

**2024 - 2025
FEE SCHEDULE**

Administrative Fees			
General Office			
Description		Fee/Charge	Reference
One-Sided Photocopies (black)	8 1/2 x 11	.15¢	
	8 1/2 x 14	.38¢	
	11 x 17	.63¢	
One-Sided Photocopies (color)	8 1/2 x 11	.20¢	
	8 1/2 x 14	.43¢	
	11 x 17	.68¢	
Two-Sided Photocopies (black)	8 1/2 x 11	\$ 0.30	Reso. 2023-10
	8 1/2 x 14	.76¢	
	11 x 17	\$ 1.26	
Two-Sided Photocopies (color)	8 1/2 x 11	\$ 0.40	Reso. 2023-10
	8 1/2 x 14	\$ 0.86	Reso. 2023-10
	11 x 17	\$ 1.36	Reso. 2023-10
Public Records	8 1/2 x 11 paper copy - per page	.15¢	960
	8 1/2 x 11 scanned copy - per page	.10¢	960
	Electronic files/attachments - per 4	.05¢	
	Electronic files - 1 gigabyte	.10¢	
	Document/audio copied to CD/USB	\$ 5.00	960
	Bodyworn camera request - staff redaction time per minute*	.38¢**	
	Bodyworn camera large request - % of estimated costs	10%	
	*the city will charge all requestors requesting body cam footage except those listed in RCW 42.56.240(e)(i) for the time it takes the city to redact the footage		
**for the purpose of providing requestors estimated costs of a request under RCW 42.56.120(2)(f), the city estimates that redaction takes 10 minutes of staff time per 1 minute of raw footage for targeted video redaction (w or w/o audio redaction)			
Plans, Policies	Budget Book	\$ 16.00	Reso. 2023-10
	Comprehensive Plan (GMA)	\$ 15.00	Reso. 2023-10
	Code Book	\$ 60.00	Reso. 2023-10
	Park Master Plan	\$ 5.00	Reso. 2023-10
	Personnel Policy Manual	\$ 7.00	
Fax	8 1/2 x 11 - per page	.15¢	
Fees & Licenses			
Amusement License	Amusement Device License - per device (annually)	\$ 25.00	
Business Licenses	General License - new	\$ 50.00	
	General License - annual renewal	\$ 25.00	
	Non-Profit License - proof of 501c 3 status	\$ -	
	Home Business - new	\$ 250.00	
	Home Business - annual renewal	\$ 25.00	
	Non-Resident Business (\$0 - \$2,000 gross annual income)	\$ -	
	Non-Resident Business (above \$2,000 gross annual income)	\$ 20.00	

**2024 - 2025
FEE SCHEDULE**

Administrative Fees			
General Office			
Description		Fee/Charge	Reference
Fees & Licenses cont...			
Community Building	Mon - Fri (8am to 4pm)	\$ 65.00	
	Mon - Fri (5pm to 10pm)	\$ 65.00	
	Friday (5pm to 12am)	\$ 90.00	
	Saturday (8am to 12am)	\$ 150.00	
	Sunday (8am to 12am)	\$ 130.00	
	Holiday (8am to 12am)	\$ 150.00	
	Refundable Deposit - clean/no damage	\$ 125.00	
	Refundable Alcohol Deposit - clean/no damage	\$ 100.00	
	Refundable 501 (c)(3) Deposit - waiver required	\$ 50.00	
	Key Replacement	\$ 25.00	
	Dog License (s)	Dog Tag - spayed/neutered (annual)	\$ 5.00
Dog Tag - unspayed/un-neutered (annual)		\$ 7.00	
Replacement Tag - lost or damaged		\$ 2.00	
Certificate of Registration		\$ 100.00	
Dangerous/Vicious Dog		\$ 500.00	
Guard Dog		\$ 250.00	Reso. 2024-16
Breeding Kennel License		\$ 100.00	Reso. 2023-10
Boarding Kennel License		\$ 200.00	
Municipal Court	Quash Warrant - per case	\$ 100.00	
	Certified copies - 1st page	\$ 5.00	
	Duplication of Electronic Records - per tape	\$ 10.00	Res 2024-12
	Appeals (Preperation & Tape)	\$ 40.00	Res 2024-12
	Additional pages - per page	\$ 1.00	
Notary	City Limits Resident- per signature	\$ 5.00	
	Outside City Limits Resident- per signature	\$ 10.00	
Returned Payment	Dishonored Payment - plus all costs involved	\$ 35.00	
	Electronic Check/ACH - plus all costs involved	\$ 35.00	
Parks & Special Events	Winolequa Covered Area - Resident	\$ 50.00	Reso. 2023-10
	Winolequa Covered Area - Non-Resident	\$ 65.00	Reso. 2023-10
	Winolequa Covered Area & Kitchen - Resident	\$ 100.00	Reso. 2023-10
	Winolequa Covered Area & Kitchen - Non-Resident	\$ 130.00	Reso. 2023-10
	Winolequa Stage	\$ 50.00	
	Winolequa Baseball Fields - per field	\$ 20.00	
	Refundable Deposit	\$ 50.00	
	Winolequa Park Alcohol Use Application	\$ 100.00	
	Camping (dry) - per night (1-6 people)	\$ 10.00	
	Additional Persons (6+) - per night/per person	\$ 2.00	
	Special Event	\$ -	
	Police Department	Accident Report - paper & electronic copies	\$ 5.00
Storage Container		\$ 100.00	Ord 1130

