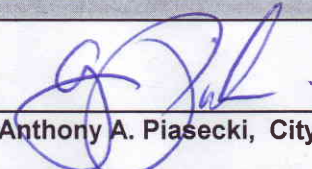


**CITY OF DES MOINES**  
**DEVELOPMENT and ENGINEERING SERVICES FEE SCHEDULE**  
*Effective January 1, 2009*

<b>MISCELLANEOUS FEES AND SERVICES</b>			
<b>G.I.S . SERVICES</b>			<b>PHOTOCOPIES*</b>
Hourly Labor Rate	\$85.00*		8.5 x 11 per page \$0.10
*Materials and Copy Medium (disks, etc.) are at cost			8.5 x 14 per page \$0.15
			11 x 17 per page \$0.25
			Plan size copies per page \$5.00
			*nominal copy quantities are done in-house at above rates. More extensive copying is outsourced and will be charged private vendor rates with payment in advance.
<b>APPEALS</b>			<b>APPLICATION CHANGES, REVISIONS, OR RE-SUBMITTALS</b> \$150.00*
Administrative Decisions	\$800.00		*Plus 10% of the original base application fee for each resubmittal, change, or revision filed. Also, extra fees only apply to applicant initiated changes or revisions or when more than 1 resubmittal is filed in response to staff comments.
Hearing Examiner Decisions	\$1350.00*		
Court Filing Fee	\$ 500.00*		
*plus labor cost for transcript preparation at \$70.00/hour.			
<b>AUTOMATION FEES</b>			<b>LEGAL LOT OF RECORD RESEARCH</b> \$250.00*
Single Family Residential	\$10.00		*plus \$55.00/hour for research in excess of 3 hours.
Commercial	\$25.00		
<b>PRE-APPLICATION MEETINGS</b>			
First or Second Meeting	No Fee		
Each Meeting after Second Meeting	\$350.00		
<b>PLANNING AND LAND USE SERVICES</b>			
<b>CONDITIONAL USE PERMITS</b>	\$5,500.00	<b>UNCLASSIFIED USE PERMITS</b>	\$7,500.00
<b>COMPREHENSIVE PLAN AMENDMENTS</b>	\$2,500.00	<b>ZONE RECLASSIFICATIONS*</b>	\$8,500.00
		*Reclassifications which Achieve Consistency with the Comprehensive Plan	\$1,200.00
<b>SUBDIVISION AND LAND ALTERATION SERVICES</b>			
<b>LOT LINE ADJUSTMENTS</b>		<b>PLANNED UNIT DEVELOPMENTS (PUD'S)</b>	
Lot Consolidations	\$1,300.00	Preliminary	\$8,500.00*
Encroachment Resolution/Minor	\$2,200.00	Final	\$4,000.00
Reorientations/Other	\$3,450.00		** \$ .10/ sq.ft. of total lot area
<b>SUBDIVISIONS</b>		<b>MODIFIED SUBDIVISIONS</b>	
Preliminary Plats	\$8,500.00	Preliminary	\$8,500.00*
Final Plats	\$4,000.00	Final	\$4,000.00
			** \$ .10/ sq.ft. of total lot area
<b>SHORT SUBDIVISIONS</b>		<b>BINDING SITE PLANS</b>	
Preliminary Short Plats	\$5,850.00	Preliminary	\$8,500.00*
Final Short Plats	\$1,750.00	Final	\$4,000.00
			** \$ .10/ sq.ft. of total lot area
<b>MODIFIED SHORT SUBDIVISIONS</b>		<b>MASTER PLAN REVIEW</b>	
Preliminary	\$8,500.00*	North Subarea	\$8,500.00
Final	\$4,000.00	South Subarea	\$5,850.00
			** \$ .10/ sq.ft. of total lot area

