

CITY OF STEVENSON, WASHINGTON

RESOLUTION 2025-453

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF STEVENSON, WASHINGTON
ADOPTING A COMPREHENSIVE FEE SCHEDULE**

WHEREAS, the City of Stevenson desires to adopt a comprehensive fee schedule consolidating all applicable fees into one referenceable location; and

WHEREAS, the Council has discussed at public hearings on January 18th, February 15th, March 21st, March 25th, and April 18th; and an analysis was completed to verify that any increases in monthly usage fees, monthly base fees, and connection and development fees are required to meet current and future water and sewer system demands; and

WHEREAS, the Council has discussed at a public hearing on May 16th all other city fees; and

WHEREAS by virtue of increased maintenance and operational costs and increased capital outlay, it is necessary to increase the City's water and sewer connection charges, monthly usage fees, and monthly base fees; and

WHEREAS, connection fees are authorized under RCW 35.92.025 so that property owners connecting to the system will bear an equitable share of the cost of the entire system; and

WHEREAS, resolutions 2009-222, 2016-285, 2019-335, 2020-357, 2023-415 are hereby repealed in their entirety; and

WHEREAS, the adoption of ordinances 2019-1144 and 2024-1216 allows connection and monthly service fees to be adopted by resolution.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Stevenson hereby adopts the fee schedule in exhibit A and all resolutions and parts of resolutions in conflict herewith are hereby repealed.

PASSED by the Council of the City of Stevenson this 15th day of May, 2025.

Scott Anderson, Mayor

APPROVED AS TO FORM:

ATTEST:

Wesley Wootten, City Clerk

Robert C. Muth City Attorney

BUILDING DIVISION FEE SCHEDULE

Residential and Commercial Building Permit Fees are determined by the building value or value of the improvement as calculated by either using the square footage of the project multiplied by the square foot construction cost, as compiled by the International Code Council (ICC) and published by the Building Safety Journal magazine annually, or the value of the improvement. Skamania County

Building will be guided by the "February 2020 ICC Building Valuation Data". For improvements not covered in the ICC table, applicants may be asked to provide a valuation for those projects (i.e., interior remodel, solar panels, etc).

The plan review fee will be 65% of the established permit fee as calculated in the valuation table below, and is in addition to the permit fee

Valuation Table	
\$1.00 to \$500.00	\$23.50
\$501.00 to \$2,000.00	\$23.50 for the first \$500.00 plus \$3.50 for each additional \$100.00 or fraction thereof, to and including \$2,000.00.
\$2,001.00 to \$25,000.00	\$69.25 for the first \$2,000.00 plus \$14.00 for each additional \$1,000.00 or fraction thereof, to and including \$25,000.00.
\$25,001.00 to \$50,000.00	\$391.25 for the first \$25,000.00 plus \$10.10 for each additional \$1,000.00 or fraction thereof, to and including \$50,000.00.
\$50,001.00 to \$100,000.00	\$543.75 for the first \$50,000.00 plus \$7.00 for each additional \$1,000.00 or fraction thereof, to and including \$100,000.00.
\$100,001.00 to \$500,000.00	\$993.75 for the first \$100,000 plus \$5.60 for each additional \$1,000.00 or fraction thereof, to and including \$500,000.00.
\$500,001.00 to \$1,000,000.00	\$3,233.75 for the first \$500,000.00 plus \$4.75 for each additional \$1,000.00 or fraction thereof, to and including \$1,000,000.00.

\$1,000,001.00 and greater	\$5,608.75 for the first \$1,000,000.00 plus \$3.15 for each additional \$1,000.00 or fraction thereof.
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Building Valuation Data - February 2020 square foot construction Costs									
Group (2018 International Building Code)	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 Assembly, theaters, with stage	247.86	239.47	233.25	223.81	210.17	204.10	216.62	195.46	188.40
A-1 Assembly, theaters, without stage	227.10	218.71	212.49	203.05	189.41	183.34	195.86	174.70	167.65
A-2 Assembly, nightclubs	191.96	186.56	182.12	174.70	164.94	160.39	168.64	149.29	144.33
A-2 Assembly, restaurants, bars, banquet halls	190.96	185.56	180.12	173.70	162.94	159.39	167.64	147.29	143.33

