

Building, Electrical, Fire and Grading Fees

The following fees apply to permits issued by the City of Lynnwood Permit Center

Fees for Building and Commercial Plumbing and Mechanical

Valuation in dollars	Fee in dollars
0 to 1,000	53.00
1,001 to 2,000	53.00 for the first 1,000 plus 4.00 for each additional 100 or fraction thereof
2,001 to 25,000	93.00 for the first 2,000 plus 17.00 for each additional 1,000 or fraction thereof
25,001 to 50,000	484.00 for the first 25,000 plus 12.00 for each additional 1,000 or fraction thereof, to and including 50,000
50,001 to 100,000	784.00 for the first 50,000 plus 8.00 for each additional 1,000 or fraction thereof, to and including 100,000
100,001 to 500,000	1,184.00 for the first 100,000 plus 7.00 for each additional 1,000 or fraction thereof, to and including 500,000.
500,001 to 1,000,000	3,984.00 for the first 500,000 plus 6.00 for each additional 1,000 or fraction thereof, to and including 1,000,000
1,000,001 to 5,000,000	6,984.00 for the first 1,000,000 plus 4.00 for each additional 1, 000 or fraction thereof, to and including 5,000,000
5,000,001 and up	22,984.00 for the first 5,000,000 plus 3.00 for each additional 1,000 or fraction thereof

Plumbing and Mechanical Fees for 1 & 2 Family Dwellings

Description	Unit fee
For issuing each permit (including separate issuance under combination permits)	36.00
Supplemental Permit	18.00
For each plumbing fixture	18.00
For each floor sink	18.00
For each floor drain	18.00
For each water heater	18.00
Rainwater water system inside the building – Per drain inlet	18.00
For installation, alteration or repair of water piping and/or water treatment equipment	18.00
For repair or alteration of drainage or vent piping	18.00
For each lawn sprinkler system on one meter including a back flow device	18.00
Backflow protection devices on individual fixtures: one to three	18.00
Each additional over three	3.60
Backflow protection on all other systems	30.00
For the installation of each furnace, heater or burner including ducts and vents attached thereto, up to and including 100,000 BTUs	24.00

Plumbing and Mechanical Fees for 1 & 2 Family Dwellings (continued)

For the installation, relocation or replacement of each appliance vent not included in an appliance permit	18.00
For repair, alteration or addition to each piece of heating and cooling equipment including controls	24.00
For installation or relocation of each boiler or compressor: <ul style="list-style-type: none"> • Up to 3 hp/100,000 BTUs • Over 3 to 15 hp/100,000 to 500,000 BTUs • Over 15 to 30 hp/500,000 to 1,000,000 BTUs • Over 30 to 50 hp/1,000,000 to 1,750,000 BTUs • Over 50 hp/ over 1,750,000 BTUs 	30.00 48.00 66.00 84.00 102.00
For each air-handler not part of a system including ducts: 10,000 cubic feet per minute or less Over 10,000 cubic feet per minute	18.00 30.00
For each ventilation fan connected to a single duct:	12.00
For each ventilation system which is not a portion of any heating or air-conditioning equipment authorized by a permit:	24.00
For each appliance and equipment regulated by the IRC or IMC for which no other fee is listed in this fee schedule (e.g. fireplaces, wood stoves, miscellaneous non-portable appliances):	24.00
Installation of each TYPE 1 hood which is served by mechanical exhaust, including the ducts of such hood	30.00
Installation or relocation of each domestic-type incinerator	30.00
Installation or relocation of each commercial or industrial-type incinerator	90.00
For gas piping as a single outlet or as a system <ul style="list-style-type: none"> • One to four gas outlets • Each gas outlet over four (additional) 	24.00 6.00
For each appliance and equipment regulated by the IRC or IMC for which no other fee in this schedule (e.g. fireplaces, wood stoves, miscellaneous not-portable appliances).	24.00

