Tigard Business Meeting
AGENDA

Tigard City Council & Local Contract Review Board

Meeting Date and Time:	June 2, 2026 - 5:15 p.m. Study Session 6:30 p.m. Business Meeting
Meeting Location:	Hybrid - City of Tigard - Town Hall - 13125 SW Hall Blvd., Tigard, OR 97223

Public Notice: In accordance with Oregon House Bill 2560, this will be a hybrid meeting where some Council, staff or public will participate in person and some will participate remotely.

How to comment:

- Written public comment may be submitted electronically at www.tigard-or.gov/Comments by noon the day before the meeting date.
- If attending the meeting in person, please fill out the public comment sign-in sheet at the front of the room and come to the microphone when your name is called.
- If you prefer to call in, please call 503-966-4101 when instructed to be placed in the queue. We ask that you plan on limiting your testimony to two minutes.
- You may comment by video through the Teams app. Go to this link to learn how to participate by video: https://www.tigard-or.gov/your-government/video-public-testimony-registration

Upon request, the City will endeavor to arrange for the following services:

- Qualified sign language interpreters for persons with speech or hearing impairments; and
- Qualified bilingual interpreters.

Since these services must be scheduled with outside service providers, it is important to allow as much lead time as possible. Please notify the City of your need by 5:00 p.m. on the Thursday preceding the meeting by contacting: City Recorder Carol Krager at 503-718-2419 (voice) / carolk@tigard-or.gov or 503-684-2772 (TDD - Telecommunications Devices for the Deaf).

See Attached Agenda

View Livestream Online: https://www.tigard-or.gov/boxcast

Cable Viewers: The City Council meeting will be shown live on Channel 21 (1st Tuesdays) and Channel 28 (2nd & 4th Tuesdays) at 6:30 p.m. The meeting will be rebroadcast at the following times on Channel 28:

Thursday 6:00 p.m. Friday 10:00 p.m. Saturday 7:30 p.m. Sunday 11:30 a.m. Monday 6:00 a.m.

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Meeting Location: Hybrid - City of Tigard - Town Hall - 13125 SW Hall Blvd., Tigard, OR 97223

1. **Study Session** **5:15 p.m.**

   A. **Federal Legislative Agenda 2026**

   B. **Review of Fiscal Year 2027 Fees and Charges Schedule** **5:35 p.m. estimated time**

   C. **Council Liaison Reports** **6:05 p.m. estimated time**

2. **Business Meeting** **6:30 p.m.**

   A. **Call to Council and Staff for Non-Agenda Items**

   B. **Pledge of Allegiance**

   C. **Roll Call**

   D. **Call to Order**

3. **Public Comment** **6:35 p.m. estimated time**

   A. **Public Comment – Written**

   B. **Public Comment – In Person**

C. **Public Comment – Phone-In or Video**

4. **City Manager Report** **6:45 p.m. estimated time**

5. **Tigard High School Envoy Report** **6:50 p.m. estimated time**

6. **Resolution of Appreciation for Tigard High School Student Envoy Rebecca Khosravani**
6:55 p.m. estimated time

7. **Consent Agenda: (Tigard City Council & Local Contract Review Board)**
7:00 p.m. estimated time

The Consent Agenda is used for routine items including approval of meeting minutes, contracts or intergovernmental agreements. Information on each item is available on the city's website in the packet for this meeting. These items may be enacted in one motion without separate discussion. Council members may request that an item be removed by motion for discussion and separate action.

A. **Copper Creek Outfall Stabilization Contract**

- *Consent Agenda - Items Removed for Separate Discussion: Any items requested to be removed from the Consent Agenda for separate discussion will be considered immediately after the Council has voted on those items which do not need discussion.*

8. **Clean Water Services (CWS) Cost of Service Study and Rates Presentation**
7:05 p.m. estimated time

9. **Legislative Public Hearing: River Terrace 2.0 Annexation (Continued)**
7:45 p.m. estimated time

10. **Classification & Compensation Study Implementation Guidance**
7:50 p.m. estimated time

11. **Non-Agenda Items**

12. **Executive Session:** The Tigard City Council may go into Executive Session. If an Executive Session is called to order, the appropriate ORS citation will be announced identifying the applicable statute. All discussions are confidential and those present may disclose nothing from the Session. Representatives of the news media are allowed to attend Executive Sessions, as provided by ORS 192.660(4), but must not disclose any information discussed. No Executive Session may be held for the purpose of taking any final action or making any final decision. Executive Sessions are closed to the public.

13. **Adjournment** **8:10 p.m. estimated time**

AIS-6175 **1. A.**

Business Meeting

Meeting Date: 06/02/2026

Length (in minutes): 20 Minutes

Agenda Title: Federal Legislative Agenda 2026

Authored By: Nicole Hendrix

Presented By: Nicole Hendrix, Assistant to the City Manager

Item Type: Update, Discussion, Direct Staff

Information

Explanation of Issue

Each year, City Council considers its council goals as well as community priorities, issues, and opportunities in developing its legislative agenda. These are conveyed in agency meetings and used to inform partnerships, support, and opposition of bills, investments, and programs. Legislative agendas highlight city priorities and are one tool to advocate for important initiatives. In addition to the legislative agendas, the city and its partners pursue specific opportunities that align with our values as they arise.

The attached draft federal agenda for 2026 incorporates feedback received from City Council in prior council discussions, featuring project-specific funding requests and policy priorities.

Action Requested

City Council is asked to give feedback on or affirm the federal agenda for 2026.

Background Information

Dates of Previous and Potential Future Considerations

March 10, 2026 - Council discussed draft federal legislative agenda and directed staff to incorporate suggestions from Councilor Shaw. Those edits have been incorporated into the agenda proposed in this meeting packet.
December 2, 2025 - Council provided guidance on refining items in the federal legislative agenda and adopted the 2026 State agenda.

Impacts (Community, Budget, Policies and Plans/Strategic Connection)

Legislative agendas help guide policy and advocacy for Tigard. The recommended agenda advances key initiatives guided by Tigard's Community Promise, Council Goals, and Strategic Plan values of equitable, walkable, healthy, and accessible. Upon approval, design of the agenda will be finalized and then distributed to key partners, neighboring jurisdictions, and other organizations with shared goals.

Alternatives & Recommendation

Council may provide edits to the proposed revised federal agenda.

Additional Resources

N/A

Attachments

Draft Federal Legislative Agenda 2026

Proposed 2026 Federal Legislative Agenda Language

Project Specific Funding Requests

Public Safety Facility.

Tigard is committed to maintaining reliable public safety and emergency response services under both normal conditions and during major emergencies. The City of Tigard seeks funding to plan and design a resilient facility for our emergency responders – Tigard Police and Public Works – and to house our Emergency Operations Center. This new resilient and energy-efficient facility will support service continuity, regional partnership, and community support in emergency situations. Current city facilities, including those for Police, Public Works, and Emergency Operations, are functionally limited, seismically unsafe, geographically dispersed, and overcrowded.

72nd Ave Corridor Improvements.
Tigard is requesting $24,657,765 from the Better Utilizing Investments to Leverage Development (BUILD) towards final design and construction of *The Ave* – A New Mobility Corridor for a Better Tigard Triangle project. Federal funding would support the implementation of a Complete Streets design along SW 72nd Avenue, transforming a congested, automobile-oriented arterial, into an attractive, safe, multimodal street for all users.

Charging and Fueling Infrastructure (CFI) Grant.

Round 1B grant awarded to Tualatin and Neighbors Charging Up (TANC-UP) project in August 2024 to serve 17 cities for the construction of 1,000 charging ports that will primarily serve low and moderate-income, and multifamily residents. Despite a recent federal court ruling that explicitly barred the administration from further interference in the $5 billion effort to build electric vehicle charging stations nationwide, grant funds remain frozen.

Policy Priorities

Transportation and Infrastructure.
The City of Tigard supports equitable, accessible, safe, and climate-friendly transportation and infrastructure policy and investments. Tigard plans to pursue opportunities accessible to cities from the future Surface Transportation Reauthorization.

Transportation Reauthorization Bill. Tigard supports encouraging the inclusion of funding opportunities within the transportation reauthorization bill that can be used to expand surface and public transportation programs, in key areas of the City such as the 500-acre greenfield site known as River Terrace.

Affordable Housing. Tigard supports legislation to remove barriers for local governments to address the housing affordability crisis and federal investments that increase access to, and supply of, affordable housing units or funding programs.

Support Community Development Block Grants (CDBG). Maintain CDBG opportunities to continue key infrastructure projects. Tigard's past CDBG projects include Alongside Senior Housing; Family Promise of Tualatin; and Good Neighbor Center facility upgrades.

Support the Railroad Crossing Elimination (RCE) Program. In Tigard, at-grade railroad crossings cause significant traffic flow and safety issues, for cars, trucks, pedestrians and cyclists. The City supports RCE funding with interest in exploring this program in the future.

Oppose changes to Federal Emergency Management Agency (FEMA). The FEMA Review Council proposed a major shift in FEMA's disaster relief model toward increased state and local responsibility, higher cost shares, and streamlined processes. This model would significantly reduce FEMA's operational role and restructure it into a smaller coordination-focused agency. If adopted, the changes could substantially impact local emergency management workloads and response times.

Oppose Cuts to Programs that Support Tigard's Most Vulnerable Populations. The One Big Beautiful Bill Act makes changes and cuts to programs like Medicare, Medicaid, and the Supplemental Nutrition Assistance Program, among other programs. The bill could also increase costs for the state of Oregon in a variety of ways and will limit the ways in which the state has traditionally come up with funds to pay non-federal match for Medicaid services, among other negative consequences.

AIS-6190 **1. B.**

Business Meeting

Meeting Date: 06/02/2026

Length (in minutes): 30 Minutes

Agenda Title: Review of Fiscal Year 2027 Proposed Fees & Charges

Authored By: Danielle Couch

Presented By: Eric Kang, Finance Director

Item Type: Update, Discussion, Direct Staff

Information

Explanation of Issue

This Study Session gives City Council an opportunity to review the proposed changes to the City's Fees & Charges Schedule for Fiscal Year 2027, prior to final deliberations and adoption of the FY2027 Budget.

Action Requested

Informational Study Session only; no action requested.

Background Information

Dates of Previous and Potential Future Considerations

Tigard's Fees & Charges Schedule is adopted annually concurrent with the budget adoption process. This year's budget adoption is scheduled for June 9, 2026.

Public Involvement

The Finance Department, with City Council and the Budget Committee, have hosted three public Budget Committee meetings for community members to provide input into the finalization of the city's FY2027 budget. The budget that has been presented takes into account the fee changes reflected in this revised fee schedule.

Impacts (Community, Budget, Policies and Plans/Strategic Connection)

The community is directly impacted by the Fees & Charges Schedule, as it provides information regarding all the fees someone in Tigard's community may encounter, including utility rates, solid waste collection rates, permitting, land use and development fees, and municipal court fees and fines. The FY2027 budget has been prepared with these fee changes in mind and contributes to the total resources available for the city for the upcoming fiscal year.

Alternatives & Recommendation

City Council may accept or provide alternative direction on the proposed Fees & Charges Schedule for fiscal year 2027.

Additional Resources

N/A

Fiscal Impact

Cost: N/A

Budgeted (yes or no): Yes

Where Budgeted (department/program): Citywide

Additional Fiscal Notes:

N/A

Attachments

FY2027 Fee Schedule Draft

Fees & Charges Summary of Changes

FY2026 Fee Schedule_FINALredline

CD Planning Proposed Fee Change

Fees & Charges Schedule

Fiscal Year 2026-2027

Revised
May 21, 2026

DRAFT

CITY RECORDER
& CITYWIDE FEES

CITY RECORDER				FY 2026 FEE	FY 2027 FEES
Candidate Filing Fee				$50	
CITYWIDE FEES					
4GB Flash Drives				$11 each	
Photographs				Actual Cost	
Recording of Documents				Actual Cost	
Returned Payment Fee				$20	$35
Convenience Fees					
Credit and Debit Card				$1.95 minimum or 3% of total fee	
e-Check				$1.95 flat fee	
Faxes for Public					
First Page	$2	Each Additional Page		$1	
Microfiche Sheet Copies					
	$1	per sheet up to 50 sheets plus staff time			
Photocopies					
8-1/2 x 11				$1 per page	
8-1/2 x 14				$1 per page	
11 x 17				$1.50 per page	
17 x 24				$2.50 per page	
24 x 36				$3.50 per page	
36 x 48				$3.50 per page	
STAFF TIME RATES					
Attorney Time				Current Attorney billing rate	
Staff Hourly Rate for Miscellaneous Billing and Reimbursement Agreements*				Current Staff Hourly billing rate	
Research Fee				Current Staff Hourly billing rate	

**Staff Hourly Billing Rate includes administrative time, benefits, department overhead, and citywide overhead as determined by the most recent A-87 Indirect Cost Study.*

PARKING PERMITS

PARKING PERMITS [1]		FY 2026 FEE	FY 2027 FEES	1.0271
Downtown Parking Permit	*per month*	$43	$44	
Residential Parking Permit				
Annual Resident Owned Vehicle Permit	*one permit per vehicle*	$25	$26	
Subsidized Resident Annual Vehicle Permit	*one permit per vehicle, available starting 2/1*	$12		
Guest Permit	*with purchase of a resident permit*	*No Fee*		
Construction Parking Permit				
2-Hour Zone	*per day per space*	$7		
4-Hour Zone	*per day per space*	$5		

[1] Adjusted annually based on a 12-month (Jan-Dec) average of the West Consumer Price Index (CPI-U).

MUNICIPAL COURT

MUNICIPAL COURT PRESUMPTIVE FEES	FY 2027 FEES
Traffic School and Compliance Program Fee	
Traffic School	See Tigard Court Rule 6
Criminal	$150
MUNICIPAL COURT PRESUMPTIVE FINES	**ORS 153.019**
These fines are set by ORS 153.019, however the court has the right to impose reduced fines as outlined in Tigard Court Rule 2.	
Standard	
Class A Violation	$440
Class B Violation	$265
Class C Violation	$165
Class D Violation	$115
Traffic Violation in Special Zone	
Class A Violation	$875
Class B Violation	$525
Class C Violation	$325
Class D Violation	$225
Special Traffic Violations	
Speeding 100 mph or greater	$1,150
Careless Driving resulting in injury or death of a vulnerable user	Mandatory appearance
Helmet Violations	$25
Tigard Municipal Code	
Miscellaneous non-parking violations	$265
Abandoned Vehicle	$265
Jaywalking	$115
Parking Violations	$53
MUNICIPAL COURT ADMINISTRATIVE FEES	
Failure to Appear at Trial	$100
Fix-It Ticket / VCP (Vehicle Compliance Program)	$40
License Reinstatement	*No Fee*
Payment Agreement Administrative Fee	*No Fee*
Warrant Fee	$50
Wedding Fee for City Hall	$75

FINANCIAL SERVICES

FINANCIAL SERVICES		FY 2027 FEES
Assessment Assumption		$50
Lien Search Fee		$35
Overhead Fee	*Added to repair charges for damage to city property*	10% of total charge
Budget Document		$100 paper copy
Annual Comprehensive Financial Report		$50 paper copy
Sewer Reimbursement District Loans		
Interest Rate	Applicable Federal Rate (AFR), Table , Long-term, semiannual for the month the loan is approved	
System Development Charge Financing		
Application Fee		$25
Interest Rate	Prime rate as published in the Wall Street Journal as of the date of the application plus 4%	
Transportation Development Tax Financing		
Application Fee		$25
Interest Rate	Prime rate as published in the Wall Street Journal as of the date of the application plus 4%	

SOLID WASTE COLLECTION RATES
thru December 31, 2026

RESIDENTIAL SERVICES			
Residential Cart Collections			
Recycling Only		**Cart (60 gal)**	
Carts & food waste and yard debris cart	$16.56	With food waste and yard debris	$47.48
Recycling cart only	$8.67	**Cart (90 gal)**	
Food waste and yard debris only	$8.03	With food waste and yard debris	$53.96
Mini-Cart (20 gal)		**Recycle Plus Program**	
With food waste and yard debris	$36.27	Per month	$2.70
Food waste and yard debris exempt	$32.78	Per pick up	$9.99
Cart (32 gal)		**On-Call Service**	
With food waste and yard debris	$40.60	Mixed waste, recycling cart, food waste	$15.75
Food waste and yard debris exempt	$36.83	**Overload Fee**	
		Small Extra Bag	$2.61

COMMERCIAL SERVICES			
Commercial Cart Collections			
20 gallon	$35.88	60 gallon	$47.07
32 gallon	$40.19	90 gallon	$53.55

		Weekly Collection Frequency				
	Every Other Week	**One X**	**Two X**	**Three X**	**Four X**	**Five X**
One yard	$83.65	$138.30	$259.78	$376.88	$493.99	$611.38
Each additional		$89.42	$172.81	$256.02	$339.26	$422.67
One and 1/2 yards	$103.32	$179.55	$333.47	$487.25	$641.07	$795.00
Each additional		$124.36	$242.13	$359.86	$477.57	$595.34
Two yards	$122.76	$216.76	$407.24	$597.72	$788.17	$978.63
Each additional		$159.39	$311.53	$463.72	$615.92	$768.03
Three yards	$161.73	$290.93	$554.74	$818.45	$1,082.18	$1,346.01
Each additional		$229.17	$450.25	$671.32	$892.39	$1,113.49
Four yards	$200.72	$365.13	$702.33	$1,039.26	$1,376.19	$1,717.57
Each additional		$299.70	$589.09	$878.98	$1,168.91	$1,458.98
Five yards	$239.54	$439.39	$849.69	$1,259.99	$1,670.28	$2,080.60
Each additional		$368.87	$727.70	$1,086.57	$1,445.46	$1,804.28
Six yards	$278.54	$513.26	$996.94	$1,480.45	$1,963.98	$2,447.63
Each additional		$438.37	$866.16	$1,293.86	$1,721.63	$2,149.42
Eight yards	$356.36	$662.84	$1,292.94	$1,923.09	$2,553.19	$3,183.33
Each additional		$579.19	$1,144.67	$1,710.24	$2,275.80	$2,841.29

Compactors	Weekly Collection Frequency				
	One X	**Two X**	**Three X**	**Four X**	**Five X**
1 yard compacted	$311.17	$584.50	$847.98	$1,111.48	$1,375.60
2 yard compacted	$487.71	$916.29	$1,344.87	$1,773.38	$2,201.91
3 yard compacted	$654.59	$1,248.16	$1,841.51	$2,434.90	$3,028.52
4 yard compacted	$821.54	$1,580.24	$2,338.33	$3,096.42	$3,864.52

SOLID WASTE COLLECTION RATES
thru December 31, 2026

DROP BOX COLLECTIONS & DEMURRAGE (DELAYED PICK UP)			
Drop Box Collections		**Demurrage (Delayed Pick Up)**	
10 Cubic Yard Container	$188.72	10/20 Yard Box after 48 hours	$6.47
20 Cubic Yard Container	$188.72		
30 Cubic Yard Container	$188.72	30 Yard Box after 48 hours	$8.54
40 Cubic Yard Container	$188.72	40 Yard Box after 48 hours	$8.54
All Compactors	$196.58	All Boxes with Lids	$10.36
Delivery normal business hours, Monday-Friday			$88.00
Special Drop Box Service (added to delivery fee) Saturday delivery or collection, 4-day notification required			$54.00

MEDICAL WASTE COLLECTIONS				
Rate is the on-site collection charge plus the disposal cost per medical container unit.				
On-Site Pick-up Charge	$49.00	Disposal Cost per 31 gallon unit	first 10 units	$35.35
Disposal Cost per up to 17 gallon unit	$19.40		11 units +	$23.55
Disposal Cost per 23 gallon unit	$26.20	Disposal Cost per 43 gallon unit	first 10 units	$49.00
			11 units +	$32.65

MISCELLANEOUS SERVICE RATES		
Extra mixed waste per cart - overload fee (based on 32 gallon capacity)	$5.27	per occurrence
Extra yard debris (manual up to 32 gallon)	$3.96	per occurrence
Additional yard debris service (second 60 gallon cart)	$4.63	per occurrence
Call back/return for pick up of inaccessible cart per service call	$15.83	per occurrence
Yard service rate - extra distance away from curb after first 5 feet	$5.27	per occurrence
Special service fees	$94.97	per hour
Account reinstatement fee	$30.00	per occurrence
NSF check fee	$35.00	per occurrence
Tire disposal	Hourly Rate + disposal fee	

SOLID WASTE COLLECTION RATES
beginning January 1, 2027

RESIDENTIAL SERVICES			
Residential Cart Collections			
Recycling Only		**Cart (60 gal)**	
Carts & food waste and yard debris cart	$17.12	With food waste and yard debris	$49.08
Recycling cart only	$8.96	**Cart (90 gal)**	
Food waste and yard debris only	$8.30	With food waste and yard debris	$55.78
Mini-Cart (20 gal)		**Recycle Plus Program**	
With food waste and yard debris	$37.49	Per month	$2.79
Food waste and yard debris exempt	$33.89	Per pick up	$10.33
Cart (32 gal)		**On-Call Service**	
With food waste and yard debris	$41.97	Mixed waste, recycling cart, food waste	$16.28
Food waste and yard debris exempt	$38.07	**Overload Fee**	
		Small Extra Bag	$2.70

COMMERCIAL SERVICES			
Commercial Cart Collections			
20 gallon	$37.09	60 gallon	$48.66
32 gallon	$41.55	90 gallon	$55.36

		Weekly Collection Frequency				
	Every Other Week	**One X**	**Two X**	**Three X**	**Four X**	**Five X**
One yard	$86.48	$142.97	$268.55	$389.60	$510.66	$632.01
Each additional		$92.44	$178.64	$264.66	$350.71	$436.93
One and 1/2 yards	$106.81	$185.61	$344.72	$503.70	$662.70	$821.83
Each additional		$128.56	$250.30	$372.01	$493.69	$615.44
Two yards	$126.90	$224.08	$420.98	$617.89	$814.77	$1,011.66
Each additional		$164.77	$322.04	$479.37	$636.71	$793.95
Three yards	$167.19	$300.75	$573.46	$846.07	$1,118.70	$1,391.43
Each additional		$236.90	$465.44	$693.98	$922.51	$1,151.07
Four yards	$207.49	$377.45	$726.03	$1,074.33	$1,422.63	$1,775.53
Each additional		$309.81	$608.97	$908.64	$1,208.36	$1,508.22
Five yards	$247.62	$454.22	$878.36	$1,302.51	$1,726.65	$2,150.82
Each additional		$381.32	$752.26	$1,123.24	$1,494.24	$1,865.17
Six yards	$287.94	$530.58	$1,030.58	$1,530.41	$2,030.26	$2,530.24
Each additional		$453.16	$895.39	$1,337.52	$1,779.73	$2,221.97
Eight yards	$368.39	$685.21	$1,336.57	$1,987.99	$2,639.36	$3,290.77
Each additional		$598.74	$1,183.30	$1,767.96	$2,352.61	$2,937.19

Compactors	Weekly Collection Frequency				
	One X	**Two X**	**Three X**	**Four X**	**Five X**
1 yard compacted	$321.68	$604.23	$876.60	$1,148.99	$1,422.03
2 yard compacted	$504.17	$947.21	$1,390.26	$1,833.23	$2,276.23
3 yard compacted	$676.68	$1,290.29	$1,903.66	$2,517.08	$3,130.73
4 yard compacted	$849.27	$1,633.57	$2,417.25	$3,200.92	$3,994.95

SOLID WASTE COLLECTION RATES
beginning January 1, 2027

DROP BOX COLLECTIONS & DEMURRAGE (DELAYED PICK UP)					
Drop Box Collections		**Demurrage (Delayed Pick Up)**			
10 Cubic Yard Container	$195.09	10/20 Yard Box after 48 hours			$6.69
20 Cubic Yard Container	$195.09				
30 Cubic Yard Container	$195.09	30 Yard Box after 48 hours			$8.83
40 Cubic Yard Container	$195.09	40 Yard Box after 48 hours			$8.83
All Compactors	$203.21	All Boxes with Lids			$10.71
Delivery normal business hours, Monday-Friday					$90.97
Special Drop Box Service (added to delivery fee) Saturday delivery or collection, 4-day notification required					$55.82

MEDICAL WASTE COLLECTIONS				
Rate is the on-site collection charge plus the disposal cost per medical container unit.				
On-Site Pick-up Charge	$50.65	Disposal Cost per 31 gallon unit	first 10 units	$36.54
Disposal Cost per up to 17 gallon unit	$20.05		11 units +	$24.34
Disposal Cost per 23 gallon unit	$27.08	Disposal Cost per 43 gallon unit	first 10 units	$50.65
			11 units +	$33.75

MISCELLANEOUS SERVICE RATES		
Extra mixed waste per cart - overload fee (based on 32 gallon capacity)	$5.45	per occurrence
Extra yard debris (manual up to 32 gallon)	$4.09	per occurrence
Additional yard debris service (second 60 gallon cart)	$4.90	per occurrence
Call back/return for pick up of inaccessible cart per service call	$16.36	per occurrence
Yard service rate - extra distance away from curb after first 5 feet	$5.45	per occurrence
Special service fees	$98.18	per hour
Account reinstatement fee	$30.00	per occurrence
NSF check fee	$35.00	per occurrence
Tire disposal	Hourly Rate + disposal fee	

POLICE

ALARM PERMIT FEES			FY 2026 FEE	FY 2027 FEES
Residential & Business				
Approved government agencies, residents over 60 years of age or have an ADA-qualified disability are EXEMPT.				
Residential annual alarm permit			$25	
Business annual alarm permit			$50	
Late payment of fees/fines (after 60 days past due)		additional	$50	
Reinstatement fee for revoked alarm permit (after 90 days past due or excessive false alarms)			$100	
Failure to obtain an annual alarm permit (within 60 days of notification)			$100	
Alarm occurrence non-permitted or revoked alarm permit		$500 each		
False Alarm Fines				
1st false alarm			*No Fee*	
2nd false alarm			*No Fee*	
3rd false alarm			$100	
4th false alarm			$150	
5th false alarm			$200	
6 or more false alarms		$250 each		
POLICE SERVICES FEES				
Fingerprint Card (each)			$15	
Good Conduct Background/Letter			$10	$20
Law Enforcement Officers Safety Act Qualification Fee			$25	
Digital Audio/Video		$20 minimum		$30
		Time & Materials Billing for requests that exceed $20		
Police Documents / Reports				
First 15 Pages	$10	Each Additional Page	$0.30	$20 $0.70
Body Worn Camera Footage				
Media Type	Time & Materials Billing			
Link			$20	$30
CD/DVD/BluRay			$20	$30
Flash Drive Size				
4-8 GB			$11	
16-32 GB			$13	$18
64 GB			$18	$23
128 GB			$32	$37
External Hard Drive		Price varies based on size		
PROPERTY FORFEITURE FOR CRIMINAL ACTIVITY				
Property Forfeiture for Criminal Activity			Varies	
VEHICLE RELEASE FEE			*ORS 809.720*	
Vehicle Release Fee			$125	

LICENSES

BUSINESS LICENSES		2026 FEE	2027 FEES	1.0271
Annual Fee[1] due January 1				
0-2 employees		$118 per year	$121	
3-5 employees		$160 per year	$164	
6-10 employees		$560 per year	$575	
11-20 employees		$916 per year	$941	
21-50 employees		$1,051 per year	$1,079	
51-75 employees		$1,146 per year	$1,177	
more than 75 employees		$1,551 per year	$1,593	
Pro-Rated Fee Schedule				
License Issued July 1 - December 31		1/2 the annual fee		
Temporary License				
Temporary License valid for 30 days maximum		$25		
Ownership or Business Name Change				
Change of business ownership		$10		
Change of business name		$10		
A change of business location requires a new license application.				
Delinquency Charge				
Delinquency Charge	10% of the original business license fee per month of delinquency, up to 100% of the original fee due for that year.			
Businesses applying for any of the following licenses are also required to have a valid Tigard Business License per TMC 5.04. Contact buslic@tigard-or.gov for additional information.				
LIQUOR LICENSE				
Annual Fee				
Liquor License Endorsement		$25 per year		
Special Event License				
Special Event Liquor License Endorsement		*No Fee*		
SECOND HAND DEALERS & TRANSIENT MERCHANT LICENSE				
Full-Time Dealers License				
Full-Time		$100		
Occasional Dealers License				
Occasional	*Dealer acquires/sells up to 50 items in one year.*	$40		
Reporting Forms				
Reporting Forms		$0.80 each		
SOCIAL GAMING LICENSE				
Annual Fee due January 1				
Annual Fee		$100		
Pro-Rated Fee Schedule				
License Issued July 1 - December 31		$50		

RIGHT OF WAY LICENSE FEE[2]			2027 Fee	1.03
Five-Year License	**Initial License**	**License Renewal**		
Right-of-Way Application fees (excluding small cell providers)	$328	$273	$338	$281
Small Cell Wireless provider right-of-way application fee	$55	$55	$57	$57
FRANCHISE APPLICATION FEE[2]				
Utility Franchise Application Fee		$2,122	$2,186	

Right of Way License & Franchise Agreement holders are required to pay quarterly usage fees per TCM 15.06.
See ROW Usage Fees

[1] Adjusted annually based on a 12-month (Jan-Dec) average of the West Consumer Price Index (CPI-U).
[2] ROW Franchise Fees (License/Application/Usage) adjusted 3.0% annually per department policy.

