



CITY OF NORMAN

**PERMIT FEE SUMMARY FOR INDUSTRIAL,
COMMERCIAL AND MULTI-FAMILY DEVELOPMENTS**
(FOR PERMITS OTHER THAN ONE AND TWO-
FAMILY DWELLINGS)

DEVELOPMENT SERVICES DIVISION
Building Permits and Inspections
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The following fee calculation information is provided to applicants for estimating the cost of the permit fees associated with Industrial, Commercial and Multi-Family Developments (Projects other than One and Two-Family Dwellings).

1. BUILDING PERMIT FEE CALCULATION

Calculated by Total Project Area;.....\$0.14 per square foot. The Plan Examination Fee, which is a component of the Building Permit Fee, is calculated at 20% of the Building Permit Fee and is collected at the time of submittal. The minimum Plan Examination Fee is \$50.00 and the maximum Plan Examination fee is \$4,000.00.

Example: Permit fees on an 8,000 square foot project would be calculated as follows; 8,000 sq. ft. x \$0.14= (\$1,120.00 x 20%) =\$224.00 non-refundable plan review fee due at the time of submittal.

2. FOUNDATION ONLY PERMITS

50% of the full Building Permit Fee or \$1,000.00; whichever is less.

3. DEMOLITION PERMIT

First Floor.....\$20.00
Additional\$12.50

4. EROSION CONTROL

Shall be assessed with each building permit issued for the construction of any structure or addition to a structure which results in greater than 500 square feet of new, additional impervious area; or the construction of any swimming pool, driveway, parking area or any other construction activity which results in greater than 500 square feet of new, additional impervious area (exemption; residential construction on 2 acres or more with new impervious area less than 5,000 square feet)...\$80.00

5. CERTIFICATE OF OCCUPANCY

Fees are included within the Building Permit Fees and collected when the permit is issued; however, separate fees apply for Temporary Certificate of Occupancy (TCO) as follows:
\$100.00 for each residential unit
\$250.00 for any permit type other than residential

6. OTHER FEES ASSOCIATED WITH PERMITS

Generally, Water and Sewer Connection Fee(s) and Water Meter Fee(s) are collected in conjunction with the Building Permit, if water meter sizes are indicated on the Building Permit application and/or drawings. If no meter information is provided, then no water meter(s) shall be provided until fees are determined and paid in full. The following meter and connection fee charge(s) are applied to all water users except multi-family residential structures:

Meter Size Size (A)	Water Meter Installation Fee (B)	Water/Sewer Connection Fee (C)	Sprinkler Connection Fee (D)
5'8" or 3/4"	\$250.00*	\$1,000.00/\$275.00	\$1,000.00
1" short	\$595.00*	\$1,667.00/\$550.00	\$1,667.00
1" long	\$795.00*	\$1,667.00/\$550.00	\$1,667.00
1.5" short	\$1,230.00*	\$3,333.00/\$1,100.00	\$3,333.00
1.5" long	\$1,460.00*	\$3,333.00/\$1,100.00	\$3,333.00
2" short	\$1,430.00*	\$6,667.00/\$1,925.00	\$6,667.00
2" long	\$1,670.00*	\$6,667.00/\$1,925.00	\$6,667.00
3" short	Paid by Owner	\$14,667.00/\$4,625.00	\$14,667.00
3" long	Paid by Owner	\$14,667.00/\$4,625.00	\$14,667.00

*If installed by the City of Norman, please check with the Utilities Department for fees and approval if you will be completing meter installation yourself OR if you require specialty metering such as compound or turbine, etc. The water meter installation fee is reduced for residential developments with service lines already installed. For meters larger than 2 inch, the property owner will purchase and install the City approved meter, meter box and associated accessories.

