



City of
**Little
Canada**

Fee Schedule

Last Updated: March 15, 2018

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Development Fees

Each separate land use request shall be charged a separate fee even if submitted on the same application. In addition to the application fee, all planning cases are evaluated on a project-by-project basis and subject to additional charges to cover any consulting or additional costs the City may incur. For applications that involve excessive staff time, services performed by city staff will be billed at actual payroll costs including hourly rates, payroll taxes and benefit charges.

Appeal	\$250
Architectural Review	\$500
Comprehensive Plan Amendment	\$750
Conditional Use Permit	\$350 – Single-family \$500 – All Others
Conditional Use Permit Amendment	\$350
Grading/Excavation	\$300 – Deposit required if extensive engineering review is necessary.
Interim Use Permit	\$500
Interim Use Permit Amendment or Renewal	\$350
Planned Unit Development	\$900
PUD Amendment	\$500
Rezoning	\$500
Rezoning to PUD	\$750
Concept Review	\$1,000
Subdivision	\$350 – Subdivision or lot line adjustment - 3 or less lots \$1,500 – Subdivision or Plat (4 or more lots)
Text Amendment	\$400
Vacation	\$200
Variance	\$350– Single & Two Family \$500– All Others

General Construction

BUILDING PERMIT FEES

Value Range	Fee
\$1 - \$500	\$25.00
\$501 - \$2,000	\$25.00 for the first \$500 plus \$3.25 for each additional \$100, or fraction thereof, to and including \$2,000
\$2,001 - \$25,000	\$73.75 for the first \$2,000 plus \$14.75 for each additional \$1,000, or fraction thereof, to and including \$25,000
\$25,001 - \$50,000	\$413 for the first \$25,000 plus \$10.75 for each additional \$1,000, or fraction thereof, to and including \$50,000
\$50,001 - \$100,000	\$681.75 for the first \$50,000 plus \$7.50 for each additional \$1,000, or fraction thereof, to and including \$100,000
\$100,001 - \$500,000	\$1,056.75 for the first \$100,000 plus \$6 for each additional \$1,000, or fraction thereof, to and including \$500,000
\$500,001 - \$1,000,000	\$3,456.75 for the first \$500,000 plus \$5 for each additional \$1,000, or fraction thereof, to and including \$1,000,000
\$1,000,001 and up	\$5,956.75 for the first \$1,000,000 plus \$4 for each additional \$1,000
Plan Check Fee	Up to 65% of the calculated permit fee
State Surcharge	.0005 x the value of the job (minimum surcharge is 50¢)

- Plan review fees for similar building plans = 25% of normal building permit fee.
- Work commencing before permit issuance = 100% of normal building permit fee.
- Fee refunds – upon written application not more than 80% of building permit fee and 80% of plan review fee when plans are withdrawn or cancelled before review is done.
- Inspections outside of normal business hours = \$50.50 per hour (minimum of two hours).
- Sod escrow (if turf is not established at time of occupancy) = \$2,000.00
- Demolition – Fee based on valuation. Contact MN Pollution Control and Ramsey County Environmental Health ten (10) days prior to actual demolition.

General Construction (cont.)

ELECTRICAL PERMIT FEES

All Services		Circuits and Feeders	
0 – 300 amp	\$50	0 – 30 amp	\$8
400 amp	\$58	31 – 100 amp	\$10
500 amp	\$72	101 – 200 amp	\$15
600 amp	\$86	300 amp	\$20
800 amp	\$114	400 amp	\$25
1000 amp	\$142	500 amp	\$30
1100 amp	\$156	600 amp	\$35
1200 amp	\$170	700 amp	\$40
Add \$14 for each additional 100 amps		Add \$5 for each additional 100 amps	
Minimum Fee:		Minimum permit fee is \$40 plus \$5.00 state surcharge. This is for one inspection only. Minimum fee for rough-in inspection and final is \$80 plus \$1.00 state surcharge.	
Maximum Fee:		Maximum fee for single family dwelling not over 200 amps is \$175 plus \$1.00 state surcharge. Maximum of 3 inspections.	
Apartment Buildings:		Maximum fee per unit of an apartment or condominium complex is \$70. This does not cover service, unit feeders, or house panels. A separate permit must be issued for house wiring.	
Swimming Pools:		\$80 + circuits (Includes 2 inspections)	
Additions, Remodels, or Basement Finishes		\$80 (Includes 10 circuits and 2 inspections)	
Accessory Structures		\$50 for panel plus \$8 per circuit OR \$80 for 2 inspections	
Traffic Signals:		\$7 per each standard	
Street Lighting & Parking Lot Lights:		\$4 per each standard	
Transformers/Generators:		\$10 up to 10 KVA, \$40 11 KVA to 74 KVA, \$60 75 KVA to 299 KVA, \$150 over 299 KVA	
Retro Fit Lighting:		\$.65 per fixture	
Sign Transformer:		\$8 per transformer	
Remote Control/Signal Circuits:		\$.75 per device	
Re-inspection Fee:		\$40	
State Surcharge		\$1.00	