A-3 Assembly, churches	229.69	221.30	215.08	205.64	192.37	187.27	198.45	177.66	170.60
A-3 Assembly, general, community halls, libraries, museums	192.20	183.81	176.59	168.15	153.51	148.44	160.96	138.80	132.75
A-4 Assembly, arenas	226.10	217.71	210.49	202.05	187.41	182.34	194.86	172.70	166.65
B Business	200.26	192.96	186.54	177.38	161.90	155.84	170.40	142.43	136.08
E Educational	209.90	202.64	196.82	188.34	175.49	166.60	181.86	153.45	148.75
F-1 Factory and industrial, moderate hazard	117.60	112.19	105.97	101.84	91.54	87.26	97.61	75.29	70.95
F-2 Factory and industrial, low hazard	116.60	111.19	105.97	100.84	91.54	86.26	96.61	75.29	69.95
H-1 High Hazard, explosives	109.99	104.58	99.35	94.22	85.14	79.87	89.99	68.89	N.P.

H234 High Hazard	109.99	104.58	99.35	94.22	85.14	79.87	89.99	68.89	63.56
H-5 HPM	200.26	192.96	186.54	177.38	161.90	155.84	170.40	142.43	136.08
I-1 Institutional, supervised environment	197.83	191.05	185.12	177.91	163.28	158.81	178.06	146.98	142.33
I-2 Institutional, hospitals	335.53	328.23	321.81	312.65	296.45	N.P.	305.67	276.99	N.P.
I-2 Institutional, nursing homes	233.12	225.82	219.40	210.24	195.51	N.P.	203.26	176.05	N.P.
I-3 Institutional, restrained	227.71	220.41	213.99	204.83	190.84	183.78	197.85	171.37	163.02
I-4 Institutional, day care facilities	197.83	191.05	185.12	177.91	163.28	158.81	178.06	146.98	142.33
M Mercantile	142.95	137.54	132.11	125.68	115.38	111.83	119.62	99.73	95.77
R-1 Residential, hotels	199.70	192.92	186.99	179.78	164.90	160.43	179.93	148.60	143.96

R-2 Residential, multiple family	167.27	160.49	154.56	147.35	133.71	129.23	147.50	117.40	112.76
R-3 Residential, one- and two-family	155.84	151.61	147.83	144.09	138.94	135.27	141.72	130.04	122.46
R-4 Residential, care/assisted living facilities	197.83	191.05	185.12	177.91	163.28	158.81	178.06	146.98	142.33
S-1 Storage, moderate hazard	108.99	103.58	97.35	93.22	83.14	78.87	88.99	66.89	62.56
S-2 Storage, low hazard	107.99	102.58	97.35	92.22	83.14	77.87	87.99	66.89	61.56
U Utility, miscellaneous	84.66	79.81	74.65	71.30	64.01	59.80	68.04	50.69	48.30

a. Private Garages use Utility, miscellaneous

b. For shell only buildings deduct 20 percent

c. N.P. = not permitted

d. Unfinished basements (Group R-3) = \$22.45 per sq. ft.

BUILDING DIVISION FEE SCHEDULE

Plumbing Permits	Fee
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Base Fee	\$20.00
Water Closet (toilet)	\$7.00
Bathtub	\$7.00
Lavatory (wash basin)	\$7.00
Shower	\$7.00
Kitchen sink & disposal	\$7.00
Dishwasher	\$7.00
Laundry Tray	\$7.00
Clothes Washer	\$7.00
Water Heater	\$7.00
Water Piping & Treating Equipment	\$7.00
Floor-sink or Drain	\$7.00
Slop Sink	\$7.00
Waste Interceptor	\$7.00
Urinal	\$7.00
Drinking Fountain	\$7.00
Lawn sprinkler system including backflow device	\$7.00
Vacuum breakers 1 to 5	\$5.00