<b>ENVIRONMENTAL SERVICES</b>	
<b>ENVIRONMENTAL REVIEWS</b> S. F. Residential (per lot) \$650.00  All Other Uses \$4,500.00*  * + \$.35/ sq. ft. of occupiable gross floor area of building	<b>CRITICAL AREAS REVIEWS</b> Single Family Residential \$3,500.00 Other \$4,500.00
<b>SHORELINE PERMITS</b> Conditional Shoreline Permit or Variance \$5,500.00 Substantial Development Permit \$3,500.00 Shoreline Exemption \$175.00	<b>LAND CLEARING, GRADING, OR FILLING PERMITS</b> \$1,500.00*  * + \$.15/ sq. ft. of land area affected (first 50,000 sq.ft.) and * + \$.05/ sq. ft. of land area affected (over 50,000 sq.ft.)
<b>ZONING COMPLIANCE AND PLAN REVIEW SERVICES</b>	
<b>DESIGN REVIEWS-- Signs</b> Sign Face Replacement \$50.00 Non Electrical Wall Signs \$150.00 Electrical Wall and Freestanding Signs \$400.00	<b>DESIGN REVIEWS-- New Construction/Use</b> Single Family Residential \$750.00 Accessory Living Quarters \$950.00 All Other Uses \$5,500.00*  * + \$.65/ sq. ft. (first 10,000 sq. ft.) and + \$.45/ sq. ft. (10,000 -35,000 sq. ft.) and + \$.25/ sq. ft. (over 35,000 sq. ft.) [all sq. ft. is based on occupiable gross floor area of building]
<b>VARIANCES</b> Single Family Residential \$3,500.00 Other \$5,500.00	
<b>ENGINEERING SERVICES</b>	
<b>ENGINEERING PLAN REVIEW</b> <b>Preliminary Plan Review *</b> * Fees for review of preliminary plans (~30%) are included in the Land Use and/or Design Review Fees, and the Environmental Review Fee.  <b>Final/Civil Plan Review ***</b> Single Family Residence (15% of Building Permit Fee) Multi Family Residence (35% of Building Permit Fee) Commercial (35% of Building Permit Fee) Subdivision (4 lots or less) \$2,500.00** Subdivision (5 lots to 9 lots) \$3,500.00** Subdivision (over 9 lots, not PUD) \$5,000.00** Planned Unit Developments (PUD's) \$5,000.00** Other (\$135.00 per hour)  ** + \$100 per lot + Third party review costs if required.  *** Plus 10% of the original base application fee for each resubmittal, change, or revision filed. Also, extra fees only apply to applicant initiated changes or revisions or when more than 1 resubmittal is filed in response to staff comments.	<b>RIGHT-OF-WAY USE PERMITS *</b> * All permits require \$1,000 minimum cash bond or bonding at 150% of project value whichever is greater  Type A, B, or D ** \$270.00 Type C-1 *** \$540.00 Type C-2 **** \$405.00 Type C-3 ** \$270.00  ** + \$135 hourly fee for time over 2 hours *** + \$135 hourly fee for time over 4 hours + 3% of construction cost if value is greater than \$5,000 **** + \$135 hourly fee for time over 3 hours + 2% of construction cost if value is greater than \$2,000
	<b>STREET/ALLEY VACATION PETITION</b> \$5,000.00  <b>VEHICULAR ACCESS GATE PERMIT</b> \$2,500.00
	<b>TRAFFIC IMPACT FEES *</b> \$2,940.11**  * Per new PM peak hour trip. Refer to DMMC 12.56 for more information.  ** Traffic Impact Fees are updated annually in March based on the construction cost index for the Seattle area as reported in the Engineering News Record.
<b>DEVIATION REQUESTS</b> Initial Request \$1,200.00* Request for Re-Examination \$1,200.00* * + Third party review cost if required.	

Effective January 1, 2009

  
 Anthony A. Piasecki, City Manager

**NOTE:** FEES WITHIN THIS FEE SCHEDULE **DO NOT** REFLECT FEE REDUCTIONS FOR LARGE SCALE COMMERCIAL AND RESIDENTIAL REDEVELOPMENT PROJECTS LOCATED WITHIN THE PACIFIC RIDGE REDEVELOPMENT AREA. SEE STAFF FOR INCENTIVE PROGRAM DETAILS.