** The fee is doubled if the work starts before the permit is issued.

General Construction (cont.)

FILLING/GRADING PERMIT FEES

Please note: 100+ c.y. needs Council approval

50 c.y. or less	\$23.50
51 - 100 c.y.	\$37.00
101 – 1,000 c.y.	\$37.00 for the first 100 c.y. plus \$17.50 for each additional 100 c.y. or fraction thereof.
1,001 – 10,000 c.y.	\$194.50 for the first 1,000 c.y. plus \$14.50 for each additional 1,000 c.y. or fraction thereof.
10,001 – 100,000 c.y.	\$325.00 for the first 10,000 c.y. plus \$66.00 for each additional 10,000 c.y. or fraction thereof.
100,001 c.y.	\$919.00 for the first 100,000 c.y. plus \$36.50 for each additional 10,000 c.y. or fraction thereof.
Inspections outside of normal business hours	\$50.50 per hour (minimum of 2 hours)*
Reinspection fees assessed under provisions of Section 108.8	\$50.50 per hour*
Inspections for which no fee is specifically indicated	\$50.50 per hour (minimum of ½ hour)*
State Surcharge	\$1.00

*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.

General Construction (cont.)

MECHANICAL PERMIT FEES

Commercial	
Base Fee	\$50.00 (charged in addition to the permit fee)
Permit Fee	Project value* x 1.25%
State Surcharge	Project value* x .0005 with minimum charge of 50¢
Residential	
Minimum Fee	\$25.00
Furnace	\$75.00 – New \$50.00 – Replacement \$25.00 – Unit heaters
Air Conditioning & Refrigeration	\$45.00 – New \$25.00 – Replacement
Air Exchanger w/ Duct Work	\$35.00
Gas Fireplace	\$35.00 per unit
Mobile Home Connection	\$35.00
Radiant Floor Heat	\$35.00
Duct Work	\$30.00
Gas Line	\$25.00
Gas Direct Vent Heater	\$25.00 per unit
Gas or Oil Space Heater	\$25.00 per unit
Furnace (wood burning)	\$30.00 per unit
Replacement of Water Heater	\$30.00
Swimming Pool Heater	\$30.00
State Surcharge	\$1.00

*Project value means the actual or estimated dollar amount charged for permitted work including materials, labor, profit, and other fixed costs. It is the amount to be charged to the customer for the work done. If any material, equipment, labor or installation are furnished by the owner, tenant, or any other party, the reasonable market value of such items must be added to the estimated cost or project value for permit fee purposes. In the event that there is a dispute on the amount of the job cost, the city may request the submission of a signed copy of the actual contract.

General Construction (cont.)

MISCELLANEOUS PERMIT FEES

Driveway Permit	\$25.00 (No State Surcharge)
Fence Permit	Fee is based on value – see building permit fees above (No State Surcharge)
Sign Permit (Permanent Sign)	Fee is based on value – see building permit fees above (No State Surcharge)
Sign Permit (Temporary Sign)	\$2/day, \$25 minimum & \$50 maximum plus \$200 deposit. Only good for 30 days and only four permits per property are allowed each year with a 120 day maximum. Only two non-banner signs allowed per year. There must also be 30 days in between each permit application for single tenants. (No State Surcharge)

General Construction (cont.)

