

## Exhibit "A"

### **A3.001 Building Permit Fees**

#### 1. Commercial (Valuation Table):

Dollar Valuation (Labor and Material)	Commercial Permit Cost (New, Remodel, Accessory)
<del>\$0.00 - \$25,000.00</del> \$1.00 to \$500.00, flat fee \$501.00 to \$2,000.00  \$2,001.00 to \$25,000.00	<del>\$75.00</del> \$25.85 \$25.85 + \$3.36 for each \$100.00 or fraction thereof above \$500.00 \$76.25 + \$15.40 for each fraction thereof above \$2,000.00
\$25,001.00 - \$50,000.00	<del>\$150.00</del>  \$430.93 + \$11.11 for each \$1,000 or fraction thereof above \$25,000.00
<del>\$50,000.00 - \$75,000.00</del>  \$50,001.00 - \$100,000.00	<del>\$225.00</del>  \$708.13 + \$7.70 for each \$1,000.00 or fraction thereof above \$50,000.00
<del>\$75,000.00 - \$100,000.00</del>	<del>\$300.00</del>
<del>\$100,000.00 - \$125,000.00</del>  \$100,001.00 - \$500,000.00	<del>\$375.00</del>  \$1,093.13 + \$6.16 for each \$1,000.00 or fraction thereof above \$100,000.00
<del>\$125,000.00 - \$150,000.00</del>	<del>\$450.00</del>
<del>\$150,000.00 - \$175,000.00</del>	<del>\$525.00</del>
<del>\$175,001.00 - \$200,000.00</del>	<del>\$600.00</del>
<del>\$201,000.00 - \$225,000.00</del>	<del>\$675.00</del>
<del>\$225,001.00 - \$250,000.00</del>	<del>\$750.00</del>
<del>\$250,000.00 - \$275,000.00</del>	<del>\$825.00</del>
<del>\$275,000.00 - \$300,000.00</del>	<del>\$900.00</del>
<del>\$301,000.00 - \$325,000.00</del>	<del>\$975.00</del>

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<del>\$325,001.00 - \$350,000.00</del>	<del>\$1,050.00</del>
<del>\$350,001.00 - \$375,000.00</del>	<del>\$1,125.00</del>
<del>\$375,001.00 - \$400,000.00</del>	<del>\$1,200.00</del>
<del>\$400,001.00 - \$425,000.00</del>	<del>\$1,275.00</del>
<del>\$425,001.00 - \$450,000.00</del>	<del>\$1,350.00</del>
<del>\$450,001.00 - \$475,000.00</del>	<del>\$1,425.00</del>
<del>\$475,001.00 - \$500,000.00</del>	<del>\$1,500.00</del>
<del>\$500,001.00 - \$550,000.00</del>	<del>\$1,650.00</del>
<del>\$500,001.00 - \$1,000,000.00</del>	<del>\$3,656.13 + \$5.23 for each \$1,000.00 or fraction thereof above \$500,000.00</del>
<del>\$550,001.00 - \$600,000.00</del>	<del>\$1,800.00</del>
<del>\$600,001.00 - \$650,000.00</del>	<del>\$1,950.00</del>
<del>\$650,001.00 - \$700,000.00</del>	<del>\$2,100.00</del>
<del>\$700,001.00 - \$750,000.00</del>	<del>\$2,250.00</del>
<del>\$750,001.00 - \$800,000.00</del>	<del>\$2,400.00</del>
<del>\$1,000,001.00 and up</del>	<del>\$3,000.00</del>

2. Commercial Plan Review: 25% of the cost of the permit
3. Residential single and multifamily new construction and remodel permit and plan review fee: ~~\$0.45~~ ~~\$0.65~~/sq ft  
~~\$75.00~~ ~~\$108.00~~ minimum for remodels and additions and a  
~~\$375.00~~ ~~\$541.00~~ minimum for new construction.