FRANCHISE & RIGHT OF WAY FEES

FRANCHISE / RIGHT OF WAY USAGE FEE		2026 FEE	2027 FEES	1.03
Utility Service	**Franchise Fee**	**Right of Way Usage Fee**		
Solid Waste Disposal (See	5% of gross revenue			
Wireline Cable TV	5% of gross revenue			
Small Wireless Facilities[2]		$820 per year per installation		$845

Utility Service		Franchise Fee / ROW Fee		
Communication Services	Using a non-owned facility in the ROW and provides service to customers within Tigard	5% of gross revenue		
	Owns facility in the ROW and provides service to customers within Tigard[2]	5% of gross revenue or a $4,120 minimum fee, whichever is greater		$4,244
	Owns facility in the ROW and provides no service to customers within Tigard[2]	$3.22 per linear foot of installation in right-of-way or a $4,120 minimum fee, whichever is greater	$3.32	$4,244
Electricity	Using a non-owned facility in the ROW and provides service to customers within Tigard	5% of gross revenue		
	Owns facility in the ROW and provides service to customers within Tigard[2]	5% of gross revenue or a $4,120 minimum fee, whichever is greater		$4,244
	Owns facility in the ROW and provides no service to customers within Tigard[2]	$3.22 per linear foot of installation in right-of-way or a $4,120 minimum fee, whichever is greater	$3.32	$4,244
Natural Gas	Using a non-owned facility in the ROW and provides service to customers within Tigard	5% of gross revenue		
	Owns facility in the ROW and provides service to customers within Tigard[2]	5% of gross revenue or a $4,120 minimum fee, whichever is greater		$4,244
	Owns facility in the ROW and provides no service to customers within Tigard[2]	$3.22 per linear foot of installation in right-of-way or a $4,120 minimum fee, whichever is greater	$3.32	$4,244
Stormwater	Using a non-owned facility in the ROW and provides service to customers within Tigard	5% of gross revenue		
	Owns facility in the ROW and provides service to customers within Tigard[2]	5% of gross revenue or a $4,000 minimum fee, whichever is greater		$4,244

All Franchise / ROW Usage Fees are due quarterly in arrears.
Contact row@tigard-or.gov for additional information.

[2] ROW Franchise Fees (License/Application/Usage) adjusted 3.0% annually per department policy.

LIBRARY

LIBRARY FEES	*2027 FEES*
Library Card Fee (non-residents only)	$140 per year
Replacement Library Card Fee	*No Fee*
Lost Items	Replacement cost
Overdue Library Materials	*No Fee*
Public Copier and Printer Charges	
Black & White Copies and Prints	$0.10 per page
Color Copies and Prints	$0.50 per page

BUILDING

BUILDING FEES				2027 FEES
Building Plan Review Fee				
65% of base building permit fee				
New Commercial Construction				
Total Valuation	**Fee or Charge**			
$0.00 to $500.00	$51.09	minimum		
$500.01 to $2,000.00	$51.09	for the first $500 and	$2.69	for each additional $100 or fraction thereof
$2,000.01 to $25,000.00	$91.44	for the first $2,000 and	$10.76	for each additional $1,000 or fraction thereof
$25,000.01 to $50,000.00	$338.92	for the first $25,000 and	$8.06	for each additional $1,000 or fraction thereof
$50,000.01 to $100,000.00	$540.42	for the first $50,000 and	$5.38	for each additional $1,000 or fraction thereof
$100,000.01 and over	$809.42	for the first $100,000 and	$4.49	for each additional $1,000 or fraction thereof
New Single Family & Multi-Family Construction				
Total Valuation	**Fee or Charge**			
$0.00 to $2,000.00	$66.25	minimum		
$2,000.01 to $25,000.00	$66.25	for the first $2,000 and	$11.48	for each additional $1,000 or fraction thereof
$25,000.01 to $50,000.00	$330.29	for the first $25,000 and	$8.75	for each additional $1,000 or fraction thereof
$50,000.01 to $100,000.00	$549.04	for the first $50,000 and	$6.25	for each additional $1,000 or fraction thereof
$100,000.01 to $250,000.00	$861.54	for the first $100,000 and	$4.46	for each additional $1,000 or fraction thereof
$250,000.01 to $500,000.00	$1,530.54	for the first $250,000 and	$4.42	for each additional $1,000 or fraction thereof
$500,000.01 to $1,000,000.00	$2,635.54	for the first $500,000 and	$4.10	for each additional $1,000 or fraction thereof
$1,000,000.01 to $2,000,000.00	$4,685.54	for the first $1,000,000 and	$3.33	for each additional $1,000 or fraction thereof
$2,000,000.01 and over	$8,015.54	for the first $2,000,000 and	$3.18	for each additional $1,000 or fraction thereof
Additions & Alterations for Single Family, Multi-Family, Commercial, & Industrial				
Total Valuation	**Fee or Charge**			
$0.00 to $500.00	$53.27	minimum		
$500.01 to $2,000.00	$53.27	for the first $500 and	$3.39	for each additional $100 or fraction thereof
$2,000.01 to $25,000.00	$104.12	for the first $2,000 and	$15.21	for each additional $1,000 or fraction thereof

Note: A 12% surcharge fee as mandated by the State Building Codes Division is applied to all permit fees, investigation fees and inspection fees listed.

$25,000.01 to $50,000.00	$453.95	for the first $25,000 and	$11.02	for each additional $1,000 or fraction thereof
$50,000.01 to $100,000.00	$729.45	for the first $50,000 and	$7.53	for each additional $1,000 or fraction thereof
$100,000.01 to $500,000.00	$1,105.95	for the first $100,000 and	$6.04	for each additional $1,000 or fraction thereof
$500,000.01 to $1,000,000.00	$3,521.95	for the first $500,000 and	$5.09	for each additional $1,000 or fraction thereof
$1,000,000.01 and over	$6,066.95	for the first $1,000,000 and	$3.39	for each additional $1,000 or fraction thereof

DEMOLITION FEES

Single Family, Multi-Family, Commercial, & Industrial

Total Valuation	Fee or Charge	Total Valuation	Fee or Charge
Less than $500,000	$300.00	$500,000 or more	$1,200.00

ELECTRICAL FEES

Electrical Permit Plan Review Fee

25% of the electrical permit fee

New Residential, Single or Multi-Family per Dwelling Unit (service included)

1,000 square feet or less	$168.54	Each additional 500 square feet or portion thereof	$33.92
Limited energy, residential or multi-family (with above sq ft)			$75.00
Each manufactured home or modular dwelling service or feeder			$67.84

Services or Feeders; installation, alterations or relocation		***Temporary Services or Feeders; installation, alterations or relocation***	
200 amps or less	$100.70	200 amps or less	$59.36
201 amps to 400 amps	$133.56	201 amps to 400 amps	$125.08
401 amps to 600 amps	$200.34	401 amps to 600 amps	$168.54
601 amps to 1000 amps	$301.04		
Over 1000 amps or volts	$552.26		
Reconnect only	$67.84		

Branch Circuits; new, alteration or extension per panel	
With purchase of service or feeder - each branch circuit	$7.42
Without purchase of service or feeder - First Branch Circuit	$56.18
Each additional Branch Circuit	$7.42
Miscellaneous (service or feeder not included)	
Each pump or irrigation circuit	$67.84
Each sign or outline lighting	$67.84
Signal circuit(s) or a limited energy panel, alteration or extension	$75.00
Renewable electrical energy systems	
5 kva or less	$100.70
5.01 to 15 kva	$133.56
15.01 to 25 kva	$200.34

Note: A 12% surcharge fee as mandated by the State Building Codes Division is applied to all permit fees, investigation fees and inspection fees listed.

Wind generation systems in excess of 25 kva	
25.01 to 50 kva	$301.04
50.01 to 100 kva	$552.26
>100 kva (fee in accordance with OAR 918-309-0040)	$552.26
Solar generation systems in excess of 25 kva	
Each additional kva over 25	$7.42
>100 kva no - additional charge	$0.00
Photovoltaic (PV) Solar Panel System	
Plan Review & Admin Fees	$180.00
Electrical Inspections (including Renewable Energy)	
Each additional inspection over allowable	
Additional electrical inspection (1 hour minimum)	$66.25 per hour
Additional electrical inspection - Industrial Plant Inspection (1 hour minimum)	$78.18 per hour
Miscellaneous fees (1 hour minimum)	$90.00 per hour
LIMITED ENERGY (LOW VOLTAGE)	
Residential Energy Use, for all systems combined	$75.00
Commercial Energy Use, for each system	$75.00
FIRE PROTECTION SYSTEMS	
Commercial Fire Life Safety Plan Review	
40% of base building permit fee	

Commercial Fire Suppression - Sprinkler, Alarm and Type I-Hood systems based on project valuation

Total Valuation	Fee or Charge			
$0.00 to $500.00	$51.09	minimum		
$500.01 to $2,000.00	$51.09	for the first $500 and	$2.69	for each additional $100 or fraction thereof
$2,000.01 to $25,000.00	$91.44	for the first $2,000 and	$10.76	for each additional $1,000 or fraction thereof
$25,000.01 to $50,000.00	$338.92	for the first $25,000 and	$8.06	for each additional $1,000 or fraction thereof
$50,000.01 to $100,000.00	$509.42	for the first $50,000 and	$5.38	for each additional $1,000 or fraction thereof
$100,000.01 and over	$809.42	for the first $100,000 and	$4.49	for each additional $1,000 or fraction thereof

Residential Fire Suppression - Stand Alone System		***Residential Fire Suppression - Multipurpose or Continuous Loop System***	
Square Footage	**Fee or Charge**	**Square Footage**	**Fee or Charge**
1 to 2,000	$198.75	1 to 2,000	$121.90
2,001 to 3,600	$246.45	2,001 to 3,600	$169.60
3,601 to 7,200	$310.05	3,601 to 7,200	$233.20
7,201 and over	$404.39	7,201 and over	$327.54

MANUFACTURED DWELLINGS	
Manufactured Dwelling Installation	
Fee includes placement permit $275.50 and state administration fee $30.00	$305.50

Note: A 12% surcharge fee as mandated by the State Building Codes Division is applied to all permit fees, investigation fees and inspection fees listed.

BUILDING

Manufactured Dwelling and Mobile Home Parks, Recreation Camps, and Organizational Camps	
Per OAR 918-500-0100, 918-500-0105, 918-500-0110	

MECHANICAL FEES

1 & 2 Family Dwellings for New, Additions or Alterations	
Minimum permit fee	$90.00
Mechanical plan review fee 25% of Permit Fee	

Heating / Cooling	
Air conditioning	$46.75
Furnace 100,000 BTU (ducts/vents)	$46.75
Furnace 100,000+ BTU (ducts/vents)	$54.91
Heat pump	$61.06
Duct work	$23.32
Hydronic hot water system	$23.32
Residential boiler (radiator or hydronic)	$23.32
Unit heaters (fuel-type, not electric), in-wall	$46.75
Flue/vent for any of above	$23.32
Other	$23.32

Fuel Piping	
First four	$14.15
Each additional	$4.03

Other Fuel Appliances	
Water heater	$23.32
Gas fireplace	$33.39
Flue/vent for water heater or gas fireplace	$23.32
Log lighter (gas)	$23.32
Wood/pellet stove	$33.39
Wood fireplace/insert	$23.32
Chimney/liner/flue/vent	$23.32
Other	$23.32

Environmental Exhaust & Ventilation	
Range hood/other kitchen equipment	$33.39
Clothes dryer exhaust	$33.39
Single-duct exhaust (bathrooms, toilet com	$23.32
Attic/crawlspace fans	$23.32
Other	$23.32

Commercial and Multi-Family
Mechanical plan review fee 25% of Permit Fee

Total Valuation	**Fee or Charge**			
$0.00 to $500.00	$69.06	minimum		
$500.01 to $5,000.00	$69.06	for the first $500 and	$3.07	for each additional $100 or fraction thereof
$5,000.01 to $10,000.00	$207.21	for the first $5,000 and	$2.81	for each additional $100 or fraction thereof
$10,000.01 to $50,000.00	$347.71	for the first $10,000 and	$2.54	for each additional $100 or fraction thereof
$50,000.01 to $100,000.00	$1,363.71	for the first $50,000 and	$2.49	for each additional $100 or fraction thereof
$100,000.01 and over	$2,608.71	for the first $100,000 and	$2.92	for each additional $100 or fraction thereof

PLUMBING FEES

Minimum permit fee	$72.50
Plumbing plan review fee 25% of Permit Fee	

New One & Two Family Dwellings	
1 bath	$312.70
2 bath	$437.78
3 bath	$500.32
Each additional bath/kitchen fixture	$25.02

Note: A 12% surcharge fee as mandated by the State Building Codes Division is applied to all permit fees, investigation fees and inspection fees listed.

BUILDING

Site Utilities			
Catch basin or area drain	$18.76	Sanitary sewer, first 100'	$62.54
Drywell, leach line, or trench drain	$18.76	Storm sewer, first 100'	$62.54
Footing drain, first 100'	$50.03	Water service, first 100'	$62.54
Each additional 100' or part thereof (footing drain)	$37.52	Each additional 100' or part thereof (sanitary, storm, water service)	$37.52
Manufactured home utilities	$50.03	Rain drain connector	$18.76
Manholes	$18.76		
Fixture or Item			
Backflow preventer	$31.27	Interceptor/grease trap	$25.02
Backwater valve	$12.51	Medical gas (value: $)	see table
Clothes washer	$25.02	Primer	$12.51
Dishwasher	$25.02	Roof drain (commercial)	$12.51
Drinking fountain	$25.02	Sink/basin/lavatory	$25.02
Ejectors/sump	$25.02	Solar units (potable water)	$62.54
Expansion tank	$12.51	Tub/shower/shower pan	$12.51
Fixture/sewer cap	$25.02	Urinal	$25.02
Floor drain/floor sink/hub	$25.02	Water closet	$25.02
Garbage disposal	$25.02	Water heater	$37.52
Hose bib	$25.02	Water Piping/DWV	$56.29
Ice maker	$12.51	Other	$25.02

Medical Gas Systems				
Total Valuation	**Fee or Charge**			
$1.00 to $5,000.00	$72.50	minimum		
$5,000.01 to $10,000.00	$72.50	for the first $5,000 and	$1.52	for each additional $100 or fraction thereof
$10,000.01 to $25,000.00	$148.50	for the first $10,000 and	$1.54	for each additional $100 or fraction thereof
$25,000.01 to $50,000.00	$379.50	for the first $25,000 and	$1.45	for each additional $100 or fraction thereof
$50,000.01 and over	$742.00	for the first $50,000 and	$1.20	for each additional $100 or fraction thereof

SANITARY SEWER INSPECTION FEES					
Residential	$35.00	Commercial	$45.00	Industrial	$75.00

SITE WORK / GRADING PERMIT FEES

Based on project valuation - See Building Permit Fees (New Commercial)

MISCELLANEOUS FEES

Administrative Fees to Change Issued Permits		
Address change (1/2 hour minimum)	$90.00	per hour
Contractor change (1/2 hour minimum)	$90.00	per hour
Process and handling fee to mail permits with plans	$5.00	

Note: A 12% surcharge fee as mandated by the State Building Codes Division is applied to all permit fees, investigation fees and inspection fees listed.

BUILDING

Fee Paid Inspections		*TMC 14.16*
Single & Two Family Dwellings	$100.00	
Apartment Houses & Social Care Facilities	$160.00	plus $7 for each dwelling unit in excess of 3
Hotels	$160.00	plus $5 for each dwelling unit in excess of 5

Information Processing & Archiving (IPA) Fee			
Sheets 11" x 17" and smaller	$0.50 each	Sheets larger than 11" x 17"	$2.00 each

Deferral, Extension & Phase Requests		
Deferred Submittal Plan Review	$200.00 minimum fee	plus 65% of building permit fee based on valuation of the particular portion or portions of the project.
Permit or Plan Review Extension	$90.00	
Phased Permitting Plan Review	$200.00 minimum fee	plus 10% of building permit fee based on total project valuation not to exceed $1,500 for each phase
Phased Occupancy	$200.00	

Temporary Certificate of Occupancy			
Total Valuation	**Fee or Charge**	**Total Valuation**	**Fee or Charge**
Less than $500,000	$300.00	$500,000 or more	$600.00

Other Inspections & Fees	
Inspections outside of normal business hours (2 hour minimum)	$90.00 per hour
Reinspection fees	$90.00 per hour
Inspections for which no fee is specifically indicated (1/2 hour minimum)	$90.00 per hour
Investigation Fee (1/2 hour minimum)	$90.00 per hour
Additional plan review required by changes, additions or revisions to plans (1/2 hour minimum)	$90.00 per hour

Note: A 12% surcharge fee as mandated by the State Building Codes Division is applied to all permit fees, investigation fees and inspection fees listed.

CONSTRUCTION EXCISE TAX

METRO CONSTRUCTION EXCISE TAX [4]		2026 FEE		2027 FEES	
Metro CET is charged on projects valued over $100,000 and funds regional land use planning and preparations for future development.					
All Construction valued over $100,000		0.12%	of permit valuation		
	not to exceed	$12,000			
SCHOOL DISTRICT CONSTRUCTION EXCISE TAX [5]					
School CET rates are set by the school district in which your project falls and is based on new square footage for both residential and non-residential projects. Tigard falls within two school districts: Tigard-Tualatin and Beaverton. This CET is used to fund school facility improvements.					
Tigard-Tualatin School District					***1.017***
Residential Construction		$1.67	per square foot	$1.70	
Non-Residential Construction		$0.84	per square foot	$0.85	
	not to exceed	$41,800	per permit or structure, whichever is less	$42,400	*1.01435*
Beaverton School District					***1.017***
Residential Construction		$1.67	per square foot	$1.70	
Non-Residential Construction		$0.84	per square foot	$0.85	
	not to exceed	$41,800	per permit or structure, whichever is less	$42,400	*1.01435*
TIGARD AFFORDABLE HOUSING CONSTRUCTION EXCISE TAX					
Tigard's CET is charged on most new residential and non-residential projects valued over $50,000 to help fund local affordable housing initiatives.					
Residential Construction valued over $50,000		1.0%	of permit valuation		
Non-Residential Construction valued over $50,000		1.0%	of permit valuation		

[4] Rate determined by Metro.

[5] Rate determined by school districts.

PLANNING

ARCHIVE FEES [1]	2026 FEE			2027 FEES	1.0271
Temporary Sign Archive Fee	$10				
Archive Fee A	$36			$37	
Archive Fee B	$150			$154	
Archive Fee C	$250			$257	
Archive Fee D	$450			$462	
ADJUSTMENT [1]					
Adjustment	$536		plus Archive Fee B	$551	
ANNEXATION (Quasi-Judicial) [1]					
Annexation (Quasi-Judicial)	$5,043		plus Archive Fee C	$5,180	
APPEAL					
Type II to Hearings Officer *fee set by ORS 227.175(10)(b)*	$250		plus Archive Fee B		
Expedited Review (Deposit) *fee set by ORS 197.375(1)(a)*	$300		plus Archive Fee B		
Type III[1]	$5,072		plus Archive Fee C	$5,209	
COMPREHENSIVE PLAN MAP AMENDMENT (Quasi-Judicial) [1]					
Comprehensive Plan Map Amendment (Quasi-judicial)	$6,344		plus Archive Fee C	$6,516	
CONDITIONAL USE [1]					
Conditional Use	$10,040		plus Archive Fee D	$10,312	
DIRECTOR DETERMINATION [1]					
Director Determination	$1,100		plus Archive Fee B	$1,130	
DEVELOPMENT DESIGN REVIEW [1]					
Development Design Review	$11,846		plus Archive Fee D	$12,167	
EXTENSION [1]					
Type I	$536		plus Archive Fee B	$551	
Type II	$1,100		plus Archive Fee B	$1,130	
FOOD CARTS [1]					
Food Cart	$256	per cart	plus Archive Fee A	$263	
Food Cart Pod *four or more carts*	$4,000		plus Archive Fee B	$4,108	
HISTORIC RESOURCE REVIEW [1]					
Type II: Construction / Alteration / Demolition	$1,178		plus Archive Fee B	$1,210	
Type III: Designation / Removal of Designation	$7,850		plus Archive Fee C	$8,063	
HOME BUSINESS PERMIT [1]					
Home Business Permit	$450		plus Archive Fee B	$462	
HOME OCCUPATION PERMIT [1]					
Home Occupation Permit	$185		plus Archive Fee A	$190	
LAND PARTITION [1]					
2 Lots	$6,039		plus Archive Fee C	$6,203	
3 Lots	$7,265		plus Archive Fee C	$7,462	
Expedited	$8,479		plus Archive Fee C	$8,709	
Final Plat	$1,687			$1,733	
LEGISLATIVE AMENDMENTS [1]					
External Applicants	$20,000		plus Archive Fee D	$20,542	
City Council, Planning Commission, Community Development Director or designee	*No Fee*				
LOT LINE ADJUSTMENT / LOT CONSOLIDATION [1]					
Lot Line Adjustment / Lot Consolidation	$1,100		plus Archive Fee C	$1,130	
MARIJUANA FACILITY PERMIT [1]					
Marijuana Facility Permit	$1,072		plus Archive Fee B	$1,101	
MODIFICATION [1]					
Type I	$450		plus Archive Fee B	$462	
Type II	$4,848		plus Archive Fee C	$4,979	
PLANNED DEVELOPMENT [1]					
Concept Plan					
Concept Plan	$13,965		plus Archive Fee D	$14,343	

[1] Adjusted annually based on a 12-month (Jan-Dec) average of the West Consumer Price Index (CPI-U).

PLANNING

Consolidated Concept and Detailed Plan						
Consolidated Concept and Detailed Plan		$13,965		plus Archive Fee D	$14,343	
With Land Division (in lieu of Subdivision, Sublot, or Land Partition Fee)		$13,965	plus $114 per lot	plus Archive Fee D	$14,343	$117
Detailed Plan						
Detailed Plan		$4,848		plus Archive Fee D	$4,979	
With Land Division (in lieu of Subdivision, Sublot, or Land Partition Fee)		$4,848	plus $114 per lot	plus Archive Fee D	$4,979	$117
PRE-APPLICATION CONFERENCE [1]						
Type II		$450			$462	
Type III		$1,081			$1,110	
PUBLIC FACILITIES EXCEPTION (inside River Terrace) [1]						
Public Facilities Exception (inside River Terrace)		$1,100		plus Archive Fee B	$1,130	
SENSITIVE LANDS REVIEW [1]						
Type I		$1,100		plus Archive Fee B	$1,130	
Type II		$4,822		plus Archive Fee C	$4,953	
Type III		$5,208		plus Archive Fee C	$5,349	
SIGN PERMIT [1]						
New or Modified Sign		$302		plus Archive Fee A	$310	
Temporary Sign		$95		Plus Temporary Sign Archive Fee	$98	
SITE DEVELOPMENT REVIEW [1]						
Inside MU-CBD Zone: All Development						
Type I		$178		plus Archive Fee A	$183	
Type II	Under $1,000,000	$2,492		plus Archive Fee B	$2,560	
	$1,000,000 and over	$7,701		Plus (0.004 X Project Valuation) plus Archive Fee C	$7,910	
Outside MU-CBD Zone: Residential Development						
Type I	Under 13 Dwelling Units	$536		plus Archive Fee C	$551	
	13 Dwelling Units and over	$1,100		plus Archive Fee C	$1,130	
Type II	Under 13 Dwelling Units	$1,316		plus Archive Fee C	$1,352	
	13 Dwelling Units and over	$2,192		plus Archive Fee D	$2,251	
Outside MU-CBD Zone: Nonresidential and Mixed-Use Development						
Type II	Under $1,000,000	$8,517		plus Archive Fee D	$8,748	
	$1,000,000 and over	$11,068		Plus ($6 per each $10,000 over $1M) plus Archive Fee D	$11,368	$7
SUBDIVISION [1]						
Preliminary Plat		$13,370	plus $114 per lot	plus Archive Fee D	$13,732	$117
Expedited Preliminary Plat		$11,275	plus $114 per lot	plus Archive Fee D	$11,581	$117
Final Plat		$3,401			$3,493	
SUBLOT PLAT [1]						
Preliminary Sublot Plat		$6,578	plus $114 per lot	plus Archive Fee C	$6,756	$117
Final Sublot Plat		$1,645			$1,690	
TEMPORARY USE PERMIT [1]						
Type I		$536		plus Archive Fee A	$551	
Special Exemption: Non-Profit Organization		No Fee				
Special Rate: Mixed Use-Central Business District Zone						
1st Temporary Use in a Calendar Year		$536		plus Archive Fee A	$551	
2nd Through 5th Temporary Use With Substantially the Same Site Plan Within A		$95		plus Archive Fee A	$98	
TRANSPORTATION MITIGATION REVIEW (inside Tigard Triangle) [1]						
Transportation Mitigation Review (inside Tigard Triangle)		$1,100		plus Archive Fee B	$1,130	
URBAN FORESTRY [1]						
Plan Modification		$1,057		plus Archive Fee B	$1,086	
Discretionary Plan Review						
With concurrent Type III review		$662			$680	
Without concurrent Type III review		$4,079		plus Archive Fee C	$4,190	

[1] Adjusted annually based on a 12-month (Jan-Dec) average of the West Consumer Price Index (CPI-U).

Tree Establishment Bond (Planting & Early Establishment)					
Open Grown Tree for all Land Use Applications except Land Divisions		$691	per tree	$710	
Stand Grown Tree for all Land Use Applications except Land Divisions		$550	per stand	$565	
Hazard Tree Dispute Resolution Fee					
Hazard Tree Dispute Resolution Fee		$259	plus $65 each additional tree	$266	$67
In Lieu of Planting Fees (Planting & 3 Year Maintenance)					
Street Tree		$841	per tree	$864	
Open Grown Tree		$841	per tree	$864	
Stand Grown Tree		$599	per stand	$615	
Tree Removal Permit					
Simple Tree Removal		*No Fee*			
Complex Tree Removal		$461	per tree, up to and including 10 trees plus Archive Fee B	$473	
If over 10 trees, a deposit of $ 476 for each tree over 10 trees up to a maximum of $5,000 is due prior to review. Fee is total staff time to process permit; applicant will be refunded any remaining balance after review is					$489
Tigard Triangle District Tree Removal Fee		$415	per caliper inch DBH	$426	
Only applies in TMU Zone when removal is approved through an adjustment.					
Retroactive Tree Removal Permit Penalty		$250	minimum	$257	
Tree Canopy Fees					
Tree Canopy Fee		$3	per square foot of tree canopy		
Parking Lot Tree Canopy Fee		$1,595	per parking space	$1,638	
Urban Forest Inventory Fees					
Open Grown Tree		$233	plus $32 each additional tree	$239	$33
Stand of Trees		$306	plus $50 each additional stand	$314	$51
WIRELESS COMMUNICATION FACILITY [1]					
Site Development Review Type II	Under $1,000,000	$8,517	plus Archive Fee D	$8,748	
Site Development Review Type II	$1,000,000 or over	$11,068	Plus ($7 per each $10,000 over $1M) plus Archive Fee D	$11,368	$7
Conditional Use Permit		$10,040	plus Archive Fee D	$10,312	
ZONE CHANGE (Quasi-Judicial) [1]					
Zone Change (Quasi-Judicial)		$6,344	plus Archive Fee D	$6,516	
ZONING ANALYSIS [1]					
Zoning Analysis		$1,100	plus Archive Fee A	$1,130	
ZONING REQUEST [1]					
Zoning Request		$161	plus Archive Fee A	$165	
SPECIAL EXEMPTION: SHELTER SITING					
Special Exemption: Shelter Siting		*No Fee*			
PLANNING REVIEW OF BUILDING PERMITS [1]					
Residential					
Residential development code review applies to new construction of, and additions to, dwelling units and structures including, but not limited to, garages, carports, porches, patios, decks, storage sheds, awnings, steps and ramps.					
Small Form Residential (includes single detached houses, duplexes, triplexes, and attached accessory dwelling units)		$135	Per dwelling unit	$139	
Detached Accessory Dwelling Unit		$135		$139	
Rowhouse		$135	Per dwelling unit	$139	
Quad		$439	Per Quad Development	$451	
Cottage Cluster		$329	Plus $80 per dwelling unit	$338	$82
Courtyard Unit		$329	Plus $80 per dwelling unit	$338	$82
Accessory structures and additions that do not add dwelling units		$135		$139	

[1] Adjusted annually based on a 12-month (Jan-Dec) average of the West Consumer Price Index (CPI-U).

