



## BUILDING AND ZONING FEE SCHEDULE

A fee is charged to recover the City's administrative costs for enforcement of codes related to building, development, electrical, plumbing, and mechanical permits and zoning applications and processing.

### Building Fees

Valid beginning January 1, 2016

Authority to assess such fees is contained within City Code Chapter 135.

All fees are non-refundable subject to City Code Chapter 135.

CATEGORY	BASE FEE	COMMENTS
<b>Additions – One, Two or Three Family Dwelling</b> <i>Per dwelling</i>	\$161.50 0 – 1,000 square feet  \$212.00 1,001 square feet and above	Includes Zoning Certificate, Occupancy Certificate and 1% BBS fee
<b>Alterations – One, Two OR Three Family Dwelling</b>	\$126.25 0 – 500 square feet  \$176.25 501 square feet and above	Includes Occupancy Certificate and 1% BBS fee
<b>Alterations – Individual Condominium Units in            Multi-Family Buildings</b>	\$128.75 0 – 500 square feet  \$180.25 501 square feet and above	Includes Occupancy Certificate and 3% BBS fee
<b>Alterations – OBC Multi-Family OR Commercial</b> <i>Up to \$1,000 of alterations</i>	\$100.00	2% of alteration costs above \$1,000 ; \$5,000 maximum; does not include 3% BBS fee

<b>Bleachers</b>	<i>Alterations</i>	\$153.00 Up to \$1,000.00 of alteration	2% of alteration costs above \$1,000; \$500 maximum; includes Zoning Certificate and 3% BBS fee
	<i>New or addition</i>	\$565.00 0 – 5,000 square feet	\$.15 per square foot above 5,000; \$1,000 maximum; includes Zoning Certificate and 3% BBS fee
<b>Board of Building Standards Appeal</b>		\$206.00	Includes 3% BBS fee
<b>Building – One, Two or Three Family Dwelling</b> <i>Per dwelling unit</i>		\$1,897.50	Includes Park Fee, Sidewalk Permit, Driveway Permit, Numbering Permit, Occupancy Certificate, Zoning Certificate and 1% BBS fee
<b>Building – OBC Multi-Family or Commercial New or Addition</b>			
	<i>Multi-family</i>	\$1,500.00 per structure + \$200.00 per dwelling unit	Park Fee if applicable, Sidewalk Permit, Driveway Permit, Numbering Permit, Occupancy Certificate, and Zoning Certificate additional; does not include 3% BBS fee
	<i>Commercial</i>	\$1,500.00 per structure up to 5,000 square feet	\$.15 per additional square foot above 5,000 and a Zoning Certificate
<b>Contractor Annual Registration</b> <i>Per contractor</i>		\$65.00	Must provide proof of insurability and applicable registration materials
<b>Deck</b>		\$75.65	Includes Zoning Certificate and 1% BBS fee
<b>Demolition</b>			
	<i>Per structure</i>		No charge for sheds
	<i>One, two or three family dwelling</i>	\$101.00	Includes 1% BBS fee
	<i>OBC multi-family or commercial</i>	\$103.00	Includes 3% BBS fee

<b>Driveway Approach/Curb Cuts</b> <i>Per driveway approach/curb cut</i>	\$50.00	
<b>Electrical – One, Two or Three Family Dwelling</b>		
Temporary Electric	\$110.00	
Alteration/Replacement, Additions up to 500 Square Feet Gross Area & New Garages <i>Per dwelling unit</i>	\$75.00	Includes service upgrade and new service
Electrical Generators	\$75.00	
New Construction & Fire Rehab <i>Up to first 1,000 square feet gross area (additions greater than 500 square feet gross area)</i>	\$150.00	\$.10 per additional square foot; includes service upgrade and new service
Swimming Pool (In-Ground)	\$180.00	
<b>Electrical – OBC Multi-Family or Commercial (Base fees do not include electrical service or temporary electrical service.)</b>		
Alterations <i>Up to first 50 items/devices</i>	\$75.00	\$1.00 per each additional item
New Construction/Additions <i>Up to first 1,000 square feet</i>	\$150.00	\$.10 per additional square foot
Warehouse Areas or Building Shell and Initial Build Out of Building Shell <i>Up to first 1,000 square feet</i>	\$150.00	\$.05 per additional square foot
Site Lighting Installation and Building Signage Including Monument/Stand-Alone Signs <i>First unit</i>	\$50.00	\$10.00 per each additional unit
Electric Service and Electrical Generators <i>Up to 100 amperes</i>	\$60.00	\$.60 per each additional amp
Swimming Pool (In-Ground)	\$180.00	
Temporary Electric Service <i>Up to 200 amperes</i>	\$120.00	\$.60 per each additional amp