#### **A3.002 Sign Permit Fees**

1 to 50 sq. ft.	\$50.00	Resurface only	\$25.00
51 to 100 sq. ft.	\$75.00	Resurface only	\$38.00

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101 to 150 sq. ft.	\$100.00	Resurface only	\$50.00
Temporary promotional business sign(s)	No fee		

**A3.003 Accessory Building Fees**

200 sq. ft. or less	\$25.00
201 sq. ft. or larger	\$50.00 + \$0.03/sq ft

Accessory building or porch plan review:

\$25.00/structure/per review.

**A3.004 Electrical Permit Fees**

1. **Residential** New construction.

0 - 2000 sq. ft.	\$125.00
2001 - 3000 sq. ft.	\$150.00
3001 - 4000 sq. ft.	\$200.00
4001 - 5000 sq. ft.	\$250.00
5001 - 6000 sq. ft.	\$300.00
6001 - 7000 sq. ft.*	\$350.00

\*Permit application fee:

\$35.00

2. \*For projects over 7000 sq. ft., the fees are determined by combining smaller increments to equal the square footage.

3. **Commercial new construction**

0 – 1,000 sq. ft.	\$35.00 + \$0.10/sq. ft.
1,001 – 10,000 sq. ft.	\$45.00 +

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	\$0.07/sq. ft.
10,001 – 50,000 sq. ft.	\$80.00 + \$0.06/sq. ft.
50,001 sq. ft. or greater	\$375.00 + \$0.04/sq. ft.

\*Permit application fee .....

\$35.00

**4. Remodel.**

<b>Base fee</b>		<b>\$40.00</b>
<b>Plus</b>	<b>Residential</b>	<b>\$20.00</b>
	<b>Commercial</b>	<b>\$40.00</b>
<b>Plus</b>	<b>Outlets and fixtures 1-10 (each)</b>	<b>\$4.00</b>
	<b>Additional outlets (each)</b>	<b>\$0.25</b>
<b>Plus</b>	<b>Appliance(s)</b>	<b>\$5.00</b>
<b>Plus</b>	<b>Swimming pool(s)</b>	<b>\$8.00</b>
<b>Plus</b>	<b>Other</b>	<b>\$10.00</b>

**5. Residential/commercial add on or remodel:**

- |                         |                |
|-------------------------|----------------|
| a. Each outlet          | \$3.00         |
| b. Services per amp     | \$0.20         |
| c. Feeders per amp      | \$0.20         |
| d. Branch circuits each | \$5.00         |
| e. First 500 sq. ft.    | \$40.00        |
| f. After 500 sq. ft.    | \$0.08/sq. ft. |

**6. Miscellaneous fees:**

- |  |         |
|--|---------|
| a. Temporary pole  | \$25.00 |
| b. Temporary power on  | \$25.00 |
| c. Inspection for service on (meter pulled by power company) | \$25.00 |
| d. Pools/spas/hot tubs                                       | \$50.00 |

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### **A3.005 Plumbing Permit Fees**

1. **Residential** New construction.

0 - 2000 sq. ft.	\$175.00
2001 - 3000 sq. ft.	\$195.00
3001 - 4000 sq. ft.	\$225.00
4001 - 5000 sq. ft.	\$275.00
5001 - 6000 sq. ft.	\$325.00
6001 - 7000 sq. ft.*	\$375.00

2. \*For projects over 7000 sq. ft., the fees are determined by combining smaller increments to equal the square footage.

