

## RESOLUTION NO. 30-2025

**A RESOLUTION TO REVISE THE VILLAGE OF GERMANTOWN FEE SCHEDULE FOR FEES CHARGED BY THE COMMUNITY DEVELOPMENT DEPARTMENT**

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WHEREAS, the Village of Germantown entered into a professional services agreement with Safebuilt Wisconsin LLC in November 2024 for the provision of building, electrical, plumbing, mechanical permit application processing, plan review, and inspection services for the term January 1, 2025, through December 31, 2026; and

WHEREAS, said agreement requires the Village to adjust the permit application and services fees schedule on or before January 1 of each year based on the change in the Bureau of Labor Statistics (BLS) Consumer Price Index (12-month CPI-U for all items not seasonally adjusted) with a cap on any increase to such fees not to exceed 4 percent per year; and

WHEREAS, Community Development Department and Safebuilt staff have determined that the most recently available CPI-U data for the previous 12 months ending in September 2025 available from the BLS is 3.0 percent; and

WHEREAS, the Community Development Department has proposed a 3.0 percent increase to the permit fees and charges assessed by the Village for the services provided by Safebuilt for the term January 1, 2026, through December 31, 2026, as set forth in the schedule of fees and charges attached hereto as "Attachment "A"; and

WHEREAS, the Community Development Department also conducted a review of the existing fee schedule for permit and plan review applications charged for planning and zoning-related services provided through the department, including but not limited to zoning permits, sign permits, conditional use permits (CUP), rezoning applications, site plan reviews, certified survey map (CSM) and subdivision platting applications, and determined that fees have not been updated since 2012; and

WHEREAS, the Community Development Department has proposed increasing certain planning and zoning-related fees and charges to cover the cost of providing services related to the processing of such permit and plan applications processed by the department and to align with the fee schedules of neighboring municipalities as detailed in the attached fee schedule marked as Attachment "B",

NOW, THEREFORE, BE IT RESOLVED, that the Village Board approves the revised schedule of fees and charges assessed by the Village for services provided by the Community Development Department as set forth in the schedule attached hereto as Attachment "A"; and

BE IT FURTHER RESOLVED that the fees and charges set forth in the schedules attached hereto as Attachment "A" and Attachment "B" shall become effective on January 1, 2026.

RESOLUTION NO. 30-2025

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Adopted: December 1, 2025



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Robert A Soderberg, Village President

ATTEST:



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Donna Ott, Village Clerk

**ATTACHMENT A**

**Community Development Department – Building Inspection Services  
Schedule of Permit Application and Inspection Fees & Charges**

