

City of Solvang
 DIVISION OF BUILDING AND SAFETY

Building Permit Fees

TABLE 1-A—BUILDING PERMIT, PLAN REVIEW, INSPECTION AND SERVICE FEES

TOTAL VALUATION	BUILDING PERMIT FEE
\$1.00 to \$500.00	\$23.50 (\$58.00 minimum including issuance fee)
\$501.00 to \$2,000.00	\$23.50 for the first \$500.00 plus \$3.05 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	\$643.75 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 \$100,000.00 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 up	\$5,608.75 for the first \$1,000,000.00 plus \$3.65 for each additional \$1,000.00, or fraction thereof.

Other Inspections and Fees:	
1. Plan review fee:	65% of building permit fee
2. Plan review fee, State mandated energy compliance	10% of plan review fee
3. Additional plan review required by additions or revisions to plans.	\$85.00/hour,
4. Permit issuance fee	\$23.50
5. SMIP fee: 0.01% of valuation for residential & 0.021% of valuation for commercial or current fee assessed by the State.	
6. Inspections made outside of normal business hours (minimum charge—four hour)	\$85.00/hour,
7. Re-inspection fees (minimum charge – one hour)	\$85.00/hour,
8. Inspection for which no fee is specifically indicated (minimum charge—one hour)	\$85.00/hour,
9. Research of files (minimum charge—one hour)	\$58.00/hour,
10. Annual maintenance permits	\$100.00
11. Appeals fees	
a. Building, Disabled Access	\$200.00
b. Relocation	\$135.00
12. Relocation application investigation (plus mileage when applicable)	\$100.00
13. Special Problems Area Committee review fee	\$100.00
14. For use of outside consultants for plan checking and inspections, or both	Actual Costs,
15. Plan copy and retention	\$2.00/Sheet
16. Bond processing fee	\$75.00/Bond
17. Photocopies	\$0.25/Page
18. Microfiche	\$1.00/Page

¹ Or the total hourly cost to the jurisdiction, whichever is greatest. This cost shall include supervision, overhead, equipment, hourly wages and fringe benefits of the employees involved.

² Actual costs include administrative, overhead and hourly rate of average salary cost.

TABLE 1-B—ELECTRICAL PERMIT FEES

1. Permit Issuance Fee	\$23.50
2. Minimum Fee, including issuance fee	\$58.00
3. Plan Review Fees	65% of Electrical Permit Fee
a. Review of Electrical Plans	
An Electrical Plan Review Fee shall not be charged for the following: the panel is less than 400 amperes	
EXCEPTION:	1. New residential buildings with less than 3 dwelling units where the building has only one service panel & 2. Minor work that does not require the submission of electrical plans.
b. Additional Plan Review required due to changes, additions or revisions to plans or to plans for which an initial review has been completed (minimum—one hour)	\$85.00/hr.
4. Temporary Service	
Power pole, first	\$23.50
Each additional pole	\$5.00
Temporary underground service, including issuance fee	\$23.50
5. System Fee Schedule, including all wiring and electrical equipment in or on each building or site and constructed at the same time:	
All occupancies and uses except accessory buildings	\$0.05/sf
Accessory buildings, including private garages, carports, sheds, barns, greenhouses	\$0.03/sf
EXCEPTION:	Where use of the System Fee Schedule is impractical to apply to remodeling work, additions, or alterations, the following fees shall apply:
Fixtures, receptacles, switches, and other outlets where current is used or controlled, each	\$1.10
6. Unit Fee Schedule	
a. Electrical Services	
For services of 600 volts or less and not over 200 amperes in rating, each	\$30.50
For services of 600 volts or less and 200 amperes to 1,000 amperes in rating, each	\$62.50
For services over 600 volts or over 1,000 amperes in rating, each	\$124.30
b. Power Apparatus Motors, generators, transformers, rectifiers, synchronous converters, capacitors, industrial heaters, air conditions, heat pumps, cooking and baking equipment, and other apparatus	
1	\$4.75
2 through 10, each	\$12.30
11 through 50, each	\$24.60
51 through 100, each	\$49.50
101 and over, each	\$74.50
Notes:	
1. For equipment and appliances having more than one of the above listed fixtures and covered by the same permit, the sum of the combined ratings may be used.	
2. These fees include all switches, circuit breakers, contacts, thermostats, relays and other directly related control equipment.	
c. Signs, Outline Lighting and Marquees	
Supplied from one branch circuit, each	\$24.60
Additional branch circuits within the same fixture	\$4.75
d. Carnivals, Circuses, Outdoor Concerts and Other Traveling Shows or Exhibitions	
Electrical generators and electrically driven rides, each	\$23.50
Mechanically driven rides and walk-through attractions or displays having electric lighting, each	\$7.25
Area and booth lighting systems, each	\$7.25
e. Swimming Pools	
Private residential in-ground swimming pools, including complete systems of necessary branch circuit wiring, bonding, underwater lighting, water pumping and other related electrical equipment	\$49.50
f. Miscellaneous Apparatus, Conduits and Conductors	
For electrical apparatus, conduits & conductors for which a permit is required but for which no fee is herein set forth	\$18.20
Note:	
This fee is not applicable when a fee is paid for one or more services, outlets, fixtures, appliances, power apparatus, busways, signs or other equipment.	

