

I. PLAN REVIEW FEES: All plan review fees shall be non-refundable.

A. Single Family Residential*: The plan review fee shall be calculated using the following schedule. The area of the structure shall be determined by the exterior dimensions of the proposed structure.

Area Of Structure	Plan Review Fee
0 to 400 sq. ft.	\$30.00
401 to 1,000 sq. ft.	\$40.00
1,001 to 1,599 sq. ft.	\$50.00
1,600 to 2,399 sq. ft.	\$60.00
2,400 to 3,000 sq. ft.	\$70.00

For each additional 1,000 sq. ft. (or fraction thereof) of area over 3,000 sq. ft. an additional \$2.00 plan review fee shall be charged.

**When the term "single family residential" is used, it shall refer to the construction, alteration, repair or enlargement of detached single family residences, duplexes, and their related structures.*

B. Attached Single Family/Multiple Family and Commercial***:** The plan review fee shall be 65% of the building permit fee calculated as outlined in item 2.B. herein below.

***When the term "attached single family/multiple family" is used, it shall refer to the construction, repair or enlargement of attached single family residences containing more than 2 dwelling units, townhomes, condominiums, apartments and their related structures.*

****When the term commercial is used, it shall refer to the construction, repair or enlargement of commercial, office, industrial, warehouse and institutional buildings and their related structures.*

C. Elevators: The plan review fee shall be \$150.00 per elevator.

D. Plan Revisions (additional sq. ft.): Based on normal schedule of fees.

E. Preliminary Commercial Plan Review Fees: When requested in writing by a potential building permit applicant, the city will perform a preliminary review of incomplete commercial construction drawing for a fee of \$75.00 per hour. Preliminary plan reviews will not be performed unless the city receives a written commitment from the individual or firm requesting the preliminary plan review that they will promptly reimburse the city for its review fee costs. The city's written preliminary plan review report will not be provided to the potential building permit applicant until the city is reimbursed for the staff time spent performing the preliminary review.

II. BUILDING FEES: Unless otherwise specified, building fees shall be calculated using the schedules outlined herein below. The total valuation of a proposed structure shall be calculated by multiplying the total sq. ft. of construction (based on exterior dimensions) by the per sq. ft. value of construction outlined herein below. If an applicant's total valuation is higher than those outlined herein below, then the higher figure shall prevail.

A. Single Family Residential: Building fees shall be \$6.00 per \$1,000 (or fraction thereof) of total valuation with a minimum fee of \$30.00. The total valuation of single family residential related construction used in this calculation shall be as outlined in the following schedule:

Type Of Construction	Value Of Construction
New single family residential construction and additions (based on exterior dimensions of outside walls of all usable space)	\$40.00/sq. ft.
Remodeling	Based on cost of construction, with documentation
Decks, patios, open porches, and pools	\$5.00/sq. ft.
Other accessory structures 120 sq. ft. or less	\$5.00/sq. ft.
Accessory structures over 120 sq. ft. (including detached garages, covered/screened porches, gazebos, etc.)	\$20.00/sq. ft.

B. Attached Single Family/Multiple Family and Commercial: Building fees shall be calculated using the following schedule with a minimum fee of \$60.00:

Total Valuation	Fee
\$1.00 to \$2,000.00	\$22.00 for the first \$500.00 plus \$2.75 for each additional \$100.00 or fraction thereof, to and including \$2,000.00
\$2,001.00 to \$25,000.00	\$63.00 for the first \$2,000.00 plus \$12.50 for each additional \$1,000.00 or fraction thereof, to and including \$25,000.00
\$25,001.00 to \$50,000.00	\$352.00 for the first \$25,000.00 plus \$9.00 for each additional \$1,000.00 or fraction thereof, to and including \$50,000.00
\$50,001.00 to \$100,000.00	\$580.00 for the first \$50,000.00 plus \$6.25 for each additional \$1,000.00 or fraction thereof, to and including \$100,000.00
\$100,001.00 to \$500,000.00	\$895.00 for the first \$100,000.00 plus \$5.00 for each additional \$1,000.00 or fraction thereof, to and including \$500,000.00
\$500,001.00 to \$1,000,000.00	\$2,855.00 for the first \$500,000.00 plus \$4.25 for each additional \$1,000.00 or fraction thereof, to and including \$1,000,000.00
\$1,000,001.00 and up	\$4,955.00 for the first \$1,000,000.00 plus \$2.75 for each additional \$1,000.00 or fraction thereof

