CITY OF IOWA COLONY

SCHEDULE OF FEES

11/6/2026

COMMUNITY DEVELOPMENT

ZONING

DESCRIPTION	FEE
OCCUPANCY PERMITS, NON RESIDENTIAL	
New Construction	$100
Remodel/Alterations	$50
Change of Use/Tenancy	$75
Temporary Business Permits	$50
Interpretation From Zoning Official	$50
REZONING	
Minimum up to 1 Acre	$1,000
All Request over 1 Acre	$2,000
Specific Use Permit	$1,000
Planned Unit Development (PUDs)	$5000+$20/acre
Amendments to PUDs	$2500
Special Districts (MUDs/PID/TIRZ, etc)	($10k Deposit Required)
Appeal To Zoning Board Of Adjustments	$1,000

SUBDIVISIONS / PLATS

DESCRIPTION	FEE
PLATTING	
Preliminary Plats	$750 +$20 per lot +$100/ac for reserves
Final Plats	$750 +$20 per lot +$110/ac for reserves
Abbreviated Plat (when allowed)	Sum of Preliminary and Final
General Plan	$1,000
Recording	$300 + Fees
Plan Recheck Fee	$350
(Beginning with 2nd recheck)	
PLAT AMENDMENTS	
Vacating Preceding Plat	$350
Without Vacating Preceding Plat	$500
Note: per acre fees are not prorated	

ENGINEERING

DESCRIPTION	FEE
COMMERCIAL CIVIL PLAN REVIEW FEES	
$0 - $100,000	$1,000
Over $100,000.00	$1,000 + ($2.50/$1,000 in value)
SUBDIVISION PLAN REVIEW FEES	
Water, Sewer, Drainage, & Paving	$100 per lot (min $1,000)
PUBLIC INFRASTRUCTURE PLAN REVIEW FEES	
Water/Sewer/Storm Drainage	$1,000 + $0.50 per LF of Pipe
Paving	$1,000 + $2,000 per lane/mile
Detention & Drainage Facilities	$1,000 + ($2.50/$1,000 in value)
Other Infrastructure	$1,000 + ($2.50/$1,000 in value)
Plan Review Recheck Fee (after 2 reviews)	$750
DRAINAGE REPORT REVIEW FEES	
0 - 100 Acres (up to 2 reviews)	$4,500
> 100 Acres (up to 2 reviews)	$4,500 + $10 per ac. over 100 ac.
Duplicate Fees for Every Two Additional Reviews	
TRAFFIC IMPACT ANALYSIS	
Category I	$500
Category II	$1,000
Category III	$2,000
Category IV	$3,000
RIGHT-OF-WAY PLAN REVIEW FEES	
Work within ROW	$250

PRE-DEVELOPMENT (CONSULTATION/REVIEWS)

DESCRIPTION	FEE
Initial Pre-Development Meeting	No charge
2nd Pre-Development Meeting	$150
Additional Consulting/Reviews	
One to Ten Acres	$1,000
More than Ten Acres	$1,000 + $50/acre over 10 ($5k Max)

OTHER FEES

DESCRIPTION	FEE
Use of Special Districts	See Special District Policy
Variance Request	$1,000
Regional Parkland Dedication Fee	$1,147 Per Dwelling Unit
Neighborhood Park Fee (in lieu of Dedication)	$1,538 Per Dwelling Unit

CIVIL CONSTRUCTION PERMIT FEES

DESCRIPTION	FEE
COMMERCIAL CIVIL SITE PERMIT	
$0 - $100,000	$1,000
$100,000.01 +	1% of CC value
SUBDIVISION PERMIT	
Water,Sewer,Drainage & Paving	$1,000 + $350 per lot
Detention & Drainage Facilities	1% of CC value
PUBLIC INFRASTRUCTURE PERMIT	
Water/Sewer/Storm Drainage	$1,000 + $2/LF of Pipe
Paving	$1,000 + $8,000 per lane/mi
Other Infrastructure	1% of CC value

CITY OF IOWA COLONY

SCHEDULE OF FEES

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BUILDING PERMITS

COMMERCIAL CONSTRUCTION PERMIT FEES	
IMPROVEMENT VALUE	**FEE**
(Based on valuation applied to Table 1A below)	
$0 - $1,000	$75
$1,000.01 - $50,000	$75 + ($5.00 per $1,000 of valuation)
$50,000.01 - $100,000	$320 + ($4.00 per $1,000 of valuation)
$100,000.01 - $500,000	$520 + ($3.00 per $1,000 of valuation)
$500,000.01 - $1,000,000	$1,720 + ($2.00 per $1,000 of valuation)
$1,000,000.01 and up	$2,500 + ($1.00 per $1,000 of valuation)
Construction Valuation based on International Code Council Valuation Tables as of August 2014	