Non-Residential and Mixed-Use		
Non-Residential and Mixed-Use	$536	$551
Tenant Improvements in Existing Development		
Project Valuation under $5,000	*No Fee*	
Project Valuation $5,000 - $74,999	$135	$139
Project Valuation $75,000 - $149,999	$336	$345
Project Valuation $150,000 and more	$536	$551

[1] Adjusted annually based on a 12-month (Jan-Dec) average of the West Consumer Price Index (CPI-U).

MISCELLANEOUS DEVELOPMENT FEES

GIS MAPS		2026 FEE	2027 FEES	1.0271
17" x 22"	Non Aerial	$16		
	Aerial	21		
34" x 44"	Non Aerial	$37		
	Aerial	$43		
Custom Maps		Staff Hourly Rate		
PROJECT / PLAT NAME CHANGE [1]				
Project / Plat Name Change		$615	$632	
PUBLIC NOTICE SIGN				
Public Notice Sign		$8		
RENOTIFICATION FOR HEARING POSTPONEMENT [1]				
Renotification for Hearing Postponement		$579	$595	
SMALL WIRELESS FACILITY PLANNING REVIEW FEE				
Small Wireless Facility Planning Review Fee		$150 per application, up to 5 batched applications, then $45 per application over 5		
TIGARD COMPREHENSIVE PLAN				
Tigard Comprehensive Plan		$100		
TIGARD TRANSPORTATION SYSTEM PLAN				
Tigard Transportation System Plan		$100		
TYPE II (MAJOR) MODIFICATION PROJECT VALUATION THRESHOLD [1]				
Type II (Major) Modification Project Valuation Threshold		$69,254	$71,131	
VACATION (Streets and Public Access) [1]				
Deposit		$4,070 Plus actual costs	$4,180	
VERTICAL HOUSING DEVELOPMENT ZONE [1]				
Precertification Fee		$1,107	$1,137	
Final Certification Fee		$1,662	$1,707	
Annual Project Monitoring Fee		$415	$426	
CLAIMS APPLICATION FEE				
Measure 49 / Measure 37 Claim for Compensation		*ORS 195.300-195.336*		
Claim fee shall be actual cost incurred by the city to process claim. Any funds remaining from the deposit after the claim has been processed will be refunded to the claimant. Payment of any costs exceeding the amount of the deposit is required prior to issuance of a final decision by the city on the claim.		$1,000 deposit		

[1] Adjusted annually based on a 12-month (Jan-Dec) average of the West Consumer Price Index (CPI-U).

DEVELOPMENT ENGINEERING

ADDRESSING FEES			2026 FEE	2027 FEES
Addressing Requests				
Addressing Assignment Fee	$50.00	per lot or suite (up to first 20)		
	$25.00	per lot or suite (for 21 and greater)		
Early Addressing Request	$250.00	Prior to Plat Approval		
ENCROACHMENTS				
Encroachment Permit - Furnishings			$25.00	
Encroachment Permit			$250.00	
Encroachment Permit Appeal			$250.00	
EROSION CONTROL INSPECTION FEE				
With Development				
Construction Cost Estimate $0-$25,000			$80.70	
Construction Cost Estimate $25,001-$50,000			$107.60	
Construction Cost Estimate $50,001-$100,000			$161.40	
Construction Cost Estimate over $100,000			$161.40	
	plus $75 per $100,000 or fraction thereof exceeding the first $100,000			
Without Development				
0-0.99 acres			$322.80	
1 acre or greater			$322.80	
	plus $150 per acre or fraction thereof			
Reinspection Fee (1 hour minimum)			$96.84 per hour	
Plan Check			included in inspection fee	
Plan Resubmittal Review (1/2 hour minimum)			$96.84 per hour	
FEE IN LIEU OF STORMWATER MANAGEMENT [6]				
Fee In Lieu of Stormwater Quality	$1.00	per sq. ft. of unmanaged impervious area		
Fee In Lieu Of Hydromodification	$1.00	per sq. ft. of unmanaged impervious area		
Fee In Lieu Of Stormwater Quality and Hydromodification	$1.50	per sq. ft. of unmanaged impervious area		
FEE IN LIEU OF UNDERGROUNDING				
Utility Portion (one or more, accumulative):				
Electrical	$86.00	per linear foot		
Cable	$16.00	per linear foot		
Telecommunication	$26.00	per linear foot		
Trench Cost (applied only once, per linear foot):				
Trench Cost	$39.00	per linear foot		
OTHER INSPECTIONS & FEES				
Inspections outside of normal business hours (2 hour minimum)			$135.00 per hour	
Inspections for which no fee is specifically indicated (1/2 hour minimum)			$135.00 per hour	
Additional plan review required by changes, additions or revisions to plans (1/2 hour minimum)			$135.00 per hour	
Plan Review Fee for each additional technical review after the third PFI plan review			$300.00 minimum plus 0.5% of estimated cost of public improvements	
Oversize Load Permit			$325.00	
RETRIEVAL OF MATERIALS CONFISCATED IN ROW				
Lawn and A-board signs			$40.00 per sign	
Other signs and materials (based on size and value)			City Manager's Discretion	

[6] Rate determined by Clean Water Services.

DEVELOPMENT ENGINEERING

PUBLIC FACILITY IMPROVEMENT PERMIT		
Sidewalk repair or replacement up to 20 linear feet	*No Fee*	
LIDA* Permit Review & Inspection	$300.00 per equivalent dwelling unit (EDU) for review and inspection of LIDA on single lots	
All System Improvements	$300 minimum, or 2% of the preliminary engineer's estimate of cost is required at permit intake and will be credited when calculating the fee to release the permit	
All Non-Water System Improvements	7% of the final engineer's estimate of cost for all non-water system improvements is required to release the permit and the intake fee amount will be deducted as a credit	
All Water System Improvements	12% of the final engineer's estimate for public water system improvements is required to release the permit and the intake fee amount will be deducted as a credit	
**LIDA = Low Impact Development Approaches per Clean Water Services Design & Construction Standards*		
REGIONAL STORMWATER MANAGEMENT CHARGE (RSMC) [6]		***CWS 2027 FEES*** ***1.06***
RSMC Unit Rate	$10.26 per cubic foot of required volume management	$10.88
Residential RSMC Calculation	Lot size (sf) x percent impervious design factor x 0.131 cf/sf x RSMC unit rate*	
Multi-family & Non-Residential RSMC	Actual impervious area (sf) x 0.131 cf/sf x RSMC unit rate*	
** Percent impervious design factor and RSMC unit rate per Clean Water Services Rates and Charges*		
REIMBURSEMENT DISTRICT		
Application Fee	$300.00	
Reimbursement District Fee	Not to Exceed $6,000 unless reimbursement fee exceeds $15,000. Any amount over $15,000 shall be reimbursed by the owner; $6,000 limit valid for only 3 years from Council approval of district cost.	
STREETLIGHT ENERGY & MAINTENANCE FEE		
Based upon PGE Schedule #95 Option "B" for the first two years costs		
TIGARD TRIANGLE MIXED USE ZONE - FEES & CHARGES		
Transportation Impact Study	Actual Cost of Study by City Transportation Consultant	
Transportation Fee in Lieu of Construction	Estimated Cost of Improvements by City Engineer (determination based on an estimate to construct the required improvements using the average cost of the most recent capital improvement project itemized bid prices)	

[6] Rate determined by Clean Water Services.

ESTIMATED UTILITY BILL for a SINGLE-FAMILY DETACHED DWELLING		
Estimate assumes: 6 Water Units | 6 Winter Average Sewer Units | 1 Equivalent Dwelling Unit		
Water Customer Charge		$34.63
Water Volume Charges		$29.22
Sanitary Sewer Base Charge		$40.78
Sanitary Sewer Use Charge		$16.20
Sanitary Sewer Surcharge		$3.23
Stormwater Service Charge		$11.83
Stormwater SWM Surcharge		$5.50
Street Maintenance Fee		$9.29
Parks & Recreation Fee		$9.79
For estimating purposes only	**Total Monthly Bill**	**$160.47**

1 ccf = 100 cubic feet of water

WATER CUSTOMER CHARGE	Basic fee charged to customers to have the City deliver water	2026 FEE	2027 FEES	1.02
Single Family Residential				
	$33.95 per month		$34.63	
Multi-Family Residential, Commercial, Industrial, Irrigation by Meter Size (diameter inches)				
Meter Size				
5/8" x 3/4" Meter	$33.95 per month	4" Meter	$1,220.21 per month	$34.63 $1,244.61
3/4" x 3/4" Meter	$48.90 per month	6" Meter	$1,368.17 per month	$49.88 $1,395.53
1" Meter	$76.16 per month	8" Meter	$2,136.81 per month	$77.68 $2,179.55
1 1/2" Meter	$201.14 per month	10" Meter	$3,942.94 per month	$205.16 $4,021.80
2" Meter	$326.35 per month	12" Meter	$5,579.00 per month	$332.88 $5,690.58
3" Meter	$642.37 per month			$655.22

WATER USAGE CHARGES				2027 FEES	1.02	
Rates listed are cost per 1 ccf	Tier 1	Tier 2	Tier 3			
Residential	$4.77	$6.97	$7.98	$4.87	$7.11	$8.14
Commercial	$4.71	$6.86	$7.85	$4.80	$7.00	$8.01
Rates listed are cost per 1 ccf	Uniform Rate					
Multi-Family		$5.21			$5.31	
Industrial		$6.21			$6.33	
Irrigation		$8.81			$8.99	

BOOSTER PUMP CHARGE				2027 FEES	1.02
Single Family Residential					
	$2.03 per month			$2.07	
Multi-Family Residential, Commercial, Industrial, Irrigation by Meter Size (diameter inches)					
Meter Size	per month				
5/8" x 3/4" Meter	$1.49	4" Meter	$37.36 per month	$1.52	$38.11
3/4" x 3/4" Meter	$2.24 per month	6" Meter	$74.73 per month	$2.28	$76.22
1" Meter	$3.74 per month	8" Meter	$119.56 per month	$3.81	$121.95
1 1/2" Meter	$7.47 per month	10" Meter	$171.87 per month	$7.62	$175.31
2" Meter	$11.96 per month	12" Meter	$252.21 per month	$12.20	$257.25
3" Meter	$23.91 per month			$24.39	

SANITARY SEWER FEES [6]			CWS 2027 FEES	
Sanitary Sewer Service				
Base Charge#	$38.28	per dwelling unit per month	$40.78	*1.065308*
Use Charge#	$2.50	per ccf per month for individual customer winter average	$2.70	*1.08*
Tigard Sewer Surcharge[3]	$3.23	per dwelling unit per month		

STORM AND SURFACE WATER FEES [6]				
Surface Water Management				
Service Charge+	$11.30	per ESU* per month	$11.83	*1.046903*
Tigard Stormwater Surcharge	$5.50	per ESU* per month		
**ESU = Equivalent Service Unit = 2,640 square feet of impervious surface = 1 ESU per dwelling unit*				

[3] Adjusted annually based on a 12-month (Apr-Mar) average of the Seattle Construction Cost Index (CCI).

[6] Rate determined by Clean Water Services.

City retains 20% of fees collected.

+ City retains 75% of fees collected.

FIRE RATES (SPRINKLERS)				2027 FEES	1.02
Fire Service Connection[3]		$2,168.00	plus 12% of construction costs		
Fire Service Line	6" or smaller		$42.31 per month	$43.16	
Fire Service Line	8" or larger		$55.97 per month	$57.09	
FIRE HYDRANT FEES					
Fire Hydrant Flow Test			$400.00 per test		
Fire Hydrant Usage - Temporary					
3" hydrant meter deposit			$650.00		
Deposit is refundable if returned in good condition					
Hook-up service			$50.00		
Continued use			$50.00 per month		
Consumption			$19.32 per ccf	$19.71	
WATER METER FEES					
Meter Disconnection		Actual labor and material costs + 10%			
Meter Out-of-Order Test		Meter calibration cost + actual labor and material costs + 10%			
Meter Maintenance Fee		$50.00 per required service			
Meter Installation Fees		*see System Development Charges - Water*			
Service Installation Fees		*see System Development Charges - Water*			
MISCELLANEOUS WATER FEES					
Water After Hours Emergency Turn On Service			$65.00	$100.00	
Service hours outside of Monday through Friday 8:00am-5:00pm					
Water Bacteriological Quality Testing			$80.00 per test		
Water Disconnection Charge for Non-payment	*During business hours*		$50.00		
Water Line Construction	New Development		12% of Actual Cost		
Water Main Extension	Designed and installed by others		12% of Actual Cost		
Final Notification Process Fee			$10.00 per instance		

1 ccf = 100 cubic feet of water

TIERED RATE STRUCTURE THRESHOLDS

Single Family Residential	**Tier 1**	**Tier 2**	**Tier 3**
	6 ccf	15 ccf	over 15 ccf

Multi-Family Residential, Commercial, Industrial & Irrigation

Meter Size	**Tier 1**	**Tier 2**	**Tier 3**	**Meter Size**	**Tier 1**	**Tier 2**	**Tier 3**
5/8" x 3/4"	6 ccf	15 ccf	over 15 ccf	4"	282 ccf	705 ccf	over 705 ccf
3/4" x 3/4"	9 ccf	22 ccf	over 22 ccf	6"	300 ccf	750 ccf	over 750 ccf
1"	16 ccf	40 ccf	over 40 ccf	8"	480 ccf	1,200 ccf	over 1,200 ccf
1 1/2"	48 ccf	120 ccf	over 120 ccf	10"	938 ccf	2,345 ccf	over 2,345 ccf
2"	78 ccf	195 ccf	over 195 ccf	12"	1,350 ccf	3,376 ccf	over 3,376 ccf
3"	137 ccf	344 ccf	over 344 ccf				

[3] Adjusted annually based on a 12-month (Apr-Mar) average of the Seattle Construction Cost Index (CCI).

[6] Rate determined by Clean Water Services.

City retains 20% of fees collected.

+ City retains 75% of fees collected.

STREET MAINTENANCE FEE
PARKS & RECREATION FEE

STREET MAINTENANCE FEE [7]	2026 FEE		2027 FEES 1.02
Monthly Rate			
Single- and Multi-Family	$9.11	per unit	$9.29
Non-Residential	$2.98	per minimum required parking space	$3.04
Appeals			
Staff Review	*No Fee*		
City Council Written Appeal Filing Fee	$300.00		
TIGARD TRANSPORTATION UTILITY FEE (River Terrace)			
Tigard Transportation Utility Fee	$5.00	per month	
PARKS & RECREATION FEE [8]	**2026 FEE**		**2027 FEES 1.0426**
Monthly Rate			
Single- and Multi-Family	$9.38	per EDU	$9.78
Non-Residential	$9.38	per EDU	$9.78
*Commercial EDU Count = (# Billed Parking Stalls from Street Maintenance Fee * 0.76 Jobs per Stall) / 15 EDU Factor*			
*Industrial EDU Count = (# Billed Parking Stalls from Street Maintenance Fee * 1.16 Jobs per Stall) / 15 EDU Factor*			
**EDU = Equivalent Dwelling Unit*			
Rate Reduction Program			
Fee Reduction for Qualified Low Income Single Family	50%	reduction	

[7]Adjusted annually based on the Street Maint Fee Index Formula [2-year rolling average of (0.85*SCCI)+(0.15*MACMP) with a 2% floor and 7% ceiling].
[8]Adjusted annually based on the Park Maintenance Fee Index Formula
*[(0.6*4.8%Personnel)+(0.25*3.0%Services/Utilities)+(0.15*4.2%Materials/Internal Services)].*

PARKS AND RECREATION

COMMUNITY GARDEN PLOT RENTAL	2026 FEE		2027 FEES
Large	>120 sq. ft.	$60 per year	
Medium	60-119 sq. ft.	$40 per year	
Small	<60 sq. ft	$30 per year	
Non-resident fee (additional Metzger School Park)		$5 per plot per	
PARK RESERVATION FEES			
	Resident	**Non-Resident**	
Application Fee	$0 per event	$50 per event	
Rental Change Fee	$15 per event	$15 per event	
Organized Group Event Processing Fee	$50 per event	$50 per event	
Event Monitor	$15 per hour	$15 per hour	
Special Use/Alcohol Permit Fee *(Fee assessed at time of reservation)*	$25 per event	$25 per event	
Shelter Rental Fees (2 hour minimum)	**Resident**	**Non-Resident**	
Shelter #2	$45 per hour	$45 per hour	
Shelter #1	$35 per hour	$35 per hour	
Shelter #3			
Shelter #4			
Bishop/Scheckla Pavilion			
Summerlake			
Grass Soccer/Ball Field	$10 per hour	$20 per hour	
Artificial Turf Soccer/Ball Field	$20 per hour	$40 per hour	
Court (Sports)	$10 per hour	$20 per hour	
FOOD CARTS IN PARKS			NEW FEE
Required for food carts associated with shelter reservations or events in the Parks.			
Fee per Food Cart			$50
SPECIAL EVENT PERMIT FEES			
	First 3 hours	**Each Additional Hour**	
0 to 25 people	$50	$10 per hour	
26 to 100 people	$75	$25 per hour	
101 to 200 people	$100	$55 per hour	
201 to 500 people	$275	$90 per hour	
501 to 2,000 people	$475	$155 per hour	
2,001 and more	$1,000	$330 per hour	
Special Event Permit Appeal	$100		
DOWNTOWN SPECIAL EVENT PERMIT FEES			
Downtown Special Event Application Fee	**0 to 500 People**	**501 People or more**	
Downtown Special Event Application Fee	$50	$150	
Refundable Security/Cleaning Deposit	*May be required for some events to mitigate possible cleanup and/or damages per application*		
Universal Plaza	Not to exceed $250		
Rotary Plaza			
Liberty Park			
Downtown District Event	Not to exceed $1,500		
Special Use/Alcohol Permit Fee	*Fee assessed at time of reservation*		
Special Use/Alcohol Permit Fee	$25 per event		$50 per event
Road Closure Fee	**per intersection**	**three or more intersections**	
Intersection closure or restriction	$175 per day	$525 per day	
Public Event Park Fees	**Resident**	**Non-Resident**	
Hourly Fee	**2-hour min / 10-hour max**		
Universal Plaza	$300 per hour	$600 per hour	
Rotary Plaza	$200 per hour	$400 per hour	
Liberty Park	$150 per hour	$300 per hour	
Daily Fee	**over 10 hours**		
Universal Plaza	$3,000 per day	$6,000 per day	
Rotary Plaza	$1,000 per day	$2,000 per day	
Liberty Park	$750 per day	$1,500 per day	

SYSTEM DEVELOPMENT CHARGES
PARKS

RESIDENTIAL PARK SDCs (PSDC) [9]					FY 2026-2027 FEES
HOUSING TYPE	**UNIT**	**PSDC-I (citywide)**	**PSDC-I (outside River Terrace)**	**PSDC-I (inside River Terrace)**	**PSDC-R**
Single-Family Detached House	Dwelling Unit	$7,862	$2,915	$3,613	$2,178
*Apartment / Condo / Townhouse	Dwelling Unit	$5,919	$2,194	$2,720	$1,393
Mobile Home Park	Mobile Home Space	$5,919	$2,194	$2,720	$1,393
Assisted Living Facility	Bed	$679			$123

**The following Tigard housing types are charged the Apartment PSDC rate: small form residential, accessory dwelling units, rowhouses, quads, cottage clusters, and courtyard units.*

NON-RESIDENTIAL PARK SDCs (PSDC) [9]

Each land use category has an associated employee density number per the Standard Industry Classification (SIC) Code. The employee density and the project's square feet of gross floor area (SFGFA) are used to calculate the PSDC owed.

PSDC Calculation: PSDC Land Use Rate x Employee Density x (SFGFA/1,000) = PSDC

LAND USE CATEGORY	EMPLOYEE DENSITY NUMBER	PSDC-I	PSDC-R
Retail			
General	1.43	$970	$176
Hardware	1.00	$679	$123
Food Stores	1.48	$1,006	$182
Restaurant/Bar	4.44	$3,018	$547
Appliance/Furniture	1.00	$679	$123
Auto Dealership	1.54	$1,045	$189
Gas Station (gas only)	3.33	$2,263	$410
Gas Station (gas and service)	2.50	$1,698	$308
Regional Shopping Center	1.67	$1,132	$205
Services			
Hotel/Motel	0.67	$453	$82
Health Services (hospital)	2.00	$1,358	$246
Health Services (clinic)	2.86	$1,940	$351
Educational (church)	0.77	$522	$95
Cinema	0.91	$617	$112
Personal Services (office)	1.67	$1,132	$205
Finance, Insurance, Real Estate, Business Services (office)	2.86	$1,940	$351
Wholesale Trade			
Durable Goods	1.00	$679	$123
Non-Durable Goods	0.87	$590	$107
Warehousing			
Storage	0.05	$34	$6
Distribution	0.40	$272	$49
Trucking	0.67	$453	$82
Communications	4.00	$2,716	$492

[9]Adjusted annually based on the PSDC Index Formula *[(0.5*SCCI)+(0.5*WaCo Land Acq Type 41)]* .

SYSTEM DEVELOPMENT CHARGES
PARKS

NON-RESIDENTIAL PARK SDCs (PSDC) [9]

Each land use category has an associated employee density number per the Standard Industry Classification (SIC) Code. The employee density and the project's square feet of gross floor area (SFGFA) are used to calculate the PSDC owed.

PSDC Calculation: PSDC Land Use Rate x Employee Density x (SFGFA/1,000) = PSDC

LAND USE CATEGORY	EMPLOYEE DENSITY NUMBER	PSDC-I	PSDC-R
Manufacturing			
General	1.43	$970	$176
Food Related	1.29	$876	$159
Textile, Apparel	1.74	$1,181	$214
Lumber, Wood Products	1.79	$1,213	$220
Paper and Related	0.71	$485	$88
Printing and Publishing	1.67	$1,132	$205
Chemicals, Petrol, Rubber, Plastics	1.18	$799	$145
Cement, Stone, Clay, Glass	1.25	$849	$154
Furniture and Furnishings	1.67	$1,132	$205
Primary Metals	1.00	$679	$123
Secondary Metals	1.25	$849	$154
Non-Electrical Machinery	1.67	$1,132	$205
Electrical Machinery	2.67	$1,811	$328
Electrical Design	3.08	$2,089	$378
Transportation Equipment	2.00	$1,358	$246
Other	2.50	$1,698	$308
Utilities	4.44	$3,018	$547
Government Administration	3.33	$2,263	$410

Abbreviations

SDC-R reimbursement fee

SDC-I improvement & compliance fee

SDC FINANCING

System Development Charge Financing ***See Finance***

For assistance calculating SDCs, please contact Tigard's SDC Coordinator at sdc@tigard-or.gov or 503-718-2662.

[9]Adjusted annually based on the PSDC Index Formula *[(0.5*SCCI)+(0.5*WaCo Land Acq Type 41)]* .

SYSTEM DEVELOPMENT CHARGES
TRANSPORTATION

RESIDENTIAL TRANSPORTATION SDCs (TSDC) [10]					FY 2026-2027 FEES
ITE CODE	LAND USE CATEGORY	UNIT	TSDC-I	TSDC-I (River Terrace)	TSDC-R
210	Single-Family Detached House	Dwelling Unit	$8,260	$4,040	$477
*220	Apartment	Dwelling Unit	$4,818	$2,357	$278
*230	Residential Condominium/Townhouse	Dwelling Unit	$4,818	$2,357	$278
240	Mobile Home Park	Mobile Home Space	$4,818	$2,357	$278
254	Assisted Living Facility	Bed	$3,848	$474	$222

These ITE Codes and the following Tigard housing types are charged the Apartment TSDC rate: small form residential, accessory dwelling units, rowhouses, quads, cottage clusters, and courtyard units.

NON-RESIDENTIAL TRANSPORTATION SDCs (TSDC) [10]					
Non-Residential rates are cost per unit.					
TSDC Calculation: TSDC Land Use Rate x (SFGFA/1,000) = TSDC *or* TSDC Land Use Rate x UNIT = TSDC					
ITE CODE	LAND USE CATEGORY	UNIT	TSDC-I	TSDC-I (River Terrace)	TSDC-R
	Recreational				
411	City Park	Acre	$0	$0	$0
417	Regional Park	Acre	$2,859	$352	$165
430	Golf Course	Acre	$4,288	$528	$247
492	Health/Fitness Club	1,000 SFGFA	$44,640	$5,501	$2,574
495	Recreational Community Center	1,000 SFGFA	$36,833	$4,539	$2,124
	Institutional/Medical				
520	Elementary School	1,000 SFGFA	$20,121	$2,480	$1,160
522	Middle School/Junior High School	1,000 SFGFA	$16,383	$2,019	$945
530	High School	1,000 SFGFA	$13,744	$1,694	$793
540	Junior/Community College	1,000 SFGFA	$29,027	$3,577	$1,674
560	Church	1,000 SFGFA	$10,335	$1,274	$596
565	Day Care Center	1,000 SFGFA	$49,917	$6,152	$2,878
610	Hospital	1,000 SFGFA	$12,754	$1,572	$735
620	Nursing Home	1,000 SFGFA	$11,105	$1,369	$640
	Commercial/Services				
310	Hotel	Room	$6,707	$827	$387
320	Motel	Room	$6,157	$759	$355
812	Building Materials & Lumber Store	1,000 SFGFA	$61,132	$7,534	$3,525
813	Free-Standing Discount Superstore	1,000 SFGFA	$34,854	$4,295	$2,010
814	Variety Store	1,000 SFGFA	$36,723	$4,526	$2,118
815	Free-Standing Discount Store	1,000 SFGFA	$29,247	$3,604	$1,686
816	Hardware/Paint Store	1,000 SFGFA	$23,199	$2,859	$1,338
817	Nursery (Garden Center)	1,000 SFGFA	$99,395	$12,249	$5,731
820	Shopping Center	1,000 SFGFA	$20,451	$2,520	$1,179
826	Specialty Retail Center	1,000 SFGFA	$55,195	$6,802	$3,183
841	Automobile Sales	1,000 SFGFA	$30,786	$3,794	$1,775
843	Automobile Parts Sales	1,000 SFGFA	$31,116	$3,835	$1,794
848	Tire Store	1,000 SFGFA	$24,629	$3,035	$1,420
850	Supermarket	1,000 SFGFA	$35,624	$4,390	$2,054
851	Convenience Market (Open 24 Hours)	1,000 SFGFA	$191,093	$23,550	$11,019
857	Discount Club	1,000 SFGFA	$50,907	$6,274	$2,935
862	Home Improvement Superstore	1,000 SFGFA	$15,283	$1,883	$881
880	Pharmacy/Drugstore without Drive-Through	1,000 SFGFA	$51,567	$6,355	$2,973

Non-residential TSDCs charged to customers will not exceed 80% of the Transportation Development Tax (TDT) charged as set by Washington County. When the calculated TSDC does exceed 80% of TDT, the TSDC charged will be 80% of TDT.

[10]Adjusted annually based on the TSDC Index Formula *[(0.9*SCCI)+(0.1*MACMP)]* .

SYSTEM DEVELOPMENT CHARGES
TRANSPORTATION

NON-RESIDENTIAL TRANSPORTATION SDCs (TSDC) [10]

Non-Residential rates are cost per unit.

TSDC Calculation: TSDC Land Use Rate x (SFGFA/1,000) = TSDC *or* TSDC Land Use Rate x UNIT = TSDC

ITE CODE	LAND USE CATEGORY	UNIT	TSDC-I	TSDC-I (River Terrace)	TSDC-R
881	Pharmacy/Drugstore with Drive-Through	1,000 SFGFA	$40,572	$5,000	$2,339
890	Furniture Store	1,000 SFGFA	$2,089	$257	$120
911	Walk-in Bank	1,000 SFGFA	$133,369	$16,436	$7,690
912	Drive-in Bank	1,000 SFGFA	$80,264	$9,892	$4,628
925	Drinking Place	1,000 SFGFA	$170,313	$20,989	$9,821
931	Quality Restaurant	1,000 SFGFA	$42,111	$5,190	$2,428
932	High-Turnover (Sit-Down) Restaurant	1,000 SFGFA	$80,813	$9,959	$4,660
934	Fast-Food Restaurant with Drive-Through	1,000 SFGFA	$212,973	$26,246	$12,281
936	Coffee/Donut Shop without Drive-Through	1,000 SFGFA	$112,809	$13,902	$6,505
937	Coffee/Donut Shop with Drive-Through	1,000 SFGFA	$162,836	$20,068	$9,390
938	Coffee/Donut Kiosk	1,000 SFGFA	$179,438	$22,114	$10,347
944	Gasoline/Service Station	VFP	$60,253	$7,425	$3,474
945	Gasoline/Service Station with Conv. Market	VFP	$19,021	$2,344	$1,097
946	Gasoline/Service Station with Car Wash	VFP	$38,153	$4,702	$2,200
	Office				
710	General Office Building	1,000 SFGFA	$16,383	$2,019	$945
720	Medical-Dental Office Building	1,000 SFGFA	$46,949	$5,786	$2,707
750	Office Park	1,000 SFGFA	$16,273	$2,005	$938
760	Research & Development Center	1,000 SFGFA	$11,765	$1,450	$678
770	Business Park	1,000 SFGFA	$13,854	$1,707	$799
	Port/Industrial				
110	General Light Industrial	1,000 SFGFA	$11,875	$1,463	$685
130	Industrial Park	1,000 SFGFA	$9,236	$1,138	$533
140	Manufacturing	1,000 SFGFA	$8,246	$1,016	$476
151	Mini-Warehouse	1,000 SFGFA	$3,189	$393	$184
160	Data Center	1,000 SFGFA	$1,539	$190	$89

Non-residential TSDCs charged to customers will not exceed 80% of the Transportation Development Tax (TDT) charged as set by Washington County. When the calculated TSDC does exceed 80% of TDT, the TSDC charged will be 80% of TDT.