TABLE 1-C—MECHANICAL PERMIT FEES

1. Permit Issuance Fee	\$23.50
2. Minimum Fee, including issuance fee	\$58.00
3. Plan Review Fees	65% of Mechanical Permit Fee
a. Review of Mechanical Plans	
EXCEPTION:	
A Mechanical Plan Review Fee shall not be charged for minor work that does not require the submission of mechanical plans or New residential buildings with less than 3 dwelling units.	
b. Additional Plan Review required due to changes, additions or revisions to plans or to plans for which an initial review has been completed (minimum—one hour)	\$85.00/hr.
4. System Fee Schedule — Residential, all mechanical installations, including fireplaces	\$0.05/sf
5. Unit Fee Schedule	
a. Furnaces For the installation or relocation of each forced-air or gravity-type furnace or burner, including ducts and vents attached to such appliance, up to and including 100,000 Btu/h	\$14.80
For the installation or relocation of each forced-air or gravity-type furnace or burner, including ducts and vents attached to such appliance, over 100,000 Btu/h	\$18.20
For the installation or relocation of each floor furnace, including vent	\$14.80
For the installation or relocation of each suspended heater, recessed wall heater or floor-mounted unit heater	\$14.80
b. Appliance Vents For the installation, relocation or replacement of each appliance vent installed and not included in an appliance permit	\$7.25
c. Repairs or Additions For the repair of, alteration of, or addition to each heating appliance, refrigeration unit, cooling unit, absorption unit, or each heating, cooling, absorption or evaporative cooling system, including installation of controls regulated by the Mechanical Code	\$13.70
d. Boilers, Compressors and Absorption Systems For the installation or relocation of each boiler or compressor to and including 3 horsepower, or each absorption system to and including 100,000 Btu/h	\$14.70
For the installation or relocation of each boiler or compressor over 3 horsepower to and including 15 horsepower, or each absorption system over 100,000 Btu/h to and including 500,000 Btu/h	\$27.15
For the installation or relocation of each boiler or compressor over 15 horsepower to and including 30 horsepower, or each absorption system over 500,000 Btu/h to and including 1,000,000 Btu/h	\$37.25
For the installation or relocation of each boiler or compressor over 30 horsepower to and including 50 horsepower, or each absorption system over 1,000,000 Btu/h to and including 1,750,000 Btu/h	\$55.45
For the installation or relocation of each boiler or compressor over 50 horsepower, or each absorption system over 1,750,000 Btu/h	\$92.65
e. Air Handlers For each air-handling unit to and including 10,000 cubic feet per minute (cfm), including ducts attached thereto	\$10.65
Note: This fee does not apply to an air-handling unit which is a portion of a factory-assembled appliance, cooling unit, evaporative cooler or absorption unit for which a permit is required elsewhere in the Mechanical Code.	
For each air-handling unit over 10,000 cfm	\$18.10
f. Evaporative Coolers For each evaporative cooler other than portable type	\$10.65
g. Ventilation and Exhaust For each ventilation fan connected to a single duct	\$7.25
For each ventilation system which is not a portion of any heating or air-conditioning system authorized by a permit	\$10.65
For the installation of each hood which is served by mechanical exhaust, including the ducts for such hood	\$10.65
h. Incinerators For the installation or relocation of each domestic-type incinerator	\$18.20
For the installation or relocation of each commercial or industrial-type incinerator	\$14.50
i. Miscellaneous Fuel Burning Appliances (not included in System Fee Schedule above), each	\$58.00
j. Miscellaneous For each appliance or piece of equipment regulated by the Mechanical Code but not classed in other appliance categories, or for which no other fee is listed in this table	\$10.65