**2024 - 2025
FEE SCHEDULE**

Billing - Fireline Service			
Customer Charge per Bi-Monthly Billing Cycle - Inside City Limits			
	Description	Fee/Charge	Reference
Effective Date	2" or less Line	\$ 15.00	
	3" Line	\$ 17.00	
	4" Line	\$ 23.00	
	6" Line	\$ 39.00	
	8" Line	\$ 56.00	
	10" Line	\$ 74.00	
	12" Line	\$ 89.00	
		Usage per Line - per 100 cubic feet	\$ 1.00
Customer Charge per Bi-Monthly Billing Cycle - Outside City Limits			
Effective Date	2" or less Line	\$ 15.00	
	3" Line	\$ 17.00	
	4" Line	\$ 32.00	
	6" Line	\$ 56.00	
	8" Line	\$ 81.00	
	10" Line	\$ 108.00	
	12" Line	\$ 131.00	
		Usage per Line - per 100 cubic feet	\$ 1.00
Billing - Sewer Service			
Customer Charge per Bi-Monthly Billing Cycle - Inside City Limits			
Effective Date	Single Family Residence Rate	\$ 237.86	
	Multi-Family Residence Rate - per unit	\$ 237.86	
	Snow Bird Rate - 50%	\$ 118.93	
	Commercial Rate	\$ 257.72	
	School District Rate	\$ 257.72	
	New Service - single family residence	\$ 6,000.00	Reso. 2023-10
	New Service - multi-family 2-4 units (per ERU)	\$ 6,000.00	Reso. 2023-10
	New Service - multi-family 5+ units (per ERU)	\$ 6,000.00	Reso. 2023-10
	New Commercial Service - per ERU	\$ 7,000.00	Reso. 2023-10
	New Non-Profit Service	\$ 6,000.00	Reso. 2023-10
Billing Service - Storm Drain			
Customer Charge per Bi-Monthly Billing Cycle - Inside City Limits			
	Assessed on all improved properties	\$ 7.00	
Billing - Water Service			
Customer Charge per Bi-Monthly Billing Cycle - Inside City Limits			
Effective Date	Residential Rate	\$ 36.80	
	Un-Metered Base Rate - 1" or less	\$ 36.80	
	Metered Base Rate - 1" or less	\$ 36.80	
	1 inch to 2 inch Meter	\$ 38.00	
	2 inch Meter	\$ 40.00	
	Usage over 600 cubic feet - per 100 cubic feet	\$ 1.00	
	New Service - single family residence	\$ 5,000.00	Reso. 2023-10
	New Service - multi-family 2-4 units (per ERU)	\$ 5,000.00	Reso. 2023-10
	New Service - multi-family 5+ units (per ERU)	\$ 6,000.00	Reso. 2023-10
	New Commercial Service - per ERU	\$ 6,000.00	Reso. 2023-10
	New Non-Profit Service	\$ 5,000.00	Reso. 2023-10

**2024 - 2025
FEE SCHEDULE**

Customer Charge per Bi-Monthly Billing Cycle - Outside City Limits			
Description		Fee/Charge	Reference
Effective Date	Usage over 600 cubic feet - per 100 cubic feet	\$ 1.00	
	Snow Bird Rate - 50%	\$ 128.86	
Miscellaneous Utility Fees/Charges			
	Default Fee - 28th	\$ 50.00	
	Late Fee - 21st	\$ 25.00	
	Delinquent Account Door Hanger Fee	\$ -	
	Delinquent Account Disconnect/Reconnect Fee	\$ -	
	Meter Re-Reading	\$ 25.00	
	Data Log	\$ 25.00	
	Shut Off/Turn On Fee - non emergency	\$ 25.00	
	Emergency Call Outs - 2hr minimum	\$ 50.00	
Locating Water/Sewer Lines and/or Standby for Contractor	Normal Working Hours - 2hr minimum (per person)	\$ 75.00	
	After Business Hours - 2hr minimum (per person)	\$ 100.00	
	Unauthorized Meter Lock Removal	\$ 250.00	
	Damage to Water Meter - plus all costs involved	\$ 250.00	
	Clear Obstructed Water Meter - request to customer is refused	\$ 75.00	

