075.78	2.52%
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Total Fees to Valuation Percentage	15.57%	15.96%		
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City of Portland				
Bureau of Development Services RESIDENTIAL BUILDING PERMIT EXAMPLE #5				
Project Name:	New Single Family Residence 2		Valuation:	\$ 272,877.00
Address:	200 SW Carson St.		Fiscal Year of Building Permit Submittal:	2016-17
Description:	2250 sq ft. 2-Story w/basement/435 sq ft. tuck under garage/sloped lot/complex			
Permit #:	16-256208 RS			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020
				% Variance 2019 & 2020

Base Plan Review and Inspection Fees				
Bureau of Development Services (BDS)				
Address Assignment Fee	\$ 98.00	\$ 103.00	\$ 5.00	5.10%
Bldg Plan Rvw/Processing RS/MI/MP	\$ 908.45	\$ 954.11	\$ 45.66	5.03%
Development Services Fee - RS	\$ 381.24	\$ 399.56	\$ 18.32	4.81%
Land Use Plan Review Res	\$ 578.50	\$ 638.53	\$ 60.03	10.38%
Building Permit CO	\$ 1,397.61	\$ 1,467.86	\$ 70.25	5.03%
Mechanical Permit RS	\$ 204.84	\$ 216.98	\$ 12.14	5.93%
Plumbing Permit RS	\$ 1,359.00	\$ 1,427.00	\$ 68.00	5.00%
Electrical Permit RS	\$ 584.00	\$ 613.00	\$ 29.00	4.97%
Res Site Plan Rev - Complex Site	\$ 363.00	\$ 381.00	\$ 18.00	4.96%
RES Site Inspectns - Complex Site	\$ 289.00	\$ 303.00	\$ 14.00	4.84%
Zoning Inspection Fee	\$ 104.00	\$ 104.00	\$ -	0.00%
BDS Subtotal	\$ 6,267.64	\$ 6,608.04	\$ 340.41	5.43%
% Overall Charges Including Additional Fees		7.19%	7.45%	
Bureau of Environmental Services (BES)				
BES Plan Review-Residl	\$ 639.00	\$ 639.00	\$ -	0.00%
BES Residential Storm Facility (Inspection)	\$ -	\$ -	\$ -	
BES Subtotal	\$ 639.00	\$ 639.00	\$ -	0.00%
% Overall Charges Including Additional Fees		0.73%	0.72%	
Parks & Recreation				
Forestry Residential Permit	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
Parks Subtotal	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
% Overall Charges Including Additional Fees		0.56%	0.58%	
Portland Bureau of Transportation (PBOT)				
PBOT Plan Check RS	\$ 393.00	\$ 393.00	\$ -	0.00%
PBOT Subtotal	\$ 393.00	\$ 393.00	\$ -	0.00%
% Overall Charges Including Additional Fees		0.45%	0.44%	
Water Bureau				
Water Single Family/Row Housing Review	\$ 120.00	\$ 120.00	\$ -	0.00%
Water Subtotal	\$ 120.00	\$ 120.00	\$ -	0.00%
% Overall Charges Including Additional Fees		0.14%	0.14%	
Base Plan Review and Inspection Fees Subtotal	\$ 7,911.64	\$ 8,276.04	\$ 364.41	4.61%
% Overall Charges Including Additional Fees		9.08%	9.34%	

City of Portland				
Bureau of Development Services RESIDENTIAL BUILDING PERMIT EXAMPLE #5				
Project Name:	New Single Family Residence 2		Valuation:	\$ 272,877.00
Address:	200 SW Carson St.		Fiscal Year of Building Permit Submittal:	2016-17
Description:	2250 sq ft. 2-Story w/basement/435 sq ft. tuck under garage/sloped lot/complex			
Permit #:	16-256208 RS			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020
				% Variance 2019 & 2020