Electrical Permits and Inspections

Description	Fee or Rate
Plan Review	
Plan review fees on electrical permits requiring review unless listed below	40% of permit fee or \$36 minimum (whichever is greater)
Processing fee on all permits not requiring plan review	36.00
Additional plan review required by changes, additions or revisions to approved plans: 1/2-hour minimum	110.00 per hour
Plan review fees for work done outside normal business hours <ul style="list-style-type: none"> • Extension of hours • Call-in time 	110.00 per hour 2 hour minimum 4 hour minimum
Inspections outside normal business hours (minimum charge two hours on weekdays or four hours on weekends)	110.00 per hour*
Inspection for which no specific fee is listed (1/2-hour minimum charge)	110.00 per hour*

Electrical Permits and Inspections (continued)

New Single Family Dwellings

New single family dwelling <ul style="list-style-type: none"> • Up to 200-amps (includes a garage) • Over 200-amps 	162.00 + 36.00 231.00 + 36.00
Garages, pools, spas and outbuildings	96.00
Low voltage systems (security, phone, computer, etc.)	63.00

Single Family Remodel and Service Changes

Service/panel change or alteration – no added/altered circuits	90.00
Service/panel change with added/altered circuits	90.00 plus 12.00 each added circuit (Maximum permit fee \$162.00)
Circuits added/altered without service change (includes up to 10 circuits)	90.00
Circuits added/altered without service change (more than 10 circuits)	90.00 plus 8.00 each added circuit (Maximum permit fee \$162.00)
Meter/mast repair/alteration	90.00
Low voltage systems (security, phone, computer, etc.)	63.00

Multi-Family and Commercial (including low voltage)

Total valuation in dollars	Fee in dollars
0 to 1,000	90.00
1,001 to 5,000	90.00 plus 1.72% of cost over 1,000
5,001 to 20,000	158.80 plus 1.43% of cost over 5,000
20,001 to 50,000	373.30 plus 1.14% of cost over 20,000
50,001 to 250,000	715.30 plus 1.03% of cost over 50,000
250,001 to 1,000,000	2,775.30 plus 0.86% of cost over 250,000
1,000,001 and up	9,225.30 plus 0.57% of cost over 1,000,000

Miscellaneous

Temporary service	90.00
Manufactured/mobile home service (does not include garage or outbuildings)	90.00
Carnivals <ul style="list-style-type: none"> • Base fee • Each concession 	90.00 12.00
Inspection or plan review not specified elsewhere	110.00 per hour
Inspection fees for work done outside normal business hours <ul style="list-style-type: none"> • Extension of hours • Call in time 	110.00 per hour 2 hour minimum 4 hour minimum
Signs (each sign)	36.00
Request to inspect existing installation	90.00
Work concealed without inspection or work not ready at the time of inspection will be charged a re-inspection fee	55.00 plus 36.00 processing fee

Miscellaneous (continued)

T-stats Commercial –First	36.00
• each added	6.00
Installation Transfer (Switch) Panel for residential generator	49.00

The investigation fees in the event that work has been commenced without a permit first having been obtained for the performance of said work shall be equal to the permit fee. The investigation fee shall be imposed and collected whether or not a permit is subsequently issued.

Plan Review and Permit Processing Fees

Description	Fee or Rate
Plan review fees on all building permits requiring review unless listed below	65% of building permit fees
Plan review fees on Commercial Plumbing and Mechanical permits requiring review	40% of plumbing or mechanical Fees
Plan review fees for work done outside normal business hours shall be the normal fee plus a hourly fee with a minimum of two hours on weekdays and four hours on weekends	110.00 per hour or total hour cost incurred, whichever is greatest. Includes wages, benefits, overhead, supervision and equipment used.
Processing fee on all permits not requiring plan review	36.00
Additional plan review required by changes, additions or revisions to approved plans	110.00 per hour*

Other Inspection Fees Charges

Description	Fee or rate
Inspections outside normal business hours (minimum charge two hours on weekdays or four hours on weekends)	110.00 per hour*
Inspection for which no specific fee is listed (1/2-hour minimum charge)	110.00 per hour*
Re-inspection fee (55.00* for ½ hour + \$36 processing fee)	91.00 each
*Or the total hourly cost incurred by the city, whichever is greatest. The actual cost shall include wages, fringe benefits, overhead, supervision, supplies and equipment of the employees involved.	
Demolition permit for removal or destruction of existing buildings:	
• Removal of primary building	180.00
• Removal of accessory building/structure	90.00
Minimum housing or license care inspection:	162.00
House move into Lynnwood pre inspection:	162.00
Change of occupancy requiring an inspection	162.00
Investigation fee on stop work orders	An amount equal to the permit fee