TABLE 1-D—PLUMBING PERMIT FEES

1. Permit Issuance Fee	\$23.50
2. Minimum Fee, including issuance fee	\$58.00
3. Plan Review Fees	65% of Plumbing permit fee
a. Review of Plumbing Plans	
EXCEPTION: A Plumbing Plan Review Fee shall not be charged for minor work that does not require the submission of plumbing plans or new residential buildings with less than 3 dwelling units.	
b. Additional Plan Review required due to changes, additions or revisions to plans or to plans for which an initial review has been completed (minimum—one hour)	\$85.00/hr,
4. System Fee Schedule — Residential, including traps, gas piping, water piping, sewer lines, backflow protection devices, water heaters including solar type, water softeners	\$0.05/sf
5. Unit Fee Schedule	
a. Fixtures and Vents For each plumbing fixture or trap or set of fixtures on one trap (including water, drainage piping and backflow protection thereof)	
	\$9.80
For repair or alteration of drainage or vent piping, each fixture	
	\$4.75
b. Sewers, Disposal Systems and Interceptors	
For each building sewer and each trailer park sewer	
	\$24.65
For each cesspool	
	\$37.25
For each private sewage disposal system	
	\$74.50
For each industrial pretreatment interceptor, including its trap and vent, excepting kitchen-type grease interceptors	
	\$19.90
Rainwater systems—per drain (inside building)	
	\$9.80
c. Water Piping and Water Heaters	
For installation, alteration or repair of water piping or water-treating equipment, or both, each	
	\$12.30
For each water heater, including vent (For vents only, see Table 1-C)	
	\$4.75
d. Gas Piping Systems	
For each gas piping system of 1 to 5 outlets	
	\$6.15
For each additional outlet over 5	
	\$1.10
e. Lawn Sprinklers, Vacuum Breakers and Backflow Protection Devices	
For each lawn sprinkler system on any one meter, including backflow protection devices thereof.	
	\$14.80
For atmospheric-type vacuum breakers or backflow protection devices not included in item a, 1 to 5 devices	
	\$12.30
Over 5 devices, each	
	\$2.25
For each backflow-protection device other than atmospheric-type vacuum breakers: 2 inches and smaller	
	\$12.30
Over 2 inches	
	\$24.65
f. Swimming Pools	
For each swimming pool or spa: Public pool	
	\$91.25
Public spa	
	\$60.75
Private pool	
	\$60.75
Private spa	
	\$30.25
g. Miscellaneous	
For each appliance or piece of equipment regulated by the Plumbing Code but not classed in other appliance categories, or for which no other fee is listed in this table	
	\$9.80

CITY OF SOLVANG
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BUILDING VALUATION DATA

OCCUPANCY AND TYPE OF CONSTRUCTION VALUATION PER SQ. FT.