RESIDENTIAL PERMIT FEES	
PERMIT TYPE	**FEE**
Construction Permit	$0.40 per square foot
Renewal Building Permit (exp 180 days)	$150
Home Owners Pond Permits	$50
Swimming Pool Permit	Based on Value of Pool
Pool Electrical & Plumbing Permits	Schedule D, E, & F as Appropriate
Residential Demolition Permits	$50
HUD code manufactured home permits are based on the value of the home	

TRADE/OTHER PERMIT FEES (ELECTRICAL, PLUMBING, HVAC, RESIDENTIAL ACCESSORY STRUCTURES)	
IMPROVEMENT VALUE	**FEE**
Minimums	$100.00 Residential Mininimum
	$300.00 Commercial Minimum
$0 - $10,000	$75 + 5% valuation
$10,000.01 - $50,000	$300 + 3% valuation
$50,000.01 - $200,000	$1,000 + 2% valuation
$200,000.01 and up	$5,000

DIRT WORK PERMITS	
DESCRIPTION	**FEE**
Property located in a floodplain	$500
Property located in floodplain (Incidental fill up to one load (14 cubic yards)/yr , residential only)	$100
Property Outside the floodplain over 5 loads	$250
Elevation Certificate Review (each)	$150

OTHER COMMERCIAL BUILDING PERMITS	
DESCRIPTION	**FEE**
Commercial Building Permit Renewal (Expires after 365 days)	$300
Commercial Demolition Permit (Requires asbestos survey)	$100
Building Plan Review Fee	50% of Building Permit Fee

OTHER BUILDING FEES & PERMITS	
DESCRIPTION	**FEE**
Re-Inspection Fees	First $50, Second $75, Third + $100
Working without Permit Fee	Double permit fees
Sales/Construction Trailer/Building Permits	$150

CITY OF IOWA COLONY

SCHEDULE OF FEES

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BUILDING PERMITS

Table A1: Square Foot Construction Costs (a, b, c, d)									
Group (2012 International Building Code)	**IA**	**IB**	**IIA**	**IIB**	**IIIA**	**IIIB**	**IV**	**VA**	**VB**
A-1 Assembly, theaters, with stage	226.76	219.31	213.96	205.01	192.75	187.2	198.12	176.19	169.52
A-1 Assembly, theaters, without stage	207.79	200.35	194.99	186.04	173.88	168.33	179.15	157.32	150.65
A-2 Asssembly, nightclubs	176.13	171.14	166.41	159.9	150.48	146.32	154.26	136.32	131.68
A-2 Assembly, restaurants, bars, banquet halls	175.13	170.14	164.41	158.9	148.48	145.32	153.26	134.32	130.68
A-3 Assembly, Churches	209.84	202.4	197.04	188.09	176.18	170.63	181.2	159.62	152.95
A-3 Assembly, general, community halls, libraries, museums	175.12	167.68	161.32	153.37	140.31	135.76	146.48	123.75	118.08
A-4 Assembly, arenas	206.79	199.35	192.99	185.04	171.88	167.33	178.15	155.32	149.65
B Business	181.09	174.44	168.64	160.29	146.09	140.6	153.96	128.21	122.54
E Educational	193.98	187.3	181.81	173.58	161.65	153.1	167.59	141.27	136.67
F-1 Factory and industrial, moderate hazard	107.9	102.96	96.85	93.24	85.53	79.76	89.27	68.81	64.8
F-2 Factory and industrial, low hazard	106.9	101.96	96.85	92.24	83.53	78.76	88.27	68.81	63.8
H-1 High Hazard, explosives	101.01	96.07	90.96	86.35	77.83	73.07	82.38	63.11	N.P.
H234 High Hazard	101.01	96.07	90.96	86.35	77.83	73.07	82.38	63.11	58.10
H-5 HPM	181.09	174.44	168.64	160.29	146.09	140.60	153.96	128.21	122.54
I-1 Institutional, supervised environment	179.48	173.17	168.13	160.99	147.72	143.83	160.67	132.55	127.94
I-2 Institutional, hospitals	305.47	298.82	293.02	284.67	269.47	N.P.	278.34	251.59	N.P.
I-2 Institutional, nursing homes	211.47	204.82	199.02	190.67	177.47	N.P.	184.34	159.59	N.P.
I-3 Institutional, restrained	206.32	199.67	193.87	185.52	172.82	166.33	179.19	154.94	147.27
I-4 Insitutional, day care facilities	179.48	173.17	168.13	160.99	147.72	143.83	160.67	132.55	127.94
M Mercantile	131.29	126.3	120.57	115.06	105.29	102.13	109.42	91.13	87.49
R-1 Residential, hotels	180.89	174.58	169.54	162.4	149.39	145.5	162.08	134.22	129.61
R-2 Residential, multiple family	151.7	145.39	140.35	133.21	120.92	117.03	132.89	105.75	101.14
R-3 Residential, one and two family	143.18	139.24	135.76	132.27	127.1	123.91	129.53	118.85	111.36
R-4 Residential, care/assisted living facilities	179.48	173.17	168.13	160.99	147.72	143.83	160.67	132.55	127.94
S-1 Storage, moderate hazard	100.01	95.07	88.96	85.35	75.83	72.07	81.38	61.11	57.10
S-2 Storage, low hazard	99.01	94.07	88.96	84.35	75.83	71.07	80.38	61.11	56.10
U Utility, miscellaneous	76.35	71.93	67.45	64.00	57.56	53.75	61.01	45.05	42.90

