

APPENDIX ‘A’
GENERAL PROVISIONS

AMENDED 12-14-2021

Permit Required: Any owner/individual or authorized agent who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical, or plumbing system, the installation of which is regulated by City or State Codes, or to cause any such work to be done, shall first submit an application at City Hall and obtain the required permit(s). **A permit is required for all work done either by a contractor or an individual.**

CALL 8-1-1 BEFORE DIGGING.

Un-Permitted WorkTriple Permit Fees
 (Work performed with no permits or by unregistered or unlicensed trades)

FEE SCHEDULE

RESIDENTIAL – New Construction & Remodels

New Construction Building Permit - \$0.50 per total sq. ft. \$ vary

+New Construction Plan Review	\$175
Concrete Slab	\$75
Framing	\$75
+Plumbing (up to 3 rough-in, top out, final)	\$100 each
+Electric (rough-in and final)	\$100 each
+HVAC (rough-in and final)	\$100 each

Remodel/Renovation Building Permit

(To existing structures including homes, roofing, foundation, carport, garage, etc.)

Up to 100 sq. ft.	No charge
100 sq. ft. and up - \$0.50 per total sq. ft.	\$ vary
+Remodel Plan Review	\$75
+Electric	\$100 each
+Plumbing	\$100 each
+HVAC (if applies)	\$100 each

UTILITY REMODEL / RENOVATION (without Building Permit)

Electrical Permit	\$100
HVAC Permit.....	\$100
Plumbing/Gas Permit (i.e. hot water heater).....	\$100
New Plumbing/Gas Permit (rough in & final)	\$150
Temporary Electrical Pole (without new construction)	\$150

COMMERCIAL CONSTRUCTION

New Construction Building Permit - \$0.50 per total sq. ft. \$ cost varies (3,000' x .50=**\$1,500**)

+**Commercial Plan Review** equal to 50% of the permit fee is required for all new construction, renovations, and additions. (Ex. \$1,620 x 50% = \$810 plan review cost)

+**Concrete Pour** - \$120 each

+**Framing** - \$120

+**Utility permit fees** for each mechanical, electrical, and plumbing permits - \$120 each

COMMERCIAL UTILITY (without Building Permit)

Electrical Permit..... \$175

HVAC Permit..... \$175

Plumbing/Gas Permit..... \$175

CONTRACTOR REGISTRATION (annually)

Electrical, HVAC, Contractor License & Registration Fee \$25 each

(Registration expires when current license or insurance expires.) No fee for plumber registration.

OTHER PERMITS AND FEES

House Moving Fee..... \$250

Without TxDOT permit. Move into the city or street to street.

Manufactured Homes (without TXDOT Permit)..... \$250

(permits required for Plumbing \$75, Electrical \$75, HVAC \$75, & Driveway \$75 as they apply)

Demolition Permit

Residential \$35

Commercial (must submit asbestos survey) \$100

Fiber Optics..... \$300

Signs -

Square Footage	Fee
Up to 50 sq. ft.	\$ 75.00
51 sq. ft. to 100 sq. ft.	\$ 100.00
101 sq. ft. to 200 sq. ft.	\$ 125.00
201 sq. ft. to 672 sq. ft.	\$ 150.00
Signage with plumbing	\$ Double Fee
Work performed without a permit	\$ Double Fee
Sign Contractor License Fee (Annual)	\$ 75.00

CERTIFICATE OF OCCUPANCY

Residential

- (a) New homes or resale of a home.....\$75
- (b) Owners of rental houses must have re-inspection per each occurrence of rental.....\$50

Commercial.....\$200

Safety Inspections (annually)\$100

RIGHT-OF-WAY WIRELESS NETWORK

- Application Fee per Network Node \$100
- Application Fee per Node Support Pole \$100
- Application Fee per Transfer Facility \$100
- Annual Public Right-of-Way Rate per Network Node \$250
- Monthly Rental Rate per Network Node for each Transfer Facility \$ 28
- Annual Rental Rate for Collocation of Network Node per Service Pole \$ 20

ZONING APPLICATION FEES

- Zoning Change Request.....\$300
- Specific Use Permit\$300
- Variance Use Permit\$300

SWIMMING POOL / SPA Permit (Fence is required)

(Swimming pool permits are good for the life of the pool)

Above Ground \$100.00 In Ground \$250.00

New Fence Permit \$25.00

New Driveway Permit \$75.00

(Culvert to be approved and inspected by Public Works Dept.)

Fire Sprinkler System Permit (Plan Review and Inspection) \$150

Re-inspection Fees (at discretion of the city inspector)

- 1st Re-inspection..... \$50
- 2nd Re-inspection..... \$75
- 3rd and each subsequent re-inspection \$100
- After Hours Inspections..... \$100/hour
- Same Day Inspection**.....\$250

Planning & Zoning:

Residential Plats – Filing Fee.....	\$200.00
Commercial Plats – Filing Fee.....	\$200.00

Work Exempt from Permits

1. The repair or replacement of an existing fence in a residential district in which approved materials are used and all other requirements are met.
2. Roof repairs in which less than 10% of the roof area is involved.
3. Cosmetic improvements such as painting, cabinets, counter-tops, tile, non-structural repairs, replacement of wall materials of any wall, or floor covering installation such as carpet, etc. under \$2,000.
4. Appliance installation which does not require the device to have additional electrical, gas, or plumbing services installed.
5. Retaining walls less than 4 feet tall.
6. Playground equipment located at a single-family dwelling.
7. Storage sheds without electricity or water