2024 - 2025 Community Development Fees

		Building		
	Description	Base Fee	Variable Fee	Additional Fees/Permits that may be Required
Building Permits	New Home Base Fee (Per Unit)	\$ 3,000.00		application of currently adopted Building, Mechanical & Plumbing codes. Building: application of the City of Winlock Standardized Building Valuation/Fee Schedules based on adopted modifiers; see Standardized Building Valuation/Fee Schedules. <i>Other fee(s) may apply, depending on permit(s)/approvals required in conjunction with Building Permit Application</i>
	Building	See:	permit/action related	
	Fire	Standardized		
	Mechanical	Building Valuation		
	Plumbing	Schedule & Table		
	1			
Factory Assembled Structure (FAS)	Storage Unit	\$ 100.00		
	Commercial Coach - Once in our Codes	\$ 300.00		\$200 Planning Review MSR or \$50 Re-Review
	Classroom Unit	\$ 465.00		\$50 Application Fee
	Office Unit	\$ 465.00		Engineering Costs <i>additional fees may apply</i>
	Above Ground Level	\$ 25.00		plus linear footage
	Clearing Permit	\$ 350.00		plus all costs involved
	Conditional Use Permit	\$ 350.00		
Miscellaneous	Fence - property improvement	\$ 25.00		
	Fill & Grade Permit	See Table 2 & 3		
	Flood Development Permit	\$ 45.00		<i>other fees may apply; depending on development type</i>
	Mechanical Permit - non-supplemental	\$ 23.50	fixture/element fees see: Table 4	\$100 Inspection Fee
	Structure Relocation Application	\$ 750.00		
Mobile Homes	New Home Base Fee (Per Unit)	\$ 3,000.00		
	Placement Permit Review Fee	\$ 250.00		
	Placement Permit - double wide	\$ 490.00		\$200 Planning Review MSR or \$50 re-review
	Placement Permit - triple wide	\$ 590.00		\$50 Application Fee
	RV/Travel Trailer - temp	\$ 225.00		Engineering Costs <i>additional fees may apply</i>
	Park Model - Once in our Codes	\$ 325.00		
	Tiny Home - mobile	\$ 325.00		
Right-of-Way	Title Elimination	\$ 75.00		\$100 site visit - if required
	Plumbing Permit - non-supplemental	\$ 20.00	fixture/element fees see: Table 5	\$100 Inspection Fee (Fee per Component + Application Fee)
	Linear Footage	.10¢ per foot		
	Right-of Way Permit - non-residential under 250 linear feet	\$ 75.00		
	Right-of Way Permit - non-residential over 250 linear feet	\$ 250.00		
	Right-of-Way Permit - residential	\$ 25.00		
		Marijuana Activity		
Business License	Producers, Processors, Retailers	\$ 1,000.00		Engineering Costs

**2024 - 2025
Community Development Fees**

Planning				
(see combined departments activities/fees for total submittal fee for any development activity)				
	Description	Base Fee	Variable Fee	Additional Fees/Permits that may be Required
Administrative	Approval	\$ 280.00		\$200 Planning Review - MSR \$200 Traffic Impact Analysis - TIA <i>additional Fees may apply</i>
	Reduction	\$ 280.00		\$200 Planning Review - MSR
	Variance	\$ 170.00		\$200 Planning Review - MSR or \$50 Re-Review Fee <i>additional fees may apply</i>
Long Plat (1) Large Plat 10-24	Alteration	\$ 1,000.00		\$200 Planning Review \$200 Traffic Impact Analysis - TIA \$850 SEPA FEE \$750 Hearing Examiner Fee Engineering Costs <i>additional fees may apply</i>
	Simple Segregation	\$ 905.00	\$355 Application Fee \$200 Land-Use Review Fee \$200 Review Fee \$150 Final Map Review Fee	Review Fee and Water & Sewer Review Fee Engineering Costs \$6.50 State Fee \$100 City Fee
	Subdivision (Application) Subdivision (Final Map Approval) Platting	\$5,800.00 \$1,700.00	\$4000 Application Fee \$850 SEPA Fee \$200 Land Use Review Fee \$225 Review Fee \$225 Review Fee \$300 Review Fee	Soil Evaluations Design Review Fee Water/Sewer Review Fee Water/Sewer Availability (each lot) Road Approach Fee Stormwater Review Fee \$200 Traffic Impact Analysis Review Fee Final Approval Review Fee \$100 City Fee Engineering Fees <i>other Department Reviews/Fees may apply</i>
Long Plat (2) Large Plat 24 - U	Subdivision (Application)	\$ 5,800.00	\$50 Application Fee \$850 SEPA Fee \$225 Review Fee \$225 Review Fee \$300 Review Fee \$150 Final Map Review Fee	Soil Evaluations Design Review Fee (+\$100.00 Per Lot Review Fee After 24) Water/Sewer Review Fee Water/Sewer Availability (each lot) Road Approach Fee Road Plan Review Fee Stormwater Review Fee \$200 Traffic Impact Analysis Review Fee Final Approval/Review Fee \$100 City Fee Engineering Fees <i>other Department Reviews/Fees may apply</i>
	Subdivision (Final Approval)	\$ 2,550.00		
Master Planned Area	Requires a development contract to pay for additional actual costs for environmental and development review in conjunction with the application and permit <i>*(type III applications for Master Plan - Rural Area Uses, Master Planned Industrial, & Master Planned Resort are charged Master Planned Area Fee in addition to Binding Site Plan Application Fee)</i>	\$ 7,000.00		\$200 Planned Review - MSR \$850 SEPA Fee \$200 Traffic Impact Analysis - TIA \$100 City Fee Engineering costs paid out from fee - <i>only for proper submittals</i> Stormwater Review Fee (if applicable)