Source: ITE Trip Generation Handbook, 9th Edition. Land use categories and trip calculations as of July 1, 2015

	Abbreviations		
SDC-R	SDC reimbursement fee	SFGFA	square feet of gross floor area
SDC-I	SDC improvement fee	VFP	vehicle fueling position
		PHVT	peak hour vehicle trip

SDC FINANCING

System Development Charge Financing	***See Finance***

For assistance calculating SDCs, please contact Tigard's SDC Coordinator at sdc@tigard-or.gov or 503-718-2662.

[10]Adjusted annually based on the TSDC Index Formula *[(0.9*SCCI)+(0.1*MACMP)]* .

TRANSPORTATION DEVELOPMENT TAX

TRANSPORTATION DEVELOPMENT TAX[11]

LAND USE CATEGORY	ITE CODE	UNIT	RATES 7/1/2025 - 6/30/2026	RATES 7/1/2026 - 6/30/2027
Residential				
Single Family Detached	210	/dwelling unit	$12,433	$13,436
Apartment	220	/dwelling unit	$8,135	$8,791
Residential Condominium/Townhouse	230	/dwelling unit	$7,437	$8,037
Manufactured Housing (in Park)	240	/dwelling unit	$6,222	$6,724
Assisted Living	254	/bed	$3,844	$4,154
Continuing Care Retirement	255	/unit	$3,887	$4,201
Recreational				
Park	411	/acre	$2,085	$2,253
Golf Course	430	/hole	$22,101	$23,885
Golf Driving Range	432	/tee	$17,486	$18,897
Multipurpose Recreational/Arcade	435	/T.S.F.G.F.A.	$3,893	$4,207
Bowling Alley	437	/lane	$1,265	$1,367
Multiplex Movie Theater	445	/screen	$174,625	$188,717
Health/Fitness Club	492	/T.S.F.G.F.A.	$12,244	$13,232
Recreation/Community Center	495	/T.S.F.G.F.A.	$14,441	$15,606
Institutional/Medical				
Elementary School (Public)	520	/student	$599	$647
Middle/Junior High School (Public)	522	/student	$680	$735
High School (Public)	530	/student	$935	$1,010
Private School (K-12)	536	/student	$694	$750
Junior College	540	/student	$978	$1,057
University/College	550	/student	$1,619	$1,750
Church	560	/T.S.F.G.F.A.	$5,150	$5,566
Day Care Center/Preschool	565	/student	$1,918	$2,073
Library	590	/T.S.F.G.F.A.	$24,159	$26,109
Hospital	610	/bed	$4,898	$5,293
Nursing Home	620	/bed	$1,683	$1,819
Clinic	630	/T.S.F.G.F.A.	$34,941	$37,761
Commercial/Services				
Hotel/Motel	310	/room	$3,531	$3,816
Building Materials/Lumber	812	/T.S.F.G.F.A.	$12,411	$13,413
Free-Standing Discount Superstore with Groceries	813	/T.S.F.G.F.A.	$23,724	$25,639
Specialty Retail Center	814	/T.S.F.G.L.A.	$16,498	$17,829
Free-Standing Discount Store without Groceries	815	/T.S.F.G.F.A.	$25,457	$27,511
Hardware/Paint Store	816	/T.S.F.G.F.A.	$20,714	$22,386
Nursery/Garden Center	817	/T.S.F.G.F.A.	$14,669	$15,853
Shopping Center	820	/T.S.F.G.L.A.	$17,074	$18,452
Factory Outlet Center	823	/T.S.F.G.F.A.	$13,392	$14,473
New Car Sales	841	/T.S.F.G.F.A.	$19,228	$20,780
Automobile Parts Sales	843	/T.S.F.G.F.A.	$18,518	$20,012
Tire Superstore	849	/T.S.F.G.F.A.	$14,548	$15,722
Supermarket	850	/T.S.F.G.F.A.	$34,420	$37,198
Convenience Market (24-hour)	851	/T.S.F.G.F.A.	$40,557	$43,830
Convenience Market with Fuel Pump	853	/V.F.P.	$38,944	$42,087
Wholesale Market	860	/T.S.F.G.F.A.	$9,899	$10,698
Discount Club	861	/T.S.F.G.F.A.	$26,727	$28,884

[11]Rate determined by Washington County.

TRANSPORTATION DEVELOPMENT TAX

LAND USE CATEGORY	ITE CODE	UNIT	RATES 7/1/2025 - 6/30/2026	RATES 7/1/2026 - 6/30/2027
Home Improvement Superstore	862	/T.S.F.G.F.A.	$9,957	$10,761
Electronics Superstore	863	/T.S.F.G.F.A.	$13,774	$14,886
Office Supply Superstore	867	/T.S.F.G.F.A.	$18,518	$20,012
Pharmacy/Drugstore without Drive-Thru Window	880	/T.S.F.G.F.A.	$18,518	$20,012
Pharmacy/Drugstore with Drive-Thru Window	881	/T.S.F.G.F.A.	$18,518	$20,012
Furniture Store	890	/T.S.F.G.F.A.	$2,338	$2,527
Bank/Savings: Walk-in	911	/T.S.F.G.F.A.	$38,340	$41,434
Bank/Savings: Drive-in	912	/T.S.F.G.F.A.	$40,557	$43,830
Quality Restaurant (not a chain)	931	/T.S.F.G.F.A.	$36,811	$39,782
High Turnover, Sit-Down Restaurant (chain or stand alone)	932	/T.S.F.G.F.A.	$30,879	$33,371
Fast Food Restaurant (No Drive-Thru)	933	/T.S.F.G.F.A.	$40,557	$43,830
Fast Food Restaurant (With Drive-Thru)	934	/T.S.F.G.F.A.	$40,557	$43,830
Drive-Thru Restaurant (No Seating)	935	/T.S.F.G.F.A.	$40,557	$43,830
Drinking Place/Bar	936	/T.S.F.G.F.A.	$33,181	$35,859
Quick Lubrication Vehicle Shop	941	/Service Stall	$28,368	$30,657
Automobile Care Center	942	/T.S.F.G.L.A.	$19,272	$20,827
Gasoline/Service Station (no Market or Car Wash)	944	/V.F.P.	$24,335	$26,299
Gasoline/Service Station (with Market and Car Wash)	946	/V.F.P.	$24,335	$26,299
Office				
General Office Building	710	/T.S.F.G.F.A.	$13,049	$14,102
Medical-Dental Office Building	720	/T.S.F.G.F.A.	$44,213	$47,781
Government Office Building	730	/T.S.F.G.F.A.	$86,578	$93,565
U.S. Post Office	732	/T.S.F.G.F.A.	$110,991	$119,948
Office Park	750	/T.S.F.G.F.A.	$17,256	$18,649
Port/Industrial				
Truck Terminal	030	/T.S.F.G.F.A.	$6,634	$7,169
General Light Industrial	110	/T.S.F.G.F.A.	$8,819	$9,531
General Heavy Industrial	120	/T.S.F.G.F.A.	$1,898	$2,051
Manufacturing	140	/T.S.F.G.F.A.	$4,854	$5,246
Warehouse	150	/T.S.F.G.F.A.	$6,229	$6,732
Mini-Warehouse	151	/T.S.F.G.F.A.	$3,230	$3,491
Utilities	170	/T.S.F.G.F.A.	$8,383	$9,060

* Abbreviations used in the "Unit" column:

T.S.F.G.F.A. = Thousand Square Feet Gross Floor Area

T.S.F.G.L.A. = Thousand Square Feet Gross Leasable Area

V.F.P. = Vehicle Fueling Position

Note: all index adjustments per Washington County Code 3.17.050F

TDT FINANCING	
Transportation Development Tax Financing	***See Finance***

For assistance calculating SDCs, please contact Tigard's SDC Coordinator at sdc@tigard-or.gov or 503-718-2662.

[11]Rate determined by Washington County.

SYSTEM DEVELOPMENT CHARGES
WATER | SANITARY SEWER | SURFACE WATER MANAGEMENT

WATER SDCs (WSDC) [3]	2026 FEES		2027 FEES	
WATER METER SIZE	**WSDC-R**	**WSDC-I**		
5/8" x 3/4" Meter	$2,740	$3,574		
3/4" x 3/4" Meter	$3,947	$5,147		
1" Meter	$7,310	$9,534		
1 1/2" Meter	$21,918	$28,584		
2" Meter	$35,591	$46,415		
3" Meter	$62,762	$81,852		
4" Meter	$128,718	$167,867		
6" Meter	$137,019	$178,694		
8" Meter	$219,230	$285,909		
For water system connections greater than 8-inch diameter, the City will forecast the demands on an average-day, peak-day, and peak-hour basis to determine SDC fees.				
WATER METER INSTALLATION FEES				
5/8" x 3/4" Meter		$405		
3/4" x 3/4" Meter		$463		
1" Meter		$636		
1 1/2" Meter		$983		
2" Meter		$1,272		
3" or more Meter	Actual labor and material costs + 10%			
WATER SERVICE INSTALLATION FEES				
Single Trench - Single Residential Service (includes labor + materials)		$3,815		
1 1/2" Meter and greater	Actual labor and material costs + 10%			
SANITARY SEWER SDCs			CWS 2027 Fee	1.027
Sanitary Sewer Connection Fee[6]		$7,139 per DU/EDU*	$7,332	
Fee in Lieu of Sewer (MU-CBD zone only)	Based on actual cost of sewer connection, if sewer was available the current Washington County Assessor-determined real market value of the land (not improvements) by 10%			
DU = Dwelling Unit (residential unit) | EDU = Equivalent Dwelling Unit (non-residential unit)				
SURFACE WATER MANAGEMENT SDCs [6]			CWS 2027 Fee	1.027
Water Quality Facility Fee				
Residential Single Family		$311 per unit	$320	
Non-Residential & Multi-Family		$311 per ESU*	$320	
Water Quantity Facility Fee				
Residential Single Family		$380 per unit	$390	
Non-Residential & Multi-Family		$380 per ESU*	$390	
ESU = Equivalent Service Unit = 2,640 square feet of impervious surface = 1 ESU per dwelling unit				

[3]Adjusted annually based on a 12-month (Apr-Mar) average of the Seattle Construction Cost Index (CCI).
[6]Rate determined by Clean Water Services.

SYSTEM DEVELOPMENT CHARGES
ESTIMATES for COMMON DEVELOPMENT

FOOD CART SDCs		2027 FEES
Calculated at rate for ITE Code 933: Fast Food Restaurant (No Drive-Thru) for 120 square feet		
Washington County TDT	$4,866	$5,260
Tigard TSDC-I	$3,475	$3,978
Tigard TSDC-R	$200	$229
Tigard PSDC-I	$362	
Tigard PSDC-R	$66	
Total Food Cart SDCs (per cart)	**$8,969**	**$9,895**

ESTIMATED SDCs for a SINGLE-FAMILY DETACHED DWELLING		
Estimate assumes: $500,000 valuation | 2,000sf | ¾" water meter	**Not in River Terrace**	**In River Terrace**
Washington County TDT	$13,436	
Tigard TSDC (I+R)	$8,737	$12,777
Tigard PSDC (I+R)	$12,955	$13,653
Water Meter Installation & System Development Charge (WSDC) *¾" Water Meter = Meter & Installation $463 + WSDC $9,094*	$9,557	
Sewer Connection Fee *Residential I Rate per dwelling unit served by a single ¾" or smaller water meter = 1*	$7,332	
Storm Water Quality & Quantity	$710	
****For estimating purposes only**** **Total SDC**	**$52,727**	**$57,465**

ESTIMATED SDCs for an ACCESSORY DWELLING UNIT (ADU)	
ADUs are defined in TMC Section 3.24.030 as a second or third dwelling unit on the same lot as a primary dwelling unit, either attached to or detached from the primary dwelling unit, and with separate facilities for sleeping, cooking, and sanitation. TMC Subsection 3.24.100.F allows for exemption of city transportation and park SDCs for ADUs of 1,000 sf or less.	
Washington County TDT	$8,037
Tigard TSDC (I+R) - **Eligible for Exemption**	$0
Tigard PSDC (I+R) - **Eligible for Exemption**	$0
Sewer Connection Fee	$7,332
Storm Water Quality & Quantity	$710
****For estimating purposes only**** **Total SDC**	**$16,079**
A water meter upsize may be required depending on the scope of your project.	

For assistance calculating SDCs, please contact Tigard's SDC Coordinator at sdc@tigard-or.gov or 503-718-2662.

FY2027 FEES CHARGES SCHEDULE
SUMMARY OF CHANGES

Department / Section	Fee Title	pg# - FY26	pg# - FY27	Type of Change	Description of Change	Approver / Authority
DOCUMENT-WIDE						
	Indexing references & footnotes				These have been made consistent throughout the document.	
	References to Tigard Municipal Code				Deleted unless specifically requested to remain. All Fees and Charges are authorized by the Tigard Municipal Code.	
	Last Fee Increase				This date reference is retained for staff use but is not intended to be published in this or future versions of the fee schedule.	
CITYWIDE						
	Attorney Time	**2**	**1**	**MOVE**	Moved under Staff Time Rates heading	
	Candidate Nomination Petition Fee	**2**	**1**	**EDIT**	Title corrected to "Candidate Filing Fee" and moved under City Recorder heading	TMC 2.40.010
	Returned Payment Fee	**9**	**1**	**FEE CHANGE**	Moved to Citywide fees, this fee is charged regardless of the department that the payment was made to. Increased fee to better recover bank fees and staff time. Changed title to "Returned **Payment** Fee" to include all types of payment methods that may be returned, not only check payments.	Staff Recommendation
	Convenience Fees	**n/a**	**1**	**FEE CHANGE**	The city currently charges $1.95 minimum for card transactions, or 3% of the total fee, whichever is more, and $1.95 flat fee for e-Check payments, in all departments except Utility Billing. We would like to eliminate the e-Check fee if possible and begin charging Utility Billing customers for card transactions. Staff is currently researching these options.	Staff Recommendation
	DVD/CD	**2**	**n/a**	**DELETE**	Deleted - no longer provided by Records. The City Recorder's Office provides responses to records requests electronically via email with attachments or using external data drives.	
	Research Fee	**2**	**1**	**MOVE**	Moved under Staff Time Rates heading. Description simplified to "Current Staff Hourly Billing Rate."	
	Staff Hourly Rate for Miscellaneous Billing and Reimbursement Agreements	**2**	**1**	**MOVE**	Moved under Staff Time Rates heading. Description simplified to "Current Staff Hourly Billing Rate." Asterisk included to define that rate includes administrative time, benefits, department overhead, and citywide overhead, consistent with state and federal grant reporting requirements.	
ADMINISTRATIVE SERVICES / RECORDS						
	Tigard Municipal Code (TMC Titles 1-17) or (TMC/CDC Titles 1-18) CD	**3**	**n/a**	**DELETE**	Deleted - no longer provided by Records. This information is available on the city's website.	
CITY MANAGEMENT						
	Claims Application Fee (TMC 1.21.050 & 1.22; Ord. 08-09)	**3**	**23**	**MOVE**	Moved - this fee is related specifically to Measures 49 and 37 and makes more sense to be organized with Community Development Misc. Fees.	TMC 1.21 & TMC 1.22 Ord. 08-09
CITYWIDE - PARKING						
	Parking Permits	**3**	**2**	**FEE CHANGE**	Adjusted annually in conjunction with the West Consumer Price Index (CPI-U). If indices are insufficient to increase fee in whole dollar, increase will be compounding.	TMC 3.32.050, 10.28.138, 10.28.139
MUNICIPAL COURT						
	Municipal Court Administrative Fees	**4**	**3**	**ADD**	Added this header to organize fees that are neither Presumptive Fees or Presumptive Fines	
	Traffic School	**4**	**3**	**ADD**	Added "Tigard" to distinguish Tigard Court Rule 6 from State or other court rules	
	Copies	**4**	**n/a**	**DELETE**	Deleted - Refer to Citywide fees for copy charges	

FY2027 FEES CHARGES SCHEDULE
SUMMARY OF CHANGES

Department / Section	Fee Title	pg# - FY26	pg# - FY27	Type of Change	Description of Change	Approver / Authority
	Collection Rate	4	n/a	DELETE	Deleted - This is not our fee. This is charged by the collection agency directly to the customer in collections.	
	Special Traffic Violations - Careless Driving	5	3	ADD	Added clarifying language: "Careless driving **resulting in** injury or death of **a** vulnerable user."	
	Tigard Municipal Code References	5	n/a	EDIT	Deleted - not necessary	
FINANCIAL SERVICES						
	Budget or Annual Comprehensive Financial Report Documents CD/Paper	6	4	FEE CHANGE	Compact discs are no longer provided; this option has been deleted. Paper copies of the Budget can be made available for $100 and paper copies of the ACFR can be made available for $50.	Staff Recommendation
	Business Licenses	6	10	MOVE	Organized into a new section with all other types of licenses issued by the city.	
	Franchise Fees	7	11	MOVE	Organized into a new section with all ROW/Franchise Fees collected by the city.	
	Utility Franchise Application Fee	7	10	MOVE	Organized into a new section with all other types of licenses issued by the city.	
	Solid Waste Disposal Fee	7	11	MOVE	Organized into a new section with all ROW/Franchise Fees collected by the city.	
	Wireline Cable TV	8	11	MOVE	Organized into a new section with all ROW/Franchise Fees collected by the city.	
	Right of Way Usage Fee	8	11	MOVE	Merged with Franchise Fees because they are identical.	
	Right of Way License Application and Renewal Fees	8	10	MOVE	Organized into a new section with all other types of licenses issued by the city.	
	Small Cell Wireless Provider ROW License Application and Renewal Fees	8-9	10	MOVE	Organized into a new section with all other types of licenses issued by the city.	
	Overhead Fee	9	4	EDIT	Added clarifying language: "Added to repair charges for damage to city property."	
	Returned Check Fee	9	1	MOVE	Moved to Citywide fees	
	System Development Charge Financing	9	4	EDIT	Deleted note "other than Sewer Reimbursement District Loans"	
LICENSES						
	Business Licenses - Annual Fee	6	10	FEE CHANGE	Adjusted annually in conjunction with the West Consumer Price Index (CPI-U).	TMC 5.04.160 TMC 5.04.200
	Business Licenses - Pro-Rated Fee Schedule	6	n/a	EDIT	Deleted "Issued January 1-June 30" - redundant	
	Business Licenses - Temporary License	6	10	ADD	Added clarifying language: "valid for 30 days maximum."	TMC 5.04.173
	Business Licenses - Duplicate/Copy/Replacement License	6	n/a	DELETE	Deleted - No longer relevant with EPL; customers can access their own copies	
	Business Licenses - Delinquency Charge	6	10	EDIT	Simplified language	TMC 5.04

FY2027 FEES CHARGES SCHEDULE
SUMMARY OF CHANGES

Department / Section	Fee Title	pg# - FY26	pg# - FY27	Type of Change	Description of Change	Approver / Authority
	NOTE - Business License Required	n/a	10	ADD	Added note that obtaining any other type of license in Tigard requires a valid Business License.	TMC 5.04
	Liquor License - Annual Fee	15	10	EDIT	Added clarifying language: "Liquor License Endorsement" and "per year"	TMC 5.20
	Liquor License - Special Event License	n/a	10	ADD	Added fee item (no fee)	TMC 5.20
	Second Hand Dealers & Transient Merchant License - Occasional Dealers	16	10	EDIT	Added clarifying language: "Dealer acquires/sells up to 50 items in one year."	TMC 7.70
	Social Gaming License - Pro-Rated Fee Schedule	16	10	EDIT	Reworded to mirror language for Pro-Rated Fee Schedule of Business License	TMC 5.22
	Utility Franchise Application Fee	7	10	FEE CHANGE	Increase the Franchise and ROW Usage Fee by 3% annually based on the study done by the ROW Consultant.	Dept. Policy
	Right of Way License Application and Renewal Fees	8	10	FEE CHANGE	Increase the Franchise and ROW Usage Fee by 3% annually based on the study done by the ROW Consultant.	Dept. Policy
	Small Cell Wireless Provider ROW License Application and Renewal Fees	8-9	10	FEE CHANGE	Increase the Franchise and ROW Usage Fee by 3% annually based on the study done by the ROW Consultant.	Dept. Policy
	NOTE - Franchise and ROW Quarterly Usage Fee	n/a	10	ADD	Added note that anyone holding a Franchise/ROW License is required to pay quarterly ROW usage fees.	TMC 15.06
FRANCHISE & RIGHT OF WAY FEES						
	Franchise and Right of Way Usage Fees	7-8	11	FEE CHANGE	Increase the Franchise and ROW Usage Fee by 3% annually based on the study done by the ROW Consultant.	TMC 15.06 Dept. Policy
	Franchise Fee - Stormwater - "no service provided"	7	n/a	DELETE	Category deleted per City Engineer & City Attorney; this situation does not exist.	
	NOTE - Franchise and ROW Quarterly Usage Fee	n/a	11	ADD	Added note that Franchise/ROW usage fees are due quarterly in arrears.	TMC 15.06
SOLID WASTE COLLECTION RATES						
	Solid Waste Collection Rates	10-13	5-8	FEE CHANGE	The aggregate profit for all waste haulers for the previous calendar year was between 8-9%, so the rates will be adjusted with a start date of January 1,at 1.25 times the CPI-U index (2.7%), a total 3.375% rate increase.	TMC 11.04
LIBRARY						
	Overdue Items / Daily Charge / Adult and Young Adult Not Including Juvenile Materials	14	12	EDIT	Simplified title to "Overdue Library Materials"	
POLICE						
	Alarm Permit Fees	15	9	EDIT	Scrivner's corrections	Ord. 26-08
	Business Annual Alarm Permit	n/a	9	ADD	Added with Ord. 26-08, April 7, 2026	Ord. 26-08
	Liquor License	15	10	MOVE	Organized into a new section with all other types of licenses issued by the city.	
	Fingerprint Card	15	9	EDIT	Changed "per card" to "each." Organized under Police Services Fees header.	
	Good Conduct Background/Letter	15	9	FEE CHANGE	Increased fee based on review required. Organized under Police Services Fees header.	Staff Recommendation

FY2027 FEES CHARGES SCHEDULE
SUMMARY OF CHANGES

Department / Section	Fee Title	pg# - FY26	pg# - FY27	Type of Change	Description of Change	Approver / Authority
	Law enforcement Officers Safety Act Qualification Fee	**15**	**9**	**MOVE**	Organized under Police Services Fees header.	
	Police Services Fees - Digital Audio/Video	**15**	**9**	**FEE CHANGE**	Generalized title to broadly cover various types of media. Increased fee based on extensive review and redaction required for these requests.	Staff Recommendation
	Police Services Fees - Police Documents/Reports	**15**	**9**	**FEE CHANGE**	Increased fee based on extensive review and redaction required for these requests. These fees differ from citywide research and copy fees for the same reason.	Staff Recommendation
	Police Services Fees - Body Worn Camera Footage	**16**	**9**	**FEE CHANGE**	Increased fees based on increased cost of digital materials.	Staff Recommendation
	Vehicle Release Fee	**16**	**9**	**EDIT**	Added ORS 809.720 reference	ORS 809.720
BUILDING SERVICES						
	Photovoltaic Solar Panel System	**19**	**n/a**	**EDIT**	Deleted "plus 12% state surcharge of permit fee" - redundant	
	Electrical Fees - Miscellaneous - Each Additional Inspection	**19**	**n/a**	**EDIT**	Deleted - duplicate	
	Wind Generation Systems - >100 kva	**20**	**15**	**ADD**	Added fee as it is listed on paper application	
	Each additional inpsection over allowable in any of the above	**20**	**n/a**	**EDIT**	Deleted - duplicate	
	Fire Protection Systems - Residential - Multipurpose	**21**	**15**	**EDIT**	Corrected square footage to "1"	
	Restricted Energy	**25**	**15**	**EDIT**	Corrected to "Limited Energy"	
PLANNING & MISCELLANEOUS DEVELOPMENT FEES						
	Development Planning Fees/Charges	**27-37**	**20-24**	**FEE CHANGE**	Historically adjusted annually in conjunction with the Seattle Construction Cost Index. The department requested a change this year to index fees to the Consumer Price Index West (CPI-U) which is consistent with what other Planning & Land Use Departments use around the state.	Staff Recommendation
	Urban Forestry	**32 & 36-37**	**21-22**	**MOVE**	Combined all Urban Forestry Fees (under Planning heading and Miscellaneous Fees heading) into a single section.	
COMMUNITY DEVELOPMENT - MISC						
	Fee in Lieu of Sewer	**35**	**32**	**MOVE**	Moved to SDCs - Water / Sanitary Sewer / Surface Water Management	
	Sanitary Sewer Fee Connection	**35**	**32**	**FEE CHANGE**	Increased rates 2.7% as prescribed by Clean Water Services. Moved to SDCs - Water / Sanitary Sewer / Surface Water Management	Clean Water Services
	Water Quality Facility Fee - Residential / Commercial & Multi-Family	**35**	**32**	**FEE CHANGE**	Increased rates 2.7% as prescribed by Clean Water Services. Moved to SDCs - Water / Sanitary Sewer / Surface Water Management	Clean Water Services
	Water Quantity Facility Fee - Residential / Commercial & Multi-Family	**35**	**32**	**FEE CHANGE**	Increased rates 2.7% as prescribed by Clean Water Services. Moved to SDCs - Water / Sanitary Sewer / Surface Water Management	Clean Water Services
	Construction Excise Tax	**35-36**	**19**	**MOVE**	Organized into a new section with all types of Construction Excise Taxes collected by the city	
CONSTRUCTION EXCISE TAX (CET)						
	School District Construction Excise Tax - Beaverton & Tigard-Tualatin SD	**35**	**19**	**FEE CHANGE**	Beaverton and Tigard-Tualatin SD increased rates for residential, non-residential, and non-residential maximum.	School Districts ORS 320.170-189

FY2027 FEES CHARGES SCHEDULE
SUMMARY OF CHANGES

Department / Section	Fee Title	pg# - FY26	pg# - FY27	Type of Change	Description of Change	Approver / Authority
DEVELOPMENT ENGINEERING						
	Other Inspections & Fees	**39**	**n/a**	**EDIT**	Deleted - "Additional 0.5% added to PFI" duplicative	
	Public Facility Improvement Permit	**40**	**26**	**EDIT**	Language added for clarification: "All System Improvements," "All Non-Water System Improvements," "All Water System Improvements," and "is required to release the permit and the intake fee amount will be deducted as a credit."	
	Regional Stormwater Management Charge Unit Rate	**40**	**26**	**FEE CHANGE**	Increased rates 6.0% as prescribed by Clean Water Services.	Clean Water Services
UTILITIES						
	Water Customer Usage Charges	**41-47**	**27-28**	**FEE CHANGE**	Public Works' System Plan calls for steady 2% annual increases to water base and use fees to avoid staggered, large rate increases.	Dept. Policy
	Estimated Utility Bill	**n/a**	**27**	**ADD**	Added a utility bill estimate consistent with those provided on our website to show customers what an average water bill costs.	
	Fire Rates (Sprinklers) & Fire Service Connection	**43**	**28**	**MOVE**	Organized under new "Fire Rates (Sprinklers)" header	
	Fire Hydrant Flow Test & Fire Hydrant Usage - Temporary	**42-43**	**28**	**MOVE**	Organized under new "Fire Hydrant Fees" header	
	Meter Disconnection / Meter Out of Order Test / Meter Maintenance Fee	**43**	**28**	**MOVE**	Organized under new "Water Meter Fees" header	
	Meter Installation Fees & Service Installation Fees	**43**	**37**	**MOVE**	Moved to System Development Charges - Water	
	Water Usage Charges - Industrial & Irrigation	**45**	**27**	**EDIT**	Corrected scrivner's error - unit listed as "monthly" should be "per 100 cubic feet of water"	
	Miscellaneous Water Fees	**n/a**	**28**	**MOVE**	Organized under new header to organize utility fees that don't fit in a specific category.	
	Miscellaneous Water Fees - Water After Hours Emergency Turn On Service	**44**	**28**	**FEE CHANGE**	Increased fee to cover after hours premium we pay employees, true vehicle cost, actual time to/from location, and other general personnel cost increases that have been realized since the last increase in 2017.	Staff Recommendation
	Sanitary Sewer Service Base Charges	**44**	**27**	**FEE CHANGE**	Increased rates 6.8% as prescribed by Clean Water Services. Tigard charges a 5.0% fee on CWS' charge to collect for the Franchise Fee that CWS owes to the city for use of the ROW.	Clean Water Service
	Sanitary Sewer Service Use Charges	**44**	**27**	**FEE CHANGE**	Increased rates 6.6% as prescribed by Clean Water Services. Tigard charges a 5.0% fee on CWS' charge to collect for the Franchise Fee that CWS owes to the city for use of the ROW.	Clean Water Service
	Storm and Surface Water Service Charge	**44**	**27**	**FEE CHANGE**	Increased rates 4.5% as prescribed by Clean Water Services.	Clean Water Service
	Notes regarding revenue split with Clean Water Services	**44**	**27**	**EDIT**	Moved to footnotes	
	Street Maintenance Fee & Tigard Transportation Utility Fee	**47**	**29**	**MOVE**	Organized into a new section with the Parks & Recreation Fee	

