

**CITY OF THORNTON 2021 PERMIT FEE SCHEDULE**

Building Permit fees are based on the value or valuation of the project. Valuation is the estimated cost to replace the building or structure in kind, based on current replacement costs, including labor, materials, overhead and profit. Value of remodel, renovation, or alteration projects will be calculated by doubling the estimated material costs.

<b>TOTAL VALUATION</b>	<b>FEES</b>
\$1.00 - \$500	\$30.00
\$501 - \$2,000	\$30.00 for the first \$500 plus \$3.15 for each additional \$100 or fraction thereof, up to and including \$2,000
\$2,001 - \$25,000	\$75.75 for the first \$2,000 plus \$14.40 for each additional \$1,000 or fraction thereof, up to and including \$25,000
\$25,001 - \$50,000	\$397.75 for the first \$25,000 plus \$10.40 for each additional \$1,000 or fraction thereof, up to and including \$50,000
\$50,001 - \$100,000	\$650.25 for the first \$50,000 plus \$7.20 for each additional \$1,000 or fraction thereof, up to and including \$100,000
\$100,001 - \$500,000	\$1000.25 for the first \$100,000 plus \$5.75 for each additional \$1,000 or fraction thereof, up to and including \$500,000
\$500,001 - \$1,000,000	\$3240.25 for the first \$500,000 plus \$4.90 for each additional \$1,000 or fraction thereof, up to and including \$1,000,000
\$1,000,001 and up	\$5615.25 for the first \$1,000,000 plus \$3.75 for each additional \$1,000 or fraction thereof

**Plan Review Fee = 65% of Building Permit Fee**

**Third Party Plan Review Fee = 65% of Building Permit Fee or Third Party Review Fee + 10% whichever is greater**

Additional Plan Review required by changes, additions, or revisions to plans \$75.00\*

After Hours Expedited Review \$75.00/hr. Two Hour Minimum

**Other Inspection Fees**

Inspections outside of normal business hours (minimum charge – two hours) \$75.00\*

Reinspection fees \$75.00\*

Inspections for which no fee is specifically indicated (minimum charge – one hour) \$75.00\*

Work Without a Permit (Investigation Fee) Equal to Building Permit Fee (\$75.00 Minimum)

**\*Or the total hourly cost to the jurisdiction, whichever is greater.**

<b>Other Permit Fees (Including Mechanical, Electrical, Plumbing, Roofing, Siding, Driveways, and Fences )</b>		<b>Miscellaneous Fees</b>	
Building Permits that include Plumbing, Mechanical and Electrical work will be charged a fee for each trade based on the valuation for each trade.		Construction Meter Heat Meter	\$25.00
\$0 - \$1,000	\$30.00	Man. Home Set Up & Skirting	\$185.00
\$1001 and up	\$30.00 for the first \$1,000 plus \$10.00 for each additional \$1,000 or fraction thereof	Demolition Permit	\$50.00

**Mechanical, Electrical, & Plumbing Permit Fee for New Residential Buildings**

Single Family Dwellings	\$100.00	Sanitary Sewer 1 unit	\$11.00
Multi-Family(per unit)	\$25.00 (\$100.00 Min)	Sanitary Sewer 2 or more	\$8.00/unit
Townhouses (per unit)	\$25.00 (\$100.00 Min)	Sales/Construction Trailer	\$180.00

**Use Tax = 3.75% of 50% of Valuation or 100% of Total Material Cost**

**Elevator Permit Fees**

Twice Yearly Inspection	\$275.00
Hydraulic Safety Test	\$285.00
Traction Safety Test	\$600.00
Emergency Power Test (Minimum 2 Hours)	\$100.00/hr.
Major Modernization	\$825.00

**CITY OF THORNTON 2021 PERMIT FEE SCHEDULE**

Minor Modernization	\$555.00
Commercial Building Installation (in addition to the Building Permit Fee and Use Tax)	\$825.00
Residential (IRC) Building Installation (in addition to the Building Permit Fee and Use Tax)	\$550.00
<b>Temporary Certificate of Occupancy Fees</b>	
Residential (IRC)	\$750.00 each \$500.00 refunded if CO issued prior to expiration
Commercial 3000 sq. ft. or less	\$750.00 each \$500.00 refunded if CO issued prior to expiration
Commercial greater than 3000 sq. ft.	\$2500.00 each \$2000 refunded if CO issued prior to expiration
Multi-Family per building	\$2500.00 each \$2000 refunded if CO issued prior to expiration
<b>Building Code Advisory Board (BCAB) Hearing Fee</b>	\$100.00
<b>Administrative Processing Fee</b>	\$75.00/hr.
<b>Contractor License</b>	
Class A General Contractor Unlimited	\$200.00
Class B General Contractor Limited	\$150.00
Class C General Contractor Residential	\$100.00
Class D Specialty	\$75.00