1. APARTMENT BUILDINGS	
Type I or Type II	\$ 115.00
Type III or Type V Masonry	95.00
Type V – Wood Frame	87.00
Type I – Basement Garage	40.00
2. BANKS	
Type I or Type II-F.R	\$ 156.00
Type III One-hour	127.00
Type III-N	122.00
Type V One-hour	115.00
Type V-N	110.00
3. BARNs – Wood and Metal	
Wood and Metal	\$ 25.00
Pole Type	19.00
4. BOWLING ALLEYS	
Type II	\$ 54.00
Type III	54.00
Type V	47.00
5. CARPORTS	
Type V – Typical	\$ 17.00
6. CHURCHES	
Type I or Type II	\$ 105.00
Type III	82.00
Type V One-hour	80.00
Type V-N	75.00
7. CONVALESCENT HOSPITALS	
Type I or Type II	\$ 172.00
Type III	143.00
Type V	136.00
8. DWELLINGS (See also items 31 and 32 below)	
Type V – Wood frame – Under 2500 Sq. Ft	\$ 83.00
Type V – Wood frame – 2500 through 4000 Sq. Ft	111.00
Type V – Wood frame – Over 4000 Sq. Ft	125.00
Type V – Masonry	102.00
Basements – Finished (habitable)	96.00
Basements – Semi-finished (ceiling and walls only)	66.00
Basements – Unfinished (non-habitable)	40.00
9. FIRE STATIONS	

Type I or Type II-F.R	\$ 140.00
Type II One-hour	106.00
Type III	84.00
Type V One-hour	85.00
Type V-N	80.00
10. GARAGES – PRIVATE	
Wood or Metal	\$ 26.00
Masonry	29.00
11. GARAGES – PUBLIC/COMMERCIAL	
Type I, Type II-F.R., or Type II One-hour	\$ 52.00
Type II-N	39.00
Type III One-hour	39.00
Type III-N	35.00
Type V	39.00
12. GREENHOUSES – LATH HOUSES – PLANT SHELTERS	
Wood Frame with wood lath, polyethylene, fiberglass, or similar plastic cover	\$ 4.00
Metal Frame with plastic cover	5.00
Wood Frame or Metal Frame with glass cover	15.00
13. HOMES FOR THE ELDERLY	
Type I or Type II-F.R	\$ 111.00
Type II One-hour	95.00
Type II-N	95.00
Type III One-hour	95.00
Type III-N	90.00
Type V One-hour	90.00
Type V-N	86.00
14. HOTELS AND MOTELS	
Type I or Type II	\$ 111.00
Type III One-hour	95.00
Type III-N	87.00
Type V One-hour	87.00
Type V-N	80.00
15. INDUSTRIAL PLANTS	
Type I or Type II-F.R	\$ 60.00
Type II One-hour	46.00
Type II-N	39.00
Type III One-hour	46.00
Type III-N	46.00
Type V One-hour	46.00
Type V-N	40.00
Tilt-Up	40.00
16. OFFICES – GENERAL	
Type I or Type II	\$ 113.00
Type III One-hour	110.00
Type III-N	110.00

Type V One-hour	110.00
Type V-N	100.00
17. OFFICES – MEDICAL	
Type I or Type II	\$ 126.00
Type III One-hour	110.00
Type III-N	110.00
Type V One-hour	110.00
Type V-N	100.00
18. RESTAURANTS	
Type III One-hour	\$ 103.00
Type III-N	99.00
Type V One-hour	103.00
Type V-N	99.00
19. SCHOOLS	
Type I or Type II	\$ 117.00
Type III One-hour	86.00
Type III-N	82.00
Type V One-hour	86.00
Type V-N	82.00
20. SERVICE STATIONS	
Type II	\$ 71.00
Type III	71.00
Type V	63.00
Canopies	30.00
21. SHELL BUILDINGS	
Type V	\$ 46.00
22. STORES	
Type I or Type II	\$ 111.00
Type III One-hour	95.00
Type III-N	87.00
Type V One-hour	87.00
Type V-N	80.00
23. TENANT IMPROVEMENTS – Interior Finish of Shell Buildings	
Offices	\$ 46.00
Restaurants	50.00
Stores	40.00
24. THEATERS – Concert Halls, Convention Halls, Council Chambers, Court Rooms, Exhibit Halls, Fraternal and Lodge Halls	
Type I or Type II	\$ 116.00
Type III One-hour	110.00
Type III-N	110.00
Type V One-hour	100.00
Type V-N	100.00
25. WAREHOUSES	
Type I or Type II-F.R	\$ 71.00