Other Development Related Charges

Construction Excise Tax (CET) & Surcharges				
Building Permit State Surcharge	\$ 167.71	\$ 176.14	\$ 8.43	5.03%
Mechanical Permit State Surcharge	\$ 24.58	\$ 26.04	\$ 1.46	5.93%
Plumbing Permit State Surcharge	\$ 163.08	\$ 171.24	\$ 8.16	5.00%
Electrical Permit State Surcharge	\$ 70.08	\$ 73.56	\$ 3.48	4.97%
Metro Construction Excise Tax	\$ 327.45	\$ 327.45	\$ -	0.00%
School Construction Excise Tax	\$ 3,037.50	\$ 3,127.50	\$ 90.00	2.96%
City of Portland Construction Excise Tax	\$ 2,967.33	\$ 2,965.46	\$ (1.87)	-0.06%
CET & Surcharges Subtotal	\$ 6,757.73	\$ 6,867.39	\$ 109.66	1.62%
% Overall Charges Including Additional Fees	7.75%	7.75%		

Note: Construction Excise Tax went into effect 8/1/16

System Development Charges (SDC)				
BES-Sanitary System Development Charge	\$ 6,917.00	\$ 7,235.00	\$ 318.00	4.60%
BES-Storm System Development Charge	\$ 1,159.00	\$ 1,167.00	\$ 8.00	0.69%
Parks System Development Charge	\$ 14,633.00	\$ 14,633.00	\$ -	0.00%
PBOT System Development Charge	\$ 5,393.00	\$ 5,544.00	\$ 151.00	2.80%
Water System Development Charge	\$ 4,593.00	\$ 5,119.00	\$ 526.00	11.45%
SDC Subtotal	\$ 32,695.00	\$ 33,698.00	\$ 1,003.00	3.07%
% Overall Charges Including Additional Fees	37.51%	38.02%		

Other Charges				
PBOT Curb, D/W, Sidewalk	\$ 567.00	\$ 567.00	\$ -	0.00%
Water 3/4" Service Install Ord	\$ 7,435.00	\$ 7,435.00	\$ -	0.00%
Other Charges Subtotal	\$ 8,002.00	\$ 8,002.00	\$ -	0.00%
% Overall Charges Including Additional Fees	9.18%	9.03%		

Note: PBOT Curb, D/W, Sidewalk fee no longer applicable as customer would pay PBOT Loc Transp Infrastr Chrgs (LTIC)

Total Charges Excluding Additional Fees	\$ 55,366.37	\$ 56,843.43	\$ 1,477.06	2.67%
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Additional Fees				
PK Preservation - Fee in Lieu (per tree)	\$ 1,800.00	\$ 1,800.00	\$ -	0.00%
PBOT Loc Transp Infrastr Chrgs (LTIC)	\$ 30,000.00	\$ 30,000.00	\$ -	0.00%
Additional Fees Subtotal	\$ 31,800.00	\$ 31,800.00	\$ -	0.00%
% Overall Charges Including Additional Fees	36.48%	35.87%		

Note: LTIC fee effective March 2016

Total Charges Including Additional Fees	\$ 87,166.37	\$ 88,643.43	\$ 1,477.06	1.69%
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Total Fees to Valuation Percentage Excluding Additional Fees	20.29%	20.83%		
Total Fees to Valuation Percentage Including Additional Fees	31.94%	32.48%		

City of Portland				
Bureau of Development Services COMMERCIAL BUILDING PERMIT EXAMPLE #6				
Project Name:	Tenant Improvement for Commercial Kitchen		Valuation:	\$ 50,000.00
Address:	1525 SE Martin Luther King Blvd		Fiscal Year of Building Permit Submittal:	2019-20
Description:	Tenant Improvement to create commercial kitchen tenant space future tenant. Demo interior walls, create new bathroom to accessible standards, build new partition walls and add new kitchen			
Permit #:	19-245574 CO			
		Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020
				% Variance 2019 & 2020