**COMMUNITY DEVELOPMENT - BUILDING INSPECTION SERVICES**

**Permit Application and Inspection Fees & Charges**

PERMIT/INSPECTION FEE DESCRIPTION	2025 FEE AMOUNT (\$)	PROPOSED
		2026 FEE AMOUNT (\$)
<b>CONSTRUCTION (RESIDENTIAL 1 &amp; 2-FAMILY ONLY)</b>		
Residential Dwelling-New (w/ or w/o attached garage); charge per sqft	\$0.42	\$0.44
Residential Dwelling-Addition; charge per sqft	\$0.42	\$0.44
Residential Dwelling-"MAJOR" Remodel (includes basement finish/remodel); charge per sqft or \$1,000 valuation	\$.38/sqft or \$7.19/\$1000	\$.40/sqft or \$7.41/\$1000
Residential Dwelling-"MINOR" Remodel (includes basement finish/remodel); charge per sqft or \$1,000 valuation	\$.26/sqft or \$5.14/\$1000	\$.27/sqft or \$5.30/\$1000
<i>NOTE: A fee based on \$1000 per valuation of the total project cost (less plumbing, electrical, HVAC and other construction components permitted separately) is ONLY used when the area (sqft) of the project cannot be calculated, or, at the discretion of the Building Inspector this method of calculating a permit fee is more appropriate given estimated inspection needs &amp; time</i>		
Deck/Porch (attached to dwelling; charge per sqft)	\$0.26	\$0.27
Gazebo/Pergola > 100 sqft area (not attached to dwelling; not temporary)	\$66.76	\$68.77
Detached Garage & Accessory Structure- 192 square feet or less (includes pre-made & resin units)	\$66.76	\$68.77
Detached Garage & Accessory Structure Over 192 square feet (charge per sqft)	\$0.31	\$0.32
Swimming Pool (plus deck & fence; excludes electrical & plumbing charged separately); charge per \$1,000 valuation	\$11.30	\$11.64
Fence	\$66.76	\$68.77
Reroofing	\$66.76	\$68.77
Siding	\$66.76	\$68.77
Foundation Wall Repair & Egress Window Install	\$77.03	\$79.35
Solar Energy Unit (Roof-Mounted); charge per \$1,000 valuation w/ \$175 minimum	\$6.17	\$6.36
Solar Energy Unit (Ground-Mounted); charge per \$1,000 valuation w/ \$175 minimum	\$6.17	\$6.36
Wind Energy Unit; charge per \$1,000 valuation w/ \$250 minimum	\$6.17	\$6.36
Signal Receiving Antenna (residential scale)	\$66.76	\$68.77
Permit to Start Construction Early at Owner's Risk (footings & foundation only)	\$179.73	\$185.13
WI Uniform Building Permit Seal	\$66.76	\$68.77
Occupancy Permit (charge is for each Temporary or Final CO)	\$66.76	\$68.77
<i>Plan Review Fee (PRF):</i>		
New Dwelling (w/ or w/o attached garage)	\$231.08	\$238.02
Residential Dwelling-Addition	\$77.03	\$79.35
Residential Dwelling-Remodel (includes "MAJOR" OR "MINOR" and Basement Finish)	\$56.49	\$58.19
Detached Garages & Accessory Structure Over 192 square feet	\$46.22	\$47.61
Swimming Pool (includes fencing when required)	\$41.08	\$42.32
Deck/Porch	\$41.08	\$42.32
Gazebo/Pergola > 100 sqft area (not attached to dwelling; not temporary)	\$41.08	\$42.32
Fireplace/Solar Energy System	\$35.95	\$37.03
<i>Property Record Maintenance Fees (PRMF):</i>		
New Residential Dwellings	\$205.40	\$211.57
Structural Addition/Alteration	\$82.16	\$84.63
Accessory Structures (Detached Garage Deck, Gazebo, Shed, Pool, etc.)	\$15.41	\$15.88
<i>Zoning Compliance Fee (ZC):</i>		
Zoning Permit: (new residential dwelling construction)	\$179.73	\$185.13
Zoning Permit: (additions, new residential accessory buildings, fences, etc.)	\$25.68	\$26.46
Minimum Construction Permit Fee (unless specified above)	\$66.76	\$68.77

**IMPORTANT NOTICE: DEPENDING ON THE TYPE AND EXTENT OF A GIVEN PROJECT, MORE THAN ONE TYPE OF FEE LISTED IN THIS SCHEDULE MAY BE REQUIRED. FOR EXAMPLE, NEW RESIDENTIAL CONSTRUCTION WILL REQUIRE A BASE CONSTRUCTION FEE, A PLAN REVIEW FEE, A PROPERTY RECORD MAINTENANCE FEE, A ZONING COMPLIANCE FEE, AN OCCUPANCY PERMIT FEE, AN EROSION CONTROL FEE, AND A WISCONSIN STATE UNIFORM BUILDING SEAL CHARGE; ADDITIONAL PERMIT FEES WILL ALSO BE CHARGED FOR MECHANICAL & UTILITY SERVICE ITEMS INCLUDING HVAC, ELECTRICAL, AND PLUMBING. CONTACT INSPECTION SERVICES FOR FURTHER**

