

City of Durham, Oregon
RESOLUTION NO. 708-26

**A RESOLUTION OF DURHAM CITY COUNCIL ESTABLISHING BUILDING PERMIT FEES
FOR THE CITY OF DURHAM, OREGON**

WHEREAS, the Durham City Council has adopted Resolution 701-26 as established with the provisions of the intergovernmental agreement (IGA) with the City of Tualatin to provide building plan check and inspection services for the City of Durham; and;

WHEREAS, section 4D of said IGA states that the City of Durham will charge not less than those fees charged by the City of Tualatin for Building Services and will adjust fees within sixty days of City of Tualatin providing notice of an increase in its fees, and;

WHEREAS, the City of Tualatin provided notice of building permit fee increases, fee changes, and an additional fees in August 2026 in addition to those adopted by Durham City Council in May 2026; and

WHEREAS, City Staff emailed a Notice of Fee Change to the State Building Codes Division on August 7th, 2026, as required by ORS 455.210; and

WHEREAS, the City has provided the notice for and allowed public comment on the proposed fee increases as required by State law.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DURHAM, OREGON as follows:

1. Fees for building permits in the City of Durham are hereby established as set forth in “Exhibit A” which is attached hereto and incorporated by reference. The fees in “Exhibit A” supersede and replace all like fees previously established in Resolutions 701-26, and all other resolutions that establish fees of the types expressly set forth herein.
2. City Council resolves to continually update the Building Permit Fee Schedule, attached in “Exhibit A”, per the City of Tualatin Intergovernmental Agreement.
3. City Council hereby ratifies and authorizes all fees charged by the City of Durham prior to the effective date of Resolution 708-26, to the extent required. If any provision of this Building Permit Fee Schedule are held to be invalid, illegal, or unenforceable, the remaining provisions shall be unaffected and shall remain in full force and effect.
4. The City of Durham’s new building permit fees shall become effective October 1, 2026.

PASSED AND ADOPTED by the City of Durham, Washington County, Oregon, this 22nd day of September 2026.

CITY OF DURHAM
BY:

Joshua Drake, Mayor

ATTEST:

Jordan Parente, City Administrator / Recorder

BUILDING PERMITS				
Building fees include structural, mechanical, and plumbing charges. Fees are applicable to all residential and commercial properties unless otherwise specified.				
Structural Permits				
Valuation will be calculated in accordance with OAR 918-050-0100.				
Residential / Commercial / Industrial				
Valuation:	Fiscal Year 2026-2027 Base Fee	Plus each additional \$1,000 over base fee or a fraction thereof	FY 25/26	
\$1 to \$2,000	\$ 146.50		\$ 121.30	\$0.00
\$2,001 to \$25,000	\$ 146.50	\$9.70	\$ 121.30	\$7.70
\$25,001 to \$50,000	\$ 360.40	\$10.93	\$ 298.40	\$9.05
\$50,000 to \$100,000	\$ 633.65	\$7.02	\$ 524.65	\$5.85
Over \$100,000	\$ 987.15	\$5.00	\$ 817.15	\$4.15
Minimum permit fee	\$146.50		\$ 121.30	\$0.00
Initial Structural Plan Review Fees	70% of the permit fees.		70% of the permit fees.	
Fire and Life Safety Plan Review Fee	70% of the structural permit fee.		45% of the structural permit fees.	
Mechanical Permits				
Residential				
Permit	Fiscal Year 2026-2027 Base Fee		FY 26-27 Fees Adopted 7/1/2026	
Minimum permit fee	\$152.84		\$152.84	
Heating/Cooling:				
Furnace	\$34.72		\$34.72	
Air Conditioner	\$34.72		\$34.72	
Gas Heat Pump	\$34.72		\$34.72	
Ductwork	\$34.72		\$34.72	
Hydronic Hot Water System	\$34.72		\$34.72	
Residential Boiler (radiator or hydronic)	\$34.72		\$34.72	
Unit Heaters (fuel-type, not electric)	\$34.72		\$34.72	
Flue/Vent for any of the above	\$34.72		\$34.72	
Other Flue Appliances:				
Water Heater	\$34.72		\$34.72	
Gas Fireplace	\$69.43		\$69.43	
Flue Vent for Water Heater or Gas Fireplace	\$34.72		\$34.72	
Log Lighter	\$34.72		\$34.72	
Wood/Pellet Stove	\$34.72		\$34.72	
Chimney / Liner / Flue / Vent	\$34.72		\$34.72	
Environmental Exhaust and Ventilation:				
Range Hood / Other Kitchen Equipment	\$34.72		\$34.72	
Clothes Dryer	\$34.72		\$34.72	
Single Duct Exhaust (Bathrooms, Toilet Compartments / Utility Rooms)	\$34.72		\$34.72	
Attic / Crawl space fans	\$34.72		\$34.72	
Radon Mitigation	\$69.43		\$69.43	
Whole House Ventilation				
Fuel Piping:				
For First Four Outlets	\$34.72		\$34.72	
For Each Additional Outlet	\$20.86		\$20.86	
Mechanical Commercial/Industrial				
Valuation shall be calculated on the value of the equipment and installation costs.				
Use this section for commercial installation, replacement or relocation of non-portable mechanical equipment, or mechanical work not covered previously. Indicate the value of all mechanical labor, materials, and equipment.				
Permit	Fiscal Year 2026-2027 Base Fee	Plus each additional over the base fee	FY 26-27 Base and Additional Fees Adopted 7/1/2026	
Minimum permit fee - \$0 to \$500*	\$152.84		\$152.84	
\$501 to \$2,000**	\$152.84	\$5.54	\$152.84	\$5.54
\$2001 to \$25,000**	\$235.94	\$43.08	\$235.94	\$43.08
\$25,001 to \$50,000**	\$1,226.78	\$33.33	\$1,226.78	\$33.33
\$50,001 to \$100,000**	\$2,060.03	\$21.54	\$2,060.03	\$21.54
Over \$100,000**	\$3,137.03	\$19.34	\$3,137.03	\$19.34
*Permit category stipulates additional over each \$100.			category per each \$100 additional	
**Permit category stipulates additional over each \$1,000.			category per each \$1,000 additional	
Initial Mechanical Plan Review Fees:	70% of the permit fees.		70% of the permit fees.	