Vacuum breakers over 5, each	\$1.00
Backflow protective devise 2i & smaller	\$7.00
Backflow protective devise over 2i	\$15.00
Mechanical Permits	Fee
Base Fee	\$22.00
Forced Air Furnace under 100,000 BTU	\$13.25
Forced Air Furnace over 100,000 BTU	\$16.25
In-floor Heat System	\$13.25
Wall Space Heater & Vent	\$13.25
Unit Heaters	\$13.25
Heat Pump	\$13.25
Air Handing Unit up to 10K CFM	\$9.50
Air Handing Unit over 10K CFM	\$16.15
Range Hood	\$9.50
Clothes Dryers	\$9.50
Ventilation Fan	\$6.50
Solid Fuel Burning Appliance	\$22.00
Unclassified Appliance or Equipment (Gas Appliance)	\$9.50

Gas Piping (up to 4 outlets)	\$5.50
Gas Piping (5 or more)	\$1.00
Appliance Vent, Separate	\$9.50
Repair Heating, Cooling, Controls	\$12.25
Boiler/Compressor up to 3 HP or 100K BTU	\$13.15
Boiler/Compressor 3-15 HP or 100K - 500K BTU	\$24.25
Boiler/Compressor 15-30 HP or 500K - 1000K BTU	\$33.25
Boiler/Compressor 30-50 HP or 1000K - 1750K BTU	\$49.50
Boiler/Compressor over 50 HP or over 1750K BTU	\$82.75
Evaporative Cooler	\$9.50
Vent System Apart from Heating or A.C.	\$9.50
Mechanical Exhaust Hood & Duct	\$9.50
Industrial/Commercial Incinerator	\$66.50
Refrigeration Units	\$13.25

BUILDING DIVISION FEE SCHEDULE

Other Inspections and Fees	
Equipment Shed/Outdoor Storage Building Square foot cost	
Wood Frame	\$7.00

Pole Building	\$7.00
Steel Building	\$7.00
Masonry - with slab	\$7.00
Decks - Over 30" above grade	
Deck - uncovered	\$2.15
Deck - covered	\$10.85
Other	
Cover over existing deck or porch	\$7.00
Carport/RV Cover	\$13.90
Roofing Permits	\$75.00 for the first \$3,200 in value plus \$75.00 for each additional \$3,200 or fraction thereof.
Manufactured Home Placement	Based on valuation, using base price of MFH
Interior Residential Remodel	Based on valuation
Fences over 7 feet high	Based on valuation
Retaining walls over 4 feet high	Based on valuation
Solar Panels - Roof Mount only. <i>(Ground mount will not require a building permit)</i>	Based on valuation

EV Charging - If alterations are made to an existing structure only. Surface mount or free standing, no building permit required.	Based on valuation
Propane Tank Placement - (Permit & Inspection)	\$100.00
WA State Building Code Fee - RCW 19.27.085	Residential: \$6.50 Commercial: \$25.00
Inspections done outside of normal business hours	\$75.00 per hour ¹ (minimum charge = two (2) hours)
Re-inspection fees assessed under provisions of Section 109	\$75.00 per hour ¹ (minimum charge = one (1) hour) (1st re-inspection = no charge, \$75.00 for each one thereafter)
Inspections for which no fee is specifically indicated	\$75.00 per hour ¹ (minimum charge = one (1) hour)
Additional plan review required by changes, additions, or revisions to plans	\$75.00 per hour ¹ (minimum charge = one (1) hour)
Any construction started without the benefit of a building permit	Double the normal permit fee together with all costs incurred for enforcement.
For use of outside consultants for plan checking, inspections, or both.	Actual Costs ²
¹ Or the total hourly cost to the jurisdiction, whichever is greater. This cost shall include supervision, overhead, equipment, hourly wages, and fringe benefits of the	

BUILDING DIVISION FEE SCHEDULE

Fire Marshal Fees

<i>Fireworks</i>
Stand - Permit & Inspection \$75.00
Display - Permit & Inspection \$75.00
<i>Fire & Life Safety</i>
Annual Inspection \$75/hr or fraction thereof (1hr min)
Fire Sprinkler Installation Permit Based on valuation
Fire Alarm Installation Permit Based on valuation
Commercial Hood Permit Based on valuation
Maintenance inspection reports of fire & life safety systems are required to be filed with Brycer, LLC's online tool 'The Compliance Engine' at www.thecomplianceengine.com . There will be a \$20 filing fee associated with the submission of each report, per system, per year, except for hood systems which is per every six-month service. Your service provider (the company you hire to do testing and maintenance on your building's fire protection systems) is responsible for collecting these fees from their clients, administering the reporting requirements, and then submitting payments along with test reports.