Base Plan Review and Inspection Fees				
Bureau of Development Services (BDS)				
Bldg Plan Rww/Processing CO/MG	\$ 343.56	\$ 360.38	\$ 16.82	4.90%
Development Services Fee - CO	\$ 164.80	\$ 172.99	\$ 8.19	4.97%
Fire & Life Safety Review	\$ 211.42	\$ 221.77	\$ 10.35	4.90%
Building Permit CO	\$ 528.55	\$ 554.43	\$ 25.88	4.90%
BDS Subtotal	\$ 1,248.33	\$ 1,309.57	\$ 61.24	4.91%
% Overall Charges	15.74%	15.91%		
Bureau of Environmental Services (BES)				
BES Plan Rww - Source Control (hourly fee)			\$ -	
BES Plan Rww - Source Control (flat fee)	\$ 426.00	\$ 426.00	\$ -	0.00%
BES Plan Review-Comm	\$ 426.00	\$ 426.00	\$ -	0.00%
BES Subtotal	\$ 852.00	\$ 852.00	\$ -	0.00%
% Overall Charges	10.74%	10.35%		
Fire				
Fire - Plan Review	\$ 84.57	\$ 88.71	\$ 4.14	4.90%
Fire Subtotal	\$ 84.57	\$ 88.71	\$ 4.14	4.90%
% Overall Charges	1.07%	1.08%		
Parks & Recreation				
Forestry Commercial Permit	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
Parks Subtotal	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
% Overall Charges	6.20%	6.27%		
Portland Bureau of Transportation (PBOT)				
PBOT Curb, D/W, Sidewalk	\$ 60.00	\$ 60.00	\$ -	0.00%
PBOT Tenant Improvement Plan Review - SSM	\$ 89.00	\$ 89.00	\$ -	0.00%
PBOT Subtotal	\$ 149.00	\$ 149.00	\$ -	0.00%
% Overall Charges	1.88%	1.81%		
Water Bureau				
Water Backflow Plan Review	\$ 245.00	\$ 245.00	\$ -	0.00%
Water Backflow Inspection Fee	\$ 300.00	\$ 300.00	\$ -	0.00%
Water Subtotal	\$ 545.00	\$ 545.00	\$ -	0.00%
% Overall Charges	6.87%	6.62%		
Base Plan Review and Inspection Fees Subtotal	\$ 3,370.90	\$ 3,460.28	\$ 89.38	2.65%
% Overall Charges	42.51%	42.05%		

Other Development Related Charges

Construction Excise Tax (CET) & Surcharges				
Building Permit State Surcharge	\$ 63.43	\$ 66.53	\$ 3.11	4.90%
CET & Surcharges Subtotal	\$63.43	\$66.53	\$ 3.11	4.90%
% Overall Charges	0.80%	0.81%		

System Development Charges (SDC)				
BES Sanitary System Development Charge	\$ 4,496.05	\$ 4,702.75	\$ 206.70	4.60%
SDC Subtotal	\$ 4,496.05	\$ 4,702.75	\$ 206.70	4.60%
% Overall Charges	56.69%	57.14%		

Note: Parks SDC fees are waived for tenant improvement alteration permits.

Total Charges	\$ 7,930.37	\$ 8,229.56	\$ 299.19	3.77%
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Total Fees to Valuation Percentage	15.86%	16.46%		
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City of Portland				
Bureau of Development Services COMMERCIAL BUILDING PERMIT EXAMPLE # 7				
Project Name:	Under Armour Sports Apparel		Valuation:	\$ 5,300,000.00
Address:	2815 SW Barbur Blvd		Fiscal Year of Building Permit Submittal:	2015-16
Description:	Core and shell renovation including demolition of interior partitions, casework and MEP systems, Removal of 1 tree			
Permit #:	Permit Details			
15-250848 CO	Core and shell renovation including demolition of interior partitions, casework and MEP systems, Removal of 1 tree			
2 Mechanical Permits	Permit 1: \$400,000 valuation, Permit 2: \$778,000 valuation			
16-250597 PT	Water Service # of Feet x 100, Backflow preventer x 2, Ejector/Sump x 1, Floor Drain/Floor Sink/Hub/Primer x 6, Hose Bibb x1, Roof Drain x 4, Sink/Basin/Lavatory x 17, Tub/Shower/Pan x 10, Urinal x7, Water Closet x 16			
16-114071 ET	Service/Feeder 200amp x1, Service/Feeder 400amp x1, Service/Feeder Over 1,000amp x2, Branch Circuit with Service/Feeder x 45			
	Fee Description	Fees Effective 7/1/2019	Proposed Fees Effective 12/1/2020	\$ Variance 2019 & 2020