Plumbing Permits				
Residential				
Permit	Fiscal Year 2026-2027 Base Fee		FY 26-27 Fees Adopted 7/1/2026	
Minimum permit fee	\$166.96		\$166.96	
Total bathrooms per dwelling:				
1 bath dwelling (includes 1 kitchen)	\$430.61		\$430.61	
2 bath dwelling (includes 1 kitchen)	\$541.80		\$541.80	
3 bath dwelling (includes 1 kitchen)	\$667.80		\$667.80	
Additional bathroom/kitchen	\$222.40		\$222.40	
Re-pipe SFR	First floor \$213.13		\$176.50	
	Each additional floor \$80.00		\$80.00	
Site Utilities:				
Catch Basin or Area Drain	\$34.72		\$34.72	
Drywell, Leach Line, or Trench Drain	\$69.43		\$69.43	
Manufactured Home Utilities*	\$104.21		\$104.21	
Manholes	\$34.72		\$34.72	
Rain Drain Connector	\$34.72		\$34.72	
Utilities (Sewer, Storm, Water) first 100 feet	\$104.21		\$104.21	
Utilities (Sewer, Storm, Water) each additional 100 feet or fraction thereof	\$83.35		\$83.35	
Fixture or Item:				
Absorption Valve	\$34.72		\$34.72	
Backflow Preventer	\$69.43		\$69.43	
Backwater Valve	\$34.72		\$34.72	
Clothes Washer	\$34.72		\$34.72	
Dishwasher	\$34.72		\$34.72	
Drinking Fountain	\$34.72		\$34.72	
Ejectors/Sump	\$69.43		\$69.43	
Expansion Tank	\$34.72		\$34.72	
Fixture/Sewer Cap	\$34.72		\$34.72	
Floor Drain / Floor Sink / Hub	\$34.72		\$34.72	
Garbage Disposal	\$34.72		\$34.72	
Hose Bib	\$34.72		\$34.72	
Ice Maker	\$34.72		\$34.72	
Interceptor / Grease Trap	\$208.34		\$208.34	
Primer	\$34.72		\$34.72	
Roof Drain (commercial)	\$34.72		\$34.72	
Sink / Basin / Lavatory	\$34.72		\$34.72	
Tub / Shower / Shower Pan	\$34.72		\$34.72	
Urinal	\$34.72		\$34.72	
Water Closet	\$34.72		\$34.72	
Water Heater	\$34.72		\$34.72	
*Includes the first 100 ft. of water piping, wastewater and storm water lines, hose bibs, icemakers, under floor low point drains, and rain drain packages that include the piping, gutters, downspouts, and perimeter system.				
Multipurpose or Continuous Loop Suppression Systems				
0 sq. ft. to 2,000 sq. ft.	\$185.00		new	
2,001 sq. ft. to 3,600 sq. ft.	\$275.00		new	
3,601 sq. ft. to 7,200 sq. ft.	\$400.00		new	
7,201 sq. ft. and greater	\$580.00		new	
Plumbing Commercial/Industrial				
Valuation shall be calculated on the value of the equipment and installation costs.				
Medical Gas permits	Base Fee	Fee*,**	FY 26-27 Fees Adopted 7/1/2026	
\$1 to \$5,000*	\$160.00	\$1.50	Value / 1000 x 6.9 +37.45	
\$5,001 to \$10,000*	\$227.50	\$4.50	Value / 1000 x 6.9 +37.45	
\$10,001 to \$100,000**	\$452.50	\$11.25	Value / 1000 x 6.9 +37.45	
Over \$100,000**	\$1,465.00	\$7.80	Value / 1000 x 6.9 +37.45	
*Permit category stipulates additional over each \$100.				
**Permit category stipulates additional over each \$1,000.				
Medical Gas Minimum Fee	\$160.00		\$145.85	
Medical Gas Plan Review	70% of the permit fees		70% of the permit	
Initial plumbing plan review fees	70% of the plumbing permit fees		45% of plumbing permit fee	