FY2027 FEES CHARGES SCHEDULE
SUMMARY OF CHANGES

Department / Section	Fee Title	pg# - FY26	pg# - FY27	Type of Change	Description of Change	Approver / Authority
PARKS AND RECREATION						
	NEW FEE - Food Carts in Parks	**n/a**	**30**	**FEE CHANGE**	Required for food carts associated with shelter reservations or events in the Parks. Proposed to help Parks recover for the increased cleaning requirements (higher level of service) that typically accompany food carts. It also requires a higher level of oversight to ensure the carts set up in the correct loactions within the parks.	Staff Recommendation
	Special Use/Alcohol Permit Fee	**50**	**30**	**FEE CHANGE**	This fee is outdated and needs to be increased to ensure Public Works is recovering a more appropriate amount of the administrative cost that accompany events that include alcohol.	Staff Recommendation
	Downtown Special Events Permits - Hourly Fee	**49**	**30**	**EDIT**	Change Hourly Fee block maximum to 10 hours to eliminate gap in price tiers.	
	Parks & Recreation Fee	**51**	**29**	**MOVE**	Organized into a new section with the Street Maintenance Fee & Tigard Transportation Utility Fee	
STREET MAINTENANCE FEE | PARKS & RECREATION FEE						
	Street Maintenance Fee	**47**	**29**	**FEE CHANGE**	Increased annually by a 2-year rolling average of 85% Seattle Construction Cost Index and 15% Oregon Monthly Asphalt Cement Material Price Index. A floor of two percent and a ceiling of seven percent will be applied, per TMC.	TMC 15.20
	Parks & Recreation Fee	**51**	**29**	**FEE CHANGE**	Increased annually by Park Maintenance Fee Index of 4.26%.	TMC 3.75
SYSTEM DEVELOPMENT CHARGES (SDCs)						
	Parks SDCs (PSDC)	**52**	**31-32**	**EDIT**	Reformatted information to present a more complete rate table for customers. Residential rates are presented more consistent with how Washington County presentes their TDT rates and the non-residential PSDC rate table is more complete than previously offered. This creates transparency and more trust and understanding around SDC calculations for projects of all sizes.	Ord. 15-09
	Transportation SDCs (TSDC)	**55**	**33-34**	**EDIT**	Reformatted information to present a more complete rate table for customers. Residential rates are presented more consistent with how Washington County presentes their TDT rates and the non-residential TSDC rate table is more complete than previously offered. This creates transparency and more trust and understanding around SDC calculations for projects of all sizes.	Res. 15-15 Ord. 15-08
	Transit Oriented Development Potential Discount	**56**	**n/a**	**DELETE**	Deleted - This discount is a function of a development that meets certain land use conditions. It does not belong in the fee schedule.	
	Water SDCs (WSDC)	**54**	**37**	**EDIT**	Reformatted information to show Water SDC rates as "Improvement" and "Reimbursement," consistent with our other SDC rates. Previously they have been shown added together as a single dollar amount.	Res. 22-29
	Water Meter Installation Fees	**43**	**37**	**MOVE**	Moved these fees to SDCs because this is when the fees are charged (previously listed with Utilities).	
	Water Service Installation Fees	**43**	**37**	**MOVE**	Moved these fees to SDCs because this is when the fees are charged (previously listed with Utilities).	
	Sanitary Sewer SDCs	**35**	**37**	**FEE CHANGE**	Moved these fees to SDCs because this is when the fees are charged (previously listed with Community Development - Misc Fees). Increased rates 2.7% as prescribed by Clean Water Services.	Clean Water Services

FY2027 FEES CHARGES SCHEDULE
SUMMARY OF CHANGES

Department / Section	Fee Title	pg# - FY26	pg# - FY27	Type of Change	Description of Change	Approver / Authority
	Surface Water Management SDCs	**35**	**37**	**FEE CHANGE**	Moved these fees to SDCs because this is when the fees are charged (previously listed with Community Development - Misc Fees). Increased rates 2.7% as prescribed by Clean Water Services.	Clean Water Services
	Transporation Development Tax (TDT)	**57**	**35-36**	**FEE CHANGE**	Increased rates 8.07% as prescribed by Washington County.	Washington County
	Transportation Development Tax Financing	**57**	**4**	**MOVE**	Moved to Finance section with other Financing options	
	Estimates for Common Development	**n/a**	**38**	**ADD**	Added a page with commonly requested SDC estimates to help customers project their development costs. Estimates included are SDC costs for Food Carts, Single Family Detached Dwellings, and Accessory Dwelling Units (ADUs). This creates transparency and more trust and understanding around SDC calculations for projects of all sizes.	

City of Tigard, Oregon

Fees & Charges Schedule

Fiscal Year 2025 - 2026

Revised
February 10, 2026

Department	Revenue Source	Fee or Charge	Effective Date
CITYWIDE			
	Attorney Time moved under Staff Time Rates heading	Current attorney billing rate	1999
	4GB Flash Drives	$11.00 each	7/1/2011
	Candidate ~~Nomination Petition~~ Filing Fee moved under City Recorder heading	$50.00	7/1/2008
	~~DVD/CD~~ no longer provided by Records	~~$10.00~~	~~7/1/2015~~
	Faxes for Public	$2.00 /first page $1.00 /each additional page	7/1/2007
	Microfiche Sheet Copies	$1.00 /sheet up to 50 sheets plus staff time	7/1/2007
	Photocopies		
	8-1/2 x 11	$0.25 /page	1999
	8-1/2 x 14	$0.50 /page	1999
	11 x 17	$1.00 /page	7/1/2005
	17 x 24	$1.50 /page	7/1/2007
	36 x 36	$2.50 /page	7/1/2007
	Photographs	Actual Cost	1999
	Recording of Documents	Actual Cost	1999
	Research Fee moved under Staff Time Rates heading	~~Staff hourly rate + Citywide Overhead Fee + Materials~~ Current Staff Hourly Billing Rate	~~2/7/2002~~ 7/1/2026
	Staff Hourly Rate for Miscellaneous Billing and Reimbursement Agreements* moved under Staff Time Rates heading	~~Staff hourly rate + benefits + paid time off + administrative time + department overhead + citywide overhead as determined by most recent A-87 Indirect Cost Study Based on the agreement, all, or part, of the components of the A-87 Indirect Cost Study may be used.~~ Current Staff Hourly Billing Rate	~~7/1/2015~~ 7/1/2026

*Staff Hourly Billing Rate includes administrative time, benefits, department overhead, and citywide overhead as determined by the most recent A-87 Indirect Cost Study.

Department	Revenue Source	Fee or Charge		Effective Date
~~ADMINISTRATIVE SERVICES/RECORDS~~				
	~~Tigard Municipal Code (TMC) (Titles 1 - 17) or TMC/CDC (Titles 1-18)~~	no longer provided by Records - available online		
	~~Compact Disk (CD)~~	~~$10.00~~		~~7/1/2009~~
CITY MANAGEMENT				
	Claims Application Fee (TMC 1.21.050 & 1.22; Ord. 08-09)	$1,000.00	/deposit*	6/24/2008
	* Claim fee shall be actual cost incurred by the city to process claim. Any funds remaining from the deposit after the claim has been processed will be refunded to the claimant. Payment of any costs exceeding the amount of the deposit is required prior to issuance of a final decision by the city on the claim.			
CITYWIDE-PARKING	**Parking Permits***			
	Downtown Parking Permit	$44 ~~$43~~	/month	~~7/1/2025~~ 7/1/2026
	Construction Parking Permit	$7	/day/space in 2-hour zone	7/1/2025
		$5	/day/space in 4-hour zone	7/1/2025
	Residential Parking Permit	$26 ~~$25~~	Annual Resident Owned Vehicle Permit (one permit per vehicle)	~~7/1/2025~~ 7/1/2026
		$12	Subsidized Resident Annual Vehicle Permit (one permit per vehicle, available starting 2/1)	7/1/2025
		$0	Guest permit (with purchase of resident permits)	7/1/2021

~~** Adjusted annually in conjunction with the West Consumer Price Index (CPI). If index is insufficient to increase fee in whole dollar, increase will compound into the next year. TMC 3.32.050*~~

Indexing references have been made consistent throughout the document.

moved to CD-Misc Fees

Department	Revenue Source	Fee or Charge	Effective Date
MUNICIPAL COURT			
	Municipal Court Presumptive Fees		
	Traffic School and Compliance Program Fee	Tigard	
	Traffic School	See Court Rule 6	10/3/2022
	Criminal	$150	5/15/2023
	~~Copies~~ refer to Citywide Fees	~~$0.25 per page~~	~~5/15/2023~~
	License Reinstatement	No Fee	7/1/2023
	Payment Agreement Administrative Fee	No Fee	7/1/2023
	~~Collection rate~~ This is not our fee - this is charged by the collection agency directly to the customer in collections.	~~25%~~	~~9/27/2022~~
	Failure to Appear at Trial	$100	9/27/2022
	Fix-It Ticket / VCP (Vechicle Compliance Program)	$40	9/27/2022
	Warrant Fee	$50	5/15/2023
	Wedding Fee for City Hall	$75	5/15/2023

Organized under "Municipal Court Administrative Fees" header

Department	Revenue Source	Fee or Charge	Effective Date
MUNICIPAL COURT			
	Presumptive Fine Schedule*		
	Standard		
	Class A Violation	$440	5/15/2023
	Class B Violation	$265	5/15/2023
	Class C Violation	$165	5/15/2023
	Class D Violation	$115	5/15/2023
	Traffic Violation in Special Zone		
	Class A Violation	$875	5/15/2023
	Class B Violation	$525	5/15/2023
	Class C Violation	$325	5/15/2023
	Class D Violation	$225	5/15/2023
	Special Traffic Violations		
	Speeding 100 mph or greater	$1,150	5/15/2023
	Careless Driving a resulting in injury or death of vulnerable user	Mandatory appearance	5/15/2023
	Helmet Violations	$25	5/15/2023
	Tigard Municipal Code		
	Miscellaneous non-parking violations ~~(TMC~~	$265	5/15/2023
	Abandoned Vehicle ~~(TMC 7.60)~~	$265	5/15/2023
	Jaywalking ~~(TMC 10.32.235)~~	$115	5/15/2023
	Parking Violations ~~(TMC 10.28)~~ not necessary	$53	5/15/2023

** Amended by HB 4002, effective April 1, 2024, these fines are set by Oregon Revised Statute 153.019, however the court has the right to improse reduced fines as outlined in Court Rule 2.*

Department	Revenue Source		Fee or Charge	Effective Date
FINANCIAL SERVICES				
	Assessment Assumption		$50	4/22/1985
	~~Budget or Annual Comprehensive Financial Report Documents~~	Budget Document (paper)	$100	7/1/2026
	~~Compact Disk (CD)~~ CDs are no longer provided	Annual Comprehensive Financial Report (paper)	~~$10~~	~~7/1/2007~~
	~~Paper~~		$50	7/1/2026
	Business License			
	Annual Fee*			
	0-2 employees		$121 ~~$118~~ /per year	7/1/2026 ~~7/1/2025~~
	3-5 employees		$164 ~~$160~~ /per year	7/1/2026 ~~7/1/2025~~
	6-10 employees		$575 ~~$560~~ /per year	7/1/2026 ~~7/1/2025~~
	11-20 employees		$941 ~~$916~~ /per year	7/1/2026 ~~7/1/2025~~
	21-50 employees		$1,079 ~~$1,051~~ /per year	7/1/2026 ~~7/1/2025~~
	51-75 employees		$1,177 ~~$1,146~~ /per year	7/1/2026 ~~7/1/2025~~
	greater than 75 employees		$1,593 ~~$1,551~~ /per year	7/1/2026 ~~7/1/2025~~
	~~*Adjusted annually in conjunction with the West Consumer Price Index (CPI-U).~~ Indexing references have been made consistent throughout the document.			
	Pro-Rated Fee Schedule			
	~~Issued January 1 - June 30~~		~~See Fee Schedule above~~ Redundant	
	Issued July 1 - December 31		1/2 the annual fee	
	Temporary License valid for 30 days maximum		$25	1/1/2008
	~~Duplicate License/~~Change of Ownership ~~Fee~~		$10	1/1/2008
	Change ~~in ownership or~~ name ~~only~~ of business		$10	1/1/2008
	~~Copy/replacement of license~~		~~$10~~ Duplicate/copy fees are no longer relevant with EPL; customers can access their own copies.	~~1/1/2008~~
	Delinquency Charge 10% of the original business license fee per month of delinquency, up to 100% of the original fee due for that year.			
	~~Whenever the business license fee is not paid on or before the delinquent date, a delinquency charge equal to ten percent (10%) of the original business license fee due and payable shall be added for each calendar month or fraction thereof that the fee remains unpaid. The total amount of the delinquency penalty for any business license year shall not exceed one hundred percent (100%) of the business license fee due and payable for such year.~~			

Organized with all other types of licenses

Department	Revenue Source		Fee or Charge	Effective Date
FINANCIAL SERVICES				
Organized with all ROW/Franch. Fees only	**Franchise Fee ~~(for existing franchises)~~**			
	Electricity~~**~~	(Owns facility in ROW and provides service to customers within Tigard)	5% of gross revenue or a ~~$4,120~~ $4,244 minimum fee, whichever is greater	7/1/2026 ~~7/1/2023~~
	Electricity~~**~~	(Owns facility in ROW and provides ***no*** service to customers within Tigard)	~~$3.22~~ $3.32 / linear foot of installation in right-of-way or a ~~$4,120~~ $4,244 minimum fee, whichever is greater	7/1/2026 ~~7/1/2025~~
	Electricity	(Using a non-owned facility in ROW and provides service to customers within Tigard)	5% of gross revenue	1/9/2015
	Natural Gas~~**~~	(Owns facility in ROW and provides service to customers within Tigard)	5% of gross revenue or a ~~$4,120~~ $4,244 minimum fee, whichever is greater	7/1/2026 ~~7/1/2023~~
	Natural Gas~~**~~	(Owns facility in ROW and provides ***no*** service to customers within Tigard)	~~$3.22~~ $3.32 / linear foot of installation in right-of-way or a ~~$4,120~~ $4,244 minimum fee, whichever is greater	7/1/2026 ~~7/1/2025~~
	Natural Gas	(Using a non-owned facility in ROW and provides service to customers within Tigard)	5% of gross revenue	1/9/2015
	Communication Services ~~*/**~~	(Owns facility in ROW and provides service to customers within Tigard)	5% of gross revenue or a ~~$4,120~~ $4,244 minimum fee, whichever is greater	7/1/2026 ~~7/1/2023~~
	Communication Services ~~*/**~~	(Owns facility in the ROW and provides no service to customers within Tigard)	~~$3.22~~ $3.32 / linear foot of installation in right-of-way or a ~~$4,120~~ $4,244 minimum fee, whichever is greater	7/1/2026 ~~7/1/2025~~
	Communication Services ~~*~~	(Using a non-owned facility in ROW and provides service to customers within Tigard)	5% of gross revenue	1/9/2015
	Stormwater	(Owns facility in ROW and provides service to customers within Tigard)	5% of gross revenue or a ~~$4,000~~ $4,244 minimum fee, whichever is greater	7/1/2026 ~~7/1/2020~~
	~~Stormwater **~~ Delete per City Engineer & City Attorney. This situation does not exist.	~~(Provides ***no*** service to customers within Tigard)~~	~~$3.22~~ ~~/ linear foot of installation in right-of-way or a $4,120 minimum fee, whichever is greater~~	~~7/1/2025~~
	Stormwater	(Using a non-owned facility in ROW and provides service to customers within Tigard)	5% of gross revenue	7/1/2020
Organized with all other Licenses	Utility Franchise Application Fee~~**~~		~~$2,122~~ $2,186	7/1/2026 ~~7/1/2025~~
Organized with ROW/Franch. Fees	Solid Waste Disposal ~~(See TMC 11.04)~~ not necessary		5% of gross revenue	7/1/2013

Department	Revenue Source	Fee or Charge	Effective Date
FINANCIAL SERVICES			
Organized with ROW/ Franch. Fees	Wireline Cable TV ~~(See TMC 5.12)~~ not necessary ~~*Application filed with MACC (email macc@maccor.org)*~~	5% of gross revenue	1/26/1999
	~~Right of Way Usage Fee (See TMC 15.06)~~ Right of Way Usage Fees merged with Franchise Fees because they are identical		
	~~Electricity***~~ ~~(Owns facility in ROW and provides service to customers within Tigard)~~	~~5% of gross revenue or a $4,120 minimum fee, whichever is greater~~	~~7/1/2023~~
	~~Electricity***~~ ~~(Owns facility in ROW and provides ***no*** service to customers within Tigard)~~	~~$3.22 / linear foot of installation in right-of-way or a $4,120 minimum fee, whichever is greater~~	~~7/1/2025~~
	~~Electricity~~ ~~(Using a non-owned facility in ROW and provides service to customers within Tigard)~~	~~5% of gross revenue~~	~~2/5/2019~~
	~~Natural Gas***~~ ~~(Owns facility in ROW and provides service to customers within Tigard)~~	~~5% of gross revenue or a $4,120 minimum fee, whichever is greater~~	~~7/1/2023~~
	~~Natural Gas***~~ ~~(Owns facility in ROW and provides ***no*** service to customers within Tigard)~~	~~$3.22 / linear foot of installation in right-of-way or a $4,120 minimum fee, whichever is greater~~	~~7/1/2025~~
	~~Natural Gas~~ ~~(Using a non-owned facility in ROW and provides service to customers within Tigard)~~	~~5% of gross revenue~~	~~2/5/2019~~
	~~Communication Services */***~~ ~~(Owns facility in ROW and provides service to customers within Tigard)~~	~~5% of gross revenue or a $4,120 minimum fee, whichever is greater~~	~~7/1/2023~~
	~~Communication Services */***~~ ~~(Owns facility in the ROW and provides no service to customers within Tigard)~~	~~$3.22 / linear foot of installation in right-of-way or a $4,120 minimum fee, whichever is greater~~	~~7/1/2025~~
	~~Communication Services *~~ ~~(Using a non-owned facility in ROW and provides service to customers within Tigard)~~	~~5% of gross revenue~~	~~2/5/2019~~
	Small Wireless Facilities~~***~~	$845 ~~$820~~ per year per installation	7/1/2026 ~~7/1/2024~~
Organized with all other Licenses	Right-of-Way Application fees~~***~~ (excluding small cell providers) Includes five-year license	$338 ~~$328~~	7/1/2026 ~~7/1/2024~~
	Right-of-Way License Renewal~~**~~ (excluding small cell providers) for a five-year license	$281 ~~$273~~	7/1/2026 ~~7/1/2024~~
	Small Cell Wireless provider right-of-way application fee: Includes a five-year license	$57 ~~$55~~	7/1/2026 ~~7/1/2024~~

Department	Revenue Source	Fee or Charge	Effective Date
FINANCIAL SERVICES			
Organized with all other Licenses	Small Cell Wireless provider right-of-way license renewal	$57 ~~$55~~	7/1/2026 ~~7/1/2024~~
	~~*Communication Services as defined in TMC 15.06~~ not necessary		
	~~** Franchise Fees and Right of Way Usage Fees - Linear foot fee, minimum fee, and small cell application and license renewal fees will increase 3% (three percent) annually on July 1~~		
	~~*** Small Wireless Facility Fee will escalate annually by 3% per department policy.~~ Indexing references have been made consistent throughout the document		
	Lien Search Fee	$35	2/1/2004
	Overhead Fee Added to repair charges for damage to city property		
	~~Added to charges for property damage/repair~~	10% of total charge	
Moved to Citywide Fees	**Returned Check Fee**	$20	10/9/2001
	Sewer Reimbursement District Loans		
	Interest Rate	Applicable Federal Rate (AFR), Table , Long-term, semiannual for the month the loan is approved	
	System Development Charge Financing ~~(other than Sewer Reimbursement District Loans)~~ not necessary		
	Application Fee	$25	
	Interest Rate	Prime rate as published in the Wall Street Journal as of the date of the application plus 4%	

Department	Revenue Source	Fee or Charge	Rate Change effective 1/1/2027	Effective Date
FINANCIAL SERVICES				
	Solid Waste Collection Rates			
	Residential Cart Collections			
	Recycling only (carts & food waste and yard debris cart)	$16.56	$17.12	1/1/2024
	(recycling cart only)	$8.67	$8.96	1/1/2024
	(food waste and yard debris only)	$8.03	$8.30	9/1/2025
	Mini cart (20 gal) with food waste and yard debris	$36.27	$37.49	9/1/2025
	Food waste and yard debris exempt	$32.78	$33.89	9/1/2025
	Cart (32 gal) with food waste and yard debris	$40.60	$41.97	9/1/2025
	Food waste and yard debris exempt	$36.83	$38.07	9/1/2025
	Cart (60 gal) with food waste and yard debris	$47.48	49.08	9/1/2025
	Cart (90 gal) with food waste and yard debris	$53.96	$55.78	9/1/2025
	Recycle Plus Program (Per month)	$2.70	$2.79	1/1/2024
	Recycle plus program (Per pick up)	$9.99	$10.33	1/1/2024
	On-call service (mixed waste, recycling cart, food waste and yard debris)	$15.75	$16.28	9/1/2025
	Overload Fee (Small Extra Bag)	$2.61	$2.70	9/1/2025
	Commercial Cart Collections			
	20 gallon	$35.88	$37.09	9/1/2025
	32 gallon	$40.19	$41.55	9/1/2025
	60 gallon	$47.07	$48.66	9/1/2025
	90 gallon	$53.55	$55.36	9/1/2025

Department	Revenue Source	Fee or Charge						Effective Date
FINANCIAL SERVICES								
			Weekly Collection Frequency					
		Every other Week	One	Two	Three	Four	Five	
One yard	Rate Change effective 1/1/2027	$83.65 $86.48	$138.30 $142.97	$259.78 $268.55	$376.88 $389.60	$493.99 $510.66	$611.38 $632.01	8/1/2024
Each additional			$89.42 $92.44	$172.81 $178.64	$256.02 $264.66	$339.26 $350.71	$422.67 $436.93	8/1/2024
One and 1/2 yards		$103.32 $106.81	$179.55 $185.61	$333.47 $344.72	$487.25 $503.70	$641.07 $662.70	$795.00 $821.83	8/1/2024
Each additional			$124.36 $128.56	$242.13 $250.30	$359.86 $372.01	$477.57 $493.69	$595.34 $615.44	8/1/2024
Two yards		$122.76 $126.90	$216.76 224.08	$407.24 $420.98	$597.72 $617.89	$788.17 $814.77	$978.63 $1011.66	8/1/2024
Each additional			$159.39 $164.77	$311.53 $322.04	$463.72 $479.37	$615.92 $636.71	$768.03 $793.95	8/1/2024
Three yards		$161.73 $167.19	$290.93 $300.75	$554.74 $573.46	$818.45 $846.07	$1,082.18 $1118.70	$1,346.01 $1391.43	8/1/2024
Each additional			$229.17 $236.90	$450.25 $465.44	$671.32 $693.98	$892.39 $922.51	$1,113.49 $1151.07	8/1/2024
Four yards		$200.72 $207.49	$365.13 $377.45	$702.33 $726.03	$1,039.26 $1074.33	$1,376.19 $1422.63	$1,717.57 $1775.53	8/1/2024
Each additional			$299.70 309.81	$589.09 $608.97	$878.98 $908.64	$1,168.91 $1208.36	$1,458.98 $1508.22	8/1/2024
Five yards		$239.54 $247.62	$439.39 $454.22	$849.69 $878.36	$1,259.99 $1302.51	$1,670.28 $1726.65	$2,080.60 $2150.82	8/1/2024
Each additional			$368.87 $382.32	$727.70 $752.26	$1,086.57 $1123.24	$1,445.46 $1494.24	$1,804.28 $1865.17	8/1/2024
Six yards		$278.54 287.94	$513.26 $530.58	$996.94 $1030.58	$1,480.45 $1530.41	$1,963.98 $2030.26	$2,447.63 $2530.24	8/1/2024
Each additional			$438.37 $453.16	$866.16 $895.39	$1,293.86 $1337.52	$1,721.63 $1779.73	$2,149.42 $2221.97	8/1/2024
Eight yards		$356.36 $368.39	$662.84 $685.21	$1,292.94 $1336.57	$1,923.09 $1987.99	$2,553.19 $2639.36	$3,183.33 $3290.77	8/1/2024
Each additional			$579.19 $598.74	$1,144.67 $1183.30	$1,710.24 $1767.96	$2,275.80 $2352.61	$2,841.29 $2937.19	8/1/2024

Department	Revenue Source	Fee or Charge							Effective Date
FINANCIAL SERVICES									
				Weekly Collection Frequency					
				One	Two	Three	Four	Five	
	1 yard compacted	Rate Change effective 1/1/2027		$311.17 $321.68	$584.50 $604.23	$847.98 $876.60	$1,111.48 $1148.99	$1,375.60 $1422.03	8/1/2024
	2 yard compacted			$487.71 $504.17	$916.29 $947.21	$1,344.87 $1390.26	$1,773.38 $1833.23	$2,201.91 $2276.23	8/1/2024
	3 yard compacted			$654.59 $676.68	$1,248.16 $1290.29	$1,841.51 $1903.66	$2,434.90 $2517.08	$3,028.52 $3130.73	8/1/2024
	4 yard compacted			$821.54 $849.27	$1,580.24 $1633.57	$2,338.33 $2417.25	$3,096.42 $3200.92	$3,864.52 $3994.95	8/1/2024
	Drop Box Collections								
	10 Cubic Yard Container	$195.09	$188.72						1/1/2024
	20 Cubic Yard Container	$195.09	$188.72						1/1/2024
	30 Cubic Yard Container	$195.09	$188.72						1/1/2024
	40 Cubic Yard Container	$195.09	$188.72						1/1/2024
	All Compactors	$203.21	$196.58						1/1/2024
	Delivery normal business hours, Monday-Friday	$90.97	$88.00						1/1/2024
	Special Drop Box Service (added to delivery fee) Saturday delivery or collection, 4-day notification required	$55.82	$54.00						1/1/2024
	Demurrage								
	20 Cubic Yard Container	$6.69	$6.47	10/20 Yard Box after 48 hours					1/1/2024
	30 Cubic Yard Container	$8.83	$8.54	30 Yard Box after 48 hours					1/1/2024
	40 Cubic Yard Container	$8.83	$8.54	40 Yard Box after 48 hours					1/1/2024
	All Compactors Delivery *Service Fee plus actual disposal cost and franchise fee*	$10.71	$10.36	Drop Box with Lid					1/1/2024