3. ~~**Remodel.**~~

Base fee		\$40.00
<del>Plus</del>	<del>Each plumbing fixture or trap</del>	<del>\$5.00</del>
<del>Plus</del>	<del>Each water line repair/replace</del>	<del>\$10.00</del>
<del>Plus</del>	<del>Each sewer line repair/replace</del>	<del>\$10.00</del>
<del>Plus</del>	<del>Each water heater and/or vent</del>	<del>\$5.00</del>
<del>Plus</del>	<del>Gas piping system (each 1-5)</del>	<del>\$10.00</del>
<del>Plus</del>	<del>Gas piping system (each 6*)</del>	<del>\$3.00</del>
<del>Plus</del>	<del>Septic system</del>	<del>\$20.00</del>
<del>Plus</del>	<del>Other</del>	<del>\$5.00</del>

3. Commercial new construction

a. Plumbing fixture, each \$8.00

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b. Sewer line, each	\$20.00
c. Water line service, each	\$20.00
d. Water line re-pipe, each	\$20.00
e. Interceptors or grease traps, each	\$40.00
f. Rainwater systems, each	\$8.00
g. Backflow protection, each	\$50.00
i. Lawn sprinkler (backflow) separate permit	\$50.00
j. Annual backflow inspection	\$55.00
4. Residential/commercial add on, remodel, and miscellaneous	
a. Permit application fee	\$35.00
b. Two hose bibbs	\$16.00
c. Sink	\$8.00
d. Washer box	\$8.00
e. Lavatory	\$8.00
f. Stool	\$8.00
g. Shower/tub shower	\$8.00
h. Water heater	\$20.00
i. Water service	\$20.00
j. Yard service	\$20.00
k. For each wet bar add	\$8.00
l. For each extra shower or tub add	\$8.00
m. For each extra lavatory add	\$8.00
n. Plumbing water piping repair	\$30.00
o. Plumbing drain or vent repair	\$30.00
p. Sewer main (each)	\$20.00
q. Temporary gas service (includes gas pressure test)	\$20.00
r. Lawn sprinkler system/backflow preventer	\$50.00
s. Mobile home space (each)	\$30.00
t. Recreational vehicle space (each)	\$30.00
u. Sewer vent (each)	\$20.00
v. Manhole (each)	\$20.00
5. Apartment Construction Per Unit Price	

## Exhibit "A"

a. One bedroom efficiency, each	\$35.00
b. All other apartment units, each	\$45.00
c. Sewer service for each building	\$20.00
d. Water service for each building	\$20.00

### **A3.006 Mechanical-HVAC Permit Fees**

#### 1. New construction-

Base fee		\$60.00
Plus	For the first \$1000.00	\$20.00
Plus	For each additional \$1000.00 (or fraction thereof)	\$5.00

#### 2. Remodel/replacement of units-

Base fee		\$40.00
Plus	For the first \$1000.00	\$10.00
Plus	For each additional \$1000.00 (or fraction thereof)	\$5.00

1. Permit application fee	\$35.00
2. Residential unit , each	\$75.00
3. Alteration or repair of residential	\$30.00
4. Apartment construction:	
a. Cost per unit, inside	\$25.00
b. Cost per unit, outside	\$25.00
5. Commercial new construction, per sq. ft.:	\$0.08
6. Commercial; Repairs or change-out of units, each	\$45.00
7. Exhaust fans, each	\$9.00
8. Equipment regulated by code with no fee schedule listed:	Use Valuation Table
9. Minimum permit fee	\$25.00

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10. Vent hoods (no fire suppression), each	\$25.00
11. Vent hoods with fire suppression, each	\$35.00
12. Filtration system (beauty salon), each	\$25.00

### A.3.007 Gas Permits/Fees

1. Application fee	\$35.00
2. Gas 1—5 openings, total	\$10.00
3. Gas over 5 openings, each	\$2.00
4. Gas test, each	\$20.00
5. Gas service yard line (includes gas pressure test)	\$20.00
6. Temporary gas service (includes gas pressure test)	\$20.00
7. Compressed natural gas or propane tank installation	\$50.00

### A3.007 Irrigation And Backflow Permit Fees

1. Irrigation permit:
  1. Residential: \$50.00.
  2. Commercial: \$75.00.
  3. Issued prior to the installation of outdoor sprinkler systems.
  4. A person may not sell, design, install, maintain, alter, repair, service or inspect an irrigation system, or consult in these activities, in this state unless the person is licensed by the TCEQ. While connecting an irrigation system to a water supply, a licensed technician must be under the direct supervision of a licensed irrigator. There are some exceptions to this requirement. One is if the installer is a state registered professional plumber. See the TCEQ website for other exceptions.
2. Backflow permit: \$25.00. Issued along with an irrigation permit for a new system, or issued before a new backflow device is installed.
3. Registration required. Companies must register their companies with the city.

