

Resolution #2021-07

**A RESOLUTION OF THE TOWN OF CONCRETE, WASHINGTON SETTING FEES FOR GOVERNMENTAL SERVICES IN THE TOWN OF CONCRETE FOR THE BUDGET YEAR 2022.**

**NOW THEREFORE**, be it resolved by the Town Council of Town of Concrete hereby adopts the annual fee schedule for the budget year 2022 as follows:

<b>The following is a rate and fee schedule for the Town of Concrete. Fees not listed on this form may be charged as allowed and stated in particular sections of the Concrete Municipal Code.</b>		
<b>Administrative Fees:</b>		
<u>Business Licensing</u>		
Business License in Town Limits	\$30.00	Per Year
Business License out of Town Limits	\$35.00	Per Year
Business License – Endorsement Exempt	\$0.00	
Business License Late Fee	10%	Per Month
Business License Transfer Fee	\$30.00	Per Transfer
Home Occupation Permit	\$85.00	One Time Fee
Itinerant Merchants	\$50.00	Per Month
Second Hand/Pawnbroker	\$35.00	Per Year
Second Hand/Pawnbroker Late Fee	10%	Per Month
<u>Special Events</u>		
Special Events	\$35.00	Per Event
Special Event w/ Water	\$40.00	Per Event
Special Event w/ Electricity	\$45.00	Per Event
<u>Special Event – Non-Profits</u>		Proof of 501C3 Status
Special Event – Non-Profit	\$25.00	Per Event
Special Event – Non-Profit w/ Water	\$30.00	Per Event
Special Event – Non-Profit w/ Electricity	\$35.00	Per Event
Special Event – Non-Profit w/ Water & Electricity	\$40.00	Per Event
Special Event – Staff Presence Requested	\$25.00	Per Employee, Per Day
Special Event – w/ Sani-Can Rental	\$25.00	Per Sani-Can, Per Day

Special Event w/ Picnic Table/s	\$10.00 *Mardi Gras, 4 <sup>th</sup> of July, Fly-In and Cascade Days Rental Fees Waived	Per Table, Per Event
Picnic Table Replacement	Actual Cost – \$160.00 Minimum	Per Table
Street Carnivals and Circuses	\$30.00	Per Day
Street Carnivals/Circuses w/ Water	\$40.00	Per Day
Street Carnival/Circuses w/ Electricity	\$45.00	Per Day
Street Carnivals/Circuses w/ Water & Electricity	\$50.00	Per Day
Sani-Can Rental – Non-Event	\$50.00 Includes Delivery, Pickup and Cleaning	Per Day, Per Sani-Can Inside Town Limits Only
Sani-Can Replacement Cost	\$700.00	Per Sani-Can
Sani-Can Rental Emergency-Private	\$40.00	Per Day, Per Can
Sani-Can Rental Emergency-Govt./Public	\$30.00	Per Day, Per Can
Copies (R.C.W. 42.56.070)	\$0.15	No Tax on Public Disclosure Request
Copies	\$0.15	Per Page Plus Tax
Faxing Fees - Sent or Received	\$1.50	First Page
	\$1.00	Each Additional Pg.
Scan and Email – Sent	\$0.25	Per Page
Notary Fee (2 or fewer Notarial Acts)	\$5.00	Up to 2 Maximum
(Over 2 Notarial Acts)	\$2.00	Each after first two
NSF Check Fee	\$35.00/10% of Total Check(whichever amount is greater)	Plus Bank Fee
Sign/Town Center Initial Fee	\$150.00	
Sign/Town Center Annual Fee	\$15.00	
Sign/Town Center Late Fee	\$1.00	Per Month
Sign/SR 20 Advertising Sign	\$200.00	Initial Fee
Sign/SR 20 Advertising Sign	\$15.00	Annual Fee
Sign/SR 20 Advertising Sign	\$1.00	Late Fee-Assessed Per Month
Per Diem Meal Rate	\$59.00	Max +20% Gratuity & Sales Tax
Breakfast	\$13.00	Max+ 20% Gratuity & Sales Tax
Lunch	\$15.00	Max+ 20% Gratuity & Sales Tax
Dinner	\$26.00	Max+ 20% Gratuity &