Base Plan Review and Inspection Fees				
Bureau of Development Services (BDS)				
Bldg Plan Rvw/Processing CO/MG	\$ 13,063.73	\$ 13,730.23	\$ 666.50	5.10%
Development Services Fee - CO	\$ 7,212.30	\$ 7,588.49	\$ 376.19	5.22%
Fire & Life Safety Review	\$ 8,039.22	\$ 8,449.37	\$ 410.15	5.10%
Land Use Plan Review Com	\$ 11,236.00	\$ 12,402.00	\$ 1,166.00	10.38%
Site Review Fee	\$ 3,014.71	\$ 3,168.51	\$ 153.81	5.10%
Building Permit CO	\$ 20,098.05	\$ 21,123.43	\$ 1,025.38	5.10%
Zoning Inspection Fee	\$ 4,019.61	\$ 4,224.69	\$ 205.08	5.10%
Mechanical Permit CO	\$ 12,707.74	\$ 13,346.36	\$ 638.62	5.03%
Mehanical Permit Plan Check CO	\$ 7,624.64	\$ 8,007.82	\$ 383.17	5.03%
Plumbing Permit CO	\$ 2,746.00	\$ 2,880.00	\$ 134.00	4.88%
Plumbing Plan Check CO	\$ 686.50	\$ 720.00	\$ 33.50	4.88%
Electrical Permit CO	\$ 2,465.00	\$ 2,601.00	\$ 136.00	5.52%
Electrical Plan Check CO	\$ 616.25	\$ 650.25	\$ 34.00	5.52%
BDS Subtotal	\$ 93,529.75	\$ 98,892.15	\$ 5,362.39	5.73%
% Overall Charges	79.89%	80.48%		
Fire				
Fire - Plan Review	\$ 3,215.69	\$ 3,379.75	\$ 164.06	5.10%
Fire Subtotal	\$ 3,215.69	\$ 3,379.75	\$ 164.06	5.10%
% Overall Charges	2.75%	2.75%		
Parks & Recreation				
Forestry Commercial Permit	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
Parks Subtotal	\$ 492.00	\$ 516.00	\$ 24.00	4.88%
% Overall Charges	0.42%	0.42%		
Portland Bureau of Transportation (PBOT)				
PDOT Plan Check CO	\$ 6,393.00	\$ 6,393.00	\$ -	0.00%
PBOT Subtotal	\$ 6,393.00	\$ 6,393.00	\$ -	0.00%
% Overall Charges	5.46%	5.20%		
Water Bureau				
Water Backflow Plan Review	\$ 245.00	\$ 245.00	\$ -	0.00%
Water Subtotal	\$245.00	\$245.00	\$ -	0.00%
% Overall Charges	0.21%	0.20%		
Base Plan Review and Inspection Fees Subtotal	\$ 103,875.44	\$ 109,425.90	\$ 5,550.45	5.34%
% Overall Charges	88.73%	89.05%		

Other Development Related Charges

Construction Excise Tax (CET) & Surcharges				
Building Permit State Surcharge	\$ 2,411.77	\$ 2,534.81	\$ 123.05	5.10%
Mechanical Permit State Surcharge	\$ 1,524.93	\$ 1,601.56	\$ 76.63	5.03%
Plumbing Permit State Surcharge	\$ 329.52	\$ 345.60	\$ 16.08	4.88%
Electrical Permit State Surcharge	\$ 295.80	\$ 312.12	\$ 16.32	5.52%
Metro Construction Excise Tax	\$ 6,360.00	\$ 6,360.00	\$ -	0.00%
CET & Surcharges Subtotal	\$10,922.01	\$11,154.09	\$ 232.08	2.12%
% Overall Charges	9.33%	9.08%		

Other Charges				
Appeal Fees	\$ 477.00	\$ 501.00	\$ 24.00	5.03%
PK Preservation - Fee in Lieu (per tree)	\$ 1,800.00	\$ 1,800.00	\$ -	0.00%
Other Charges Subtotal	\$ 2,277.00	\$ 2,301.00	\$ 24.00	1.05%
% Overall Charges	1.94%	1.87%		

Total Charges	\$ 117,074.46	\$ 122,880.99	\$ 5,806.53	4.96%
Total Fees to Valuation Percentage	2.21%	2.32%		