Type II One-hour	63.00
Type II-N	46.00
Type III One-hour	63.00
Type III-N	46.00
Type V One-hour	63.00
Type V-N	46.00
26. WINERIES	Per Individual Occupancy Classification
Type II	\$ 71.00
Type III	71.00
Type V One-hour	63.00
Type V-N	46.00
27. ACCESSORY STRUCTURES	
Balconies, Covered Porches, Decks, Patio Covers, Storage Sheds, Utility Buildings	\$ 14.00
28. BRIDGES	
Deck Area (abutment to abutment)	\$ 106.00
29. CONSTRUCTION TRAILER (Temporary)	
Permit Fee	\$ 123.00
Electrical, Plumbing Permits	as needed
30. DEMOLITION	
Permit Fee (minimum)	\$ 58.00
31. DWELLINGS	
Additions	\$ 83.00
Convert Attic or Garage to Living Area	66.00
Alteration of Living Areas	Contract Price or \$42.00
Solariums, Sunrooms	Contract Price or \$46.00
32. DWELLINGS, FACTORY BUILT	
Foundation Plan Check Only	Contract Price or \$150.00
33. FENCING	
Wood, Chain Link – each over 8 feet in height (SQ. FT.)	\$ 3.00
Masonry – over 6 feet in height (SQ. FT.)	5.00
34. FIRE DAMAGE REPAIR	
	Contract Price or \$42.00
35. FIREPLACES	
Masonry or Manufactured (Stand Alone Permit Value)	\$2000.00
36. FOUNDATIONS	
Table 18-I-C Minimums	\$ 9.00
Caissons, Grade Beams	12.00
37. MOVED BUILDINGS	
Valuation for Permit plus Issuance	\$ 42.00
Valuation for Surety Bond plus Issuance or \$6000 Total Plus Issuance, whichever is greater	\$ 42.00
38. PATIOS, SCREENED	
	\$ 16.00
39. REROOFING – Permit Fees (not including Issuance Fee)	
Up to 1500 Sq. Ft	\$ 40.00

1501 to 3000 Sq. Ft	50.00
3001 to 4000 Sq. Ft	60.00
4001 to 10,000 Sq. Ft	70.00
10,001 Sq. Ft. and up	2 Hrs. per 10,000 Sq. Ft.
40. RETAINING WALLS	
(Sq. Ft. from bottom of footing to top of wall)	Contract Price or \$11.00
41. SIGNS	
Monument	\$ 100.00
Pole	150.00
42. SOLAR COLLECTOR SYSTEMS – Permit Fees	
Ground Mounted Racks	\$ 60.00
Roof Mounted Racks – 1 to 3 Panels	15.00
Roof Mounted Racks – 4 to 10 Panels	20.00
Roof Mounted Racks – 11 to 20 Panels	25.00
Roof Mounted Racks – Over 20 Panels	35.00
Storage Tanks – Up to 120 gallons	15.00
Storage Tanks – 121 to 600 gallons	20.00
Storage Tanks – Over 600 gallons	35.00
Each System Component – Electrical, Plumbing, Mechanical (minimum fee)	58.00
43. SPAS, HOT TUBS, THERAPEUTIC POOLS	
Valuation per longest linear dimension	\$ 300.00
44. SWIMMING POOLS	
Valuation per longest linear dimension	\$ 400.00
45. TANKS, WATER STORAGE	
Above Ground (Valuation)	Contract Price or \$5000.00
Underground – Up to 5000 gallons	Contract Price or \$7000.00
Underground – 5001 to 10,000 gallons	Contract Price or \$10,000.00
Underground – Over 10,000 gallons	Contract Price or \$15,000.00