		Sales Tax
Incidental Expenses	\$5.00	
Mileage	Standard Current IRS Mileage Rate	
<b>Building Permit Fees:</b>		
Building Permit Fee	Valuation –  Modular homes will be valued the same as Residential Buildings  Additions will be valued the same as Residences	Residential, Commercial and Garages valuation will be taken from the most recent ICC Construction cost table, published twice yearly in the Building Safety Journal.
Building Permit Fee	New Construction <u>Total Valuation</u> \$1-\$500  \$501-\$2,000  \$2,001-\$40,000  \$40,001 - \$100,000  \$100,000 - \$500,000  \$500,001-\$1,000,000	<u>Fee</u> \$24.00 Flat Fee  \$24.00 for first \$500, plus \$3 each additional \$100, or fraction thereof, to and including \$2,000  \$69 for first \$2000 plus \$11 for each additional \$1,000, or fraction thereof, to and including \$40,000  \$487 for the first \$40,000 plus \$9 for each additional \$1,000, or fraction thereof, to and including \$100,000  \$1,027 for first \$100,000 plus \$7 each additional \$1,000, or fraction thereof, to and including \$500,000  \$3,827 for first \$500,000 plus \$5 each additional \$1,000, or

	<p>\$1,000,001 - \$5,000,000</p> <p>\$5,000,001 and over</p>	<p>fraction thereof, to and including \$1,000,000</p> <p>\$6,327 for first \$1M plus \$3 for each additional \$1,000, or fraction thereof</p> <p>\$18,327 for the first \$5,000,000 plus \$1 for each additional \$1,000, or fraction thereof</p>
Building Permit Fee Remodel- Minor	<ul style="list-style-type: none"> <li>• Addition, removal or repair of some walls or partitions</li> <li>• Minor mechanical, electrical or plumbing work, such as residential remodeling of bathroom or kitchens</li> <li>• Some refinishing of existing walls, ceilings and floors</li> <li>• Replacement of some windows</li> <li>• Replacement of ceiling grid system</li> </ul>	25% of Building Valuation
	<p>Remodel – Major</p> <ul style="list-style-type: none"> <li>• Addition or removal of many walls</li> <li>• Extensive mechanical, electrical, or plumbing work</li> <li>• Significant refinishing of walls, ceilings and floors</li> <li>• Replacement of</li> </ul>	50% of Building Valuation

	<ul style="list-style-type: none"> <li>many windows</li> <li>Limited structural modification and addition</li> </ul>	
	<p>Remodel – Full</p> <ul style="list-style-type: none"> <li>Demolition of all non-structural portions leaving a structural shell</li> <li>Installation of new or substantial replacement of mechanical, electrical or plumbing</li> <li>Significant structural upgrading</li> <li>Extensive structural repair</li> </ul>	75% of Building Valuation
Building Permits	Triple Wide Mobile	\$600.00 each
Building Permits	Carports, Open Pole Buildings	\$22.00 per sf
Building Permits	Pole or Stick-Framed Barns	\$66.00 per sf
Building Permits	Decks	\$16.00 per sf
Building Permits	Covered Decks	\$20.00 per sf
Building Permits	Fences (6' to 7')*	\$16.00 per lf
	Fences (over 7')*	Based on fence materials cost
	Fences	Fences over 6' in height may require additional land-use permitting and costs.
Building Permits	Concrete Bulkheads	\$24.00 per lf
Building Permits	Plan Review	65% of building permit fee
Building Permits	Plan Review of Stock Plans (for use on multiple lots)	100% of building permit fee for first plan set 50% of the plan review fee for subsequent plan sets