a. Private Garages use Utility, miscellaneous

b. Unfinished basements (all use group) = $15.00 per sq. ft.

c. For shell only buildings deduct 20 percent

d. N.P. = not permitted

CITY OF IOWA COLONY

SCHEDULE OF FEES

11/6/2026

FIRE PREVENTION PERMITS

OPERATIONAL PERMITS	
DESCRIPTION	**FEE**
Foster Care Facility (Inspected Annually)	$125
Adult & Child Daycare Facility (Inspected Annually)	$150
Residential Care Facility (Inspected Annually)	
3-5 licensed beds	$100
6-16 licensed beds	$150
Over 16 licensed beds	$200
Health Care Facility (Inspected Annually)	
1 - 100 licensed beds	$100
101 - 150 licensed beds	$150
> 150 licensed beds	$200
Hazardous Material	$125
Carnivals or Fairs (per event)	$250
High Pile Storage (Inspected Annually)	$100
Pool Supply Retail Establishment (Inspected Annually)	$50
Carbon Dioxide Systems (Inspected Annually)	$75
Dry Cleaning Plant (Inspected Annually)	$75
Temporary Storage Tanks (Flammable/combustible liquids or compressed gas)	
Per Tank	$50
Hot-work Operations (per site)	$100
Flammable/Combustible Liquids	$75
Compressed Gas (annual - storage over 2,000 cu feet)	$75
Rooftop Heliports	$500
Tire-rebuilding Plants	$500
Explosives/ Fireworks/ Pyrotechnic Special Effects Material (per event)	$1,000

CONSTRUCTION PERMIT FEES	
PERMIT TYPE	**FEE**
Permit Fee	$150
Automatic Fire-Extinguishing System	$100
First 10,000 sq ft.	Add $50
Each Additional 10,00 sq. ft	Add $25 each
Add, Remove, or Relocate 1-25 Sprinkler Heads	Add $75
Add, Remove, Or Relocate 25+ Sprinkler Heads	Add $100
Fixed Fire Extinguishing System	$100
Battery Systems (liquid capacity over 50 gallons)	$100
Compressed Gasses	$100
Fire alarm and detection systems & related equipment (automatic, manual, and/or monitored)	$100
Fire pumps and related equipment	$100
Flammable and combustible liquids	$150
Hazardous materials	$50
Industrial ovens	$100
LP-gas	$25
Private fire hydrants (per hydrant installation)	$150
Spraying or dipping	$50
Standpipe systems (per 2 connections)	$50
Smoke control systems	$75
Underground private fire mains	$50
Gates or barriers across roadways or private drives	$50

FIRE RE-INSPECTION FEES	
DESCRIPTION	**FEE**
First Re-Inspection Fee	$50
Subsequent Re-inspections will increase	$25

CITY OF IOWA COLONY

SCHEDULE OF FEES

11/6/2026

OTHER PERMITS

PARKS AND RECREATION	
DESCRIPTION	**RENTAL FEES**
PARK USE PERMIT	
Groups Over 25 People	$50
Groups Over 75 People	$50 + $80/hr for 2 COIC Police Officers
ATHLETIC FIELD AND FACILITY RENTAL	
IC User Group	$5/per person
Non-IC User Group	$25/per person
FIELD RENTAL RATE	
Daily Rate (per day)	$100 per field
Evening Rate (per night)	$100 per field
Weekend Day (per day)	$175 per field
Weekend Evening (per night)	$250 per field
Evening Begins after 6 PM. Weekends include Friday, Saturday, & Sunday.	