PLUMBING PERMIT FEES

Outside Sewer/Water	
Residential Water	\$25.00
Residential Sewer	\$25.00
Commercial Water	\$35.00 (4" line or larger)
Commercial Sewer	\$35.00 (6" line or larger)
MCES Interceptor System - Metropolitan Council Direct Connection Application Fee (Pass-Through Cost)	\$900.00
Sewer Availability Charge – Local	\$260.00 per unit
State Surcharge	\$1.00
Inside Plumbing	
Base Fee	\$25.00 (charged in addition to the other fees)
Fixtures	\$8.00 each
Water Turn-on	\$15.00
Water Turn-off	\$15.00
Water Meter	\$362.00– ¾" for single family homes \$425.00– 1" for lawn sprinkler systems >1" – Current price charged by supplier
Water Availability Charge	\$300.00 (charged only for existing homes connecting to city water that haven't already been assessed this fee)
Septic Pumping	\$5.00
Well Drilling	\$10.00
Replacement Spacer	\$20.00
Remove or Install Underground Storage Tank	\$25.00
State Surcharge	\$1.00

Licenses

Adult Use	\$10,000
Amusement Devices	\$15/base plus \$15/device
Amusement Parks	\$100
Bingo Hall	\$150
Contractors – Excavating, General, HVAC, Tree Removal	\$50
Deer Hunting (Bow & Arrow)	\$50
Dogs	\$15/2 years if spayed or neutered \$20/2 years
Emergency Vehicle Sale/Storage Lot with Ancillary Outfitting Services	\$300
Fireworks	\$100 - permanent structure \$350 – temporary structure
Gasoline Filling Stations	\$200/base plus \$20/pump
Gambling (Temporary)	\$35
Handicap Accessibility & Mobility Vehicle Sales with Accessory Outdoor Storage	\$300
Liquor Licenses	\$741 - On-Sale Wine \$5,130 - On-Sale Intoxicating \$1,030 - On-Sale Intoxicating (Billiard halls only) \$200 - On-Sale Sunday \$150 - On-Sale 3.2 \$150 - Off-Sale 3.2 \$310 - Off-Sale Liquor (\$100 Reduction if in compliance with SS 340A.408 Subd. 3) ½ of State License Fee - 2 a.m. License \$35 – Temporary Liquor
Massage Therapy Business	\$300 – Principal Use \$100 – Accessory Use
Massage Therapy Individual	\$75
Motor Vehicle Repair – Major, Minor, or Salvage	\$300
Motor Vehicle Sales – Wholesale, Retail, Indoor Only, & Outdoor	\$300
Outdoor Storage	\$50 \$250 – 120 Day Temporary License (1 st) \$500 – 120 Day Temporary License (2 nd)
Parades/Public Assembly	\$10
Pawn Shops	\$500 – Multiple Sales \$8,000 – Pawnbroker \$300 – Second Hand Goods
Pet Therapy	\$10

Refuse Collection	\$150
Rental Housing License	Condominium: \$50/unit Multi-unit Building: \$100/bldg. + \$12/unit Single Family Home: \$112/entire property or \$100/shared living space
Rental Housing Inspector's License	\$100
Saunas	\$10,000
Solicitors & Peddlers	\$50
Temporary Outdoor Sales/Displays	\$50
Tattoo Parlor	\$300
Tobacco	\$250 – One Year License \$125 – Six Month License
Wagon Vendors	\$50