Public Works Fees

H	Right of Way Use Permit Fees (SMC 12.02.080):	
H1.	Type A* —for more than fifteen minutes, not greater than 24 hours and does not involve the disturbance of ROW.	\$50.00
H2.	Type B -for work that will alter the appearance or disturb the ROW on a temporary or permanent basis. ***	\$100.00
	<ul style="list-style-type: none"> Damage to City facilities under a type B permit 	Actual cost
	<ul style="list-style-type: none"> Pavement surface less than 10-years old 	Fee**

H3.	Type C- for use of ROW for activities for extended periods of time.	\$150.00
H4.	Type D- for long term or permanent use of ROW by signed agreement between permittee and the City.	\$250.00

*Fees may be waived for block parties, races, parades, and other similar activities sponsored by nonprofit agencies and which further the goals and objectives of the City.

** Fee= multiplier based on age (<2 years=2, 2-3 years=1.5, 3<5 years=0.5, ≥5=0.25) * square feet of disturbance * cost per square feet based on current industry and market standards

***Franchised utilities which must apply for permits due to city sponsored construction projects may be granted a waiver by the Public Works Director.

	Right of Way Use Fines (SMC 12.02.220)	
H5.	Debris, hazards, obstruction, nuisance, damage or spilled load removal	Actual Costs

	Right of Way Violation Penalty (SMC 12.02.260)	
H6.	Use of Right of Way without a permit	Double the cost of the permit fee

I	Sewer Pretreatment Charges and Fees (SMC 13.08.961):	
I1.	Pretreatment Program Administration (FOG annually per user – on Preferred Pumper)	\$200.00
I2.	Pretreatment Program Administration (FOG annually per user – not on Preferred Pumper)	\$350.00
I3.	Pretreatment Program Administration (SIU annually per user)	\$450.00
I4.	Reinspection for Violations	\$50.00

	Grease, Oil, and Sand Trips/Interceptors Fines (SMC 13.08.270)	
I5.	First Violation	\$150.00
I6.	Second Violation	\$350.00

17.	Third Violation	\$700.00
18.	Fourth and Every Additional Violation	\$1,400.00

	Sewer and Pretreatment Administrative Fines (SMC 13.08.925 & 961)	
19.	Administrative Fines	Actual Costs

Planning Fees

K	Annexation Fees:	
K1.	Election Method	\$900.00
K2.	Notice of Intent	\$600.00
K3.	Petition	\$300.00
K4.	Zoning (SMC 17.50.030)	\$300.00

L	Appeals: (SMC 17.08.080) To Board of Adjustment, Planning Commission, City Council	\$0.00
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M	Boundary Line Adjustment: (SMC 16.01.030)	
M1.	Typical	\$300.00
M2.	Combination of Lots	\$100.00

N	Comprehensive Plan Revision: (SMC 17.11.040)	\$1,500.00
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O	Conditional Use: (SMC 17.39.030)	\$600.00
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P	Critical Areas Permit: (SMC 18.13.070)	
P1.	Expedited Review	\$75.00
P2.	Geologic Hazard Area	\$300.00
P3.	Habitat/Westland	\$600.00
P4.	Reasonable Use Allowance	\$750.00

Q	Land Use /Planning Department Review: (SMC 17.08.080) For new construction, remodels with a footprint alteration, all sign and grading permits.	\$75.00
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R	Nonconforming Use Review (BOA): (SMC 17.08.080)	\$600.00
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S	Ordinance Revisions: (SMC 17.08.080)	\$1,500.00
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T	Parking: (SMC 17.08.080)	
T1.	Joint Use of Parking	\$600.00
T2.	Parking Interpretation	\$0.00