Building Permits	Roof – Non- Manufactured/Mobile	\$120.00 Residential \$175.00 Commercial
<u>Plumbing Permits Fees</u>	\$50.00	<u>Permit Fee</u>
Toilet	\$10.00	Each
Urinal	\$10.00	Each
Bidet	\$10.00	Each
Bathroom Sink	\$10.00	Each
Bathtub	\$10.00	Each
Shower	\$10.00	Each
Bathtub/Shower Combo	\$10.00	Each
Kitchen Sink	\$10.00	Each
Dishwasher	\$10.00	Each
Ice Maker Hook-Up	\$10.00	Each
Wet Bar Sink	\$10.00	Each
Laundry Sink	\$10.00	Each
Washing Machine	\$10.00	Each
Water Heater	\$10.00	Each
Floor Sink	\$10.00	Each
Floor Drain	\$10.00	Each
Utility Sink	\$10.00	Each
Mop Sink	\$10.00	Each
Slop Sink	\$10.00	Each
Drinking Fountain	\$10.00	Each
Water Piping	\$10.00	Each
Water Faucet	\$10.00	Each
Back Flow Prevention Device	\$10.00	Each
Water Line to Building	\$50.00	Each
Vacuum Breaker	\$10.00	First Five
	\$2.00	Each additional
<b><u>Mechanical Permit Fees</u></b>	\$50.00	<u>Permit Fee</u>
Air Conditioning	\$14.70	Unit
Boiler	\$14.70	Unit
Forced Air Unit	\$14.80	Unit
Heat Pump Unit	\$14.80	Unit
Unit Heaters	\$7.00	Unit
Metal Fireplace	\$10.65	Unit
Fireplace Insert	\$10.65	Unit
Wood Stove	\$10.65	Unit
Gas Stove	\$10.65	Unit
Kerosene Stove	\$10.65	Unit
Pellet Stove	\$10.65	Unit
Misc. Appliance	\$10.65	Unit

Clothes Dryer	\$10.65	Unit
Exhaust Fan/Unit	\$7.25	Unit
Range Hood	\$10.65	Unit
Micro Hood	\$10.65	Unit
Air Handling Unit	\$10.65	Unit
L.P. Gas Piping	\$5.50	Unit
L.P. Storage Tank	\$10.65	Unit
Fire Suppression	\$14.80	Unit
Solar Panels	\$20.00	Per Panel
Miscellaneous	Per Building Inspector	\$70/hr
Demolition Permit	\$100.00	
Mobile Home Title Elimination	\$50.00	
<b>Engineer Fees:</b>		
Review Development Plans	As billed by consulting Town Engineer	
<b>Fire Protection Fees:</b>		
Fire Inspections – New Construction/Remodels	\$75.00 \$20.00	Initial Inspection Each Follow Up Inspection
Fire Inspection – Requested/Special	\$25.00	Per Visit
Fire Inspection – Recreational Fire Pit	\$20.00	Per Inspection
False Alarms - CMC 9.08	\$0.00 \$50.00 \$100.00 \$150.00	First Occurrence - Warning Second Occurrence - With a response within 6 months of first occurrence Third Occurrence – With a response within 6 months of the second occurrence Additional Fine Received Within 6 Month Period of the most recent occurrence
Fuel Tank Removal Permit/Application	\$250.00	
Fire and Life Safety Facility Rental – No Cost to EMS or Fire Personnel for Training/Meeting Needs	\$50.00 Proof of Insurance Required	Up to 8 Hours
Fire Call/Turnouts	\$7.00 Per Firefighter Per Turnout	Paid to the Concrete Volunteer Fire Fighter’s

	\$9.00 Per Firefighter Per Call	Association
<b>Park Fees:</b>		
Veterans Memorial Park –Cherry Trees Memorial Plaque	\$75.00 Market Price	Per Tree Per Plaque
<b>Community Garden Fees:</b>		
Bed Rental – 4 X 8 Bed	\$15.00	Per Year
Bed Rental – 4 X 10 Bed	\$25.00	Per Year
Bed Rental – 4 X 12 Bed	\$35.00	Per Year
Bed Rental – 2X2, 3X3 or 4 X 4 Children’s Bed	Free	w/ parent and child signature
Bed Rental – Began after June 30	50%	Of Annual Bed Rental
Food Bank Beds	Free	
<b>Code Enforcement Fees:</b>		
Animal Pickup Fee	\$15.00	Minimum
	\$50.00	Maximum
Animal Impound Fee – Local	\$15.00	Per Day
Animal Impound Fee – Skagit Humane Society	Actual Humane Society Fee	
Animal Impound Fee – Care/Feed	\$5.00 Min. \$20.00 Max.	Per Day
Dog at Large-Non-Impoundment	Verbal/Written Warning, Per Code Enforcement Officer or Designee  Written Warning/Fine, Per Code Enforcement Officer or Designee  Fine  Additional Fines- After 3 <sup>rd</sup> occurrence or issuance of fine, the fine shall increase by 20%	1 <sup>st</sup> Occurrence  2 <sup>nd</sup> Occurrence  3 <sup>rd</sup> Occurrence - \$35.00 Minimum  Maximum of \$250.00 Per Occurrence. Per CMC 6.04.360
Dog Classification Appeal Filing Fee	\$100.00	
Dog License Tag	\$9.00	Per Year
Dog License Issued After June 30 <sup>th</sup> (new licenses only)	\$4.50	Per Bal. of Year