**COMMUNITY DEVELOPMENT - BUILDING INSPECTION SERVICES**

**Permit Application and Inspection Fees & Charges**

PERMIT/INSPECTION FEE DESCRIPTION	2025 FEE AMOUNT (\$)	PROPOSED
		2026 FEE AMOUNT (\$)
<b>CONSTRUCTION (BUSINESS, INDUSTRIAL, INSTITUTIONAL, MULTI-FAMILY RESIDENTIAL &amp; AGRICULTURAL)</b>		
Multi-Family 3-Family & Over (New Const, Addition & Remodel); charge per sqft	\$0.42	\$0.44
Commercial/Business, Institutional, Office (New Const, Addition & Remodel); charge per sqft	\$0.42	\$0.44
Industrial/Manufacturing, Warehouse & Commercial Garage (New Const, Addition & Remodel); charge per sqft	\$0.36	\$0.38
All Multi-Family, Commercial/Business, Institutional, Industrial/Manufacturing, Warehouse Remodeling or Alteration Where Area (Sq Ft) Not Calculated:		
"MAJOR" Remodeling or Alteration;	\$10.27	\$10.58
"MINOR" Remodeling or Alteration; charge per \$1,000 valuation	\$5.14	\$5.30
<i>NOTE: A fee based on \$1000 per valuation of the total project cost (less plumbing, electrical, HVAC and other construction components permitted separately) is ONLY used when the area (sqft) of the project cannot be calculated, or, at the discretion of the Building Inspector this method of calculating a permit fee is more appropriate</i>		
Agricultural Building (use for agricultural purpose; not just agricultural zoning)	1.027 % Cost of Building	1.06 % Cost of Building
<i>Plan Review Fee:</i>		
Multi-Family 3-Family & Over (New Const, Addition & Remodel); charge \$205 plus \$ charge per dwelling unit as listed	\$30.81	\$31.74
Commercial/Business, Institutional, Office & Agricultural (New Const, Addition & Remodel)	\$308.10	\$317.35
Manufacturing/Industrial & Warehouse (New Const, Addition & Remodel)	\$308.10	\$317.35
Agricultural Wind & Solar Energy Conversion Systems (New Const, Addition & Remodel)	\$308.10	\$317.35
<i>Occupancy Permit (charge is for each Temporary or Final CO):</i>		
Multi-Family 3-Family & Over (New Const, Addition & Remodel); charge per unit as listed	\$41.08	\$42.32
Commercial, Institutional, Office (all new Const, Addition, Remodel & new Tenant health & safety inspection)	\$205.40	\$211.57
Manufacturing/Industrial & Warehouse (all new Const, Addition, Remodel & new Tenant health & safety inspection)	\$205.40	\$211.57
Solar Energy Unit (Roof-Mounted); charge per \$1,000 valuation w/ \$250 minimum	\$6.17	\$6.36
Solar Energy Unit (Ground-Mounted); charge per \$1,000 valuation w/ \$250 minimum	\$6.17	\$6.36
Wind Energy Unit; charge per \$1,000 valuation w/ \$250 minimum	\$6.17	\$6.36
Signal Receiving Antenna (commercial scale); charge per \$1,000 valuation w/ \$250 minimum	\$6.17	\$6.36
Siding (charge per \$1,000 valuation w/ \$500 maximum)	\$10.27	\$10.58
Fencing (charge per \$1,000 valuation w/ \$500 maximum)	\$10.27	\$10.58
Reroofing (charge per \$1,000 valuation w/ \$500 maximum)	\$10.27	\$10.58
Permit to Start Construction Early at Owner's Risk (footings & foundation only)	\$359.45	\$370.24
<i>Property Record Maintenance Fees:</i>		
Multi Family/Condominiums (charge \$400 plus \$ per unit as listed)	\$51.35	\$52.90
Structural Addition/Alteration	\$82.16	\$84.63
Accessory Structures (Deck, Gazebo, Shed, Pool, etc.)	\$30.81	\$31.74
New Commercial/Business, Institutional, Office, Manufacturing/Industrial & Warehouse	\$410.80	\$423.13
Structural Addition	\$169.46	\$174.55
Structural Alteration	\$112.97	\$116.36
Accessory Structures	\$51.35	\$52.90
Porch, Deck, Gazebo, etc.	\$30.81	\$31.74
<i>Zoning Compliance:</i>		
Zoning Permit: (new commercial/industrial construction or new tenant occupancy)	\$179.73	\$185.13
Zoning Permit: (agricultural and commercial/industrial accessory buildings, fences, etc.)	\$51.35	\$52.90