**2024 - 2025
Community Development Fees**

Land Divisions				
	Description	Fee	Fee Includes	Additional Applications/Fees/Permits may be Required
Miscellaneous	Appeal of Administrative Decision	\$ 450.00		\$250 Legal Publication Fee \$750 Examiner Fee required for Type I & Type II Applications
	Annexation Petition	\$ 600.00		plus all costs involved
	Binding Site Plan Application or Amendment	\$ 2,700.00		\$200 Planning Review \$850 SEPA Fee \$200 Traffic Impact Analysis - TIA <i>additional fees may apply</i>
	Franchise Agreement	\$ 2,500.00	Administration Fees	Reso 2024-12
	Boundary Line Adjustment	\$ 925.00	\$375 Application Fee \$200 Land-Use Review Fee \$200 Review Fee \$150 Final Map Review Fee	Review Fee Water & Sewer Review Fee
	Hillside Development Performance Standard	\$ 600.00		\$50 per each lot
	Lot Line Adjustment	\$ 600.00		\$50 per each lot
	Preliminary Review Modifications to Existing Development	\$ 600.00		\$50 for each lot plus all engineering costs
	Preliminary Subdivision	\$ 600.00		\$50 for each lot plus all engineering costs
	Rezoning Application	\$ 2,700.00		plus all engineering costs
	Street/Alley Vacation Request	\$ 500.00		\$100 City Fee Attorney Fees <i>(if applicable)</i>
	UGA - Preliminary & Final Review Fee	\$ 300.00		
	Vacation	\$ 1,600.00		
	Variance (except Administrative Variance)	\$ 2,100.00		
	Wireless Communications Facility	\$ 2,250.00		\$200 Planning Review \$850 SEPA Fee
SEPA	Checklist & Administrative Approvals	\$ 1,050.00	\$850 Application Fee \$200 Review Fee	Review Fee Water & Sewer Review Fee Traffic Impact Analysis Review Fee and All Engineering Fees
	Checklist Review & Threshold Determination	\$ 850.00		\$200 Traffic Impact Analysis - TIA and All Engineering Fees

**2024 - 2025
Community Development Fees**

Land Divisions				
	Description	Fee	Fee Includes	Additional Applications/Fees/Permits may be Required
Short Plat	Subdivision - lots 1 - 4	\$ 2,485.00	\$1385 Application Fee \$200 Land-Use Review Fee \$225 Review Fee \$225 Review Fee \$300 Review Fee \$150 Final Map Review Fee	Soil Evaluations Water & Sewer Review Fee Water/Sewer Availability (each lot) Road Approach Fees Road Plan Review Fee Stormwater Review Fee Traffic Impact Analysis Review Fee \$1050 SEPA Checklist Fee \$250 Legal Publication Fee \$6.50 State Fee \$100 City Fee Engineering Fees <i>other Department Reviews/Fees may apply</i>
	Subdivision - lots 5 - 9	\$ 3,335.00	\$1385 Application Fee \$200 Land-Use Review Fee \$225 Review Fee \$225 Review Fee \$300 Review Fee \$150 Final Map Review Fee	Soil Evaluations Water & Sewer Review Fee Water/Sewer Availability (each lot) Road Approach Fees Road Plan Review Fee Stormwater Review Fee Traffic Impact Analysis Review Fee \$1050 SEPA Checklist Fee \$250 Legal Publication Fee \$6.50 State Fee \$100 City Fee Engineering Fees <i>other Department Reviews/Fees may apply</i>
Short Subdivision	Alteration	\$ 1,000.00		
	Application	\$ 1,385.00		\$200 Planning Review \$6.50 State Fee \$100 City Fee \$200 Traffic Impact Analysis - TIA Engineering Fees - <i>other fees/reviews may apply depending on scope of development</i>
	Vacation	\$ 1,600.00		
Shoreline	Conditional Use Permit	\$ 3,300.00		\$200 Planning Review - MRS \$850 SEPA Fee \$100 City Fee <i>Engineering Fees - other fees/reviews may apply depending on scope of development</i>
	Exemption Review	\$ 100.00		
	Substantial Development Permit	\$ 1,385.00		\$200 Planning Review Fee - MSR \$850 SEPA Fee <i>Engineering Fees - other fees/reviews may apply depending on scope of development</i>
	Substantial Development w/Shoreline Conditional Use Permit	\$ 200.00		
	Variance	\$ 3,300.00		\$200 Planning Review Fee <i>Engineering Fees - other fees/reviews may apply depending on scope of development</i>
	Amendment or Revision	\$ 2,500.00		

Effective Date: 09-16-2024

2024 - 2025

Resolution No. 2024-16

Community Development Fees

Attachment B

Special Use	Permit	\$ 3,200.00	\$200 Planning Review \$850 SEPA \$200 Traffic Impact Analysis - TIA
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**2024 - 2025
Community Development Fees**

Private Roads				
	Name Application	\$ 160.00	\$35 Application Fee \$125 Installation Fee	\$100 Application Fee (note: owner provides sign after approval)
Agreements	Pass-Thru Agreement	Actual Costs +20%		
Amendments	Comprehensive Plan Amendment	\$ 1,000.00		All Engineering Costs
	Rezone/Comprehensive Plan Amendment	\$ 2,700.00		\$850 SEPA Review Fee \$200 Traffic Impact Analysis - TIA and All Engineering Fees
Fees	Application Fee	\$ 100.00		
	City Fee	\$ 150.00		
	Hearing Examiner Fee	\$ -		owners costs + materials submitted for review
	Legal Publication Fee	\$ 250.00		per each publication time
	Map Change Application	\$ 500.00		
	Site Inspection Fee	\$ 100.00		
	State Fee	\$ 350.00		
Inspections	Traffic Impact Analysis (TIA)	\$ 200.00		All Engineering Costs
	Inspection Fee - 1hr minimum (per person)	\$ 100.00		
Planning Review	Inspection Fee - per house (if required)	\$ 100.00		
	Land Development Review Fee (LDR)	\$ 200.00		
Review Fees	Master Site Review Fee (MSR)	\$ 200.00		\$50 for Re-Reviews/minor additions
	Peer Review of Assessment & Mitigation Report	Actual Costs		
	Land-Use Review Fee	\$ 200.00		
	Review Fee	\$200 - \$350		
	Re-Review Fee	\$ 50.00		
	Design Review Fee	\$ -		All Engineering Cost for Plat or Plan Review Fee
	Final Approval Review Fee	\$ -		All Engineering Costs All Building Department Costs
	Final Map Review Fee	\$ -		All Engineering Costs All Building Department Costs
	Traffic Impact Analysis Review Fee	\$ -		All Engineering Costs
	Water & Sewer Review Fee	\$ -		All Engineering Costs
Roads	Stormwater Review Fee	\$ -		All Engineering Costs
	Road Approach Fee	\$ -		All Engineering Costs All Public Works Costs
	Road Plan Review Fee	\$ -		