Temporary Electric Service <i>(For tree lot, carnival, etc.)</i>  <i>For the first lot/tent</i>	\$200.00	\$50.00 per each additional lot or tent
Transformers, Sub-Panels, Safety Switches, or Disconnects <i>(Other than at main distribution equipment)</i>  <i>Per unit</i>	\$30.00	Up to 6 then \$15.00 each
Underground Installation Only	\$75.00	
<b>Escrow</b>  Asphalt Driveway  Concrete Approach/Driveway <i>Per square yard</i>  Sidewalk <i>Per square foot</i>	\$10.00  \$38.00  \$6.30	
<b>Fences Over 6 Feet High</b>	\$61.05	Includes fence permit and 3% BBS fee
<b>Fire Protection Systems – OBC Multi-Family or Commercial</b> Fire Alarm System  <i>First 1,000 square feet</i>  Sprinkler System (or Alternate System)  <i>First 1,000 square feet</i>  <i>Per kitchen hood and exhaust duct</i>  Underground Piping	\$154.50  \$154.50  \$154.50  \$257.50	\$.03 each additional square foot of fire alarm system; \$5,000 maximum; includes 3% BBS fee.  \$.03 each additional square foot of sprinkler system; \$5,000 maximum; includes 3% BBS fee.  Includes 3% BBS fee  Includes 3% BBS fee

<p><b>Garages (Detached)</b></p> <p style="text-align: right;"><i>Per structure</i></p> <p>One, Two or Three Family Dwelling  <i>Up to 200 square feet</i>  <i>Greater Than 200 square feet</i></p> <p>OBC Multi-Family or Commercial  <i>Up To 120 square feet</i>  <i>121 – 400 square feet</i></p>	<p>\$35.00  \$212.00</p> <p>\$75.00  \$307.50</p>	<p>Includes Zoning Certificate and 1% BBS fee</p> <p>Includes Zoning Certificate and 3% BBS fee</p>
<p><b>Gas Piping – One, Two or Three Family Dwelling</b></p> <p style="text-align: right;"><i>Per unit</i></p>	<p>\$75.75</p>	<p>Includes 1% BBS fee</p>
<p><b>Gas Piping – OBC Multi-Family or Commercial</b></p> <p style="text-align: right;"><i>Up to 3 connections</i></p>	<p>\$97.85</p>	<p>\$20.60 each additional connection; includes 3% BBS fee</p>
<p><b>HVAC – One, Two or Three Family Dwelling</b></p>		
<p>Chimney Replacement or New Vent</p> <p style="text-align: right;"><i>Per chimney/vent</i></p> <p style="text-align: right;">Metal  Masonry</p>	<p>\$50.00  \$100.00</p>	
<p>Ductwork Extension/Alteration</p>	<p>\$75.00</p>	
<p>New Construction/Additions</p> <p style="text-align: right;"><i>First 1,000 square feet</i></p>	<p>\$150.00</p>	<p>Includes furnace and A/C units, fireplaces &amp; stoves</p> <p>\$.10 each additional square foot excluding unfinished basements</p>
<p>Single Furnace or AC Unit New or Replacement,  Prefabricated Fireplace, Coal or Wood Burning Stove</p> <p style="text-align: right;"><i>Per device</i></p>	<p>\$50.00</p>	<p>Each combination furnace &amp; AC unit is one replacement</p>