**IMPORTANT NOTICE: DEPENDING ON THE TYPE AND EXTENT OF A GIVEN PROJECT, MORE THAN ONE TYPE OF FEE LISTED IN THIS SCHEDULE MAY BE REQUIRED. FOR EXAMPLE, NEW COMMERCIAL CONSTRUCTION WILL REQUIRE A BASE CONSTRUCTION FEE, A PLAN REVIEW FEE, A PROPERTY RECORD MAINTENANCE FEE, A ZONING COMPLIANCE FEE, AN OCCUPANCY PERMIT FEE, AND AN EROSION CONTROL FEE; ADDITIONAL PERMIT FEES WILL ALSO BE CHARGED FOR MECHANICAL & UTILITY SERVICE ITEMS INCLUDING HVAC, ELECTRICAL, AND PLUMBING. CONTACT INSPECTION SERVICES FOR FURTHER DETAILS.**

**COMMUNITY DEVELOPMENT - BUILDING INSPECTION SERVICES**

**Permit Application and Inspection Fees & Charges**

PERMIT/INSPECTION FEE DESCRIPTION	PROPOSED	
	2025 FEE AMOUNT (\$)	2026 FEE AMOUNT (\$)
<b>HVAC - HEATING &amp; COOLING (ALL Residential &amp; non-Residential)</b>		
1 & 2-Family Residential & Non-Residential (all new Construction & Additions; charge per sqft)	\$0.09	\$0.10
1 & 2-Family Residential Heating (Remodeling & Replacement only)	\$51.35	\$52.90
Non-Residential Heating (Remodeling & Replacement only); charge for 1st 150,000 BTU plus charge listed for each additional 50,000 BTU or fraction thereof (\$750 maximum per unit)	\$51.35 \$15.41	\$52.90 \$15.88
One & Two Family Air Conditioning	\$51.35	\$52.90
Non-Residential Air Conditioning; charge for 1st 5 Tons plus charge listed for each additional Ton or fraction thereof (\$750 Max per unit)	\$51.35 \$15.41	\$52.90 \$15.88
All Indoor & Outdoor Heating Devices (also for gas line extensions for such devices)	\$102.70	\$105.79
Commercial/Industrial Exhaust Hoods & Exhaust Systems	\$102.70	\$105.79
Heating & A/C Distribution Systems/Ductwork (charge \$ as listed per 100 sqft w/ \$65 minimum)	\$1.03	\$1.07
Plan Review Fee (ALL Non-Residential)	\$61.62	\$63.47
Minimum HVAC Permit Fee	\$66.76	\$68.77
<b>PLUMBING PERMITS (ALL Residential &amp; non-Residential)</b>		
1 & 2-Family Residential & Non-Residential (all new Construction & Additions; charge per sqft)	\$0.09	\$0.10
1 & 2-Family Residential & Non-Residential Plumbing (Remodeling & Replacement only); charge per each fixtures	\$10.27	\$10.58
Manholes & Catch Basins	\$30.81	\$31.74
Inside Sewer - First 100 Feet	\$51.35	\$52.90
Outside Sewer or Water: charge for 1st 100 linear feet plus charge for each additional linear foot or fraction thereof	\$51.35 \$0.47	\$52.90 \$0.49
Storm Sewer Connection	\$51.35	\$52.90
Water Service - Separate Line Item	\$51.35	\$52.90
Water Tap or Sewer Connection in Road	\$35.95	\$37.03
Well	\$20.54	\$21.16
Well Abandonment	\$41.08	\$42.32
Pump	\$20.54	\$21.16
Lawn Sprinkler System (\$15 charge per System plus charge listed per each Head)	\$0.16	\$0.17
Re-Inspection Fee	\$51.35	\$52.90
Minimum Plumbing Permit Fee	\$66.76	\$68.77