Community Development Fees

STANDARDIZED BUILDING VALUATION/FEE SCHEDULE

Valuation Factors for Non-Commercial Development					
Type	Category/Grade	Factor	Type	Category/Grade	Factor
U-Structures			Other		
Wood Frame	Unfinished	\$ 26.25 s.f.	Basement	Unfinished	\$ 37.50 s.f.
	Finished	\$ 30.00 s.f.	Green House	Finished	\$ 75.00 s.f.
Pole Type	Unfinished	\$ 18.13 s.f.		Plastic	Plastic
	Finished	\$ 20.63 s.f.	All Others		\$ 14.50 s.f.
	Roof ONLY	\$ 10.65 s.f.	Re-Roofing	Residential ONLY	\$ 93.75 s.f.
	Open Lean-To	\$ 10.65 s.f.	Decks	Open (no roof)	\$ 7.50 s.f.
Masonry	Unfinished	\$ 30.00 s.f.		Covered	\$ 18.13 s.f.
	Finished	\$ 33.75 s.f.	Porch	Enclosed	\$ 30.00 s.f.
Heavy Steel	Unfinished	\$ 26.25 s.f.	Foundation		\$ 62.50 lin ft
	Finished	\$ 30.00 s.f.	Miscellaneous		
2nd Floor Loft		*	Cargo Containers		\$100 Inspection Fee
Prefabricated Carport Canopy		\$ 4.50 s.f.	Solar Panel Installation		
	All Others	\$ 8.50 s.f.	Demolition Permit (non-commercial)		\$ 30.85 each
Definitions			Chimneys, Fences, Signs		Bid Price
→ FAS - Factory Assembled Structure			Remodel/Repairs (all)		Bid Price
→ Finished - structures that are insulated and sheet rocked			Swimming Pools (all)		Bid Price
→ Modular Home - FAS built to IRC or IBC standards			State Fees		
→ Mobile Home - FAS constructed for residential use			residential building permits		\$ 6.50 each
→ Residential - structures approved for habitation			commercial building permits		\$ 25.00 each
→ Roof ONLY - open structure, 2 or more sides (i.e. carport)			multi-living units (per living unit when more than 1)		\$ 2.00 each
→ Heavy Steel - all steel framing			City Fees		
			City Fee		\$ 100.00
			Application Fee		\$ 50.00
*2nd Floor/Loft: use same factor as ground floor for type of structure being constructed - finished or unfinished			Additions (non-commercial): valuation for additions are calculated at the same rate as new construction using the factors listed on this chart.		
**Modular Home - foundation permit required, full valuation/plan review fee. Home permit calculated at 1/2 valuation, no plan review fee. Plumbing permit required.			Agricultural Buildings: valued as U-Structures using the factors listed in this chart with a reduced plan review fee if applicable. see: Table 1 - Building Permit Fees		
Commercial (building, mechanical, plumbing & fire), Industrial Development or Demolition: valued at bid price. City of Winlock Building Official has the authority to determine valuation if bid price is questionable. Fees will conform to the fee table identified as Table 1 - City of Winlock Building Permit Fees.					
Structures or developments not identified on this chart will be valued at bid price or by determination of the Building Official					

Community Development Fees

Table 3 - City of Winlock Grading Permit Fees

TOTAL Yard Materials	Fee
50 or less cubic yards	NO fee
51 to 100 cubic yards	\$50.00
101 to 1,000 cubic yards	\$50.00 for the first 100 cubic yards plus \$13.79 for each additional 100 yards or fraction thereof to, and including to 1,000 cubic yards
1,001 to 10,000 cubic yards	\$174.11 for the first 1,000 cubic yards plus \$11.81 for each additional 1,000 yards or fraction there thereof to, and including to 10,000 cubic yards
10,001 to 100,000 cubic yards	\$280.40 for the first 10,00 cubic yards plus \$53.16 for each additional 10,000 yards or fraction thereof to, and including to 100,000 cubic yards
100,001 to 200, 000 cubic yards	\$758.84 for the first 100,000 cubic yards plus \$50.00 for each additional 10,000 yards or fraction thereof
200,001 or more cubic yards	\$998.03 for the first 200,00 cubic yards plus \$5.91 for each additional 10,000 yards or fraction thereof
Other	Fee
additional plan review required by changes, additions or revisions to approve plans	\$100 per hour ¹ (minimum charge - 1 hour)
for use outside consultant's plan for checking and inspections or both	Actual Costs ²
Site Inspection	\$100.00
Inspections <i>outside normal business hours</i>	\$100.00 per hour ¹ (2 hour minimum charge)
Special Inspections	\$100.00 per hour ¹ (2 hour minimum charge)
Investigative Fee - <i>commencing work w/out permit</i>	Double Permit Fee
Permit Change Fee-assessed when changes are requested to approved/issued permits - in addition to permit fees	\$50.00
¹ or the total hourly cost to the city, whichever is the greatest. This cost shall include supervision, overhead, and equipment, hourly wages and fringe benefits of the employees involved.	
² actual costs include administrative and overhead costs.	