The total valuation of attached single family/multiple family, and commercial related construction used in the above schedule shall be determined using the following schedule:

Type Of Construction	Value Of Construction
New completely finished attached single family/multiple family, and commercial construction and additions (based on exterior dimensions of outside walls of all usable space):	The mean sq. ft. value of construction in the Chicago metro region as established by the most recently published RS Means Construction Cost Data handbook
Shell and core commercial construction (based on exterior dimensions of outside walls of all usable space):	$\frac{1}{2}$ of the mean sq. ft. value of construction in the Chicago metro region as established by the most recently published RS Means Construction Cost Data handbook

Interior "build-out" of unfinished shell and core commercial construction (based on exterior dimensions of outside walls of all usable space):	1/2 of the mean sq. ft. value of construction in the Chicago metro region as established by the most recently published RS Means Construction Cost Data handbook
Accessory structures	\$25.00/sq. ft.
Remodeling of existing occupied space	based on cost of construction (documentation required)

3. PLUMBING FEES: Plumbing fees shall be calculated using the following table:

Permit Issuance	
For the issuance of each plumbing permit	\$22.00
For issuing each supplemental permit for which the original permit has not expired, been canceled, or finalized	\$6.50
1. Fixtures And Vents	
For each plumbing fixture or trap or set of fixtures on one trap (including water, drainage piping and backflow protection thereof)	\$8.75
For repair or alteration of drainage or vent piping, each fixture	\$4.25
2. Sewers, Disposal Systems And Interceptors	
For each building sewer and each trailer park sewer	\$22.00
For each cesspool	\$33.25
For each private sewage disposal system	\$66.50
For each industrial waste pretreatment interceptor including its trap and vent, excepting kitchen-type grease interceptors functioning as fixture traps	\$17.75
Rainwater systems _ per drain (inside building)	\$8.75
3. Water Piping And Water Heaters	
For installation, alteration, or repair of water piping or water-treating equipment, or both, each	\$4.25
For each water heater including vent	\$11.00
4. Gas Piping Systems	
For each gas piping system of one to five outlets	\$5.50
For each additional outlet over five, each	\$1.00
5. Lawn Sprinklers, Vacuum Breakers And Backflow Protection Devices	
For each lawn sprinkler system on any one meter, including backflow protection devices therefor	\$13.25
For atmospheric-type vacuum breakers or backflow protection devices not included in item 1:	
1 to 5 devices	\$11.00

Over 5 devices, each	\$2.00
For each backflow protection device other than atmospheric-type vacuum breakers:	
2 inches and smaller	\$11.00
Over 2 inches	\$22.00
6. Swimming Pools	
For each public pool	\$81.50
For each public spa	\$54.25
For each private pool	\$54.25
For each private spa	\$27.00
7. 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 code	\$8.75
8. Other Inspections And Fees:	
Inspections outside of normal business hours, per hour (minimum charge _ two hours)	\$44.25*
Re-inspection fees assess under provisions of section 305.8, per inspection	\$44.25*
Inspections for which no fee is specifically indicated, per hour (minimum charge _ one-half hour)	\$44.25*
Additional plan review required by changes, additions or revisions to plans or to plans for which an initial review has been completed (minimum charge _ one-half hour)	\$44.25*
*Or the total hourly cost to the jurisdiction, whichever is the greatest. This cost shall include supervision, overhead, equipment, hourly wages and fringe benefits of the employees involved.	

4. ELECTRICAL FEES: Electrical fees shall be calculated using the following table:

Permit Issuance	
1. For the issuance of each electrical permit	\$22.00
2. For the issuing of each supplemental permit for which the original permit has not expired, been canceled nor finaled	\$6.50
System Fee Schedule (Note: The following do not include permit-issuing fees)	
1. New Residential Buildings: The following fees shall include all wiring and electrical equipment in or on each building, or other electrical equipment on the same premises constructed at the same time :	
Multifamily: For new multifamily buildings (apartments and condominiums) having three or more dwelling units constructed at the same time, not including the area of garages, carports and accessory buildings, per square foot	\$.045