U	Planned Unit Development: (SMC 17.17.120)	\$1,500+\$1 per sq ft
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V	Plat Amendment: (SMC 16.01.030)	\$1,500+\$1 per sq ft
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W	Plat Vacation: (SMC 16.01.030)	\$900+\$1 per 60 sq ft
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X	Reduction in City Boundaries:	\$1,000.00
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Y	Shorelines Management Program: (SMC 18.08.120)	
Y1.	Statement of Exemption	\$50.00
Y2.	Minor Project Approval	\$300.00
Y3.	Shoreline Substantial Development	\$1,250.00
Y4.	Shoreline Conditional Use, Shoreline	\$1,500.00

Z	Short Plats: (SMC 16.01.030)	
Z1.	Short Plat	\$1,500+\$1 per 60 sq ft
Z2.	Variance	\$600.00

AA	State Environmental Policy Act (SEPA): (SMC 18.04.185)	
AA1.	Checklist	\$300.00
AA2.	Environmental Impact Statement (EIS)	\$1,500.00

AB	Subdivisions: (SMC 16.01.030)	
AB1.	Preliminary plat	\$1,500+\$1 per 60 sq ft

AB2.	Variance	\$600.00
AB3.	Final Plat	\$1,500

AC	Variance (SMC 17.08.080/SMC 2.15.110)	\$600.00
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AD	Zoning: (SMC 17.50.030)	
AD1.	Resolution of Intent	\$600.00
AD2.	Rezoning Request	\$1,500.00
AD3.	Zoning Interpretation	\$0.00
AD4.	Zoning Verification Letter	\$200.00

A-1: Planning and Public Works Fees—General.

- A. Purpose. Fees are based on costs to reimburse the public for staff time and resources expended in reviewing and processing permit applications. These fees do not include costs associated with outside consultant review of an application.
- B. Fees, Authorized. Application fees for the various reviews, applications and permits set forth in the Stevenson Municipal Code. No application shall be considered unless and until the fee has been paid to the City. Fees shall not be refundable except as provided in Section A-4. Any exemption or refund must be approved by the City Administrator, and any costs incurred by the city shall be deducted from fees paid prior to any exemption or refund.
- C. Payment of Fees. All fees provided shall be paid when due. Nonpayment of any fees when due shall result in a determination by the City that an application has been withdrawn or is incomplete, suspending or terminating review of the application.
- D. Multiple Permits and Applications. In the case of multiple permit applications, the applicant shall pay all applicable fees.

A-2: Other Charges and Fees.

- A. Outside Consultant Review Fees. When it is necessary to utilize the services of professional consultants (e.g., engineers, surveyors, hydrologists, biologists, or other specialists) to assist the City with its review of the applications identified

herein, the costs for the outside consultant's reviews shall be the responsibility of the applicant. The fees for these services may be billed monthly to the applicant based on all actual costs for labor, overhead, material testing and expenses. A deposit for such costs may be required by the City.

- B. Hearing Examiner. For any appeal or proposal reviewed by the City of Stevenson Hearing Examiner, 50% of the costs for the Hearing Examiner will be the responsibility of the applicant. The costs for these services may be billed monthly to the applicant based at 50% of the actual invoice received by the City. A deposit for such costs may be required by the City.
- C. Recording Fees. The amount of the recording fees charged by Skamania County shall be the responsibility of the applicant.
- D. Election Fees. When it is necessary to hold an election associated with a request, the actual cost of such election shall be the responsibility of the applicant.
- E. All fees charged by the City under this section shall be paid prior to the approval of an application.

A-3: Application Fee Exemptions.

When approved by the City Administrator, the following may be exempt from the fees established herein:

- A. Applications submitted by nonprofit agencies for proposals which further goals and objectives of the City.
- B. Subdivision Preliminary Plat and Short Plat applications which have obtained approval as a Planned Unit Development.

A-4: Application Fee Refunds.