Community Development Fees

Table 4 - City of Winlock Mechanical Permit Fees

Elements	Fee (each element)
Air Handlers < 100 cfm	\$ 10.65
Air Handlers > 100 cfm	\$ 18.10
Furnace < 100,000 btu	\$ 14.80
Furnace > 100,000 btu	\$ 18.20
Appliance Vent	\$ 7.25
Boiler/Compressor 3 hp / 100,000 btu	\$ 14.70
Evaporative Cooler	\$ 10.65
Gas Heating Unit	\$ 10.65
Exhaust Hood	\$ 10.65
Fireplace - zero clearance	\$ 10.65
Fireplace Insert	\$ 10.65
Floor Furnace	\$ 14.80
Suspended Wall Heater	\$ 14.80
Floor Mounted Heater	\$ 14.80
Gas Piping (1-4 connections)	\$ 5.50
Gas Piping (over 4 connections)	\$ 1.00
Heat Pump < 100,000 btu	\$ 14.80
Heat Pump > 100,000 btu	\$ 18.20
Fireplace	\$ 10.65
Pellet Stove	\$ 10.65
Wood Stove	\$ 10.65
Refrigerating Unit	\$ 13.70
Ventilation Fan/Duct	\$ 7.25
Incinerator - residential	\$ 18.20
Incinerator - commercial	\$ 14.50
Radiant Floor Heat	\$ 21.70
Other Mechanical	\$ 10.65
Permit - non-supplemental base fee	\$ 23.50
Permit Inspection Fee	\$ 100.00
Permit - supplemental fee/residential (no additional fixture fee)	\$ 41.25
Permit - commercial	<i>Bid Price</i>

Table 5 - City of Winlock Plumbing Permit Fees

Elements	Fee (each element)
Sewer Connection	\$ 15.00
All fixtures (i.e. bathtub, sink, shower, toilet, dishwasher, kitchen sink, urinal, water heater, bidet, clothes washer, etc.)	\$ 7.00
Other Plumbing	\$ 7.00
Permit - non-supplemental base fee	\$ 20.00
Permit - Inspection fee	\$ 100.00
Permit - supplemental fee / residential (non additional fixture fee)	\$ 99.00
Permit - commercial	<i>Bid Price</i>

Community Development Fees

Table 6 - City of Winlock Traffic Impact Fee Rate Schedule
Residential

ITE Code ¹	ITE Land Use Category ¹	ITE Trip Rate ¹	Rate Per Unit ³	Impact Fee per Unit
210	single-family detached housing	0.94	DU	\$ 1,826.00
215	single-family attached housing (duplex/townhouse)	0.57	DU	\$ 1,108.00
220	multi-family housing (1-3 floors)	0.51	DU	\$ 991.00
221	multi-family housing (4-10 floors)	0.39	DU	\$ 758.00
230	low-rise residential w/1 floor commercial	0.36	DU	\$ 699.00
240	mobile home park	0.58	DU	\$ 1,127.00
251	senior adult housing - single family	0.30	DU	\$ 583.00
252	senior adult housing - multi family	0.25	DU	\$ 486.00
253	congregate care facility	0.18	DU	\$ 350.00
254	assisted living	0.24	DU	\$ 466.00
255	continuing care retirement community	0.19	DU	\$ 369.00
260	recreational home	0.29	DU	\$ 563.00
*	accessory dwelling unit (≥450 sf) ^b	0.61	DU	\$ 1,185.00
*	accessory dwelling unit (<450 sf) ^b	0.30	DU	\$ 583.00

¹Institute of Transportation Engineers, Trip Generation Manual (11th Edition)

²Trip generation rate per development unit for PM peak hour of the adjacent street traffic (4-6pm)

³DU = dwelling unit

*No ITE rate exists for ADU's, ADU trip rates modeled consistent with "Clackamas County Residential TSDC Analysis" (2019)