Dog License Tag Replacement	\$2.50	Per Replacement
Dog License Tag Late Fee – After Jan. 31	\$1.00	Per Month
Other Animal Violations	\$250.00 Determined on Case-by-Case Basis	Maximum per CMC 6.04.030
Dog License – Dangerous Dog	Per Skagit County Per Skagit County	Initial License Renewal
Dog License – Potentially Dangerous Dog	Per Skagit County Per Skagit County	Initial License Renewal
Fowl at Large – Nuisance	\$10.00 \$100.00	Minimum Maximum
Malicious Setting of Animals at Large	\$10.00	Minimum
	\$100.00	Maximum
Animal Obstruction of Impoundment Fee	\$15.00 \$100.00	Minimum Maximum
Livestock Violation	\$250.00	Maximum
Vehicle Abatement	Per RCW	
<b>Park and Ride</b>		
EV Charging Station – Non-Use Parking	\$124.00	Per RCW 46.08.185(2)
Facility Use Permit Application – PTP	\$100.00	Initial
	\$50.00	Renewal
Long Term Parking Permit	\$2.00	Per Day Over Allowed 72 Hours- Maximum of 7 days total
<b>Permits &amp; Taxes:</b>		
Real Estate Excise Tax	0.50%	
<b>Planning and Land Use Fees:</b>		
Annexation	*\$850.00	
Appeals	\$200.00	Applicant
	\$50.00	Non-Applicant
Binding Site Plan	*\$850.00	
Boundary Line Adjustment	\$170.00	
Comp Plan Amendment	*\$850.00	

Conditional Use Permit	\$255.00	Administrative
	\$850.00*	Planning Commission Hearing
	\$850.00*	Telecommunications Facilities
Critical Areas Exemption	\$170.00	
Critical Areas Review	\$255.00	
Environmental Review	\$425.00	SEPA Checklist (DNS/MDNS)
	\$170.00	SEPA Addendum or Supplement
	As Billed By Consultant	EIS
	As Billed By Consultant	Technical Review or Peer Review
Fill and Grade Permit	\$170.00 \$85.00	50c.y. and over 10 c.y. to 49 c.y. Under c.y.-No Permit Required
Floodplain Permit	\$25.00	
Home Occupation Permit	\$85.00	One Time Fee
Plat Applications	\$850.00*	Short Plat
	\$1,700.00*	Long Plat – Preliminary
	\$250.00/Per Lot	Final Plat
	\$1,700.00*	PUD
	\$425.00	Plat Amendment
Rezone	\$850.00	
Right-Of-Way Permit Application	\$85.00	
Shoreline Permits	\$170.00	Exemption
	\$850.00*	Substantial Development
	\$850.00*	Conditional Use
	\$850.00*	Variance
Sign Permits	\$85.00	
Special Review	\$85.00	Per Hour
Site Plan Review	\$255.00	
Temporary Use Permit	\$85.00	
Temporary RV Parking Permit (Must be Approved by Council)	\$50.00	Residential – 2 Week Maximum
Vacation of Public Right of Way	\$425.00*	
Variance	\$255.00*	Administrative
	\$510.00*	Planning Commission
Additional Professional Services Fee	\$255.00 \$85.00	Deposit Min. Per Hour
Public Notice Sign	\$25.00	