Single and two-family: For new single and two-family residential buildings constructed at the same time and not including the area of garages, carports and accessory buildings, per square foot	\$.05
For other types of residential occupancies and for alterations, additions and modifications to existing residential buildings.	Use the unit fee schedule
2. Private Swimming Pools	
For new private, in-ground swimming pools for single-family and multifamily occupancies including a complete system of necessary branch circuit wiring, bonding, grounding, underwater lighting, water pumping and other similar electrical equipment directly related to the operation of a swimming pool, each pool	\$44.25
3. Carnivals, circuses, or other traveling shows or exhibitions utilizing transportable-type rides, booths, displays and attractions.	
For electrical generators and electrically driven rides, each	\$22.00
For mechanically driven rides and walk-through attractions or displays having electric lighting, each	\$6.50
For a system of area and booth lighting, each	\$6.50
For permanently installed rides, booths, displays and attractions.	Use the unit fee schedule
4. Temporary Power Service	
For a temporary service pole or pedestal including all pole or pedestal mounted receptacle outlets and appurtenances, each	\$22.00
For a temporary distribution system and temporary lighting and receptacle outlets for construction sites, decorative lights, Christmas tree sales lots, fireworks stands, etc., each	\$11.00
Unit Fee Schedule (Note: The following do not include permit-issuing fee)	
1.Receptacle, Switch and Light Outlets	
For receptacle, switch, light or other outlets at which current is used or controlled, except services, feeders and meter:	
First 20 fixtures, each	\$1.00
Additional fixtures, each	\$.65
2.Lighting Fixtures	
For lighting fixtures, sockets or other lamp-holding devices:	
First 20 fixtures, each	\$1.00
Additional fixtures, each	\$.65
For pole or platform-mounted lighting fixtures, each	\$1.00

For theatrical-type lighting fixtures or assemblies, each	\$1.00
3.Residential Appliances	
For fixed residential appliances or receptacle outlets for same, including wall-mounted electric ovens; counter-mounted cooking tops: electric ranges: self-contained room, console or through-wall air conditioners: space heaters: food waste grinders: dishwashers: washing machines: water heaters: clothes dryer: or other motor-operated appliances not exceeding one horsepower (HP) (746 W) in rating, each	\$4.25
4.Nonresidential Appliances	
For nonresidential appliances and self-contained factory-wired, nonresidential appliances not exceeding one horsepower (HP) kilowatt (kW) or kilovolt-ampere (kVA), in rating including medical and dental devices: food, beverage and ice cream cabinets: illuminated show cases: drinking fountains: vending machines: laundry machines: or other similar types of equipment, each	\$4.25
Note: For other types of air conditioners and other motor-driven appliances having larger electrical ratings, see Power Apparatus.	
5.Power Apparatus	
For motors, generators, transformers, rectifiers, synchronous converters, capacitors, industrial heating, air conditioners and heat pump, cooking or baking equipment or other apparatus, as follows:	
Rating in horsepower (HP), kilowatts (kW), kilovolt-amperes (kVA) or kilovolt-amperes-reactive (kVAR):	
Up to and including 1, each	\$4.25
Over 1 and not over 10, each	\$11.00
Over 10 and not over 50, each	\$22.00
Over 50 and not over 100, each	\$44.25
Over 100, each	\$66.50
Notes: For equipment or appliances having more than one motor, transformer, heater, etc. the sum of the combined ratings may be used. These fees include all switches, circuit breakers, contractors, thermostats, relays and other directly related control equipment.	
6.Busways	
For trolley and plug-in-type busways, each 100 feet or fraction thereof	\$6.50
Note: An additional fee is required for lighting fixtures, motors, and other appliances that are connected to trolley and plug-in-type busways. A fee is not required for portable tools.	
7.Signs, Outline Lighting and Marquees	
For signs, outline lighting systems or marquees supplied from one branch circuit, each	\$22.00

For additional branch circuits within the same sign, outline lighting system or marquee, each	\$4.25
8.Services	
For services of 600 volts or less and not over 200 amperes in rating, each	\$27.25
For services of 600 volts or less and not over 200 amperes to 1,000 amperes, each	\$55.50
For services over 600 volts or over 1,000 amperes in rating, each	\$111.00
9.Miscellaneous Apparatus, Conduits and Conductors	
For electrical apparatus, conduits and conductors for which a permit is required but for which no fee is herein set forth	\$16.25
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.	