Miscellaneous Fees

Animal Day Care/Kennel License	\$100.00
Assessment Searches	\$10.00
Business List	\$15.00 – For Profit Request
Certification Fee	\$25.00
Copies/Fax Machine use, Scan/Email pages	25¢ per page
Day Care, Foster Home, Group Home Inspections	\$50.00
False Burglar Alarms	\$50.00 – 3 to 6 \$200.00 – 7 to 9 \$500.00 – Over 9
False Fire Alarms	\$250.00 – 3 to 6 \$500.00 – 7 to 9 \$1,000.00 – Over 9
Filing Fee for Public Office	\$2.00
Flags	\$50.00
History Book “A Voyageur’s Vision”	\$20.00
History Calendar (1984)	\$3.50
History Notecards	\$5.00
History Video (\$5 extra for mailing)	\$15.00
Lapel Pins with City Logo	\$1.00
Municipal Code Book (\$15 on disk)	\$35.00
NSF Checks	\$20.00
Notary	\$1.00 per signature
Park Charge – Residential	\$3,500.00 per unit – 1 unit through 8 units \$1,950.00 per unit – 9 units or more
Park Charge – Commercial	10% Land or 7% FMV
Rental Fees – Old Fire Hall \$350 deposit required	\$91 - Up to 4 Hours (Mon-Thur) \$91 – Up to 4 Hours (8am-6pm, F-Sun, Hol) \$180 – Up to 4 Hours (6pm-12am, F-Sun, Hol) \$150 – Over 4 Hours (M-Th) \$180 – Over 4 Hours (F-Sun & Holidays)
Rental Fees – Park Shelters \$250 deposit required	Pioneer Park Desoto (Any Day) \$50 resident or \$90 non-resident Spooner Upper (Monday-Friday) \$105 resident or \$140 non-resident Spooner Upper (Saturday-Sunday & Holidays) \$150 resident or \$200 non-resident Spooner Lower (Any Day) \$60 resident or \$100 non-resident
Resident List	\$15.00 – For Profit Request

DVD Dubs	\$15.00
Zoning Code Book (\$15 on disk)	\$35.00
Zoning Letter	\$50.00
Zoning Maps & Laminated Maps	\$5.00

Public Works

HYDRANT METER PERMIT FEES

\$500 deposit required until meter is returned.

Commercial Use	
Meter Rental	\$50.00 per month
Hydrant Wrench Rental	\$10.00 per month
Fire Hose Rental	\$20 per use
Water Usage	Summer Water Rate per 1,000 gallons
Charge sales tax on total amount of this permit	

Residential Use	
Meter Rental	\$50 for first 30 days, additional \$50 for more than 30 days
Water Usage	Summer Water Rate per 1,000 gallons
Charge sales tax on total amount of this permit	

RIGHT-OF-WAY PERMIT FEES

Right-Of-Way Permit	\$200.00
State Surcharge	No State Surcharge

Utilities

SEWER & WATER RATES

Lawn Sprinkler Water Rate	\$3.41/1,000 gallons
Sewer Rate	Sewer Base Fee (included in minimum) \$15.00 <i>Commercial</i> – \$3.90/1,000 gallons with a \$43.64 minimum for the first 7,000 gallons. <i>Multi-Family Residential (8 units +)</i> \$3.90/1,000 gallons with a \$43.64 minimum for the first 7,000 gallons. Charged on a per dwelling unit basis. <i>Residential</i> – \$3.90/1,000 gallons with a \$43.64 minimum for the first 7,000 gallons. Rate is based on first quarter usage. If water usage drops below first quarter water usage in subsequent quarters, the sewer rate will be adjusted to the lower rate, but never lower than the \$43.64 minimum. The first quarter sewer rate is the ceiling for the year. Charged on a per dwelling unit basis.
Sewer Only	\$50.00 Private Wells \$55.00 On City System but no meter readings
Water Rate	\$3.45/1,000 gallons (winter rate) \$3.60/1,000 gallons (summer rate)
Water Service Charge	\$13.50/Quarterly
Water Meter Fixed-Network Technology Non-Compliance Surcharge	\$12.00/Quarterly
Water Meter Fixed-Network Technology Opt-Out Fee	\$12.00/Quarterly

TRASH & RECYCLING RATES

	30 Gallon	60 Gallon	90 Gallon	Up to 360 Gallons
Disposal Fee (\$58/ton)	\$3.03	\$4.75	\$7.13	\$9.50
Collection Fee*	\$5.95	\$6.35	\$6.52	\$6.52
Single Sort Recycling**	\$5.76	\$5.76	\$5.76	\$5.76
Subtotal	\$14.74	\$16.86	\$19.41	\$21.78
Fuel Surcharge	N/A	N/A	N/A	N/A
Total Monthly Rate Before Taxes	\$14.74	\$16.86	\$19.41	\$21.78

*Includes the collection of bulky items

**\$.75 retained by City for Recycling Services