**Traffic impact fees for PRD's will be based on the type of dwellings

**2024 - 2025
Community Development Fees**

Table 7 - City of Winlock Traffic Impact Fee Rate Schedule

Non-Residential LUC 1-799						
ITE Code ¹	ITE Land Use Category ¹	Base Trip Rate ²	% Primary Trips ³	Net Trip Rates	Rate Per Unit ³	Impact Fee per Unit
PORT AND TERMINAL						
30	Intermodal Truck Terminal	1.87	*	1.870	KSF \$	3,633.00
90	Park and Ride with Bus Service	0.49	*	0.490	space \$	952.00
INDUSTRIAL						
110	General Light Industrial	0.65	*	0.650	KSF \$	1,263.00
130	Industrial Park	0.34	*	0.340	KSF \$	661.00
140	Manufacturing	0.74	*	0.740	KSF \$	1,438.00
150	Warehousing	0.18	*	0.180	KSF \$	350.00
151	Mini Warehouse	0.15	*	0.150	KSF \$	291.00
170	Utilities	2.16	*	2.160	KSF \$	4,197.00
180	Speciality Trade Contractor	1.93	*	1.930	KSF \$	3,750.00
LODGING						
310	Hotel	0.59	*	0.590	room \$	1,146.00
311	All Suites Hotel	0.36	*	0.360	room \$	699.00
312	Business Hotel	0.31	*	0.310	room \$	602.00
320	Motel	0.36	*	0.360	room \$	699.00
RECREATIONAL						
411	Public Park	0.11	*	0.110	acre \$	214.00
416	Campground/RV Park	0.27	*	0.270	site \$	525.00
430	Golf Course	0.28	*	0.280	acre \$	544.00
432	Golf Driving Range	1.25	*	1.250	tee \$	2,429.00
433	Batting Cages	2.22	*	2.220	cage \$	4,313.00
434	Rock Climbing Gym	1.64	*	1.640	KSF \$	3,187.00
435	Multi-Purpose Recreational Facility	3.58	*	3.580	KSF \$	6,956.00
437	Bowling Alley	1.16	*	1.160	KSF \$	2,254.00
445	Movie Theater	13.96	*	13.960	screen \$	27,124.00
488	Soccer Complex	16.43	*	16.430	field \$	31,923.00
490	Tennis Courts	4.21	*	4.210	court \$	8,180.00
491	Racquet/Tennis Club	3.82	*	3.820	court \$	7,422.00
492	Health Fitness Club	3.45	*	3.450	KSF \$	6,703.00
493	Athletic Club	6.29	*	6.290	KSF \$	12,221.00
495	Recreational Community Center	2.50	*	2.500	KSF \$	4,858.00
INSTITUTIONAL						
520	Elementary School	0.16	*	0.160	student \$	311.00
522	Middle/Junior High School	0.15	*	0.150	student \$	291.00
525	High School	0.14	*	0.140	student \$	272.00
528	School District Office	2.04	*	2.040	student \$	3,964.00
536	Charter Elementary School	0.16	*	0.160	student \$	311.00
540	Junior/Community College	0.11	*	0.110	student \$	214.00
560	Church	0.49	*	0.490	KSF \$	952.00
565	Day Care Center	11.12	44%	4.893	KSF \$	9,507.00
566	Cemetery	0.46	*	0.460	acre \$	894.00
571	Adult Detention Facility	0.08	*	0.080	bed \$	155.00
575	Fire & Rescue Station	0.48	*	0.480	KSF \$	933.00
590	Library	8.16	*	8.160	KSF \$	15,855.00
MEDICAL						
610	Hospital	0.86	*	0.860	KSF \$	1,671.00
620	Nursing Home	0.14	*	0.140	bed \$	272.00
630	Clinic	3.69	*	3.690	KSF \$	7,170.00
640	Animal Hospital/Veterinary Clinic	3.53	*	3.530	KSF \$	6,859.00
650	Freestanding Emergency Room	1.52	*	1.520	KSF \$	2,953.00
OFFICE						
710	General Office	1.44	*	1.440	KSF \$	2,798.00
712	Small Office Building (<10,000 sf)	2.16	*	2.160	KSF \$	4,197.00
714	Corporate Headquarters Building	1.30	*	1.300	KSF \$	2,526.00
715	Single Tenant Office (≥10,000 sf)	1.76	*	1.760	KSF \$	3,420.00
720	Medical/Dental Office (stand-alone)	3.93	*	3.930	KSF \$	7,636.00
730	Government Office Building	1.71	*	1.710	KSF \$	3,323.00
732	US Post Office	11.21	*	11.210	KSF \$	21,781.00
750	Office Park	1.30	*	1.300	KSF \$	2,526.00
760	Research and Development Center	0.98	*	0.980	KSF \$	1,904.00
770	Business Park	1.22	*	1.220	KSF \$	2,370.00

¹ Institute of Transportation Engineers, Trip Generation Manual (11th Edition)

² Trip generation rate per development unit, for PM peak hour of the adjacent street traffic (4-6pm)

³ DU = dwelling unit; KSF = 1,000 sf; VSP = vehicle servicing position

*pass-by and diverted trip rate data not available. Primary trip rates may be applied based on local data, development context, and engineering judgement