When approved by the City Administrator, refunds for fees paid as set forth herein shall be limited to the following:

- A. When no permit processing has been completed or costs have been incurred: 80%.
- B. When an application has been processed prior to issuance of a determination of completeness: 50%.
- C. After issuance of a determination of completeness: 0%.
- D. No refunds shall be made for publication of notice costs, outside consultant review fees, or other fees, charges set forth A-2.

A-5: Conflicts with the Municipal Code.

In the event of a conflict in any fees, charges, or provisions set forth herein and fees and charges or provisions found in the Stevenson Municipal Code, the fees, charges, requirements, procedures, and all provisions contained herein now, or as hereafter amended, shall prevail.

Utility Fees and Charges

Water System Fees and Charges (SMC 13.10.070)	
System Development Charges	
Meter Size	Fee
Residential <25 Fixture Units	\$8,223
¾"/Residential <55 Fixture Units	\$12,334
1"/Residential <130 Fixture Units	\$20,556
1.5"	\$41,113
2"	\$65,781
3"	\$123,339
4"	\$205,565
6"	\$411,130
Installation Costs	Time and Materials

Wastewater System Fees and Charges (SMC 13.10.080)	
System Development Charges	
Charge Type	Fee
Residential ERU < 1,500 SqFt	\$6,683
Residential ERU 1,500-2,600 SqFt	\$8,910
Residential ERU > 2,600 SqFt	\$11,607
Commercial Flow(gallon)	\$14.88
Commercial BOD (pound)	\$5,666
Residential single-family service inspection	\$100
All other service inspections	\$300

Connection fees for properties with demolished buildings previously connected to service may be the lesser of the System Development Charge for the utility, or the sum of the monthly base fees for the previous 6-years had the service not been disconnected

Monthly Water Rates and Fees (SMC 13.10.020)

	2023	2024	2025	2026	2027	2028
Meter Size	Inside City					
Up to 3/4"	37.04	39.63	42.40	45.37	48.55	51.95
1"	60.78	65.03	69.58	74.45	79.66	85.24
1 1/2"	146.72	156.99	167.98	179.74	192.32	205.78
2"	282.98	302.79	323.99	346.67	370.94	396.91
3"	508.52	544.12	582.21	622.96	666.57	713.23
4"	610.12	652.83	698.53	747.43	799.75	855.73
6"	1,625.27	1,739.04	1,860.77	1,991.02	2,130.39	2,279.52
Transient Lodging (per unit)	18.52	19.82	21.20	22.69	24.28	25.98
Hydrant Use Connection Fees	100.00	100.00	100.00	100.00	100.00	100.00
	Outside City					
Up to 3/4"	54.62	58.44	62.53	66.91	71.59	76.60
1"	103.51	110.76	118.51	126.81	135.69	145.19
1 1/2"	211.29	226.08	241.91	258.84	276.96	296.35
2"	408.82	437.44	468.06	500.82	535.88	573.39
3"	737.86	789.51	844.78	903.91	967.18	1,034.88
4"	887.42	949.54	1,016.01	1,087.13	1,163.23	1,244.66
6"	2,353.13	2,517.85	2,694.10	2,882.69	3,084.48	3,300.39
	Usage (per ft ³) (over base usage)					
Inside Usage	0.047	0.050	0.054	0.058	0.062	0.066
Outside Usage	0.056	0.060	0.064	0.068	0.073	0.078
Hydrant Usage	0.056	0.060	0.064	0.068	0.073	0.078
	Other Fees and Charges					

Delivery Fee of Lock Off Notice	10.00	10.00	10.00	10.00	10.00	10.00
Termination Fee-Working Hours	50.00	50.00	50.00	50.00	50.00	50.00
Termination Fee-Non-Working Hours	150.00	150.00	150.00	150.00	150.00	150.00