**COMMUNITY DEVELOPMENT - BUILDING INSPECTION SERVICES**

**Permit Application and Inspection Fees & Charges**

**PROPOSED**

PERMIT/INSPECTION FEE DESCRIPTION	2025 FEE AMOUNT (\$)	2026 FEE AMOUNT (\$)
<b>ELECTRICAL PERMITS (ALL Residential &amp; non-Residential)</b>		
1 & 2-Family Residential & Non-Residential (all new Construction & Additions; charge per sqft)	\$0.09	\$0.10
All hard-wired devices (Remodeling & Replacement only); charge per device	\$2.00	\$2.06
Well Pump - Added Mound System, Lift Pump, or Alarm Wiring	\$20.54	\$21.16
Low Voltage Device	\$1.03	\$1.07
Service Switches: charge for 1st 200 Amperes plus	\$51.35	\$52.90
charge for each additional 100 ampere or fraction thereof	\$10.27	\$10.58
Temporary Service - charge for up to 90 days plus	\$51.35	\$52.90
charge listed for each 100 Amperes or fraction	\$15.41	\$15.88
Tubular Lamps, such as Fluorescent, Cold Cathode, Lumiline and Mercury Vapor (per tube)	\$0.52	\$0.54
Miscellaneous Heating Devices (per kW)	\$4.11	\$4.24
Power Receptacles	\$7.19	\$7.41
Motors (per H.P. or fraction)	\$1.03	\$1.07
Neon Signs (Transformer), Lighted Signs	\$25.68	\$26.46
Generators, Inverters, Rectifiers & Transformers; Incl Wind & Solar Systems (per kW)	\$1.03	\$1.07
Residential Whirlpool	\$30.81	\$31.74
Wireways, Busways, Underfloor Raceways or Auxiliary Gutters (per foot or fraction)	\$0.52	\$0.54
Stage Pockets, Spotlights, Fluorescent Tubes and like apparatus (per tube)	\$0.42	\$0.44
Exterior Poles, Wall Packs, Bollards	\$20.54	\$21.16
Arc, Mercury, Search and Floodlights	\$3.60	\$3.71
Commercial Exterior Luminaires, Parking Lighting (Per Pole)	\$10.27	\$10.58
Fuel Dispensing Pumps or Units	\$10.27	\$10.58
Feeders and Subfeeders No. 6 AWG or larger & Subpanels	\$25.68	\$26.46
Swimming Pool Wiring: Inground Pools	\$102.70	\$105.79
Above Ground Pools & Hot Tubs	\$51.35	\$52.90
Fire Alarm Panel, Security System	\$77.03	\$79.35
Commercial Vehicle Charging station; charge per device	\$200.00	\$206.00
Residential Vehicle Charging Device (ex: Tesla Super Charger)	\$75.00	\$77.25
Solar/PV System; \$150 plus charge per each panel as listed	\$8.00	\$8.24
Elevator	\$51.35	\$52.90
Minimum Electrical Permit Fee	\$66.76	\$68.77

**COMMUNITY DEVELOPMENT - BUILDING INSPECTION SERVICES**

**Permit Application and Inspection Fees & Charges**

PERMIT/INSPECTION FEE DESCRIPTION	PROPOSED	
	2025 FEE AMOUNT (\$)	2026 FEE AMOUNT (\$)
<b>EROSION CONTROL PERMITS</b>		
1 & 2-Family- New Construction; charge per lot or parcel	\$179.73	\$185.13
Subdivision Development (Residential & non-Residential); \$1,285 minimum plus charge as listed per each lot or parcel	\$25.68	\$26.46
Multi Family, Commercial, Industrial, Institutional (\$5,000 Maximum); \$513 plus charge as listed per 1,000 sqft of disturbd area or fraction thereof	\$10.27	\$10.58
Other Filling/Grading Unrelated to Development (\$103 minimum plus charge listed per each 1,000 sqft of disturbed area or fraction thereof)	\$5.14	\$5.30
<b>OTHER MISCELLANEOUS PERMITS &amp; CHARGES</b>		
Grease Interceptor Inspection	\$66.76	\$68.77
Well Abandonment Inspection	\$66.76	\$68.77
Wrecking/Razing Permit (charge \$53 plus \$ as listed per sqft; \$500 maximum fee)	\$0.07	\$0.08
Moving Permit (only for building moved over public street or highway); charge \$180 plus \$ as listed per sqft	\$0.07	\$0.08
Special Inspection or Report (not associated w/ a specific permit)	\$154.05	\$158.68
Propane Tank Installation Permit	\$66.76	\$68.77
Fire Safety Number (address coordinate plate)	\$61.62	\$63.47
House Number Set (plus tax)	\$25.68	\$26.46
Special Request Inspection (\$ charge per hour)	\$154.05	\$158.68
Re-Inspection (for 3rd Inspection or more)	\$66.76	\$68.77
Failure to Call For Inspection	\$66.76	\$68.77
PENALTY for work Started w/o Permit OR Work Started Prior to Permit Issuance	\$0.00	
Technology Fee (added to each permit issued)	\$4.11	\$4.24