<b>HVAC – OBC Multi-Family or Commercial</b>		
<p>New Construction/Additions <i>Up to first 1,000 square feet</i></p> <p>Warehouse Areas or Building Shell <i>Up to first 1,000 square feet</i></p>	<p>\$180.00</p> <p>\$180.00</p>	<p>Includes rooftop units and restroom exhaust fans</p> <p>\$.10 per additional square foot</p> <p>\$.05 per additional square foot (includes initial tenant build-out of building)</p>
<p>Replacements and New Units <i>First fixture</i></p>	<p>\$75.00</p>	<p>Furnace &amp; AC units are separate fixtures; \$35 each additional fixture; includes restroom exhaust fans.</p>
<p>Ductwork Extension/Alteration <i>Up to first 5,000 square feet</i></p>	<p>\$75.00</p>	<p>\$.03 per additional square foot (does not include initial build-out of tenant spaces or HVAC unit replacement); includes walk-in coolers/freezers</p>
<p>All Other Common Ventilation Systems <i>Per system</i></p>	<p>\$75.00</p>	
<p>Kitchen Exhaust Hood &amp; Duct <i>Per hood</i> <i>Commercial Kitchen Type i</i></p> <p><i>Type ii</i></p>	<p>\$200.00</p> <p>\$100.00</p>	
<p>Hazardous Exhaust System <i>Per system</i></p>	<p>\$200.00</p>	
<p>Chimney Replacement or New Vent <i>Per chimney/vent</i></p> <p>Metal Masonry</p>	<p>\$75.00</p> <p>\$150.00</p>	
<p>Prefabricated Fireplace, Coal, or Wood Burning Stove <i>Per device</i></p>	<p>\$75.00</p>	

<b>Inspection – After Hours</b> <i>Per inspection</i>	\$200.00	\$100 each additional hour after first 2 hours; does not include BBS fee
<b>Inspection – Reinspection</b>	No fee	\$100 each additional after second failed inspection
<b>Moving Structure</b> <i>Per structure</i>  <i>One, two or three family dwelling</i>	\$262.50	Includes Zoning Certificate, Occupancy Certificate and 1% BBS fee; does not include any incurred City costs
<i>OBC multi-family or commercial</i>	\$307.50	Includes Zoning Certificate, Occupancy Certificate and 3% BBS fee; does not include any incurred City costs
<b>Numbering – Building/Unit</b> <i>Per address</i>	\$25.00	
<b>Occupancy Certificate</b> <i>Per structure/tenant space/dwelling unit</i>  <i>New/Revision</i> <i>One, two or three family dwelling</i>	\$50.50	\$151.50 additional if occupied before approved; includes 1% BBS fee
<i>OBC multi-family or commercial</i>	\$103.00	\$154.50 additional if occupied before approved; includes 3% BBS fee
<i>Change of Use</i> <i>OBC Multi-Family or Commercial</i>	\$154.50	Includes 3% BBS fee
<b>Park Fee</b> <i>Per dwelling unit</i>	\$500.00	
<b>Plan Revision</b> <i>Per plan review</i>	15% of initial permit fee	No charge for minor revisions

<b>Permit Reinstatement</b> <i>Includes no revisions to construction documents</i>		
<i>One, two or three family dwelling</i>	\$50.50	Includes 1% BBS fee
<i>OBC multi-family or commercial</i>	\$51.50	Includes 3% BBS fee
<b>Plumbing</b>	As set by Franklin County Public Health	
<b>Replacement Building Card</b>		
<i>One, Two or Three Family Dwelling</i>	\$50.50	Includes 1% BBS fee
<i>OBC Multi-Family or Commercial</i>	\$51.50	Includes 3% BBS fee
<b>Roof</b>		
<i>One, two or three family dwelling</i>	\$50.50	Includes 1% BBS fee
<i>OBC multi-family or commercial</i>	\$154.50	Includes 3% BBS fee
<b>Shed</b>		
<i>Per shed</i>		
<i>One, two or three family dwelling (Up to 200 square feet)</i>	\$35.00	Includes Zoning Certificate
<i>OBC multi-family or commercial (Up to 120 square feet)</i>	\$75.00	Includes Zoning Certificate
<b>Shoring of Buildings</b>		
<i>Per building</i>		
<i>One, two or three family dwelling</i>	\$50.50	Includes 1% BBS fee
<i>OBC multi-family or commercial</i>	\$51.50	Includes 3% BBS fee
<b>Sidewalk Installation in Right-of-Way</b>	\$50.00	No permit or fee required for sidewalk replacement
<b>Signs – OBC Multi-Family or Commercial</b>		
<i>Freestanding sign</i>	\$154.50	Zoning fees additional; Includes 3% BBS fee
<i>Marquees, awnings &amp; canopies</i>	\$46.35	Zoning fees additional; Includes 3% BBS fee