Department	Revenue Source	Fee or Charge			Effective Date
FINANCIAL SERVICES					
	Medical Waste Collections**	Rate Change effective 1/1/2027			
	On-Site Pick-up Charge	$50.65	$49.00		8/1/2024
	Disposal Cost per up to 17 gallon unit	$20.05	$19.40		9/1/2025
	Disposal Cost per 23 gallon unit	$27.08	$26.20		9/1/2025
	Disposal Cost per 31 gallon unit	$36.54	$35.35	first 10 units	9/1/2025
		$24.34	$23.55	11 units+	9/1/2025
	Disposal Cost per 43 gallon unit	$50.65	$49.00	first 10 units	9/1/2025
	** Rate is the on-site collection charge plus the disposal cost per medical container unit.	33.75	$32.65	11 units+	9/1/2025
	Miscellaneous Service Rates				
	Extra mixed waste per cart - overload fee (based on 32 gallon capacity)	$5.45	$5.27	/occurrence	9/1/2025
	Extra yard debris (manual up to 32 gallon)	$4.09	$3.96	/occurrence	9/1/2025
	Additional yard debris service (second 60 gallon cart)	$4.90	$4.63	/occurrence	9/1/2025
	Call back/return for pick up of inaccessible cart per service call	$16.36	$15.83	/occurrence	9/1/2025
	Yard service rate - extra distance away from curb after first 5 feet	$5.45	$5.27	/occurrence	9/1/2025
	Special service fees	$98.18	$94.97	/hour	9/1/2025
	Account reinstatement fee		$30.00	/occurrence	8/1/2014
	NSF check fee		$35.00	/occurrence	8/1/2014
	Tire disposal		Hourly Rate + disposal fee		

Department	Revenue Source	Fee or Charge	Effective Date
LIBRARY			
	Library Card Fee (non-residents only)	$140.00 per year	8/1/2017
	Lost Items	Replacement cost	3/1/2019
	~~**Overdue Items**~~		
	~~Daily Charge~~ Overdue Library Materials ~~(Adult and Young Adult Materials - Not Including Juvenile Materials)~~	No Fee	1/26/2021
	Public Copier and Printer Charges		
		$0.10 /page for black & white	2001
		$0.50 / page for color	7/1/2011
	Replacement Library Card Fee	No Fee	1/26/2021

Department	Revenue Source	Fee or Charge	Effective Date
POLICE			
	Alarm Permit Fee (Residential & ~~Commercial~~ Business) Approved government agencies, residents over 60 years of age or have an ADA-qualified disability are EXEMPT.		
	~~*(Government agencies, disabled residents or over the age of 60 are exempt)*~~	Residential Annual Alarm Permit $25	7/1/2009
		Business Annual Alarm Permit $50	4/7/2026
	Late payment of fees/fines (after 60 days past due)	additional $50	7/1/2020
	Reinstatement fee for revoked alarm permit (after 90 days past due or excessive false alarms)		
	~~Expired, Reinstatement Fee, Once Revoked (After 90 days past due)~~	$100	7/1/2014
	Failure to obtain an annual alarm permit (within 60 days of notification)	$100	7/1/2024
	Non-permitted or Revoked Alarm Permit	$500 each Alarm occurrence	7/1/2013
	False Alarm Fines		
	1st false alarm	*No Charge*	7/1/2013
	2nd false alarm	*No Charge*	7/1/2013
	3rd false alarm	$100	7/1/2013
	4th false alarm	$150	7/1/2013
	5th false alarm	$200	7/1/2013
	6 or more false alarms	$250 each	7/1/2013
	Fingerprint Card (each)	$15 ~~per card~~	7/1/2012
	Good Conduct Background/Letter	$20 ~~$10~~	7/1/2026 ~~7/1/2012~~
	Law Enforcement Officers Safety Act Qualification Fee	$25	7/1/2006
	Liquor License	$25	7/10/2001
	Police Services Fees	$30 minimum / Time & Materials for requests that exceed $30	7/1/2026
	~~CD/DVD/Audio/VHS/Video/Digital Evidence Copies~~ Digital Audio/Video	~~$20~~ or hourly rate plus material	~~7/1/2012~~
	Police Documents/Reports	First 15 pages $20 ~~$10 /for the first 15 pages and~~ Each additional page $0.70 ~~$0.30 /page thereafter~~	7/1/2026 ~~7/1/2008~~

Organized with all other Licenses

Annual Fee

Liquor License Endorsement	$25 per year	7/10/2001

Special Event License

Special Event Liquor License Endorsement	No Fee	

Department	Revenue Source	Fee or Charge	Effective Date
POLICE			
	Body Worn Camera Footage	~~Per hour rate in excess of one half hour plus material~~	
	~~Materials~~ Media Type	Time & Materials Billing	
	Link	~~$20~~ $30	7/1/~~2022~~ 2026
	CD/DVD/Blue Ray	~~$20~~ $30	7/1/~~2023~~ 2026
	4-8 GB Flash Drive	$11	7/1/2022
	16-32 GB Flash Drive	~~$13~~ $18	7/1/~~2022~~ 2026
	64 GB Flash Drive	~~$18~~ $23	7/1/~~2022~~ 2026
	128 GB Flash Drive	~~$32~~ $37	7/1/~~2022~~ 2026
	External Hard Drive	Price varies based on size	7/1/2022
	Property Forfeiture for Criminal Activity	Varies	5/25/1999
Organized with all other Licenses	**Second Hand Dealers and Transient Merchant License**		
	Occasional Dealer acquires/sells up to 50 items in one year.	$40	7/1/2010
	Full-Time	$100	7/1/2010
	Reporting Forms	$0.80 each	7/1/2010
	Social Gaming License		
	Annual fee due January 1st	$100	1/1/2014
	~~If a business applies on or after July 1st~~ License Issued July 1-December 31	$50	7/1/2014
	Vehicle Release Fee ORS 809.720	$125	7/1/2013

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - BUILDING			
	Building Permit Fees		
	(New Commercial)		10/1/2009
	Total Valuation:		
	$0.00 to $500.00	$51.09 /minimum	
	$500.01 to $2,000.00	$51.09 /for the first $500 and	
		$2.69 /for each additional $100 or fraction thereof.	
	$2,000.01 to $25,000.00	$91.44 /for the first $2,000 and	
		$10.76 /for each additional $1,000 or fraction thereof	
	$25,000.01 to $50,000.00	$338.92 /for the first $25,000 and	
		$8.06 /for each additional $1,000 or fraction thereof	
	$50,000.01 to $100,000.00	$540.42 /for the first $50,000 and	
		$5.38 /for each additional $1,000 or fraction thereof	
	$100,000.01 and over	$809.42 /for the first $100,000 and	
		$4.49 /for each additional $1,000 or fraction thereof	
	(New Single Family & Multi-Family)		10/1/2009
	Total Valuation:		
	$0.00 to $2,000.00	$66.25 /minimum	
	$2,000.01 to $25,000.00	$66.25 /for the first $2,000 and	
		$11.48 /for each additional $1,000 or fraction thereof	
	$25,000.01 to $50,000.00	$330.29 /for the first $25,000 and	
		$8.75 /for each additional $1,000 or fraction thereof	
	$50,000.01 to $100,000.00	$549.04 /for the first $50,000 and	
		$6.25 /for each additional $1,000 or fraction thereof	
	$100,000.01 to $250,000.00	$861.54 /for the first $100,000 and	
		$4.46 /for each additional $1,000 or fraction thereof	
	$250,000.01 to $500,000.00	$1,530.54 /for the first $250,000 and	
		$4.42 /for each additional $1,000 or fraction thereof	

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - BUILDING			
	$500,000.01 to $1,000,000.00	$2,635.54 /for the first $500,000 and $4.10 /for each additional $1,000 or fraction thereof	
	$1,000,000.01 to $2,000,000.00	$4,685.54 /for the first $1,000,000 and $3.33 /for each additional $1,000 or fraction thereof	
	$2,000,000.01 and over	$8,015.54 /for the first $2,000,000 and $3.18 /for each additional $1,000 or fraction thereof	
	(Additions and Alterations for Single Family, Multi-Family, Commercial, & Industrial)		10/1/2009
	Total Valuation:		
	$0.00 to $500.00	$53.27 /minimum	
	$500.01 to $2,000.00	$53.27 /for the first $500 and $3.39 /for each additional $100 or fraction thereof	
	$2,000.01 to $25,000.00	$104.12 /for the first $2,000 and $15.21 /for each additional $1,000 or fraction thereof	
	$25,000.01 to $50,000.00	$453.95 /for the first $25,000 and $11.02 /for each additional $1,000 or fraction thereof	
	$50,000.01 to $100,000.00	$729.45 /for the first $50,000 and $7.53 /for each additional $1,000 or fraction thereof	
	$100,000.01 to $500,000.00	$1,105.95 /for the first $100,000 and $6.04 /for each additional $1,000 or fraction thereof	
	$500,000.01 to $1,000,000.00	$3,521.95 /for the first $500,000 and $5.09 /for each additional $1,000 or fraction thereof	
	$1,000,000.01 and over	$6,066.95 /for the first $1,000,000 and $3.39 /for each additional $1,000 or fraction thereof	
	(Demolitions for Single Family, Multi-Family, Commercial, & Industrial)		

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - BUILDING			
	Valuation less than $500,000	$300.00	2/10/2026
	Valuation $500,000 or more	$1,200.00	2/10/2026
	Building Plan Review Fee	65% of base building permit fee	9/26/2000
	Deferred Submittals	$200.00 minimum fee	9/24/2002
	Plan Review	plus 65% of building permit fee based on valuation of the particular portion or portions of the project.	
	Phased Permitting	$200.00 plus 10% of building permit fee based on total proj	9/24/2002
	Plan Review	not to exceed $1,500 for each phase	
	Photovoltaic Solar Panel System	$180.00 (includes plan review and administrative fees) ~~plus 12% state surcharge of permit fee~~ Redundant	1/1/2011
	Electrical Fees		10/1/2009
	New residential, single or multi-family per dwelling unit; service included:		
	1000 square feet or less	$168.54	
	Each additional 500 square feet or portion thereof	$33.92	
	Limited energy, residential or multi-family (with above sq ft)	$75.00	
	Each manufactured home or modular dwelling service or feeder	$67.84	
	Services or feeders; installation, alterations or relocation:		
	200 amps or less	$100.70	
	201 amps to 400 amps	$133.56	
	401 amps to 600 amps	$200.34	
	601 amps to 1000 amps	$301.04	
	Over 1000 amps or volts	$552.26	
	Reconnect only	$67.84	
	Temporary services or feeders; installation, alteration or relocation:		
	200 amps or less	$59.36	
	201 amps to 400 amps	$125.08	
	401 amps to 600 amps	$168.54	
	Branch circuits; new, alteration or extension per panel:		
	With purchase of service or		

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - BUILDING			
	feeder - each branch circuit	$7.42	
	Without purchase of service or feeder		
	First Branch Circuit	$56.18	
	Each addit. Branch circuit	$7.42	
	Miscellaneous (service or feeder not included):		
	Each pump or irrigation circuit	$67.84	
	Each sign or outline lighting	$67.84	
	Signal circuit(s) or a limited energy panel, alteration or extension	$75.00	
	Each additional inspection over the allowable in any of the above		
	~~Per Inspection~~	~~$66.25 /hour (min 1 hour)~~ Duplicate	
	Per Hour	$66.25 /hour (min 1 hour)	
	Industrial Plant Inspection	$78.18 /hour (min 1 hour)	
	Renewable Energy Electrical Fees:		
	5 kva or less	$100.70	7/1/2012
	5.01 to 15 kva	$133.56	7/1/2012
	15.01 to 25 kva	$200.34	7/1/2012
	Wind generation systems in excess of 25 kva:		
	25.01 to 50 kva	$301.04	7/1/2012
	50.01 to 100 kva	$552.26	7/1/2012
	>100 kva the permit fee shall be calculated in accordance with OAR 918-309-0040.	$552.26	7/1/2012
	Solar generation systems in excess of 25 kva:		
	Each additional kva over 25	$7.42	7/1/2012
	>100 kva no additional charge		
	~~Each additional inspection over allowable in any of the above:~~		
	~~Each additional inspection will be charged at an hourly rate (1 hr minimum)~~	~~$66.25/hr~~ Duplicate	~~7/1/2012~~
	Misc. fees ~~at an hourly rate~~ (1 hr minimum)	$90.00/hr	7/1/2012
	Electrical permit plan review fee	25% of the electrical permit fee	
	Fire Protection Systems		10/1/2009
	(Commercial Fire Suppression - Sprinkler, Alarm and Type I-Hood systems based on project valuation)		
	Total Valuation:		
	$0.00 to $500.00	$51.09 /minimum	

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - BUILDING			
	$500.01 to $2,000.00	$51.09 /for the first $500 and $2.69 /for each additional $100 or fraction thereof	
	$2,000.01 to $25,000.00	$91.44 /for the first $2,000 and $10.76 /for each additional $1,000 or fraction thereof	
	$25,000.01 to $50,000.00	$338.92 /for the first $25,000 and $8.06 /for each additional $1,000 or fraction thereof	
	$50,000.01 to $100,000.00	$509.42 /for the first $50,000 and $5.38 /for each additional $1,000 or fraction thereof	
	$100,000.01 and over	$809.42 /for the first $100,000 and $4.49 /for each additional $1,000 or fraction thereof	
	Fire Life Safety Plan Review (Commercial Only)	40% of base building permit fee	9/26/2000
	Fire Protection Systems (Residential Fire Suppression)		10/1/2009
	Stand Alone System		
	Square Footage:		
	1 to 2,000	$198.75	
	2,001 to 3,600	$246.45	
	3601 to 7,200	$310.05	
	7,201 and over	$404.39	
	Multipurpose or Continuous Loop System		
	Square Footage:		
	1 ~~0~~ to 2,000	$121.90	
	2,001 to 3,600	$169.60	
	3,601 to 7,200	$233.20	
	7,201 and over	$327.54	
	Manufactured Dwelling Installation	$305.50	9/24/2002
	(Fee includes placement permit $275.50 and state administration fee $30.00)		

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - BUILDING			
	Manufactured Dwelling and Mobile Home	Per OAR	9/24/2002
	Parks, Recreation Camps, and Organizational Camps		
	Mechanical Fees		10/1/2009
	(1 & 2 Family Dwellings for New, Additions, or Alterations)		
	Heating/Cooling:		
	Air conditioning	$46.75	
	Furnace 100,000 BTU (ducts/vents)	$46.75	
	Furnace 100,000+ BTU (ducts/vents)	$54.91	
	Heat pump	$61.06	
	Duct work	$23.32	
	Hydronic hot water system	$23.32	
	Residential boiler (radiator or hydronic)	$23.32	
	Unit heaters (fuel-type, not electric), in-wall, in duct, suspended, etc.	$46.75	
	Flue/vent for any of above	$23.32	
	Other	$23.32	
	Other fuel appliances:		
	Water heater	$23.32	
	Gas fireplace	$33.39	
	Flue/vent for water heater or gas fireplace	$23.32	
	Log lighter (gas)	$23.32	
	Wood/pellet stove	$33.39	
	Wood fireplace/insert	$23.32	
	Chimney/liner/flue/vent	$23.32	
	Other	$23.32	
	Environmental exhaust and ventilation:		
	Range hood/other kitchen equipment	$33.39	
	Clothes dryer exhaust	$33.39	
	Single-duct exhaust (bathrooms, toilet compartments, utility rooms)	$23.32	
	Attic/crawlspace fans	$23.32	
	Other	$23.32	
	Fuel piping:		
	First four	$14.15	
	Each additional	$4.03	
	Minimum permit fee	$90.00	
	Mechanical plan review fee	25% of Permit Fee	

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - BUILDING			
	Mechanical Permit Fees		10/1/2009
	(Commercial and Multi-family)		
	Total Valuation:		
	$0.00 to $500.00	$69.06 /minimum	
	$500.01 to $5,000.00	$69.06 /for the first $500 and	
		$3.07 /for each additional $100 or fraction thereof	
	$5,000.01 to $10,000.00	$207.21 /for the first $5,000 and	
		$2.81 /for each additional $100 or fraction thereof	
	$10,000.01 to $50,000.00	$347.71 /for the first $10,000 and	
		$2.54 /for each additional $100 or fraction thereof	
	$50,000.01 to $100,000.00	$1,363.71 /for the first $50,000 and	
		$2.49 /for each additional $100 or fraction thereof	
	$100,000.01 and over	$2,608.71 /for the first $100,000 and	
		$2.92 /for each additional $100 or fraction thereof	
	Plan Review	25% of permit fee	9/24/2002
	Plumbing Fees		10/1/2009
	(Commercial, Industrial, Residential, & Multi-Family)		
	New One & Two Family Dwellings		
	1 bath	$312.70	
	2 bath	$437.78	
	3 bath	$500.32	
	Each additional bath/kitchen fixture	$25.02	
	Site Utilities		
	Catch basin or area drain	$18.76	
	Drywell, leach line, or trench drain	$18.76	
	Footing drain, first 100'	$50.03	
	Each additional 100' or part thereof (footing drain)	$37.52	
	Manufactured home utilities	$50.03	
	Manholes	$18.76	
	Rain drain connector	$18.76	
	Sanitary sewer, first 100'	$62.54	
	Storm sewer, first 100'	$62.54	

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - BUILDING			
	Water service, first 100'	$62.54	
	Each additional 100' or part thereof (sanitary, storm, water service)	$37.52	
	Fixture or Item		
	Backflow preventer	$31.27	
	Backwater valve	$12.51	
	Clothes washer	$25.02	
	Dishwasher	$25.02	
	Drinking fountain	$25.02	
	Ejectors/sump	$25.02	
	Expansion tank	$12.51	
	Fixture/sewer cap	$25.02	
	Floor drain/floor sink/hub	$25.02	
	Garbage disposal	$25.02	
	Hose bib	$25.02	
	Ice maker	$12.51	
	Interceptor/grease trap	$25.02	
	Medical gas (value: $)	*see table*	
	Primer	$12.51	
	Roof drain (commercial)	$12.51	
	Sink/basin/lavatory	$25.02	
	Solar units (potable water)	$62.54	
	Tub/shower/shower pan	$12.51	
	Urinal	$25.02	
	Water closet	$25.02	
	Water heater	$37.52	
	Water Piping/DWV	$56.29	
	Other:	$25.02	
	Minimum permit fee	$72.50	
	Plumbing plan review	25% of permit fee	
	Medical Gas Systems		9/24/2002
	Total Valuation:		
	$1.00 to $5,000.00	$72.50 /minimum	
	$5,000.01 to $10,000.00	$72.50 /for the first $5,000 and $1.52 /for each additional $100 or fraction thereof, to and including $10,000.	

Department	Revenue Source	Fee or Charge		Effective Date
COMMUNITY DEVELOPMENT - BUILDING				
	$10,000.01 to $25,000.00	$148.50	/for the first $10,000 and	
		$1.54	/for each additional $100 or fraction thereof, to and including $25,000.	
	$25,000.01 to $50,000.00	$379.50	/for the first $25,000 and	
		$1.45	/for each additional $100 or fraction thereof, to and including $50,000.	
	$50,000.01 and over	$742.00	/for the first $50,000 and	
		$1.20	/for each additional $100 or fraction thereof.	
	Limited ~~Restricted~~ **Energy**			6/27/2000
	Residential Energy Use, for all systems combined	$75.00		
	Commercial Energy Use, for each system	$75.00		
	Sanitary Sewer Inspection Fee			6/6/2000
	Residential	$35.00		
	Commercial	$45.00		
	Industrial	$75.00		
	Site Work/Grading Permit Fees			10/1/2009
	Based on project valuation - See Building Permit Fees (New Commercial).			
	Miscellaneous Fees			
	Administrative fee to change issued permits, including but not limited to:			
	Address change (minimum charge - one-half hour)	$90.00	per hour	7/1/2014
	Contractor change (minimum charge - one-half hour)	$90.00	per hour	7/1/2014
	Process and handling fee to mail permits with plans	$5.00		7/1/2014
	Fee paid inspections for residential structures pursuant to Title 14, Chapter 16			6/27/2000
	Single & Two Family Dwellings	$100.00		
	Apartment Houses & Social Care Facilities	$160.00	/plus $7 for each dwelling unit in excess of 3	
	Hotels	$160.00	/plus $5 for each dwelling unit in excess of 5	
	Information Processing & Archiving (IPA) Fee	$2.00	/sheet larger than 11" X 17"	7/1/2010
		$0.50	/sheet 11" X 17" and smaller	
	Investigation Fee	$90.00	per hour (average cost)	1/1/2014

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - BUILDING			
	(minimum charge: one-half hour)		
	Phased Occupancy	$200.00	6/27/2000
	Permit or Plan Review Extension	$90.00	
	Temporary Certificate of Occupancy		
	Valuation less than $500,000	$300.00	2/10/2026
	Valuation $500,000 or more	$600.00	2/10/2026
	Other Inspections & Fees:		
	1. Inspections outside of normal business hours		10/1/2009
	(minimum charge - 2 hours)	$90.00 per hour	
	2 Reinspection fees	$90.00 per hour	10/1/2009
	3. Inspections for which no fee is specifically		10/1/2009
	indicated (minimum charge: one-half hour)	$90.00 per hour	
	4. Additional plan review required by changes,		10/1/2009
	additions or revisions to plans (minimum		
	charge: one-half hour)	$90.00 per hour	

Note: A 12% surcharge fee as mandated by the State Building Codes Division is applied to all permit fees, investigation fees and inspection fees listed above.

Department	Revenue Source	Fee or Charge			Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING					
	Archive Fee*				
	Temporary Sign		$10		2/10/2026
	A	$37	~~$36~~		7/1/2026 ~~2/10/2026~~
	B	$154	~~$150~~		7/1/2026 ~~2/10/2026~~
	C	$257	~~$250~~		7/1/2026 ~~2/10/2026~~
	D	$462	~~$450~~		7/1/2026 ~~2/10/2026~~
	Adjustment*	$551	~~$536~~	Plus Archive Fee B	7/1/2026 ~~2/10/2026~~
	Annexation (Quasi-Judicial)*	$5,180	~~$5,043~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	Appeal				
	Type II to Hearings Officer - Fee set by state law		$250	Plus Archive Fee B	2/10/2026
	Expedited Review (Deposit) - Fee set by state law		$300	Plus Archive Fee B	2/10/2026
	Type III*	$5,209	~~$5,072~~	Plus Archive Fee C	~~2/10/2026~~ 7/1/2026
	Comprehensive Plan Map Amendment (Quasi-judicial)*	$6,516	~~$6,344~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	Conditional Use*	$10,312	~~$10,040~~	Plus Archive Fee D	7/1/2026 ~~2/10/2026~~
	Director Determination*	$1,130	~~$1,100~~	Plus Archive Fee B	7/1/2026 ~~2/10/2026~~
	Development Design Review	$12,167	~~$11,846~~	Plus Archive Fee D	7/1/2026 ~~2/10/2026~~
	Extension*				
	Type I	$551	~~$536~~	Plus Archive Fee B	7/1/2026 ~~2/10/2026~~
	Type II	$1,130	~~$1,100~~	Plus Archive Fee B	7/1/2026 ~~2/10/2026~~

Department	Revenue Source	Fee or Charge			Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING					
	Food Carts*				7/1/2026
	Food Cart	$263	~~$256~~	Per cart Plus Archive Fee A	~~2/10/2026~~
	Food Cart Pod four or more carts	$4,108	~~$4,000~~	Plus Archive Fee B	7/1/2026 ~~2/10/2026~~
	Historic Resource Review				7/1/2026
	Type II: Construction / Alteration / Demolition	$1,210	~~$1,178~~	Plus Archive Fee B	~~2/10/2026~~
	Type III: Designation / Removal of Designation	$8,063	~~$7,850~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	Home Business Permit*	$462	~~$450~~	Plus Archive Fee B	7/1/2026 ~~2/10/2026~~
	Home Occupation Permit*	$190	~~$185~~	Plus Archive Fee A	7/1/2026 ~~2/10/2026~~

Department	Revenue Source	Fee or Charge			Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING					
	Land Partition*				7/1/2026
	2 Lots	$6,203	~~$6,039~~	Plus Archive Fee C	~~2/10/2026~~
	3 Lots	$7,462	~~$7,265~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	Expedited	$8,709	~~$8,479~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	Final Plat	$1,733	~~$1,687~~		7/1/2026 ~~7/1/2025~~
	Legislative Amendments				7/1/2026
	External Applicants	$20,542	~~$20,000~~	Plus Archive Fee D	~~2/10/2026~~
	City Council, Planning Commission, Community Dev. Director or Designee		$0		2/10/2026
	Lot Line Adjustment / Lot Consolidation*	$1,130	~~$1,100~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	Marijuana Facility Permit*	$1,101	~~$1,072~~	Plus Archive Fee B	7/1/2026 ~~2/10/2026~~
	Modification*				7/1/2026
	Type I	$462	~~$450~~	Plus Archive Fee B	~~2/10/2026~~
	Type II	$4,979	~~$4,848~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~

Department	Revenue Source	Fee or Charge				Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING						
	Planned Development*					7/1/2026
	Concept Plan	$14,343	~~$13,965~~		Plus Archive Fee D	~~2/10/2026~~
	Consolidated Concept and Detailed Plan	$14,343	~~$13,965~~		Plus Archive Fee D	~~2/10/2026~~ 7/1/2026
	With Land Division (in lieu of Subdivision, Sublot, or Land Partition Fee)			$117 Plus ~~$114~~ per lot		7/1/2026 ~~7/1/2025~~
	Detailed Plan	$4,979	~~$4,848~~		Plus Archive Fee D	7/1/2026 ~~2/10/2026~~
	With Land Division (in lieu of Subdivision, Sublot, or Land Partition Fee)			$117 Plus ~~$114~~ per lot		7/1/2026 ~~7/1/2025~~
	Pre-Application Conference*					
	Type II	$462	~~$450~~			7/1/2026 ~~7/1/2025~~
	Type III	$1,110	~~$1,081~~			7/1/2026 ~~7/1/2025~~
	Public Facilities Exception (inside River Terrace)*	$1,130	~~$1,100~~		Plus Archive Fee B	7/1/2026 ~~2/10/2026~~
	Sensitive Lands Review*					
	Type I	$1,130	~~$1,100~~		Plus Archive Fee B	7/1/2026 ~~2/10/2026~~
	Type II	$4,953	~~$4,822~~		Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	Type III	$5,349	~~$5,208~~		Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	Sign Permit*					
	New or Modified Sign	$310	~~$302~~		Plus Archive Fee A	7/1/2026 ~~2/10/2026~~
	Temporary Sign	$98	~~$95~~		Plus Archive Fee Temporary Sign	7/1/2026 ~~2/10/2026~~

Department	Revenue Source	Fee or Charge			Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING					
	Site Development Review*				
	Inside MU-CBD Zone: All Development				
	Type I	$183	~~$178~~	Plus Archive Fee A	7/1/2026 ~~2/10/2026~~
	Type II				
	Under $1,000,000	$2,560	~~$2,492~~	Plus Archive Fee B	7/1/2026 ~~2/10/2026~~
	$1,000,000 and over	$7,910	~~$7,701~~	Plus (0.004 X Project Valuation) and Archive Fee C	~~2/10/2026~~ 7/1/2026
	Outside MU-CBD Zone: Residential Development				
	Type I				
	Under 13 Dwelling Units	$551	~~$536~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	13 Dwelling Units and over	$1,130	~~$1,100~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	Type II				
	Under 13 Dwelling Units	$1,352	~~$1,316~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	13 Dwelling Units and over	$2,251	~~$2,192~~	Plus Archive Fee D	7/1/2026 ~~2/10/2026~~
	Outside MU-CBD Zone: Nonresidential and Mixed-Use Development				
	Type II				
	Under $1,000,000	$8,748	~~$8,517~~	Plus Archive Fee D	7/1/2026 ~~2/10/2026~~
	$1,000,000 and over	$11,368	~~$11,068~~	Plus ($7 ~~$6~~ per each $10,000 over $1M) and Archive Fee D	7/1/2026 ~~2/10/2026~~
	Subdivision*				
	Preliminary Plat	$13,732	~~$13,370~~	Plus $117 ~~$114~~ per lot and Archive Fee D	7/1/2026 ~~2/10/2026~~
	Expedited Preliminary Plat	$11,581	~~$11,275~~	Plus $117 ~~$114~~ per lot and Archive Fee D	7/1/2026 ~~2/10/2026~~
	Final Plat	$3,493	~~$3,401~~		7/1/2026 ~~7/1/2025~~