### A3.008 Miscellaneous Permits/Fees For All Categories

Miscellaneous fees:

1. Certificate of appropriateness (preservation board):	No charge.
2. Contractor's registration fee (annual):	<del>\$25.00.</del> \$50.00
3. Contractor's lapsed registration fee:	\$10.00
4. Contractor's registration suspension appeal fee:	\$100.00
5. Additional plan review (due to changes, additions, or revisions)	\$50.00
6. Right-of-way permit and inspection fee:	\$50.00
7. Doors and windows:	
a. Residential: (\$35.00 minimum)	\$0.85 per sq. ft.
b. Commercial:	Use valuation
	table.
8. Storm shelter less than 200 sq ft	\$50.00
9. Storm shelter 200 sq ft or greater	\$100.00
10. Residential Re-roofing up to 3,000 sq. ft.	\$100.00
11. Residential Re-roofing 3,000 sq ft or more	\$150.00
12. Commercial Re-roofing 1 – 5,000 sq ft	\$150.00
13. Commercial Re-roofing 5,001-10,000 sq ft	\$250.00



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14. Commercial Re-roofing 10,001-25,000 sq ft	\$350.00
15. Commercial Re-roofing over 25,000 sq ft	\$500.00
16. Minimum MEP permit fee:	\$35.00
17. Failure to secure a permit prior to starting work	PERMIT FEE DOUBLED
18. Re-inspection fee (after first re-inspection)	\$30.00
19. After hours inspection fee per hour (any inspection outside normal business hours, minimum 2 hours)	\$75.00
20. MEP work for which no fee has been established (amount of contract):	Use valuation table
21. Inspection for which no fee is indicated (minimum charge ½ hour)	\$55.00/hr.
22. Additional construction plan review required by changes (additions or revisions to the plans, minimum charge ½ hour)	\$55.00/hr
23. Demolition permit:	\$45.00.
24. Driveway approach ( <del>no fee for new construction</del> ):	\$75.00.
25. Foundation repairs:	\$75.00.
26. Permit extension(s) (one time for 90 days):	\$25.00.
27. Pool (commercial):	\$150.00.
28. Pool (residential above ground):	\$25.00.
29. Pool (residential in ground):	\$100.00.
30. Recording fees (must be paid in advance):	Actual cost.
31. Relocation (manufactured home, storage bldg., etc) permit:	\$40.00.
32. <b>Garage/yard sale permit:</b>	<b>\$5.00</b>
33. <b>Garage/yard sale sign:</b>	<b>\$5.00</b>
34. Mobile food vendor application fee (includes up to 5 background checks:	\$300.00.
35. Additional background check fee:	\$5.00 each.
36. Abatement action administrative fee:	\$150.00.
37. Vendor fee for merchant or hawker, annual up to 2 individuals):	\$50.00.
38. Vendor fee for merchant or hawker, additional individuals:	\$7.00.
39. <b>Solar energy system (PV) permit:</b>	<b>\$50.00</b>
40. <b>Wind energy system permit:</b>	<b>\$50.00</b>

### **A3.009 General Notes**

- Failed inspections may be charged an additional ~~\$75.00~~ \$30.00 per inspection, payable in advance of re-inspection.
- The permit fee is payable at the time of permit issuance for building and trade permits.
- Plan review fees must be paid in advance and are nonrefundable unless the fee is collected in error by the city.
- No permit refunds shall be granted if any work has been performed at the permit location.
- All refund claims must be submitted in writing with a copy of the original permit receipt.