Engineering Design Standards	\$28.00	
Zoning, Subdivision & Land Development Code	\$15.00	
Native Growth Protection Area Signs	As charged by Vendor	Plus Current Sales Tax
Wetland Signs	As charged by Vendor	Plus Current Sales Tax
<p>*Base Fee for up to 10 hours of staff time, \$85.00 per hour over 10 hours.</p> <p>Detailed Billing Statement Will Be Submitted for Any Additional Fees</p> <p><b>If the Town elects to use the services of a consultant or attorney, the applicant/developer shall pay to the Town all actual fees incurred. ALL COSTS ASSOCIATED WITH THE PUBLIC NOTICE SHALL BE BORNE BY THE APPLICANT; INCLUDING PUBLICATION, MAILING, COPYING AND POSTING COSTS. THESE COSTS ARE IN ADDITION TO THE APPLICATION FEE(S)</b></p>		
<b>Public Works Fees:</b>		
Clothing Allowance	\$50.00	Per Month/Per FT PW Employee
Curbs and/or Walk Installation Permit	\$120.00	
Illuminations (eg. Street Lighting) Review	\$120.00	
Mobile Residential Chipping Services – 4X4X8 Maximum Pile Size	\$20.00	Town Limits -Per Resident/Appointment
Per Public Works	\$25.00	UGA – Per Resident/Appointment
	Additional Fees	May apply if pile size exceeds 4X4X8
Parking Lot Paving Review	\$120.00	
Right of Way Permit	\$120.00	
Roadway Imp. And Roadway Paving Review	\$120.00	
Sanitary Sewer Installation of Imp. Review	\$120.00	
Sanitary Sewer Line Repair – Non Improvement Inspection	\$25.00 \$15.00	Initial Inspection Per Each Additional Inspection
Special Inspection	\$120.00	
Storm Sewer Installation/Imp Review	\$120.00	
Storm Sewer Installation/Detention System	\$120.00	
Street Excavation/Grading/Preparing	\$120.00	
Street Imp (Including Clearing/Grub)	\$120.00	
Traffic System Review and Inspection	\$120.00	

Utilities Extension Review and Inspection	\$120.00	
Water Main Review and Inspection	\$120.00	
Water Line Repair – Non-Improvement Inspection	\$25.00 \$15.00	Initial Inspection Per Each Additional Inspection
<b>Airport Related Fees:</b>		
Airport Pilots Lounge	\$50.00 \$0.00	Maximum 8 Hours Leaseholders
Airport Tie Downs	\$10.00	Per Night – Suggested Donation
Airport Lot Waiting List Fee	\$75.00	Initial and Annual Fee
Airport Lot Lease Assignment Request Fee	\$50.00	As written in lease
Airport Lot Lease Transfer Request	\$25.00	Hangar Sale - Per Request, If not specifically written into lease
Airport Lot Lease Assignment Request Fee	\$500.00	Per Request, If not specifically written into lease –No Hangar
Aviation Fuel	25%-60% Above Purchase Cost	As Determined by Clerk Treasurer Based on Comparisons with Other Nearby Airports At Time of Gas Delivery and Price Changes
<b>Utilities:</b>		
Sewer System Development Fee Per ERU	\$4,175.08	Per Connection
Sewer System Reconnect Fee (after 10 years the full System Development Fee would be paid)	\$250.00	Per Year or portion thereof up to 10 Years from date structure was removed
Sewer Lien Preparation Fee	\$50.00	Per Filing Plus any Additional Attorney Fees, Recording Fees and/or Interest
Utility Tax – Water and Sewer	8.25%	
Water System Development Fee Per ERU	\$9,619.51	Per Connection
Water System Reconnect Fee (after 10 years the full System Development Fee would be paid)	\$500.00	Per Year or portion thereof up to 10 Years from date structure was removed
Water Delinquent Notification Charge (Payoff Agreements/Payment Arrangements)	\$10.00	Per Incident, Paid Within 6 Months
	\$5.00	Per Month, After First 6 Months
Water Delinquent Termination	\$35.00	
Water Theft of Services Fee	\$0.00	Warning Issued At Time of Shut Off
	\$500.00	1 <sup>st</sup> Occurrence
	\$750.00	2 <sup>nd</sup> Occurrence