	2023	2024	2025	2026	2027	2028
Meter Size	Inside City					
Up to 3/4"	37.04	39.08	41.23	43.50	45.89	48.41
1"	60.78	64.12	67.65	71.37	75.30	79.44
1 1/2"	146.72	154.79	163.30	172.28	181.76	191.76
2"	282.98	298.54	314.96	332.28	350.56	369.84
3"	508.52	536.49	566.00	597.13	629.97	664.62
4"	610.12	643.68	679.08	716.43	755.83	797.40
6"	1,625.27	1,714.66	1,808.97	1,908.46	2,013.43	2,124.17
Transient Lodging (per unit)	18.52	19.54	20.62	21.75	22.95	24.21
Hydrant Use Connection Fees	100.00	100.00	100.00	100.00	100.00	100.00
	Outside City					
Up to 3/4"	54.62	57.62	60.79	64.13	67.66	71.38
1"	103.51	109.20	115.21	121.55	128.24	135.29
1 1/2"	211.29	222.91	235.17	248.10	261.75	276.15
2"	408.82	431.31	455.03	480.06	506.46	534.32
3"	737.86	778.44	821.25	866.42	914.07	964.34
4"	887.42	936.23	987.72	1,042.04	1,099.35	1,159.81
6"	2,353.13	2,482.55	2,619.09	2,763.14	2,915.11	3,075.44
	Usage (per ft ³) (over base usage)					

Inside Usage	0.047	0.050	0.053	0.056	0.059	0.062
Outside Usage	0.056	0.059	0.062	0.065	0.069	0.073
Hydrant Usage	0.056	0.059	0.062	0.065	0.069	0.073
	Other Fees and Charges					
Delivery Fee of Lock Off Notice	10.00	10.00	10.00	10.00	10.00	10.00
Termination Fee-Working Hours	50.00	50.00	50.00	50.00	50.00	50.00
Termination Fee-Non-Working Hours	150.00	150.00	150.00	150.00	150.00	150.00

All rates shall be subject to an automatic annual rate increase of 5% beginning January 1, 2029 unless modified by council prior to the adjustment date.

The first 400 cubic feet of water consumed included in minimum monthly base water service charge. For Transient Lodging the first 200 cubic feet of water consumed per unit is included in the minimum monthly base water service charge.

Residential properties with more than one residential unit (i.e. duplexes, apartments, homes with accessory dwelling units) will be charged the applicable monthly residential base rate times the number of residential units.

Hydrant use: The use of water from the city's fire hydrants may be used by authorization of the Public Works Director for non-fire protection and non-potable related purposes through an application process. The hydrant meter may remain connected for a period no longer than 5 business days. Longer connection periods may be approved at the discretion of the Public Works Director. The first 400 cubic feet of water usage is included in the connection fee of the hydrant meter. Thereafter the charges are as listed above.

Monthly Sewer Rates and Fees (SMC 13.10.020)

Class of Service	2023	2024	2025	2026	2027	2028
Residential						
Single ¾" Residential	\$116.46	128.11	140.92	145.85	150.95	155.48

Non-Residential						
Transient quarters- per unit	\$58.24	64.06	70.46	72.93	75.48	77.74
Other Commercial						
¾" water service	\$116.46	128.11	140.92	145.85	150.95	155.48
1" water service	\$242.05	266.26	292.89	303.14	313.75	323.16
1.5" water service	\$360.65	396.72	436.39	451.66	467.47	481.49
2" water service	\$545.54	600.09	660.10	683.20	707.11	728.32
3" water service	\$782.72	860.99	947.09	980.24	1,014.55	1,044.99
4" water service	\$1,019.90	1,121.89	1,234.08	1,277.27	1,321.97	1,361.63
6" water service	\$1,684.03	1,852.43	2,037.67	2,108.99	2,182.80	2,248.28

Usage¹ Rates for Non-Residential/Commercial						
Flow Surcharge	\$0.059	0.065	0.072	0.075	0.078	0.080
BOD Surcharge²						
Low	\$0.000	0.000	0.000	0.000	0.000	0.000
Medium	\$0.023	0.025	0.028	0.029	0.030	0.031
High	\$0.047	0.077	0.115	0.136	0.160	0.179
Very High	\$0.092	0.124	0.163	0.186	0.212	0.235