**2024 - 2025
Community Development Fees**

Table 8 - City of Winlock Traffic Impact Fee Rate Schedule

Non-Residential LUC 800-999

ITE Code ¹	ITE Land Use Category ¹	Base Trip Rate ²	% Primary Trips ³	Net Trip Rates	Rate Per Unit ³	Impact Fee per Unit
RETAIL						
810	Tractor Supply Store	1.40	66%	0.924	KSF S	1,795.00
811	Construction Equipment Rental Store	0.99	74%	0.733	KSF S	1,423.00
812	Building Materials and Lumber Store	2.25	74%	1.665	KSF S	3,235.00
813	Free-Standing Discount Superstore (w/grocery)	4.33	71%	3.074	KSF S	5,973.00
814	Variety Store	6.70	66%	4.422	KSF S	8,592.00
815	Free Standing Discount Store (w/out grocery)	4.86	83%	4.034	KSF S	7,838.00
816	Hardware/Paint Store	2.98	74%	2.205	KSF S	4,285.00
817	Nursery (garden center)	6.94	74%	5.136	KSF S	9,978.00
818	Nursery (wholesale)	5.24	74%	3.878	KSF S	7,534.00
820	Shopping Center (>150k)	3.40	66%	2.244	KSF S	4,360.00
821	Shopping Plaza (40-150k) w/supermarket	9.03	66%	5.960	KSF S	11,580.00
821	Shopping Plaza (40-150k) w/out supermarket	5.19	66%	3.425	S	6,656.00
822	Strip Retail Plaza (<40k)	6.59	66%	4.349	KSF S	8,451.00
823	Factory Outlet Center	2.29	66%	1.511	KSF S	2,937.00
840	Automobile Sales (new)	2.42	100%	2.420	KSF S	4,702.00
841	Automobile Sales (used)	3.75	100%	3.750	KSF S	7,286.00
842	Recreational Vehicle Sales	0.77	100%	0.770	KSF S	1,496.00
843	Automobile Parts Sales	4.90	44%	2.156	KSF S	4,189.00
848	Tire Store	3.75	72%	2.700	KSF S	5,246.00
849	Tire Superstore	2.11	72%	1.519	KSF S	2,952.00
850	Supermarket	8.95	64%	5.728	KSF S	11,130.00
851	Convenience Store	49.11	49%	24.064	KSF S	46,756.00
857	Discount Club	4.19	63%	2.640	KSF S	5,129.00
861	Sporting Goods Superstore	2.14	66%	1.412	KSF S	2,744.00
862	Home Improvement Superstore	2.29	58%	1.328	KSF S	2,581.00
863	Electronics Superstore	4.25	60%	2.550	KSF S	4,955.00
866	Pet Supply Store	3.55	66%	2.343	KSF S	4,552.00
867	Office Supply Store	2.77	66%	1.828	KSF S	3,552.00
875	Department Store	1.95	66%	1.287	KSF S	2,501.00
876	Apparel Store	4.12	66%	2.719	KSF S	5,283.00
879	Arts and Crafts Store	6.21	66%	4.099	KSF S	7,964.00
880	Pharmacy/Drug Store w/out Drive-Thru	8.51	47%	4.000	KSF S	7,771.00
881	Pharmacy/Drug Store w/Drive-Thru	10.25	38%	3.895	KSF S	7,568.00
882	Marijuana Dispensary	18.92	100%	18.920	KSF S	36,762.00
890	Furniture Store	0.52	47%	0.244	KSF S	475.00
899	Liquor Store	16.62	64%	10.637	KSF S	20,667.00
SERVICES						
911	Walk-in Bank	12.13	65%	7.885	KSF S	15,320.00
912	Drive-in Bank	21.01	65%	13.657	bed S	26,535.00
918	Hair Salon	1.45	65%	0.943	KSF S	1,831.00
920	Copy, Print, and Express Ship Store	7.42	66%	4.897	KSF S	9,515.00
930	Fast Casual Restaurant	12.55	57%	7.154	KSF S	13,899.00
931	Fine Dining Restaurant	7.80	56%	4.368	KSF S	8,487.00
932	High Turnover (sit-down) Restaurant	9.05	57%	5.159	KSF S	10,023.00
933	Fast Food w/out Drive-Thru	33.21	57%	18.930	KSF S	36,780.00
934	Fast Food w/Drive-Thru	33.03	50%	16.515	KSF S	32,089.00
935	Fast Food Restaurant w/Drive-Thru w/out Indoor Seating	59.50	50%	29.750	lane S	57,804.00
936	Coffee/Donut Shop w/out Drive-Thru	32.29	57%	18.405	KSF S	35,761.00
937	Coffee/Donut Shop w/Drive-Thru	38.99	50%	19.495	KSF S	37,879.00
938	Coffee/Donut Shop w/Drive-Thru w/out Indoor Seating (espresso stand)	15.08	11%	1.659	lane S	3,223.00
941	Quick Lubrication Vehicle Stop	8.70	72%	6.264	VSP S	12,171.00
942	Automobile Care Center	3.11	72%	2.239	KSF S	4,351.00
943	Automobile Parts and Services Center	2.06	72%	1.483	VFP S	2,882.00
944	Gasoline/Service Station	13.91	58%	8.068	VFP S	15,676.00
945	Convenience Store/Gas Station (<4,000 sf)	18.42	12%	2.210	VFP S	4,295.00
945	Convenience Store/Gas Station (4,000 sf--5,500 sf)	22.76	12%	2.731	VFP S	5,307.00
945	Convenience Store/Gas Station (>5,500 sf)	26.90	12%	3.228	VFP S	6,272.00
947	Self-Serve Car Wash	5.54	58%	3.213	stall S	6,243.00
948	Automated Car Wash	77.50	58%	44.950	stall S	87,338.00
950	Truck Stop (truck trips only)	15.42	58%	8.944	VFP S	17,377.00
970	Winery	7.31	100%	7.310	KSF S	14,203.00
971	Brewery Taproom	9.83	100%	9.830	KSF S	19,100.00
975	Drinking Place	11.36	100%	11.360	KSF S	22,072.00

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² Trip generation rate per development unit, for PM peak hour of the adjacent street traffic (4-6pm)

³ DU = dwelling unit; KSF = 1,000 sf; VSP = vehicle servicing position

*pass-by and diverted trip rate data not available. Primary trip rates may be applied based on local data, development context, and engineering judgement