### **A3.010 Fences**

Permit fee: \$25.00.

### **A3.011 Public Works**

A fee of \$50.00 will be collected for each public works project permit to be paid to the city.

### **A3.012 Right Of Way Fees**

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1. A fee of \$100 will be collected for right-of-way user registrations and renewals.
2. A fee of \$50 will be collected for each right-of-way construction permit. Equipment Type Construction Permit Fee Rights-of-Way Fee

Equipment Type	Construction Permit Fee	Rights-Of-Way Fee
Transport Facilities	\$500.00 for first 5 nodes, \$250.00 for each additional node	\$28.00 per month per node <sup>1 4</sup>
Network Nodes	\$500.00 for first 5 nodes, \$250.00 for each additional node	\$250.00 per year per node <sup>2 3</sup>
Node Support Poles	\$1,000.00 per pole	\$250.00 per year per pole <sup>2</sup>

<sup>1</sup>Unless equal or greater amount is paid under chapter 283 of the Local Government Code or chapter 66 of the Utility Code.

<sup>2</sup>As adjusted by an amount equal to one-half the annual change, if any, in the consumer price index. The city shall provide written notice to each network provider of the new rate; and the rate shall apply to the first payment due to the city on or after the 60th day following the written notice.

<sup>3</sup>Collocated network nodes on city service poles shall also pay an annual collocation fee at a rate not greater than \$20.00 per year per service pole.

<sup>4</sup>A network provider may not install its own transport facilities unless the provider: (i) has a permit to use the public right-of-way; and (ii) pays to the city a monthly public right-of-way rate for transport facilities in an amount equal to \$28.00 multiplied by the number of the network provider’s network nodes located in the public right-of-way for which the installed transport facilities provide backhaul unless or until the time the network provider’s payment of fees to the city exceeds its monthly aggregate per-node compensation to the city. A network provider that wants to connect a network node to the network using the public right-of-way may: (i) install its own transport facilities as provided in this section; or (ii) obtain transport service from a person that is paying municipal fees to occupy the public right-of-way that are the equivalent of not less than \$28.00 per node per month. A public right-of-way rate required by this section is in addition to any other public right-of-way rate required by the city.

### **A.3.013 Certificate of Occupancy Fees**

- |  |          |
|--|----------|
| 1. Commercial Certificate of Occupancy                   | \$100.00 |
| 2. Commercial Temporary Certificate of Occupancy         | \$200.00 |
| 3. Commercial Seasonal Sales Certificate of Occupancy    | \$30.00  |
| 4. Duplicate or Recreation of a Certificate of Occupancy | \$10.00  |
| 5. New Construction Certificate of Occupancy             | NONE     |

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### **A.3.014 Public Improvement Permits/Fees**

Public improvement construction: The cost of all public improvements required for a subdivision plat (including streets, drainage, sidewalks, utilities, streetlights and street signs) shall be the responsibility of the developer; and is enumerated in the community facilities agreement.

1. Public improvement development inspection fee, percent of contract: 4%
2. Engineering review: Actual cost
3. Grading fill or excavation

(50 cubic yards or less)	\$25.00
51 to 100 cubic yards	\$35.00
101 to 1,000 cubic yards for the first 100 cubic yards	\$35.00
Plus, for each additional 100 cubic yards or fractions thereof	\$12.00
1,001 to 10,000 cubic yards for the first 1,000 cubic yards	\$155.00
Plus for each additional 100 cubic yards or fraction thereof	\$10.00
10,001 to 1,000,000 cubic yards for the first 10,000 cubic yards	\$1,155.00
Plus, for each additional 1,000 cubic yards or fraction thereof \$	\$40.00

4. Floodplain development  
(Construction in the floodplain in addition to building permit) \$50.00
5. Driveway approach \$75.00
6. Sidewalks (per lineal ft.) \$0.25
7. Curb and gutter (per lineal ft.) \$0.30