Manufactured Homes			
All jurisdictions in the Tri-County area shall charge a single fee for the installation and set-up of manufactured homes. This fee shall include the concrete slab, runners, or foundations when they			
Permit	Fiscal Year 2026-2027 Base Fee		
Permit fee	\$420.00	\$504.00	
Manufactured dwelling parks and mobile home parks fee ¹	Per current State Permit Fee		
Statewide Code Development, Training & Monitoring Fee	\$30.00	\$36.00	
Permit Related Fees			
State surcharge shall be collected in an amount as required by State law on all permit fees.			
Permit	Fiscal Year 2026-2027 Base Fee		
Administrative fee for simple refunds	\$35.00	\$35.00	FY 26-27 Fees Adopted 7/1/2026
Administrative fee for complex refunds	\$250.00	\$250.00	
Building Re-Evaluation Fee, Min 2 hours	\$125.00 per hour	Updated amount to \$125 per hour	
Change of Contractor Fee	\$125.00	\$125.00	
Change of Use Fee	\$300.00	new	
Deferred Submittal fee (per Deferred Submittal)	65% of permit fee calculated using the value of the deferred portion with a minimum of \$360	70% of permit using the value of the deferred portion w/ \$300 min	
Energy Efficiency Incentive	5% of the permit fee	new	
Inspections outside of normal business hours (min. 2 hours)	\$125.00 per hour	125.00 per hour	
Inspection for which no fee is specifically stated (min. charge one-hour)	\$105.00 per hour	125.00 per hour	
Investigation Fee	\$125.00 per hour	new	
Permit Extension Fee	\$125.00		
Permit Re-instatement Fee	\$125.00	new	
Phased permit fee (per phase)	\$360.00 + 10% of total project permit (not to exceed \$1,500.00 per phase)	\$360.00 + 10% of total project (not to exceed \$1,500.00 per phase)	
Plan reviews not designated elsewhere	70% of the permit fee	70% of permit fee	
Plan review fees required/requested changes, additions and revisions.	\$125.00 per hour	\$125.00 per hour	
Pre-Submittal Fee	\$125.00	\$125.00	
Prescriptive Solar PV Installation	\$250.12	\$250.12	
Non-prescriptive Solar PV Installation	See building valuation table		
Re-inspection fees	\$125.00 per hour	\$125.00 per hour	
Temporary Certificate of Occupancy	First Three Months	\$300.00	\$ 300.00
	Fourth Month	\$590.00	\$ 590.00
	Fifth Month	\$1,180.00	\$ 1,180.00
	After Fifth, per month	\$2,359.00	\$ 2,359.00
Technology fee – applies to all programs unless specified	5% of the permit fee	5% of permit fee	