- A. Water meter installation and water/sewer connection fees for larger meters will be determined on a case by case basis by the Utilities Department. Meter sizes indicated as "short" indicate the water meter is to be located on the same side of the street as the public main. Meter sizes indicated as "long" indicates the water meter is to be located across the street or road from the public water main.
- B. Water meter installation fees vary by size of the meter. Fees include City purchase of the meter, meter box and installation by the City. Check with the Water Line Maintenance Supervisor for meter installation fees greater than 2-inch and for costs to increase the size of existing meter.
- C. Water/sewer connection fees are based on the size of the water meter requested and are in addition to the water meter installation fee. Water/sewer connection fees for multi-family structures are \$1,275.00 per living unit.
- D. Water only connection fees (for separate sprinkler/irrigation systems) are in addition to the water meter installation fee.

7. WASTEWATER SYSTEM NEW DEVELOPMENT EXCISE TAX

Determined by square footage for residential construction. For non-residential construction, the fee is assessed by the Utilities Department and shall be one of the cost collected when the building permit is issued. (O-0001-58, Effective August 2001, summary on the last page of this document). Please contact the Capital Projects Engineer at (405) 366-5433 with all questions concerning the Wastewater System New Development Excise Tax for all non-residential projects.)

8. RECOUPEMENT OF WATER, SEWER, AND/OR ROADWAY IMPROVEMENTS

Some areas in Norman will, upon development, be subject to payback or recoupe ment of water, sewer, and/or roadway improvements. Inquiries regarding specific parcels will be required for determination of these fees.

9. PARK FEES

Required for new apartment projects and other residential or multi-family occupancies. Park Fees are assessed at \$75.00 for the Neighborhood Park and \$75.00 for Community Parks per dwelling unit.

Summary:

The total dollar amount of items 1 through 8, where applicable to your project, reflect the total amount of fees due at the time the building permit is issued, less any Plan Examination Fee paid at the time of the application submittal.

(Other required fees, including, but not limited, to trade contractor permits for plumbing, mechanical, electrical work, sign permits, driveway permits, etc., may be required for your project, but are not necessarily collected at the time of the Building Permit Fees.)

WASTEWATER SYSTEM NEW DEVELOPMENT EXCISE TAX FOR RESIDENTIAL DEVELOPMENT

This fee is calculated based on the expected wastewater flow from the new develop- ment as follows:

RESIDENTIAL DEVELOPMENT:

- A. New residential construction will be charged \$850 for structures up to and including 1,200 square feet of living space. For every square foot of living space over 1,200, an additional \$2.00 per square foot will be charged. For purposes of this calculation, "living space" includes all climate-controlled areas within the structure and include bonus rooms.
- B. Additions to existing residential structures which include installation of plumbing fixtures will be charged \$1.00 per square foot for each additional square foot.

WASTEWATER SYSTEM NEW DEVELOPMENT EXCISE TAX FOR COMMERCIAL DEVELOPMENT

This fee is calculated based on the expected wastewater flow from the new development as follows:

COMMERCIAL DEVELOPMENT:

C. The excise tax is based on ultimate use of the commercial facility. New or expanded commercial construction will be charged based on the number of new employees to be located in the new or expanded facility, plus an additional wastewater flow tax if the entity is a large water user. The excise tax is \$115.00 per new employee plus \$4.00 per gallon per day (gpd) of additional wastewater flow if the expected wastewater flow is greater than 30 gpd per employee.

*Water use records for existing facilities are often used to estimate future wastewater flow. In most cases, a 12-month average water use is established and the wastewater flow is assumed to be 80% of the water usage.

For example, assume a new restaurant is to be built; the fee might be calculated as follows:

New employee fee: $10 \times \$115.00 = \$1,150.00$

Estimated water use = 500 gpd

Estimated sewage flow = $0.80 \times 500 \text{ gpd} = 400 \text{ gpd}$

Estimated sewage flow from employees = $10 \text{ employees} \times 30 \text{ gpd} = 300 \text{ gpd}$

Additional wastewater fee = $400 - 300 = 100 \text{ gpd} \times \$4.00 = \$400.00$

Total fee = $\$1,150.00 + \$400.00 = \$1,550.00$