Department	Revenue Source	Fee or Charge			Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING					
	Sublot Plat*				
	Preliminary Sublot Plat	$6,756	~~$6,578~~	$117 Plus ~~$114~~ per lot and Archive Fee C	7/1/2026 ~~2/10/2026~~
	Final Sublot Plat	$1,690	~~$1,645~~		7/1/2026 ~~7/1/2025~~
	Temporary Use Permit*				
	Type I	$551	~~$536~~	Plus Archive Fee A	7/1/2026 ~~2/10/2026~~
	Special Exemption: Non-Profit Organization		$0		7/1/2022
	Special Rate: Mixed Use-Central Business District Zone				
	1st Temporary Use in a Calendar Year	$551	~~$536~~	Plus Archive Fee A	7/1/2026 ~~2/10/2026~~
	2nd Through 5th Temporary Use With Substantially the Same Site Plan Within A Calendar Year	$98	~~$95~~	Plus Archive Fee A	7/1/2026 ~~2/10/2026~~
	Transportation Mitigation Review (inside Tigard Triangle	$1,130	~~$1,100~~	Plus Archive Fee B	~~2/10/2026~~ 7/1/2026
	Urban Forestry*				
	Plan Modification	$1,086	~~$1,057~~	Plus Archive Fee B	7/1/2026 ~~2/10/2026~~
	Discretionary Plan Review (with concurrent Type III review)	$680	~~$662~~		7/1/2026 ~~7/1/2025~~
	Discretionary Plan Review (without concurrent Type III review)	$4,190	~~$4,079~~	Plus Archive Fee C	7/1/2026 ~~2/10/2026~~
	Wireless Communication Facility				
	Site Development Review Type II				
	Under $1,000,000	$8,748	~~$8,517~~	$7 Plus Archive Fee D	7/1/2026 ~~2/10/2026~~
	$1,000,000 or over	$11,368	~~$11,068~~	Plus ($7 per each $10,000 over $1 M) and Archive Fee D	7/1/2026 ~~2/10/2026~~
	Conditional Use Permit	$10,312	~~$10,040~~	Plus Archive Fee D	7/1/2026 ~~2/10/2026~~
	Zone Change (Quasi-Judicial)	$6,516	~~$6,344~~	Plus Archive Fee D	7/1/2026 ~~2/10/2026~~
	Zoning Analysis	$1,130	~~$1,100~~	Plus Archive Fee A	7/1/2026 ~~2/10/2026~~
	Zoning Request	$165	~~$161~~	Plus Archive Fee A	7/1/2026 ~~2/10/2026~~
	Special Exemption: Shelter Siting		$0		7/1/2025

Department	Revenue Source	Fee or Charge			Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING					
	Planning Review of Building Permits				
	Residential**				
	Small Form Residential (includes single detached houses, duplexes, triplexes, and attached accessory dwelling units)	$139	~~$135~~	Per dwelling unit	7/1/2026 ~~7/1/2025~~
	Detached Accessory Dwelling Unit	$139	~~$135~~		7/1/2026 ~~7/1/2025~~
	Rowhouse	$139	~~$135~~	Per dwelling unit	7/1/2026 ~~7/1/2025~~
	Quad	$451	~~$439~~	Per Quad Development	7/1/2026 ~~7/1/2025~~
	Cottage Cluster	$338	~~$329~~	$82 Plus ~~$80~~ per dwelling unit	7/1/2026 ~~7/1/2025~~
	Courtyard Unit	$338	~~$329~~	$82 Plus ~~$80~~ per dwelling unit	7/1/2026 ~~7/1/2025~~
	Accessory structures and additions that do not add dwelling units	139	~~$135~~		7/1/2026 ~~7/1/2025~~
	*** Residential development code review applies to new construction of, and additions to, dwelling units and structures including, but not limited to, garages, carports, porches, patios, decks, storage sheds, awnings, steps and ramps*				
	Non-Residential and Mixed-Use	$551	~~$536~~		7/1/2026 ~~7/1/2025~~
	Tenant Improvements in Existing Development				
	Project Valuation under $5,000		$0		7/1/2022
	Project Valuation $5,000 - $74,999	$139	~~$135~~		~~7/1/2025~~
	Project Valuation $75,000 - $149,999	$345	~~$336~~		~~7/1/2025~~
	Project Valuation $150,000 and more	$551	~~$536~~		7/1/2026 ~~7/1/2025~~

Department	Revenue Source		Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING				
COMMUNITY DEVELOPMENT - MISCELLANEOUS FEES & CHARGES				
	GIS Maps			
	17" x 22"	Non Aerial	$16	7/1/2025
		Aerial	$21	7/1/2025
	34" x 44"	Non Aerial	$37	7/1/2025
		Aerial	$43	7/1/2025
	Custom Maps		Staff Hourly Rate	7/1/2011
	Project / Plat Name Change*		$632 ~~$615~~	7/1/2026 ~~7/1/2025~~
	Public Notice Sign		$8	7/1/2024
	Renotification for Hearing Postponement*		$595 ~~$579~~	7/1/2026 ~~7/1/2025~~
	Tigard Comprehensive Plan		$100	7/1/2024
	Tigard Transportation System Plan		$100	7/1/2024

~~** Adjusted annually in conjunction with the Seattle Construction Cost Index (SCCI) Annual Average*~~ Indexing references made consistent throughout document

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - MISCELLANEOUS DEVELOPMENT			

Organized with SDC's

Fee in Lieu of Sewer	Based on actual cost of sewer connection, if sewer was available	1998
(MU-CBD zone only)	the current Washington County Assessor-determined real market value of the land (not improvements) by 10%	
Sanitary Sewer Connection Fee	$7,332 ~~$7,139~~ / DU or DUE	7/1/2026 ~~7/1/2025~~
(This fee is determined by Clean Water Services. The City of Tigard receives 3.99% of fees collected.)		
Water Quality Facility Fee (Fee set by Clean Water Services)[1]		
(City receives 100% of fees collected)		
Residential Single Family	$320 ~~$311~~ /unit	7/1/2026 ~~7/1/2025~~
Commercial & Multi-family	$320 ~~$311~~ /2,640 sq. ft of additional impervious surface	7/1/2026 ~~7/1/2025~~
Water Quantity Facility Fee (Fee set by Clean Water Services)[1]		
(City receives 100% of fees collected)		
Residential Single Family	$390 ~~$380~~ /unit	7/1/2026 ~~7/1/2025~~
Commercial & Multi-family	$390 ~~$380~~ /2,640 sq. ft of additional impervious surface	7/1/2026 ~~7/1/2025~~

Organized with all other CET Fees

Metro Construction Excise Tax		
(City will retain 5% for administrative expenses) (Tax set by Metro, but collected by cities)	0.12% of building permits for projects with a total valuation of $100,001 or more; not to exceed $12,000.	7/1/2006
School District Construction Excise Tax		
(City will retain 4% for administrative expenses) (Tax set by school districts based on ORS 320.170-189 and collected by cities)		
Beaverton School District[2]	$1.70 ~~$1.67~~ /sq. ft. residential construction	7/1/2026 ~~7/1/2025~~
	$0.85 ~~$0.84~~ /sq. ft. non-residential construction	7/1/2026 ~~7/1/2025~~
	$42,400 ~~$41,800~~ Non-residential maximum per building permit or per structure, whichever is less	7/1/2026 ~~7/1/2025~~

Department	Revenue Source	Fee or Charge			Effective Date
COMMUNITY DEVELOPMENT - MISCELLANEOUS DEVELOPMENT					
Organized with all other CET Fees	**Tigard-Tualatin School District (TTSD)**[2]	$1.70	~~$1.67~~ /sq. ft. residential construction	7/1/2026	~~7/1/2025~~
		$0.85	~~$0.84~~ /sq. ft. non-residential construction	7/1/2026	~~7/1/2025~~
		$42,400	~~$41,800~~ Non-residential maximum per building permit or per structure, whichever is less	7/1/2026	~~7/1/2025~~
	Tigard Affordable Housing Construction Excise Tax*	(City will retain 4% for administrative expenses)			1/1/2020
	Residential	1% /Permit Valuation			
	Commercial	1% /Permit Valuation			
	** Permits of value less than $50,000 and other exemptions may apply per TMC 3.90*				
	Small Wireless Facility Planning Review Fee	$150 per application, up to 5 batched applications, then $45 per application over 5			2/5/2019
	Type II (Major) Modification Project Valuation Threshold[3]	$71,131			7/1/2026
		~~$69,254~~			~~7/1/2025~~
Combined with other section of Urban Forestry in Planning	**Urban Forestry**[3]				
	Hazard Tree Dispute Resolution Fee	$266	~~$259~~ $67 Plus ~~$65~~ each additional tree		7/1/2026 ~~7/1/2025~~
	In Lieu of Planting Fees (Planting & 3 Year Maintenance)				
	Street Tree	$864	~~$841~~ per tree		7/1/2026 ~~7/1/2025~~
	Open Grown Tree	$864	~~$841~~ per tree		7/1/2026 ~~7/1/2025~~
	Stand Grown Tree	$615	~~$599~~ per stand		7/1/2026 ~~7/1/2025~~
	Tree Removal Permit				
	Simple		$0		7/1/2022
	Complex[4]	$473	~~$461~~ per tree	Plus Archive Fee B	~~2/10/2026~~ 7/1/2026
	Tigard Triangle District Tree Removal Fee (only applies in TMU Zone when removal approved through an adjustment)	$426	~~$415~~ per caliper inch DBH		7/1/2026 ~~7/1/2025~~

Department	Revenue Source	Fee or Charge		Effective Date
COMMUNITY DEVELOPMENT - MISCELLANEOUS DEVELOPMENT				
Combined with other section of Urban Forestry in Planning	Tree Canopy Fee		$3 per square foot of tree canopy	3/1/2013
	Parking Lot Tree Canopy Fee*	$1,638	~~$1,595~~ per parking space	7/1/2026 ~~2/10/2026~~
	Urban Forest Inventory Fees			
	Open Grown Tree	$239	~~$233~~ Plus ~~$32~~ each additional tree	7/1/2026 ~~7/1/2025~~
	Stand of Trees	$314	~~$306~~ Plus ~~$50~~ each additional stand	7/1/2026 ~~7/1/2025~~
	Retroactive Tree Removal Permit Penalty	$257	~~$250~~ Minimum	7/1/2026 ~~7/1/2024~~
	Tree Establishment Bond (Planting & Early Establishment)			
	Open Grown Tree for all Land Use Applications except Land Divisions	$710	~~$691~~ per tree	7/1/2026 ~~7/1/2025~~
	Stand Grown Tree for all Land Use Applications except Land Divisions	$565	~~$550~~ per stand	7/1/2026 ~~7/1/2025~~
Vacation (Streets and Public Access)[3]				
	Deposit	$4,180	~~$4,070~~ Plus actual costs	7/1/2026 ~~7/1/2025~~
Vertical Housing Development Zone[3]				
	Precertification Fee	$1,137	~~$1,107~~	7/1/2026 ~~7/1/2025~~
	Final Certification Fee	$1,707	~~$1,662~~	7/1/2026 ~~7/1/2025~~
	Annual Project Monitoring Fee	$426	~~$415~~	7/1/2026 ~~7/1/2025~~

~~*Adjusted annually in conjunction with the Seattle Constructin Cost Index (SCCI) Annual Average~~

~~[1] This fee is determined by Clean Water Services.~~

Indexing references made consistent throughout document

~~[2] BSD and TTSD Construction Excise Tax will be set by the school districts in June/July. Staff is authorized to update the schedule for the fees and charges set by other jurisdictions.~~

~~[3] Per Ord 03-59, fee is adjusted yearly based on the Construction Cost Index for the City of Seattle as published in the April issue of Engineering News Record.~~

[4] Per tree up to and including 10 trees. If over 10 trees, a deposit of ~~$476~~ for each tree over 10 trees up to a maximum of $5,000.00. The applicant is charged actual staff time to process the permit and will be refunded the balance of the deposit if any remains after the review is complete.

Note specific to Complex Tree Removal Permit	$489	7/1/2026

Department	Revenue Source	Fee or Charge		Effective Date
PUBLIC WORKS - DEVELOPMENT ENGINEERING				
	Addressing Assignment Fee	$50.00	/lot or suite (up to first 20)	8/1/2017
		$25.00	/lot or suite (for 21 and greater)	8/1/2017
	Early Addressing Request	$250.00	Prior to Plat Approval	8/1/2017
	Encroachments			
	Encroachment Permit - Furnishings	$25.00		7/1/2020
	Encroachment Permit	$250.00		7/1/2020
	Encroachment Permit Appeal	$250.00		11/1/2018
	Erosion Control Inspection Fee			
	With Development			
	Construction Cost Estimate $0-$25,000	$80.70		7/1/2014
	Construction Cost Estimate $25,001-$50,000	$107.60		7/1/2014
	Construction Cost Estimate $50,001-$100,000	$161.40		7/1/2014
	Construction Cost Estimate over $100,000	$161.40	plus $75 per $100,000 or fraction thereof exceeding the first $100,000	7/1/2014
	Without Development			
	0-0.99acres	$322.80		7/1/2014
	1acre or greater	$322.80	plus $150 per acre or fraction thereof	7/1/2014
	Reinspection Fee	$96.84	per hour with a minimum of 1 hour	7/1/2014
	Plan Check		included in inspection fee	7/1/2014
	Plan Resubmittal Review	$96.84	per hour with a minimum of one-half hour	7/1/2014
	Fee In Lieu of Stormwater Quality (Fee set by Clean Water Services)[1]	$1.00	/per sq. ft. of unmanaged impervious area	8/1/2017
	Fee In Lieu Of Hydromodification (Fee set by Clean Water Services)[1]	$1.00	/per sq. ft. of unmanaged impervious area	10/1/2019
	Fee In Lieu Of Stormwater Quality and Hydromodification (Fee set by Clean Water Services)[1]	$1.50	/per sq. ft. of unmanaged impervious area	10/1/2019

Department	Revenue Source	Fee or Charge	Effective Date
PUBLIC WORKS - DEVELOPMENT ENGINEERING			
	Fee In Lieu Of Undergrounding		
	Utility Portion (one or more, accumulative):		
	Electrical	$86.00 /linear foot	7/1/2022
	Cable	$16.00 /linear foot	7/1/2022
	Telecommunication	$26.00 /linear foot	7/1/2022
	Trench Cost (applied only once, per lineal foot)	$39.00 /linear foot	7/1/2022
	Other Inspections & Fees		
	Inspections		
	1 Inspections outside of normal business hours (minimum charge - 2 hours)	$135.00 per hour	7/1/2019
	2 Inspections for which no fee is specifically indicated (minimum charge - one-half hour)	$135.00 per hour	7/1/2019
	3 Additional plan review required by changes, additions or revisions to plans (minimum charge - one-half hour)	$135.00 per hour	7/1/2019
duplicative	4 ~~Additional 0.5% added to PFI~~ Plan Review Fee for each additional technical review after the third PFI plan review	0.5% of estimated cost of public improvements with a $300 minimum	7/1/2022
	Oversize Load Permit	$325.00	7/1/2024
	Retrieval of Materials Confiscated in ROW		
	Lawn and A-board signs	$40.00 per sign	7/1/2024
	Other signs and materials (based on size and value)	City Manager's Discretion ~~(per TMC 6.03 Ord 12-02)~~ not necessary	7/1/2024
	Public Facility Improvement - LIDA* Permit	$300.00 /equivalent dwelling unit (EDU) for review and inspection of LIDA on single lots	8/1/2017

* - LIDA + Low Impact Development Approaches per Clean Water Services Design and Construction Standards

Department	Revenue Source		Fee or Charge	Effective Date
PUBLIC WORKS - DEVELOPMENT ENGINEERING				
	Public Facility Improvement Permit	All System Improvements	$300 minimum, or 2% of the preliminary engineer's estimate of cost is required at permit intake and will be credited when calculating the fee to release the permit	7/1/2025
		All Non-Water System Improvements	7% of the final engineer's estimate of cost for all non-water system improvements is required to release the permit and the intake fee amount will be deducted as a credit	7/1/2025
		All Water System Improvements	12% of the final engineer's estimate for public water system improvements	7/1/2025
			$0.00 Sidewalk repair or replacement up to 20 linear feet	7/1/2021
	Regional Stormwater Management Charge (RSMC) (Fee set by Clean Water Services)[1]			
	RSMC Unit Rate		$10.88 ~~$10.26~~ per cubic foot of required volume management	7/1/2026 ~~7/1/2025~~
	Residential RSMC = Lot size (sf) x percent impervious design factor x 0.131 cf/sf x RSMC unit rate*			
	Multi-family & non-residential RSMC = Actual impervious area (sf) x 0.131 cf/sf x RSMC unit rate*			
	* Percent impervious design factor and RSMC unit rate per Clean Water Services Rates and Charges			
	Reimbursement District Application Fee		$300.00	1/27/1998
	Reimbursement District Fee		Not to Exceed $6,000 unless reimbursement fee exceeds $15,000. Any amount over $15,000 shall be reimbursed by the owner; $6,000 limit valid for only 3 years from Council approval of district cost.	7/1/2001
	Streetlight Energy & Maintenance Fee		Based upon PGE Schedule #95 Option "B" for the first two years costs	1/27/2020
	Tigard Triangle Mixed Use Zone – Fees and Charges			
	Transportation Impact Study		Actual Cost of Study by City Transportation Consultant	7/1/2018
	Transportation Fee in Lieu of Construction		Estimated Cost of Improvements by City Engineer (determination based on an estimate to construct the required improvements using the average cost of the most recent capital improvement project itemized bid prices)	7/1/2018

~~*[1] This fee is determined by Clean Water Services.*~~ Indexing references made consistent throughout document

Department	Revenue Source	Fee or Charge		Effective Date	
PUBLIC WORKS - UTILITIES					
	Booster Pump Charge				
	Customer Classification				
	Single-Family Residential	~~$2.03~~ /monthly	$2.07	7/1/2026	~~7/1/2021~~
	Multi-Family Residential, Commercial, Industrial, Irrigation by Meter Size (diameter inches)				
	5/8 x 3/4	~~$1.49~~ /monthly	$1.52	7/1/2026	~~7/1/2021~~
	3/4 x 3/4	~~$2.24~~ /monthly	$2.24	7/1/2026	~~7/1/2021~~
	1	~~$3.74~~ /monthly	$3.81	7/1/2026	~~7/1/2021~~
	1.5	~~$7.47~~ /monthly	$7.62	7/1/2026	~~7/1/2021~~
	2	~~$11.96~~ /monthly	$12.20	7/1/2026	~~7/1/2021~~
	3	~~$23.91~~ /monthly	$24.39	7/1/2026	~~7/1/2021~~
	4	~~$37.36~~ /monthly	$38.11	7/1/2026	~~7/1/2021~~
	6	~~$74.73~~ /monthly	$76.22	7/1/2026	~~7/1/2021~~
	8	~~$119.56~~ /monthly	$121.95	7/1/2026	~~7/1/2021~~
	10	~~$171.87~~ /monthly	$175.31	7/1/2026	~~7/1/2021~~
	12	~~$252.21~~ /monthly	$257.25	7/1/2026	~~7/1/2021~~
	Customer Charge				
	(Basic fee charged to customers to have the City deliver water.)				
	Customer Classification				
	Single-Family Residential	~~$33.95~~ /monthly	$34.63	7/1/2026	~~7/1/2025~~
	Multi-Family Residential, Commercial, Industrial, Irrigation by Meter Size (diameter inches)				
	5/8 x 3/4	~~$33.95~~ /monthly	$34.63	7/1/2026	~~7/1/2025~~
	3/4 x 3/4	~~$48.90~~ /monthly	$49.88	7/1/2026	~~7/1/2025~~

Department	Revenue Source		Fee or Charge		Effective Date	
PUBLIC WORKS - UTILITIES						
		1	~~$76.16~~ /monthly	$77.68	7/1/2026	~~7/1/2025~~
		1.5	~~$201.14~~ /monthly	$205.16	7/1/2026	~~7/1/2025~~
		2	~~$326.35~~ /monthly	$332.88	7/1/2026	~~7/1/2025~~
		3	~~$642.37~~ /monthly	$655.22	7/1/2026	~~7/1/2025~~
		4	~~$1,220.21~~ /monthly	$1,244.61	7/1/2026	~~7/1/2025~~
		6	~~$1,368.17~~ /monthly	$1,395.53	7/1/2026	~~7/1/2025~~
		8	~~$2,136.81~~ /monthly	$2,179.55	7/1/2026	~~7/1/2025~~
		10	~~$3,942.94~~ /monthly	$4,021.80	7/1/2026	~~7/1/2025~~
		12	~~$5,579.00~~ /monthly	$5,690.58	7/1/2026	~~7/1/2025~~
	Final Notification Process Fee		$10.00 /per instance			10/19/2016
	Fire Hydrant Flow Test		$400.00 /test			7/1/2018
	Fire Hydrant Usage - Temporary					
	3" hydrant meter deposit*		$650.00			9/1/2002
	*Deposit is refundable if returned in good condition					

Organized under "Miscellaneous Water Fees" header

Organized all Fire Hydrant fees under a single heading

Department	Revenue Source		Fee or Charge		Effective Date
PUBLIC WORKS - UTILITIES					
Organized with other Fire Hydrant fees under a single heading	Hook-up service		$50.00		2/27/2001
	Continued use		$50.00 /month		2/27/2001
	Consumption	$19.71	~~$19.32~~ /100 cubic feet of water	7/1/2026	~~7/1/2025~~
Organized all Fire Sprinkler fees under a single heading	**Fire Rates (Sprinklers)**				
	6" or smaller	$43.16	~~$42.31~~ /monthly	7/1/2026	~~7/1/2025~~
	8" or larger	$57.09	~~$55.97~~ /monthly	7/1/2026	~~7/1/2025~~
	Fire Service Connection*		$2,168 /+ 12% fee based on construction costs.		7/1/2025
	~~* Updated annually based on Seattle CCI per April 22, 2013 consultant study.~~ Indexing references made consistent throughout document				
Organized under "Water Meter Fees" header	**Meter Disconnection**		Actual labor and material costs + 10%		9/1/2002
Organized with SDC's	**Meter Installation Fees**				
	5/8" x 3/4" Meter		$405.00		7/1/2018
	3/4" x 3/4" Meter		$463.00		7/1/2018
	1" Meter		$636.00		7/1/2018
	1 1/2" Meter		$983.00		7/1/2018
	2" Meter		$1,272.00		7/1/2018
	3" or more Meter		Actual labor and material costs + 10%		9/1/2011
Organized under "Water Meter Fees" header	**Meter Out-of-Order Test**		Meter calibration cost + actual labor and material costs + 10%		9/1/2002

Department	Revenue Source		Fee or Charge	Effective Date	
PUBLIC WORKS - UTILITIES					
	Sanitary Sewer Service (Fee set by Clean Water Services)				
	(City receives 20% of fees collected) Moved to a footnote				
	Base Charge	$40.78	~~$38.28~~ /dwelling unit/month	7/1/2026	~~7/1/2025~~
	Use Charge	$2.70	~~$2.50~~ /100 cubic feet/month for individual customer winter average	7/1/2026	~~7/1/2025~~
	Tigard Sewer Surcharge*		$3.23 /dwelling unit/month		7/1/2025
	~~* Updated annually based on Seattle CCI.~~ Indexing references made consistent throughout document				
Organized with SDC's	**Service Installation Fees**				
	Single Trench - Single Residential Service		$3,815.00 includes labor & materials		7/1/2018
	1 1/2" Meter and greater		Actual labor and material costs + 10%		10/1/2011
	Storm and Surface Water (Fee set by Clean Water Services)				
	(City retains 75% of Service Charge fees collected) Moved to a footnote				
	(City retains 100% of its Surcharge fees collected)				
	Service Charge	$11.83	~~$11.30~~ /ESU/month	7/1/2026	~~7/1/2025~~
	Tigard Stormwater Surcharge		$5.50 /ESU/month		1/1/2021
Organized under "Miscellaneous Water Fees" header	**Water After Hours Emergency Turn On Service***	$100.00	~~$65.00~~	7/1/2026	~~7/1/2017~~
	*Service Hours Outside of Monday through Friday 8:00 am - 5:00 pm				
	Water Bacteriological Quality Testing				
	Cost per test		$80.00		7/1/2018
	Water Disconnection Charge for Non-payment				
	During business hours		$50.00		2/27/2001
	Water Line Construction - New Development		12% of Actual Cost		2/27/2001
	Water Main Extension				
	Designed and installed by others		12% of Actual Cost		9/1/2002

Department	Revenue Source		Fee or Charge			Effective Date	
PUBLIC WORKS - UTILITIES							
	Water Usage Charges						
	Residential						
		Tier 1	$4.87	~~$4.77~~ /100 cubic feet of water		7/1/2026	~~7/1/2025~~
		Tier 2	$7.11	~~$6.97~~ /100 cubic feet of water		7/1/2026	~~7/1/2025~~
		Tier 3	$8.14	~~$7.98~~ /100 cubic feet of water		7/1/2026	~~7/1/2025~~
	Multi-Family						
		Uniform Rate	$5.31	~~$5.21~~ /100 cubic feet of water		7/1/2026	~~7/1/2025~~
	Commercial						
		Tier 1	$4.80	~~$4.71~~ /100 cubic feet of water		7/1/2026	~~7/1/2025~~
		Tier 2	$7.00	~~$6.86~~ /100 cubic feet of water		7/1/2026	~~7/1/2025~~
		Tier 3	$8.01	~~$7.85~~ /100 cubic feet of water		7/1/2026	~~7/1/2025~~
	Industrial	Uniform Rate	$6.33	~~$6.21 /monthly~~	/100 cubic feet of water	7/1/2026	~~1/1/2021~~
	Irrigation	Uniform Rate	$8.99	~~$8.81 /monthly~~	/100 cubic feet of water	7/1/2026	~~1/1/2021~~

Tiered Rate Structure Thresholds (100 cubic feet of water)

Customer Classification			
Single-Family Residential	Tier 1	6 ccf	7/1/2021
	Tier 2	15 ccf	7/1/2021
	Tier 3	over 15 ccf	7/1/2021

Department	Revenue Source	Fee or Charge		Effective Date
PUBLIC WORKS - UTILITIES				
	Multi-Family Residential, Commercial, Industrial, Irrigation by Meter Size (diameter inches)			
	5/8 x 3/4	Tier 1	6 ccf	
		Tier 2	15 ccf	
		Tier 3	over 15 ccf	
	3/4 x 3/4	Tier 1	9 ccf	
		Tier 2	22 ccf	
		Tier 3	over 22 ccf	
	1	Tier 1	16 ccf	
		Tier 2	40 ccf	
		Tier 3	over 40 ccf	
	1.5	Tier 1	48 ccf	
		Tier 2	120 ccf	
		Tier 3	over 120 ccf	
	2	Tier 1	78 ccf	
		Tier 2	195 ccf	
		Tier 3	over 195 ccf	
	3	Tier 1	137 ccf	
		Tier 2	344 ccf	
		Tier 3	over 344 ccf	
	4	Tier 1	282 ccf	
		Tier 2	705 ccf	
		Tier 3	over 705 ccf	
	6	Tier 1	300 ccf	
		Tier 2	750 ccf	
		Tier 3	over 750 ccf	
	8	Tier 1	480 ccf	
		Tier 2	1,200 ccf	
		Tier 3	over 1,200 ccf	

Department	Revenue Source		Fee or Charge		Effective Date
PUBLIC WORKS - UTILITIES					
		10	Tier 1	938 ccf	
			Tier 2	2,345 ccf	
			Tier 3	over 2,345 ccf	
		12	Tier 1	1,350 ccf	
			Tier 2	3,376 ccf	
			Tier 3	over 3,376 ccf	

Organized with Street Maint & Parks Fees

Street Maintenance Fee ~~(TMC 15.20)~~*				
Monthly Residential Rate - Single and Multi-Family	$9.29	~~$9.11~~ / unit	7/1/2026	~~7/1/2025~~
Monthly Non-Residential Rate	$3.04	~~$2.98~~ /per min required parking space	7/1/2026	~~7/1/2025~~
Staff Review	No Charge			
City Council Written Appeal Filing Fee	$300.00			

** Street Maintenance Fee is adjusted by a 2-year rolling average of 85% Seattle Construction Cost Index and 15 % Oregon Monthly Asphalt Cement Material Price Index. However based on the TMC, a floor of two percent and a ceiling of seven percent will be applied.*

Tigard Transportation Utility Fee (River Terrace)	$5.00 / month		10/1/2016

Organized under "Water Meter Fees" header

Meter Maintenance Fee (TMC 12.01)	$50.00 per required service		7/1/2018

Department	Revenue Source		Fee or Charge		Effective Date
PUBLIC WORKS - PARKS & RECREATION					
	Community Garden Plot Rental				
		Large (>120 sq. ft.)	$60	/year	8/1/2017
		Medium (60-119 sq. ft.)	$40	/year	7/1/2018
		Small (<60 sq. ft.)	$30	/year	8/1/2017
		Non-resident fee (additional Metzger School Park)	$5	/plot/year	8/1/2017
	Park Reservation Fees				
	Application Fee	Resident	$0	/per event	1/1/2025
		Non-Resident	$50	/per event	7/1/2010
		Rental Change Fee	$15	/per event	7/1/2011
	Organized Group Event Processing Fee		$50	/per event	7/1/2012
	Event Monitor		$15	/hour	7/1/2012
	Special Use/Alcohol Permit Fee	*(Fee assessed at time of reservation)*	$25	/per event	7/1/2010
	Shelter Rental Fees (2 hour minimum)				
	Shelter #2	Resident / Non Resident	$45	/hour	1/1/2025
	Shelter #1, #3, #4, Bishop/Scheckla Pavilion, & Summerlake	Resident / Non Resident	$35	/hour	1/1/2025
	Grass Soccer/Ball Field Rental Fee (2 hour minimum)				
		Resident	$10	/hour	7/1/2010
		Non-Resident	$20	/hour	7/1/2010
	Artificial Turf Soccer/Ball Field Rental Fee (2 hour minimum)				
		Resident	$20	/hour	1/1/2025
		Non-Resident	$40	/hour	1/1/2025
	Court (Sports) Rental Fee	Resident	$10	/hour	7/1/2019
		Non-Resident	$20	/hour	7/1/2019
	Food Carts in Parks				
	Required for food carts associated with shelter reservations or events in the Parks		$50	/cart	7/1/2026