	\$1,000.00	3 <sup>rd</sup> Occurrence and any occurrence thereafter
Water Reconnect Non-Work Hours – Non-Emergency	\$75.00	
Water Shut Off Requested Work Hour	\$10.00	
Water Shut Off Requested w/Billing Stopped	\$15.00	
Water Shut Off Requested Non-Work Hours – Non-Emergency	\$75.00	
Water Shut Off Requested Non-Work or Regular Work Hours – Emergency	No Charge	
Water Delinquent Notice Fee	\$20.00	
Water Request for Adjustment Denial – Appeal	\$10.00	Per Appeal
<b>Sewer Rates:</b>		
Inside Town Limits - Houses, Churches Non-Profit and Govt.	Non-Metered	\$110.00
Inside Town Limits - Commercial/Business & Schools	Metered	\$114.00
Outside Town Limits - Houses, Churches Non-Profit and Govt.	Base Rate	\$142.00
Outside Town Limits - Commercial/Business & Schools	Base Rate	\$147.00
Sewer rate is for first 500 Cubic feet plus \$0.0125 for each additional Cubic Foot		
<b>Flat Rate Water Services (non-metered):</b>		
Inside Town Limits - Houses, churches Non-Profit and Govt.		\$34.40
Inside Town Limits – Residential Low-Income Rate		\$28.00
Outside Town Limits - Houses, churches Non Profit and Govt.		\$47.85
Inside Town Limits - Commercial/Business & School		\$35.53
Outside Town Limits - Commercial/Business & School		\$49.63
<b>Metered Water Services</b>		
<b>A. <u>Inside the Town Limits</u></b>		
<b>Full Commercial Inside</b>		

Note: Full Commercial Includes Restaurants, Beauty Salons, Medical offices, Bars, Hotels, Motels, Schools and all other Businesses deemed by the Director

of Public Works to fit this category.

Charge Minimum		\$35.53
	STEP	500
1	1,500	0.0059
2	2,000	0.0114
3	6,000	0.0147
4	10,000	0.0213
Overage Rate		.031950

**Commercial 2  
Inside**

Note: Commercial 2 includes Businesses w/Public Bathrooms ONLY and all other Business deemed by the Director of Public Works to fit this category.

Minimum Charge		\$35.53
	STEP	500
	11,500	0.0057
	22,000	0.0109
	36,000	0.0140
	410,000	0.0200
Overage Rate		0.0300

**Commercial 3  
Inside**

Note: Commercial 3 includes Business w/Employee Bathrooms ONLY and all other Businesses deemed by the Director of Public Works to fit this category.

Charge Minimum		\$35.53
	STEP	500
1	1,500	0.0043
2	2,000	0.0082
3	6,000	0.0105
4	10,000	0.0150
Overage Rate		0.0225

**B. Outside the Town Limits**

**Full Commercial  
Outside**

Note: Full Commercial includes Restaurants, Beauty Salons, Medical Offices, Bars, Hotels, Motels, Schools and all other Business deemed by the Director of Public Works to fit this category.

Minimum Charge		\$49.63
	STEP	500
1	1,500	0.0112
2	2,000	0.0144
3	6,000	0.0205
Overage Rate		0.0307

**Commercial 2 Outside**

Note: Commercial 2 includes Businesses w/Public Bathrooms ONLY and all other Businesses deemed by the Director of Public Works to fit this category.

Minimum Charge		\$49.63
	STEP	500
1	1,500	0.0105
2	2,000	0.0135
3	6,000	0.0193
Overage Rate		0.0289

**Commercial 3 Outside**

Note: Commercial 3 includes Businesses w/Employee Bathrooms ONLY and all other Businesses deemed by the Director of Public Works to fit this category.

Minimum Charge		\$49.63
	STEP	500
1	1,500	0.0080
2	2,000	0.0102
3	6,000	0.0145
Overage Rate		0.0217

D. Bulk Water Sales –  
Non Contracted

\$ .05 per  
gallon

**RESOLVED**, by the Concrete Town Council and approved by the Mayor  
this \_\_\_\_\_ day of \_\_\_\_\_ 2021.

ATTEST:

\_\_\_\_\_  
Mayor, Jason Miller

\_\_\_\_\_  
Clerk-Treasurer, Andrea Fichter