

CITY OF NELSON

Fee Schedule Effective December 5, 2024

SINGLE RESIDENTIAL HOUSES/MANUFACTURED HOUSING (MINIMUM \$100.00)

Heated Space	\$.22 per square foot
Non-Heated Space	\$.15 per square foot

Pre-Owned Manufactured Homes Located Inside City of Nelson \$125.00

Pre-Moving Inspection Fee

Pre-Owned Manufactured Homes Located Outside City of Nelson \$125.00 + \$.58 per mile

Pre-Moving Inspection Fee Plus Mileage

COMMERCIAL & INDUSTRIAL (\$200.00 MINIMUM)

Heated Space	\$.30 per square foot
Non-Heated Space	\$.20 per square foot
Shell Building	\$.15 per square foot
Tenant Finish	Heated Space \$.22 per square foot
Tenant Finish	Unheated Space \$.15 per square foot
Certificate of Occupancy fee	Listed on separate sheet
Plan Review - Commercial	

Bldgs less than 5,000 square feet \$150.00

Bldgs 5,000 square feet and greater \$250.00

AGRICULTURAL (\$100.00 MINIMUM)

Pole Barns & Utility Buildings (with dirt floors) \$.10 per square foot

Barns, Storage & Utility Buildings (with permanent floors) \$.15 per square foot

MISCELLANEOUS (\$100.00 MINIMUM)

Non-Heated Utility or Storage \$.10 per square foot

Buildings Non-Heated Detached \$.10 per square foot

Garage Swimming Pools \$.10 per square foot

Remodeling, Additions \$.20 per square foot

NO Permit Penalty Double Permit Fees

Renewal Permit Fee (Unexpired Only) \$100.00

RE-INSPECTION FEES FOR BUILDING INSPECTIONS AND ACCESS ENCROACHMENT

EACH VISIT \$100.00

LAND DISTURBING PERMIT HANDLED BY EPD

SUBDIVISION PLAT APPROVAL

Lot Split/Combo (Other than major/minor subdivisions) \$50.00

Preliminary \$500.00 + \$5.00 / acre

Final \$500.00 + \$5.00 / acre

Modifications \$250.00

Access / Encroachment Residential New \$100.00

Existing Driveway \$50.00

Commercial \$250.00

Sign Permits \$100.00

OUTDOOR TELECOMMUNICATION & ASSOCIATED STRUCTURES

Application fee \$1000.00

Permit Fee Totaling 195 feet \$2,625.00

Permit Fee Less than 150 feet \$10.00 per foot

Proposed towers in excess of 150 feet in height after the first 150 feet (\$150.00) \$25.00 per foot + \$150.00

Co-Locates Collocation on existing tower structure \$500.00

CITY OF NELSON

Certificate of Occupancy Residential Fees December 5, 2024

Manufactured Homes less than 1,000 square feet	\$125.00
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Total Residential Square Footage up thru 1999 square feet	\$150.00
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Total Residential Square Footage up to 2000 thru 2499 square feet	\$175.00
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Total Residential Square Footage up to 2500 thru 2999 square feet	\$200.00
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Total Residential Square Footage up to 3000 thru 3499 square feet	\$225.00
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Total Residential Square Footage up to 3500 thru 3999 square feet	\$250.00
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Total Residential Square Footage up to 4000 thru 4499 square feet	\$275.00
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Total Residential Square Footage up to 4500 thru 4999 square feet	\$300.00
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All residential square footage 5,000 square feet or more will have a fee of \$0.075 per square foot.

ADDITIONS

Minimum Fee of \$100.00

Additions	\$0.075 per square foot
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Note An approved FINAL INSPECTION and CERTIFICATE OF OCCUPANCY is necessary before occupancy is allowed. Residential occupancy is not allowed until a final inspection has been completed and a Certificate of Occupancy obtained. Failure to comply with the guidelines set within this permit application may result in immediate disconnection of electrical service. Violation of City Ordinances may result in a maximum fine of \$1000.00 and sixty (60) days in jail, or both.

CITY OF NELSON

Certificate of Occupancy Commercial Fees August 17, 2020

Minimum C. O. Fee	\$150.00
Buildings up to 5000 square feet:	\$0.075 per square foot
5001 thru 10,000 square feet:	\$0.080 per square foot
10,001 thru 15,000 square feet:	\$0.085 per square foot
15,001 thru 20,000 square feet:	\$0.090 per square foot
20,001 thru 25,000 square feet:	\$0.095 per square foot
Commercial Buildings in excess of 25,000 square feet:	\$0.100 per square foot
Commercial Building Shell	\$150.00 Flat Fee
Tenant Finish Less than 5,000 - No Minimum	\$0.075 per square feet
Tenant Finish More than 5,000	Same as Commercial Above

Note An approved FINAL INSPECTION and CERTIFICATE OF OCCUPANCY is necessary before occupancy is allowed. Commercial occupancy is not allowed until a final inspection has been completed and a Certificate of Occupancy obtained. Failure to comply with the guidelines set within this permit application may result in immediate disconnection of electrical service. Violation of City Ordinances may result in a maximum fine of \$1000.00 and sixty (60) days in jail, or both.

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FEE SCHEDULE FOR APPEALS, REZONE, SPECIAL USE, AND VARIANCE REQUESTS

AG	Residential Agricultural (Individual Lot)	\$ 300.00
SA	Small Agricultural (Individual Lot)	\$ 300.00
ER	Estate Residential Individual Lot)	\$ 400.00
RR	Rural Residential (Individual Lot)	\$ 400.00
SR	Suburban Residential District (Individual Lot)	\$ 500.00
UR	Urban Residential District (Individual Lot)	\$ 500.00
SPC	Special Planned Community	\$ 2,500.00
SRPC	Suburban Residential Private Community	\$ 2,500.00
NC	Neighborhood Commercial	\$ 750.00
HB	Highway Business	\$ 1,250.00
I	Industrial	\$ 1,500.00
Special Use Permits / Conditional Uses		\$ 500.00
Variance		\$ 500.00
Appeals		\$ 500.00
ER	Estate Residential (Subdivision)	\$ 1,000.00
RR	Rural Residential (Subdivision)	\$ 1,500.00
SR	Suburban Residential (Subdivision)	\$ 2,000.00
UR	Urban Residential (Subdivision)	\$ 2,000.00

The fee schedule is subject to change by the Nelson City Council. Please check with the Planning & Development Office if there are any questions.