<b>Solar Energy System</b>	<i>Per building</i>		
	<i>One, two or three family dwelling</i>	\$111.00	Includes Zoning Certificate and 1% BBS fee
	<i>OBC multi-family or commercial</i>	\$565.00	Includes Zoning Certificate and 3% BBS fee
<b>Swimming Pool</b>	<i>Above Ground</i>	\$60.00	Includes Zoning Certificate
	<i>In-Ground</i>	\$210.00 (Residential)	Includes Zoning Certificate and 3% BBS fee
		\$256.00 (Commercial)	
<b>Tents &amp; Temporary Structures</b> <i>(Open sides totaling more than 700 square feet; Closed sides totaling more than 400 square feet. Can be one tent or multiple tents.)</i>			No charge for one, two or three family dwellings
	<i>OBC Multi-Family or Commercial</i>	\$101.50	Includes Zoning Certificate and 3% BBS fee
<b>Warehouse Racking</b>		\$257.50	Includes 3% BBS fee
<b>Wireless Communication Facility</b>	New Communication Tower	\$307.50	Includes Zoning Certificate, Occupancy Certificate and 3% BBS fee
	Antenna	\$256.00	

Footnotes:

- Permit fees for individual condominiums of a multi-family building of four or more units for alterations and replacement of electrical and HVAC systems shall be computed as one, two or three family dwelling fees.
- Ohio Board of Building Standards (BBS) fees for all one, two and three family dwelling permits shall be 1%.
- Ohio Board of Building Standards (BBS) fees for all commercial and multi-family buildings of four or more units shall be 3%.

**CITY OF GAHANNA  
ZONING FEE SCHEDULE  
Valid beginning March 4, 2008**

Authority to assess such fees is contained within City Code Chapter 135. Rates are subject to change. Please note that this fee schedule is intended to be a guide for information only. All fees are due and payable at time of submission and are non-refundable.

CATEGORY	BASE FEE	ADDITIONAL FEE
Certificate of Appropriateness- <i>New Business</i>		
<i>New</i>	\$50.00	\$.01 per sq foot
<i>Amended</i>	\$25.00	\$.01 per sq foot
Conditional Use		
<i>New</i>	\$100.00	
<i>Amended</i>	\$50.00	
Fence	\$25.00	
Final Development Plan/ Outline Development Plan/ Plan of Development/ ROD Development Plan		
<i>New</i>	\$500.00	
<i>Amended</i>	\$250.00	
Final Plat	\$250.00	
Flood Plain Use	\$50.00	
Home Occupation	\$50.00	
Preliminary Plat		
<i>Up to 50 Acres</i>	\$500.00	\$10.00 per each additional acre
Refund		
<i>Per Refund</i>	\$25.00	
Signs		
<i>Application</i>	\$50.00	
Certificate of Appropriateness (Commercial)		
<i>One-Tenant</i>	\$35.00	
<i>Multi-Tenant</i>	\$50.00	
Temporary Signage		Permit required (except in R.I.D.)
<i>Freestanding</i>	\$0.00	
<i>Promo Banner</i>		
<i>Wall Sign</i>		
Subdivision without Plat		
<i>Residential</i>	\$75.00	
<i>All Other Districts</i>	\$150.00	
Variance		
<i>Single Family- New</i>	\$150.00	
<i>Single Family-Amended</i>	\$75.00	
<i>All Other Districts- New</i>	\$300.00	
<i>All Other Districts- Amended</i>	\$150.00	
<b>PERSONAL WIRELESS SERVICE FACILITY</b>	<b>\$2,000.00</b>	
Zoning Certificate		

	<i>Single-Family</i>	\$10.00	
	<i>All Other Districts</i>	\$50.00	
Zoning Amendment	<i>Up to First Acre</i>	\$400.00	\$50.00 each additional acre; \$1,000.00 max