**ATTACHMENT B**

**Community Development Department – Planning & Zoning Services  
Schedule of Permit Application and Plan Approval Fees & Charges**

**COMMUNITY DEVELOPMENT - PLANNING & ZONING SERVICES**

**PERMIT APPLICATION AND PLAN APPROVAL FEES & CHARGES**

APPLICATION/APPROVAL DESCRIPTION	2025 FEE AMOUNT (\$)	PROPOSED
		2026 FEE AMOUNT (\$)
Rezoning Petition-General Zoning Map Amendment (Chap 17)	1,085.00	\$1,250.00
Rezoning Petition-Floodplain Zoning Map Amendment (Chap 23)	2,275.00	\$2,620.00
Rezoning Petition-Wetland Zoning Map Amendment (Chap 24)	2,275.00	\$2,620.00
Rezoning Petition-Code Text Amendment (Chap 17, 18, 23, 24)	1,115.00	\$1,290.00
Land Use Plan Amendment (Map or Text Change)	1,165.00	\$1,340.00
Sign Permit-Permanent (New)	275.00	\$320.00
Sign Permit-Face Replacement (Existing)	75.00	\$90.00
Sign Permit-Temporary (fee varies based on length of time period for display)	\$30-\$150	\$40-\$180
Conditional Use Permit (CUP)	1,460.00	\$1,680.00
Planned Development (PDD) <5 acre site	1,240.00	\$1,430.00
Planned Development (PDD) 5-20 acre site	2,095.00	\$2,410.00
Planned Development (PDD) >20 acre site	3,460.00	\$3,980.00
Planned Development (PDD) Amendment	820.00	\$950.00
Subdivision Plat (Preliminary) <10 Lots	4,575.00	\$5,270.00
Subdivision Plat (Preliminary) 11-25 Lots	5,600.00	\$6,440.00
Subdivision Plat (Preliminary) 26-50 Lots	6,625.00	\$7,620.00
Subdivision Plat (Preliminary) >51 Lots	7,650.00	\$8,800.00
Subdivision Plat (Final) <10 Lots	n/a	\$2,635.00
Subdivision Plat (Final) 11-25 Lots	n/a	\$3,220.00
Subdivision Plat (Final) 26-50 Lots	n/a	\$3,810.00
Subdivision Plat (Final) >51 Lots	n/a	\$4,400.00
Certified Survey Map (CSM) w/ Public Improvements (road or utility)	2,900.00	\$3,340.00
Certified Survey Map (CSM)-no Public Improvements	1,960.00	\$2,260.00
Site & Building Plans "Minor" Addition	700.00	\$810.00
Site & Building Plans <10K SF Building or <5 Acre Site	1,240.00	\$1,430.00
Site & Building Plans 10-50K Building or 5-20 Acre Site	2,095.00	\$2,410.00
Site & Building Plans >50K Building or >20 Acre Site	3,460.00	\$3,980.00
Zoning Code Appeal (Variance, Administrative, Code Interpretation)	560.00	\$650.00
Temporary Use Permit	210.00	\$250.00
Zoning District & Code Compliance Verification Letter	60.00	\$70.00
Floodplain Verification Letter	180.00	\$210.00
Request for Wetland Delineation (REFUNDABLE DEPOSIT upon submission of survey)	300.00	\$500.00
Zoning Permit: (new residential/commercial/industrial construction or tenant occupancy)	175.00	\$210.00
Zoning Permit: Residential & Agricultural (accessory buildings, fences, other minor items)	25.00	\$30.00
Zoning Permit: Non-Residential (accessory buildings, fences, other minor items)	50.00	\$60.00
PENALTY for work Started w/o Permit OR Work Started Prior to Permit Issuance	TRIPLE PERMIT FEE	TRIPLE PERMIT FEE
Berm Permit	200.00	\$350.00
Request for Historic Designation	75.00	\$150.00
Mining Permit	100.00	\$350.00
Plan Commission Consultation (per meeting)	200.00	\$350.00
Subdivision Plat & CSM Approval Period Extension *	250.00	\$0.00
Application Late Fee + 1 day *	250.00	\$0.00
Application Late Fee + 2 days *	500.00	\$0.00

*\*All other applicable fees apply*