Class of Service	2023	2024	2025	2026	2027	2028
Residential						
Single ¾" Residential	\$116.46	128.11	140.92	145.15	149.50	153.99
Non-Residential						
Transient quarters- per unit	\$58.24	64.06	70.46	72.58	74.75	77.00

Other Commercial						
¾" water service	\$116.46	128.11	140.92	145.15	149.50	153.99
1" water service	\$242.05	266.26	292.89	301.68	310.73	320.05
1.5" water service	\$360.65	396.72	436.39	449.48	462.96	476.85
2" water service	\$545.54	600.09	660.10	679.90	700.30	721.31
3" water service	\$782.72	860.99	947.09	975.50	1,004.77	1,034.91
4" water service	\$1,019.90	1,121.89	1,234.08	1,271.10	1,309.23	1,348.51
6" water service	\$1,684.03	1,852.43	2,037.67	2,098.80	2,161.76	2,226.61

Usage ¹ Rates for Non-Residential/Commercial						
Flow Surcharge	\$0.059	0.065	0.072	0.074	0.076	0.078
BOD Surcharge²						
Low	\$0.000	0.000	0.000	0.000	0.000	0.000
Medium	\$0.023	0.025	0.028	0.029	0.030	0.031
High	\$0.047	0.077	0.115	0.133	0.153	0.171
Very High	\$0.092	0.124	0.163	0.181	0.201	0.219

BOD: (denoting Biochemical Oxygen Demand) shall mean the quantity of oxygen utilized in the biochemical oxidation of organic matter under standard laboratory procedure in five (5) days at 20°C, expressed in milligrams per liter (mg/l).

“Residential” shall mean any contributor to the City’s treatment works whose real estate or building is used for domestic dwelling purposes only.

Residential properties with more than one residential unit (i.e. duplexes, apartments, homes with accessory dwelling units) will be charged the applicable monthly residential base rate times the number of residential units.

- 1- Flow based on water consumption charged per cubic foot over 400 cu/ft. Industrial users will be charged based on a consumption factor as determined by the City.
- 2- BOD Surcharge applies to commercial customers based on the following classification:

Strength Category	BOD Strength	Types of Typical Users
Low	<300mg/L	Public Facilities, Hotel/Motel w/o Restaurant, General Retail, Office Space, Industrial w/o Process Discharge
Medium	300-600 mg/L	Hotel/Motel w/Restaurant, School w/Cafeteria, Laundromat, Nursing Home, Hospital
High	601-2,000 mg/L	Grocery Store, Bakery, Restaurant, Coffee Shop
Very High	>2,000 mg/L	Food Production, Brewery, Distillery, Cider Production, Dairy, Industrial w/Process Discharge

Additional fees for BOD₅ testing at the request of the customer will be billed at actual rates for staff time, materials and testing services used plus 17% overhead.

All rates shall be subject to an automatic annual rate increase of 5% beginning January 1, 2029 unless modified by council prior to the adjustment date.

General Fees

4.1	Vacation Rental Fees (SMC 5.20.020):	
1.	New License	\$200.00
2.	License Renewal	\$200.00
3.	Prorated Licenses-Received After June 30th	\$100
4.	Appeals (SMC 5.20.055)	\$0.00
5.	Labor, Overhead, and Outside Consultant Review	Actual Cost

4.2	Business Licenses (SMC 5.04.070):	
1.	General Business License Origination Fee	\$10.00
2.	General Business License Renewal Fee	\$10.00
3.	Non-Resident License	
	Income under \$2,000.00 Annually	\$0.00
	Income Above \$2,000.00 Annually	\$10.00
4.	Non-Residential Renewal	
	Income under \$2,000.00 Annually	\$0.00
	Income Above \$2,000.00 Annually	\$10.00
5.	Peddler's License	\$15.00

4.3	Dog Licensing (SMC 6.04.040):	
1.	Non-Spayed/Non-Neutered Dogs	\$15.00
2.	Spayed/Neutered Dogs	\$7.50
3.	Senior (Age 60) Non-Spayed/Neutered Dogs	\$11.25
4.	Senior (Age 60) Spayed/Neutered Dogs	\$3.75
5.	Duplicate/Replacement Tags	\$1.00