Fire Permits and Inspections

Plan check fee for examination and review of plans by the fire marshal's office for any project, process or operation not already covered by the city's building division permit fee (one-half hour minimum charge)	110.00 per hour
The fee for any original permit required under 105.6.9 IFC (Compressed gases)	121.00
Thereafter, an annual renewal fee of	60.00

Fire Permits and Inspections (Continued)

The fee for any original permit required under 105.6.11 (Cryogenics): Thereafter, an annual renewal fee of	121.00 60.00
For any original permit required under 105.6.7 IFC (dust-producing and woodworking operations with dust-producing equipment) Thereafter, an annual renewal fee of	121.00 60.00
For any original permit required under 105.6.21 IFC (Hazardous Materials) Thereafter, an annual renewal fee of	241.00 121.00
For any original permit required under 105.6.21 IFC (Hazardous Production Materials) Thereafter, an annual renewal fee of	241.00 121.00
For any original permit required under 105.6.42 IFC (Spraying or Dipping Utilizing Flammable or Combustible Liquids) Thereafter, an annual renewal fee of	121.00 60.00
Sprinkler plan review/inspection fee <ul style="list-style-type: none"> Per sprinkler head over 10 	231.00 2.30
Fire alarm plan review/inspection fee <ul style="list-style-type: none"> Per device over 10 detectors 	231.00 2.30
Commercial hood suppression system	231.00
Residential sprinkler system (NFPA 13-D)	116.00
International Fire Code permits	173.00
Land Use Review fee	116.00
Underground oil tank removal	116.00
Fire Alarm Control replacement	116.00
Fire Alarm Transmitter replacement	116.00
Fire Alarm Power Panel replacement	110.00
Expedited permit fee	219.00
Re-inspection fee (after 3 visits)	110.00
Preventable alarm fee (after 3 alarms)	58.00

Grading Permits and Bonding for Work Performed Under Appendix J of the International Building Code

Grading Plan Review Fees

50 cubic yards (38.2 m ³) or less	No fee
51 to 100 cubic yards (40 m ³ to 76.5 m ³)	27.00
101 to 1,000 cubic yards (77.2 m ³ to 764.6 m ³)	43.00
1,001 to 10,000 cubic yards (765.3 m ³ to 7645.5 m ³)	57.00
10,001 to 100,000 cubic yards (7646.3 m ³ to 76 455 m ³)	57.00 for first 1,000 cubic yards plus 28.00 each added 10,000 yards
100,001 to 200,000 cubic yards (76 456 m ³ to 152 911 m ³)	310.00 for first 100,000 cubic yards plus 15.20 each added 10,000
200,001 cubic yards (152 912 m ³) or more	462.00 first 200,000 cubic yards plus 8.30 each added 10,000

Grading Permit Fees

50 cubic yards (38.2 m ³) or less	27.00
51 to 100 cubic yards (40 m ³ to 76.5 m ³)	43.00
101 to 1,000 cubic yards (77.2 m ³ to 764.6 m ³) First 100 cubic yards	43.00 + 20.00 each 100 cubic yards added
1,001 to 10,000 cubic yards (765.3 m ³ to 7645.5 m ³) First 1,000 cubic yards	224.00 + 17.00 each 1,000 cubic yards added
10,001 to 100,000 cubic yards (7646.3 m ³ to 76 455 m ³) First 10,000 cubic yards	374.00 + 76.00 each 10,000 added cubic yards
100,001 or more cubic yards (76 456 m ³ to 152 911 m ³) First 100,000 cubic yards	1,053.00 + 42.00 each 100,000 added cubic yards

Other Fees

Additional plan review required by changes, additions or revisions to approved plans (minimum charge will be one-half hour)	104.50 per hour*
Weekend Work Permit	404.80
Appeals: Filing of an appeal of code interpretation or acceptable alternates with the Hearing Examiner. Filing Fee plus cost of hearing	287.00

*Or the total hourly cost to the jurisdiction, whichever is the greatest. This cost shall include supervision, overhead, equipment, hourly wages and benefits of the employees involved.