5. MISCELLANEOUS PERMIT FEES:

A. Demolition/Moving Of Structures:	
1.Single family residential:	
Accessory structure each	\$30.00
Principal structure each	\$75.00
2. Attached single family/multiple family and commercial:	
Accessory structures: each	\$60.00
Principal structures: each	\$150.00
B. Completion Permits: Applies to expired permits where work has begun. Based on current building permit fee schedules.	
C. Transfer Of Permit:	\$15.00 [ED1]
D. Single Family Residential Driveway Permit:	\$60.00
E. Fence Permit:	\$50.00
F. Sign Permits:	
Non-illuminated signs:	\$50.00
Temporary signs:	\$50.00
Grand opening signs:	\$75.00
Illuminated signs:	\$75.00
G. Permits For Work Commenced Without A Permit: Where it is found that any excavation, filling, construction, alteration, expansion, removal or demolition has commenced without the prior securing of required permits, the basic permit fee shall be double the normal fee.	

H. "Quick Start" Foundation Only Building Permit: When specifically authorized by the Warrenville city council, the building official may issue a "quick start" foundation only building permit prior to the issuance of a full building permit. Said quick start foundation only building permit shall authorize excavation and concrete work directly related to the installation of a building foundation. Until a full building permit is issued, any work performed under a quick start foundation only building permit shall be performed at the sole risk of the building permit applicant. The issuance of a quick start foundation only building permit shall in no way imply or guaranty city of Warrenville approval of a full building permit. The fee for a quick start foundation only building permit shall be assessed as a 15% surcharge to the estimated building fee portion of the full building permit.

6. REINSPECTION FEES: If an inspection has been scheduled and, in the opinion of the building official after arrival on the inspection site, the job is not ready or has not progressed to a point where an inspection can be made properly or access is not possible to perform the inspection, a seventy dollar (\$70.00) re-inspection fee may be charged. No further inspection shall be made until such time as the re-inspection fee has been paid.

7. ELEVATOR INSPECTION FEES:

Inspection of new elevators:	\$150.00
Inspection of existing elevators:	\$70.00
Re-inspection of failed elevator inspections:	\$70.00

8. CERTIFICATE OF OCCUPANCY FEES:

Single family residential (per dwelling unit):	\$50.00
Attached single family/multiple family (per dwelling unit):	\$50.00
Multi-unit commercial building (per unit):	\$50.00
Single unit commercial building:	
0-10,000 sq. ft.:	\$50.00
Over 10,000 sq. ft.:	\$100.00

9. BONDS: Cash performance bonds shall be required based on the following schedule, refundable upon compliance with all applicable city of Warrenville ordinances:

Type Of Construction	Single Family Residential	Attached Single Family Residential	Commercial
Construction of a driveway or other work in city ROW	\$ 400.00	\$400.00	\$400.00
Auger of city paved streets	\$10,000.00	\$10,000.00	\$10,000.00
New construction	\$400.00	\$500.00	\$1,000.00
Addition	\$400.00	\$500.00	\$1,000.00
Interior or exterior remodeling	\$100.00	\$200.00	\$200.00

Accessory bldg. over 120 sq. ft.	\$200.00	\$400.00	\$400.00
Misc. other accessory structures	\$100.00	\$200.00	\$200.00
Aboveground pool	\$100.00	\$200.00	\$200.00
Belowground pool	\$200.00	\$400.00	\$400.00
Demolition	\$250.00	\$500.00	\$500.00

10. MISCELLANEOUS:

A. Non-Collectable Funds: If it is later determined that any funds paid to obtain a permit are not collectable, said permit may be rescinded and any work under construction shall be stopped by the building official until all funds are collected and a \$30.00 processing fee is paid to the building division. Re-collected funds and processing fees shall be paid by cashier's check, certified check, money order or cash.

B. Permit Refunds: Available only when no work has been started. Refund amount is equal to total permit fee less plan review fee less \$30.00 office processing fee.

C. Bond Refunds: After the construction, alteration, removal or demolition at the building site has been completed, and, a certificate of occupancy (if applicable) has been issued, any holder of a permit may apply to the building official for a return of any unused portion of a cash bond or other security deposit. The building official shall direct the city finance director to refund to the holder of the permit any unused portion of the cash bond or other security deposit, without interest. Provided, however, that, for each year after the certificate of occupancy or certificate of completion has been issued and the cash bond or other security deposit remains unclaimed, an administrative fee shall be charged by the city in an amount equal to twenty percent (20%) of the original amount of the unclaimed cash bond or other security deposit.