PUBLIC WORKS	
PERMIT TYPE	**FEE**
Culvert Per Crossing	$150
Additional Culvert Crossings (each)	$50
After Hours & Weekend Inspections	$100 per hr (4 hr minimum)
DRIVEWAY PERMITS & INSPECTION FEE	
Commercial Property	$500
Residential	$150
Residential Additional Driveway (each)	$50

HOME-BASED BUSINESS PERMIT	
DESCRIPTION	**FEE**
Type A Business - No permit or registration required	$0
Type B Business - No permit or registration required	$0
Type C Business - Permit or registration required	$100 (includes inspection)

FOOD SERVICES	
DESCRIPTION	**AMOUNT**
Food Dealer Annual - 101 & More Employees	$700
Food Dealer Annual - 51-100 Employees	$600
Food Dealer Annual - 26-50 Employees	$500
Food Dealer Annual - 10-25 Employees	$400
Food Dealer Annual - 5-9 Employees	$300
Food Dealer Annual - 1-4 Employees	$200
Food Dealer Other - Compliant Inspection	$300
Food Dealer Other - Late Fee fo Expired Annual Permit	$200
Food Dealer Other - Plan Review	$150
Food Dealer Other - Pre-Opening & Post Opening Insp.	$75
Food Dealer Other - Re-Inspection Fee	$125

ELECTRICAL PERMITS	
DESCRIPTION	**AMOUNT**
Generator with 1 Transfer Switch	$150
Generator Plan Review Fee	$50
Solar - Up to 2500 Sq Ft Home	$150
Solar - Greater than 2500 Sq Ft Home	$300
Solar - Commercial	$300
Solar - Plan Review Fee	$50

CITY OF IOWA COLONY

SCHEDULE OF FEES

11/6/2026

UTILITY BILLINGS

WATER & SEWER RATES	
RESIDENTIAL	**RATES**
Water	
0 - 5,000 gal	$25.00 Base
5,001 - 10,000 gal	$3.00/kGal
10,001 - 20,000 gal	$3.50/kGal
20,001 and over	$4.00/kGal
Sewer (All included)	$25.00
NON-RESIDENTIAL	**RATES**
Water	
0 - 2,000 gal	$25.00 Base*LUE
2,001 - 5,000 gal	$4.00/kGal
5,001 - 10,000 gal	$4.50/kGal
10,001 - 20,000 gal	$5.25/kGal
20,001 and over	$5.25/kGal
Sewer	$25.00

LIVING UNIT EQUIVALENCY	
Meter Size	LUE Factor
5/8"	1.00
1"	1.00
1 1/2"	3.33
2"	5.33
3"	10.00
4"	16.67
6"	33.33
8"	53.33
10"	76.67
12"	143.33

TAPS AND INSPECTION	FEE
SINGLE FAMILY RESIDENTIAL	
Single Family Residential User tap fee 5/8"	$1,200
Single Family Residential User tap fee 1"	$1,920
Single Family Residential User tap fee >1"	Cost X 2
Sewer Tap Fees	$134
Pre-Builder Inspection	$134
Post Builder Inspection	$134
Customer Service Inspection SFR	$200
Backflow Prevention Device Test	$134
CSI Backflow Prevention Device Test	$134
Re-inspection	$134
New User Security Deposit SFR	$75

WATER AND SEWER IMPACT FEES	FEE
Water per ESU	$2,350
Wastewater per ESU	$3,950
Brazoria County MUD 32 (Water& Sewer per ESU)	$4,000

TAPS AND METERS	
PERMIT TYPE	**FEE**
WATER METER COST ONLY	
5/8" Meter	$230
3/4" Meter	$250
1" Meter	$325
Meters larger than 1"	As quoted
ENDPOINTS	
With Meter	$175
Replacement (Damaged)	$225
2nd Replacement	$400
3+ Replacement	$750

TAPS AND INSPECTION	FEE
NON SINGLE FAMILY RESIDENTIAL	
Non Single Family Residential User tap fee	Cost X 2
Non Taxable User tap fee	Cost X 2
Public Space User tap fee	Cost
Irrigation Systems tap fee	Cost X 2
Sewer Connection Inspection Fee NSFR	$266
Sewer Connection Inspection Fee Non Taxable User	$266
Additional Sewer Connection Inspection Fee NSFR	$332
Additional Sewer Connection Inspection Fee Non Taxat	$332
Customer Service Inspection SFR	$332
Backflow Prevention Device Test (all meters)	$332
CSI Backflow Prevention Device Test	$332
Re-inspection	$332
Grease Trap Inspection monthly fee	$134
Temporary Water Service deposit	$800
Temporary water service meter install	$50
Temporary water service usage ($/kgal)	$1.50
Service Agreement admin fee	$25
Surcharge for Service (per gallon)	$0.05
Late fees	10%
Reconnection fee	$65
Pulled Meter re-installation fee	$110
Termination of Service Upon Request of User discontinu	$20
After Hours Disconnect/Reconnect Service Charge	$40
Returned Check fee	$25
New Account Fee	$25
New User Security Deposit NSFR	$200
Builder Security Deposit	$1,000
Transfer Fee	$35
Deliquent Letter Fee	$10