### **A.3.015 Developmental Fees**

Subdivision and development fees:

1. Preliminary plats:
  - a. Single-family residential (R-1, R-2, R-2M, R-3, R-4, MH)
    - (1) 1—50 lots, plus \$3.00 per lot \$150.00
    - (2) 51—100 lots, plus \$2.50 per lot over 50 lots \$300.00
    - (3) 101—200 lots, plus \$2.00 per lot over 100 lots \$425.00
    - (4) 201 lots and over, plus \$1.50 per lot over 200 lots \$625.00

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b. Commercial (B-1, B-2, B-3, I, PD)	
(1) 5 acres or less, plus \$10.00 per acre	\$150.00
(2) 5—10 acres, plus \$9.00 per acre over 5	\$200.00
(3) 10—50 acres, plus \$8.00 per acre over 10	\$335.00
(4) 50 acres and over, plus \$7.00 per acre over 50	\$775.00
2. Final plats:	
a. Single-family residential (R-1, R-2, R-2M, R-3, R-4, MH)	
(1) 1—50 lots, plus \$8.00 per lot	\$150.00
(2) 51—100 lots, plus \$6.50 per lot	\$550.00
(3) 101—200 lots, plus \$3.00 per lot	\$875.00
(4) 201 lots and over, plus \$2.00 per lot	\$1,175.00
b. Commercial (B-1, B-2, B-3, I, PD)	
(1) 5 acres or less, plus \$25.00 per acre	\$150.00
(2) 5—10 acres, plus \$20.00 per acre over 5	\$275.00
(3) 10—50 acres, plus \$8.00 per acre over 10	\$375.00
(4) 50 acres and over, plus \$7.00 per acre over 50	\$695.00
c. Somervell County filing fee (in addition to final plat fees)	
(1) Size of sheet 18" x 24", plus \$2.00 per page of dedication	\$80.00
(2) Size of sheet 24" x 36", plus \$2.00 per page of dedication	\$100.00
d. Re-plats and vacating plats:	
(1) For preliminary and final re-plats that are solely for, correcting a drafting error, correcting a boundary line, that maintains or reduces the number of lots, vacates all or a portion of a previous plat, or correctly shows changes such as easements, rights-of-way or flood elevation data.	\$150.00.
(2) Re-plats that do not meet the above conditions.	Regular plat rates
e. Minor plat fee:	\$50.00
3. Vacating or amending plat:	
a. Vacation of easement	\$150.00
b. Vacation of street or alley plus the value of right-of-way	\$150.00
4. Engineering fees (development plan reviews):	
a. 1st review:	\$480.00 + \$10.00/lot
b. 2nd review:	\$480.00
c. Additional reviews:	\$300.00 each
d. Site reviews, public hearings, other miscellaneous engineering reviews:	\$120.00/hr

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### 5. Zoning fees

- a. The filing, processing and review fee for rezoning each single or contiguous piece of property is:

(1) Area of application:

0 acres to .99 acres	\$750.00
1.00 acres to 9.99 acres	\$775.00
10.00 acres to 24.99 acres	\$800.00
25.00 acres to 39.99 acres	\$825.00
40.00 acres to 74.99 acres	\$850.00
75.00 acres to 149.99 acres	\$875.00
150.00 acres to 199.99 acres	\$900.00
200.00 acres to 249.99 acres	\$925.00
250.00 acres to 299.99 acres	\$950.00
300.00 acres or more	\$975.00
Plus, per acre over 300 acres	\$3.25

(2) Residential per lot or acre, whichever is greater \$100.00

(3) Commercial per lot or acre, whichever is greater \$500.00

- b. Variance request to board of adjustment and appeals:

(1) Residential (per request) \$150.00

(2) Commercial (per request) \$200.00

- c. Vacation of right-of-way

(1) Vacation of easement \$100.00

(2) Vacation of street or alley \$100.00