Department	Revenue Source		Fee or Charge		Effective Date
PUBLIC WORKS - PARKS & RECREATION					
	Special Event Permits				
	Special Event Permit Fee	First 3 hours	$50	0 to 25 people	1/1/2025
			$75	26 to 100 people	11/12/2019
			$100	101 to 200 people	1/1/2025
			$275	201 to 500 people	11/12/2019
			$475	501 to 2,000 people	11/12/2019
			$1,000	2,001 and more	11/12/2019
		Each Additional Hour	$10	0 to 25 people	11/12/2019
			$25	26 to 100 people	11/12/2019
			$55	101 to 200 people	11/12/2019
			$90	201 to 500 people	11/12/2019
			$155	501 to 2000 people	11/12/2019
			$330	2,001 and more	11/12/2019
	Special Event Permit Appeal		$100		8/13/2019
	Downtown Special Events Permits				
	Downtown Special Event Application Fee			$50 0 to 500 people	7/1/2023
				$150 501 people or more	7/1/2023
	Hourly Fee: 2-hour minimum - maximum ~~6~~ 10-hour block				
	Universal Plaza	Resident public event		$300 /hour	7/1/2023
		Non-resident public event		$600 /hour	7/1/2023
	Rotary Plaza	Resident public event		$200 /hour	7/1/2023
		Non-resident public event		$400 /hour	7/1/2023
	Liberty Park	Resident public event		$150 /hour	7/1/2023
		Non-resident public event		$300 /hour	7/1/2023
	Daily Fee: Public events over 10 hours				
	Universal Plaza	Resident public event		$3,000 /day	7/1/2023
		Non-resident public event		$6,000 /day	7/1/2023
	Rotary Plaza	Resident public event		$1,000 /day	7/1/2023
		Non-resident public event		$2,000 /day	7/1/2023

Department	Revenue Source		Fee or Charge		Effective Date
PUBLIC WORKS - PARKS & RECREATION					
	Liberty Park	Resident public event	$750 /day		7/1/2023
		Non-resident public event	$1,500 /day		7/1/2023
	Refundable Security/Cleaning Deposit	May be required for some events to mitigate possible cleanup and/or damages per application			
	Universal Plaza		Not to exceed $250		7/1/2023
	Rotary Plaza		Not to exceed $250		7/1/2023
	Liberty Park		Not to exceed $250		7/1/2023
	Downtown District Event	*(does not include required deposits for parks if included in the event)*	Not to exceed $1,500		7/1/2023
	Special Use/Alcohol Permit Fee	*(Fee assessed at time of reservation)*	$50 ~~$25~~ /per event	7/1/2026	~~7/1/2023~~
	Road Closure Fee				
	Intersection closure or restriction	per intersection	$175 /day		7/1/2023
		three or more intersections	$525 /day		7/1/2023

Department	Revenue Source	Fee or Charge	Effective Date

PUBLIC WORKS - PARKS

Organized with Street Maint & Parks Fees

Parks & Recreation Fee ~~(TMC 3.75)~~

Monthly Residential Rate - Single and Multi-Family	$9.78	~~$9.38~~ / equivalent dwelling unit	7/1/2026	~~7/1/2025~~
Monthly Non-Residential Rate	$9.78	~~$9.38~~ / equivalent dwelling unit	7/1/2026	~~7/1/2025~~
Reduction for Qualified Low Income Single Family		50%		4/1/2016

Notes:

1 Commercial EDU Calculation (rounded to nearest whole EDU):
(Billed Parking Stalls from Street Maintenance Fee * 0.76 Jobs Per Stall)/15 EDU Factor = EDUs

2 Industrial EDU Calculation (rounded to nearest whole EDU):
(Billed Parking Stalls from Street Maintenance Fee * 1.19 Jobs Per Stall)/15 EDU Factor = EDUs

~~Calculation of the annual Park Maintenance Fee Index (from FCS Group report "Tigard Parks Maintenance Fee: Report to Council for January 12, 2016 Public Hearing"~~

~~Cost Center~~	~~Annual Rate~~	~~Weight~~
~~Personnel~~	~~4.80%~~	~~0.60~~
~~Services/Utilities~~	~~3.00%~~	~~0.25~~
~~Materials/Internal Services~~	~~4.20%~~	~~0.15~~
~~Annual Index (Weighted Average)~~	~~4.26%~~	

This information is in the Parks Maintenance Fee Report, it does not belong here.

~~TMC 3.75.050.D authorizes the establishment of a program to reduce the Park Maintenance Fee for low income individuals responsible for paying the utility bill.~~

~~The reduction will last for 12 billing cycles after which the fee reduction will end or the responsible party can reapply~~
~~To Qualify for the reduction, the responsible party:~~

~~1 Must be the individual(s) on the utility bill~~
~~2 Provide documented proof of income such as most recent tax statement or W-2.~~
~~3 Have an income at, or below, 50% of the Median Income for Oregon as set by the US Department of Housing and Urban Development (HUD).~~

This information is all in the Code, does not need to be restated here.

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING			
	Residential Park System Development Charge (SDC)[1]		
	Single Family Detached Dwelling - Reimbursement	$2,178	7/1/2025
	Single Family Detached Dwelling - Improvement	$7,862	7/1/2025
	Single Family Detached Dwelling - Improvement for Neighborhood Parks		
	Outside River Terrace	$2,915	7/1/2025
	Inside River Terrace	$3,613	7/1/2025
	Other Residential Dwelling - Reimbursement	$1,393	7/1/2025
	Other Residential Dwelling - Improvement	$5,919	7/1/2025
	Other Residential Dwelling - Improvement for Neighborhood Parks		
	Outside River Terrace	$2,194	7/1/2025
	Inside River Terrace	$2,720	7/1/2025
	Non-Residential Park System Development Charge (SDC)[1]		
	Charge per employee - Reimbursement	$123	7/1/2025
	Charge per employee - Improvement	$679	7/1/2025

Department	Revenue Source	Fee or Charge	Effective Date

~~**[1] See methodology report used to calculate the charges.**~~

~~The Park System Development Charge (Park SDC) is a City of Tigard charge that is assessed on new development to support the acquisition and development of parks, greenways, and paved trails, all of which are used by residents of Tigard and by those who work here. The Park SDC is a one-time fee charged to new development to help pay a portion of the costs associated with building additional parks and trails to meet the needs created by both residential and commercial/industrial growth. The SDC revenues can only be used on capacity-increasing capital improvements and cannot be used to repair existing park facilities.~~

~~Park SDCs are assessed on new residential development on a per-unit basis and against commercial and industrial development on a per-employee basis.~~

~~The amount of the charge for each land use category is adjusted each year, effective July 1st, in relation to two indices, one reflecting changes in development/construction costs and one reflecting changes in land acquisition costs.~~

~~For more detailed/updated information on calculating Park SDC's see "Parks & Recreation System Development Charge Methodology Report," by FCS Group, May 19, 2015. Adopted by Ord. 15-09.~~

This information is all in the methodology

Department	Revenue Source	Fee or Charge	Effective Date
PUBLIC WORKS - WATER			
	Water System Development Charge (SDC)*		
	5/8" x 3/4" Meter	$6,314	7/1/2025
	3/4" x 3/4" Meter	$9,094	7/1/2025
	1" Meter	$16,844	7/1/2025
	1 1/2" Meter	$50,502	7/1/2025
	2" Meter	$82,006	7/1/2025
	3" Meter	$144,614	7/1/2025
	4" Meter	$296,585	7/1/2025
	6" Meter	$315,713	7/1/2025
	8" Meter	$505,139	7/1/2025

Water system connections greater than 8 inch diameter, City will forecast the demands on an average-day, peak-day, and peak-hour basis to determine SDC fees.

~~**As per ORS 223.304(8) Res. 10-76, the City will use ENR Seattle CCI for the month of April prior to the budget year imposed.*~~
~~*Res. 22-29 updated the Water SDC methodology effective 7/1/2023.*~~
Indexing references have been made consistent throughout document

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING			
	Residential Transportation System Development Charge (SDC)[1]		
	Single Family Detached Dwelling - Reimbursement	$477	7/1/2025
	Single Family Detached Dwelling - Improvement	$8,260	7/1/2025
	Single Family Detached Dwelling - River Terrace Overla	$4,040	7/1/2025
	Other Residential Dwelling - Reimbursement	$278	7/1/2025
	Other Residential Dwelling - Improvement	$4,818	7/1/2025
	Other Residential Dwelling - River Terrace Overlay	$2,357	7/1/2025
	Non-Residential Transportation System Development Charge (SDC)[3][4]		
	Charge per PHVT - Reimbursement	$634	7/1/2025
	Charge per PHVT - Improvement	$10,995	7/1/2025
	Charge per PHVT - River Terrace[2]	$1,355	7/1/2025

~~[1]See Adopted Methodology Report used to calculate the charges.~~
~~[2]Based on 50% Credit Policy for the "local" elements of River Terrace Blvd.~~
~~[3]Non-residential SDCs will be based on average charges by Peak Hour Vehicle Trips (PHVT) and shall vary by land use type using procedures established in the Tigard SDC Administrative Procedures Guide.~~
~~[4]Non-residential SDCs charged to customers will not exceed 80% of the Transportation Development Tax (TDT) charged as set by Washington County. When the calculated amount does exceed 80% of TDT, the non-residential TSDC charged will be 80% of TDT. For more detailed and updated information on calculating Transportation SDC's see "Transportation System Development Charge Methodology Report," by FCS Group, April 28, 2015.~~

~~**Transportation SDC Annual Adjustment**~~ ~~7/1/2015~~

~~Transportation SDC fees shall be adjusted annually on July 1st of each year beginning in 2016. The index to be used for adjusting transportation SDCs will based on the weighted average of the year over year escalation for two measurements: 90 percent multiplied by the Engineering News Record Construction Cost Index for the Seattle Area percent change plus 10 percent multiplied by the Oregon Department of Transportation monthly asphalt price (annualized) percent change.~~

This information is all in the methodology

Department	Revenue Source	Fee or Charge	Effective Date

COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES PLANNING

~~**Transit Oriented Development Potential Discount**~~

~~**Level**~~	~~**Potential Reduction**~~
~~1~~	~~10%~~
~~2~~	~~17%~~
~~3~~	~~20%~~
~~4~~	~~25%~~

~~For full details of the TSDC Discount Criteria, see the adopted System Development Charge Administrative Procedures Guide.~~

This discount is a function of development that meets certain land use conditions. It does not belong in the fee schedule.

Department	Revenue Source	Fee or Charge	Effective Date
COMMUNITY DEVELOPMENT - DEVELOPMENT SERVICES ENGINEERING			
	Countywide Transportation Development Tax (TDT)*		

Organized with other Financing options in Finance section

Transportation Development Tax Financing			
	Application Fee	$25.00	7/1/2025
	Interest Rate	Prime rate as published in the Wall Street Journal as of the date of the application plus 4%	

~~The Countywide Transportation Development Tax (TDT) is a Washington County Tax approved by the voters in November, 2008, that is administered and collected by the City of Tigard. It went into effect on July 1, 2009, replacing the Traffic Impact Fee (TIF) program.~~

~~Like TIF, TDT is assessed on new development to help provide funds for the increased capacity transportation improvements needed to accommodate the additional vehicle traffic and demand for transit facilities generated by that development. It provides funds for these capacity improvements to county and city arterials, certain collectors, and certain state and transit facilities as listed in the County's Capital Improvements Project List. The TDT is categorized as an Improvement Fee: revenue must be dedicated to capital improvements that expand capacity and may not be used for maintenance, repair, or other non-capital improvements.~~

~~TDTs are assessed on new development on a per-unit basis. For residential uses the units are dwelling units, bedrooms, etc. For commercial and industrial uses the units are the square footage of the use or units unique to the use such as lanes, fueling positions, etc.~~

~~For information about the TDT regarding a specific project contact the City's Permits/Projects Coordinator at (503) 718-2426.~~

~~* For more detailed information on calculating TDT charges and a detailed list of Land Uses and TDT charges through 6/30/2013 see Appendix B to Washington County Engrossed Ordinance 691, August 29, 2008 and the Washington County Countywide Transportation Development Tax Manual.~~

TDT Information is available from Washington County

To: Mayor and City Council

From: Community Development Department

Date: May 18, 2026

Re: Proposed Change from Construction Cost Index (CCI) to Consumer Price Index (CPI) for Annual Planning Fee Adjustments

Purpose

This memorandum explains the rationale for changing the annual indexing methodology for Planning fees from the Seattle Construction Cost Index (CCI) to the Consumer Price Index (CPI) and compares the City's current practice with other Oregon jurisdictions.

Background

The city currently adjusts certain Planning fees using the Construction Cost Index (CCI). During preparation of the FY2027 Fees and Charges Schedule, staff identified that the CCI reflected a negative adjustment this year, resulting in no increase to Planning fees despite continued increases in the City's actual cost of providing planning services.

Staff reviewed whether the CCI remains the appropriate benchmark for Planning-related services and consulted peer jurisdictions regarding their fee indexing practices. That review found that no jurisdictions surveyed used construction cost indices. Fee increases are most commonly adjusted using CPI or other labor-related indices.

Why CPI Is More Appropriate for Planning Fees

Planning services are primarily professional and administrative in nature. Their primary cost drivers are employee wages, benefits, and overhead expenses rather than construction materials or equipment costs.

The Seattle Construction Cost Index measures fluctuations in construction industry inputs such as:

- Lumber and concrete
- Steel and other building materials
- Construction labor
- Equipment and fuel costs

While these factors are relevant to public works and infrastructure projects, they do not accurately reflect the costs associated with processing land-use applications.

By contrast, the Consumer Price Index (CPI), particularly CPI-W or CPI-U West, more closely reflects inflationary factors affecting municipal operations and personnel costs. Planning staff compensation and annual cost-of-living adjustments are already tied to CPI-based measures. During internal review, staff noted that labor costs are directly related to the CPI-W through the annual COLA, making CPI a more accurate indicator of the City's cost to provide planning services.

Fiscal and Operational Considerations

Using the CCI for Planning fees can result in fees remaining flat or declining even as the City's actual service delivery costs continue to rise. Over time, this increases the gap between fee revenue and operating costs, placing additional pressure on the General Fund to subsidize Planning operations. Staff expressed concern that maintaining the current methodology could reduce cost recovery and leave General Fund dollars subsidizing applicant-driven services.

Transitioning to CPI-based indexing would:

- Better align annual fee adjustments with actual increases in operating costs
- Improve consistency and predictability in fee updates
- Support long-term cost recovery objectives
- Reduce reliance on General Fund subsidies for development review services

Comparison with Other Jurisdictions

Several Oregon jurisdictions were contacted regarding their Planning fee indexing practices. Responses indicated that CPI or labor-based indices are standard practice, and none reported using a Construction Cost Index for Planning fees.

Examples include:

Jurisdiction	Index Used
City of Sandy	CPI
City of Salem	CPI-U West
City of Hood River	CPI-U
City of Prineville	Employment Cost Index (State & Local Government Compensation)

This comparison demonstrates that CPI-based methodologies are more commonly used for planning and development review functions because they better align with municipal staffing and administrative costs.

Recommendation

Staff recommends updating the Planning fee indexing methodology from the Construction Cost Index (CCI) to the Consumer Price Index (CPI), specifically CPI-U West or CPI-W, beginning with the FY2027 Fees and Charges Schedule.

This change would better align annual fee adjustments with the actual cost drivers associated with Planning services, support sustainable cost recovery practices, and align the City's methodology with peer jurisdictions throughout Oregon.

AIS-6194 **6.**

Business Meeting

Meeting Date: 06/02/2026

Length (in minutes): 5 Minutes

Agenda Title: Resolution of Appreciation for Tigard High School Student Envoy Rebecca Khosravani

Authored By: Rebecca Hathaway

Presented By: Mayor Hu

Item Type: Motion Requested
Resolution

Information

Explanation of Issue

Council considers this resolution to express appreciation for Tigard High School Student Envoy Rebecca Khosravani.

Action Requested

The City team recommends Council approval of this resolution.

Background Information

Rebecca Khosravani has served as the Tigard High School Student Envoy to the City Council for the 2025-26 school year, giving monthly reports on Tigard High School events and activities. These reports kept the Council informed of student activities and events at Tigard High. Council appreciated this connection to the youth of Tigard and updates on various academic, sport, and club, events and efforts.

At the end of the school year, Council presents the student envoy with a resolution recognizing and thanking them for their service.

Alternatives & Recommendation

Staff recommends approval of the resolution.

Additional Resources

N/A

Attachments

Resolution

CITY OF TIGARD, OREGON
TIGARD CITY COUNCIL
RESOLUTION NO. 26 -

A RESOLUTION ACKNOWLEDGING AND COMMENDING REBECCA KHOSRAVANI FOR HER SERVICE AS TIGARD HIGH SCHOOL STUDENT ENVOY TO THE TIGARD CITY COUNCIL

WHEREAS, the Tigard City Council desires to connect with students and stay informed of activities and events at Tigard High School; and

WHEREAS, City of Tigard officials appreciated the monthly updates from Student Envoy Rebecca Khosravani; and

WHEREAS, activities coordinated by Rebecca Khosravani and her fellow student leaders benefitted students and the Tigard community.

NOW, THEREFORE, BE IT RESOLVED by the Tigard City Council that:

SECTION 1: The City of Tigard Council and team members hereby convey their gratitude to Rebecca Khosravani for her exemplary service as Tigard High School Envoy.

SECTION 2: The City of Tigard Council and team members hereby extend congratulations and best wishes for future health and success to Rebecca Khosravani.

SECTION 3: This resolution is effective immediately upon passage.

PASSED: This _____ day of _____ 2026.

_____
Mayor - City of Tigard

ATTEST:

_____
City Recorder - City of Tigard

AIS-6173 **7. A.**

Business Meeting

Meeting Date: 06/02/2026

Length (in minutes): Consent Item

Agenda Title: Copper Creek Outfall Stabilization

Authored By: Toni Riccardi

Presented By: Project Manager Andrew Newbury

Item Type: Motion Requested
Local Contract Review Board

Information

Explanation of Issue

The purpose of this action is to approve the award of a contract to Wurdinger Excavating for Copper Creek Outfall Stabilization.

Action Requested

Staff recommends that the Tigard City Council, also serving as the Local Contract Review Board, award a contract to Wurdinger Excavating for Copper Creek Outfall Stabilization in the amount of $688,787.00 and direct the City Manager to take the steps necessary to execute the contract.

Background Information

Project Overview:
The outfall of Copper Creek at the Tualatin River in Cook Family Park has developed severe erosion and is threatening the 108th Avenue trail, a wooden pedestrian bridge, and sanitary infrastructure in the park. The creek has been placed in temporary bypass piping to protect these resources. The project will provide bank stabilization in the eroded areas by using rock-filled gabion wall baskets, providing an adequately sized box culvert underneath the 108th Avenue trail, and provide needed stream improvements and planting to stop erosion and to protect existing park infrastructure.

Project Timeline:
Project will start in early July (after the Tigard Balloon Festival) and will be complete in Fall 2026.

Strategic Vision:
This project relates to Goal 4 of the Strategic Plan. The first objective of this plan is to "Stabilize finances to provide a foundation to build toward the vision". Within this objective it states to prioritize near-term investments needed to prevent larger costs later. This relates to this project due to addressing erosion issues to prevent potential future failure of the 108th trail, wooden pedestrian bridge, and sanitary infrastructure which would result in high replacement costs.

Procurement Process:
The City issued an Invitation to Bid (ITB) for the project on April 22, 2026, with notice published in the Daily Journal of Commerce. The Engineer's estimate for the project was $740,000.00. Upon closing on May 12, 2026, the City received six (6) bids from the following firms, with amount of bid:

- Wurdinger Excavating - $688,787.00
- Granite Construction Co. - $712,675.00
- Pacific Excavation - $726,000.00
- Paul Brothers Inc. - $788,672.00
- Lee Contractors - $916,405.00
- Kerr Contractors - $919,055.15

The project team, including central contracting, has completed responsibility determination reviews including reference checks on similar projects completed by lowest bidder in accordance with ORS 279C.375, reviewed the bids for errors, and, after these reviews, determined that Wurdinger Excavating has submitted the lowest responsible bid. Wurdinger Excavating has no State of Oregon Construction Contracting Board violations and is not on the Bureau of Labor and Industries ineligible list. Accordingly, it is recommended that the city award the Copper Creek Outfall Stabilization contract to Wurdinger Excavating in the amount of $688,787.00.

Alternatives & Recommendation

The Tigard City Council, also serving as the Local Contract Review Board, may reject this contract award recommendation and direct staff to rescope and resolicit for the work.

Additional Resources

Copper Creek / Cook Family Park Stream Stabilization | City Projects | City of Tigard
Copper Creek Outfall Stabilization | Bids & Requests for Proposals | City of Tigard

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Fiscal Impact

Cost: $688,787.0
Budgeted (yes or no): Yes
Where budgeted?: CIP 92073
Additional Fiscal Notes:
Project is budgeted for this FY and next, no budget action needed

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Attachments

Copper Creek Bid & RFP
Copper Creek CIP Project

CONTACT

Yassamin Alayan
Contracts & Purchasing Manager
Email

PUBLIC CONTRACTING RULES

The Public Contracting Rules apply to all contracting, purchasing, and disposing of personal property by the City of Tigard but do not apply to acquisition, sale or other transfer of real property.

Bids & Requests for Proposals

Document Accessibility Notice

The City of Tigard is working to make documents on this site meet Web Content Accessibility Guidelines (WCAG) 2.1 Level AA standards. Some documents may not yet be fully accessible. If you need help viewing or reading a file, please submit a request using the Accessibility Request Form.

Copper Creek Outfall Stabilization

RFP Number: 2026-19
Start Date: April 22, 2026
Close Date: May 12, 2026 2:00 PM

Bids DUE: Tuesday, May 12, 2026, at 2:00 PM Local Time

Bids must submit one (1) electronic copy in portable document format (pdf).

Submit Bids to: Contracts & Purchasing

Contract Documents
Construction Plans
Planholders List

Received Bid Opening

Copper Creek Outfall Stabilization Bid Tab

Project Drawings can be printed full size on 22"x34" paper.

Project Drawing can be printed half size on 11"x17" paper.

Addendum 1

8470-06 20260505 EXPORT

CAD file descriptions:

8383 EG: Existing ground surface

8383 FG: Finished grade surface

ACAD-8383CXMPL-Model.dwg: Existing conditions survey

ACAD-8383CMPL-Model.dwg: Proposed site features

Solicitation Response Form

Engineer's Estimate $740,000.00

Direct Contracting Questions:

Toni Riccardi

Phone: (503) 718-2815

ContractsPurchasing@tigard-or.gov

Return to full list >>

Important Notice

Bids and proposals will be received at the ContractsPurchasing@tigard-or.gov email address. Please refer to each individual solicitation and addenda for submission deadlines and requirements.

Current Opportunities

This page contains advertisements for some, but not all of the current City of Tigard solicitations. If you have any questions, contact the responsible department for full information regarding City of Tigard Requests for Bids or Request for Proposals. The City takes no responsibility for informing recipients of changes to original documents if the "Solicitation Response Form" has not been sent to the Purchasing Office.

Copper Creek / Cook Family Park Stream Stabilization



ADDRESS:
SW 108th Ave
Tigard, OR 97224

CATEGORIES:
- CIP Projects

Project Need: The outfall of Copper Creek at the Tualatin River in Cook Family Park has developed severe erosion and is threatening the 108th Trail, a pedestrian bridge, and sanitary infrastructure in the park. The creek has been placed in temporary piping to protect these resources.

Project Description: The project will provide design, permitting, and construction of needed stream improvements to stop erosion and to protect existing park assets.

Project Timeline:

Design and Permitting: May 2024 - February 2025
Bid Process: April 2025
Begin Construction: June 2025
End Construction: November 2025

Project Funding: The project is funded by Parks SDC Fund, Sanitary Sewer Fund, and Stormwater Fund.

Operations and Maintenance Impact: Will result in reduced maintenance.

Contact: Andy Newbury | Principal Engineer| 503-718-2472 | andrewn@tigard-or.gov

Return to full list >>

AIS-6112 **8.**

Business Meeting

Meeting Date: 06/02/2026

Length (in minutes): 40 Minutes

Agenda Title: Clean Water Services (CWS) Cost of Service Study and Rates Presentation

Authored By: Shelby Rihala

Presented By: CWS Chief Utility Relations Officer Joe Gall and Chief Financial Officer Kathleen Leader

Item Type: Update, Discussion, Direct Staff

Information

Explanation of Issue

Clean Water Services will present to Council its Cost of Service Study and Rates Presentation.

Action Requested

This is a briefing to Council and no action is requested.

Background Information

Joe Gall, Chief Utility Relations Officer and Kathleen Leader, Chief Financial Officer will make this presentation to Council.

Alternatives & Recommendation

N/A

Additional Resources

N/A

Attachments

Presentation

Clean Water Services – Rate Projections & Forecasting

Kathy Leader, Chief Financial Officer
Joseph Gall, Chief Utility Relations Officer

City of Tigard
June 2, 2026



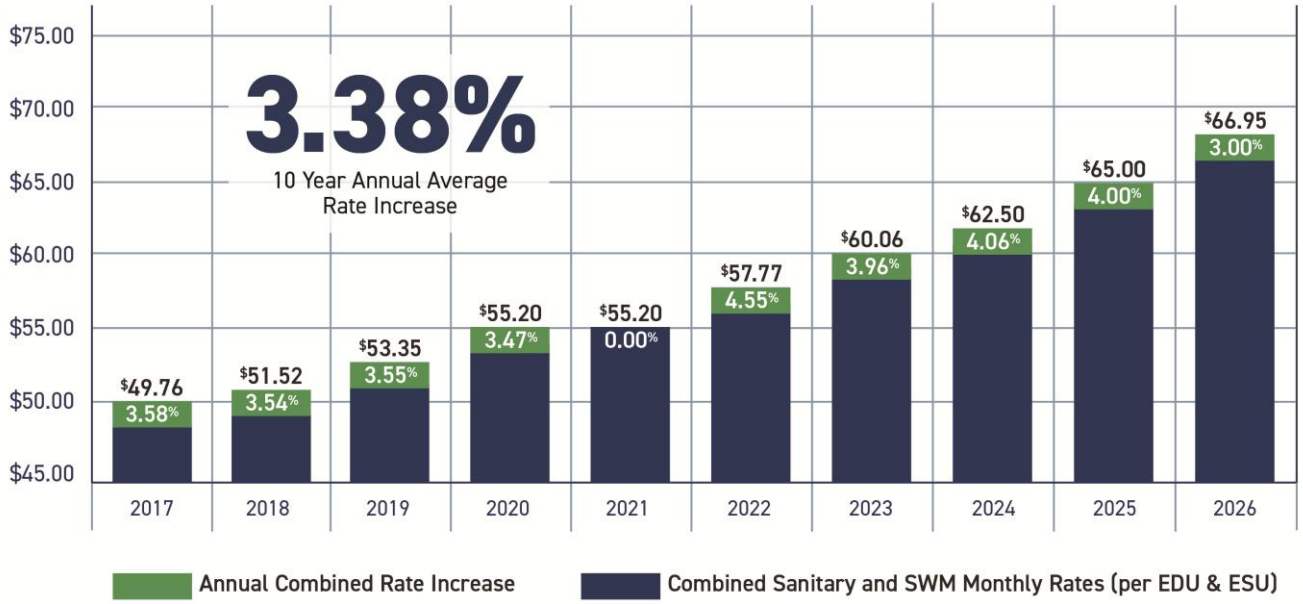
Overview

- Historical Rate Increases
- Cost of Services Study and Cost Allocation Process
- Regional and Local Services
- 10-Year Rate Forecast



History of Modest and Predictable Rate Increases

- 10-year annual rate increase averaged less than 4% due to prudent, long-term financial planning.
- New cost allocation methodology for rate development and reserve policy was adopted by the CWS Board on April 14, 2026.



10-YEAR UTILITY RATE HISTORY – Average sanitary sewer and SWM monthly rates for single family residential customers who are billed directly by CWS. Rates for customers in the seven cities that receive only regional services which set their own city rates for local services, are not reflected.

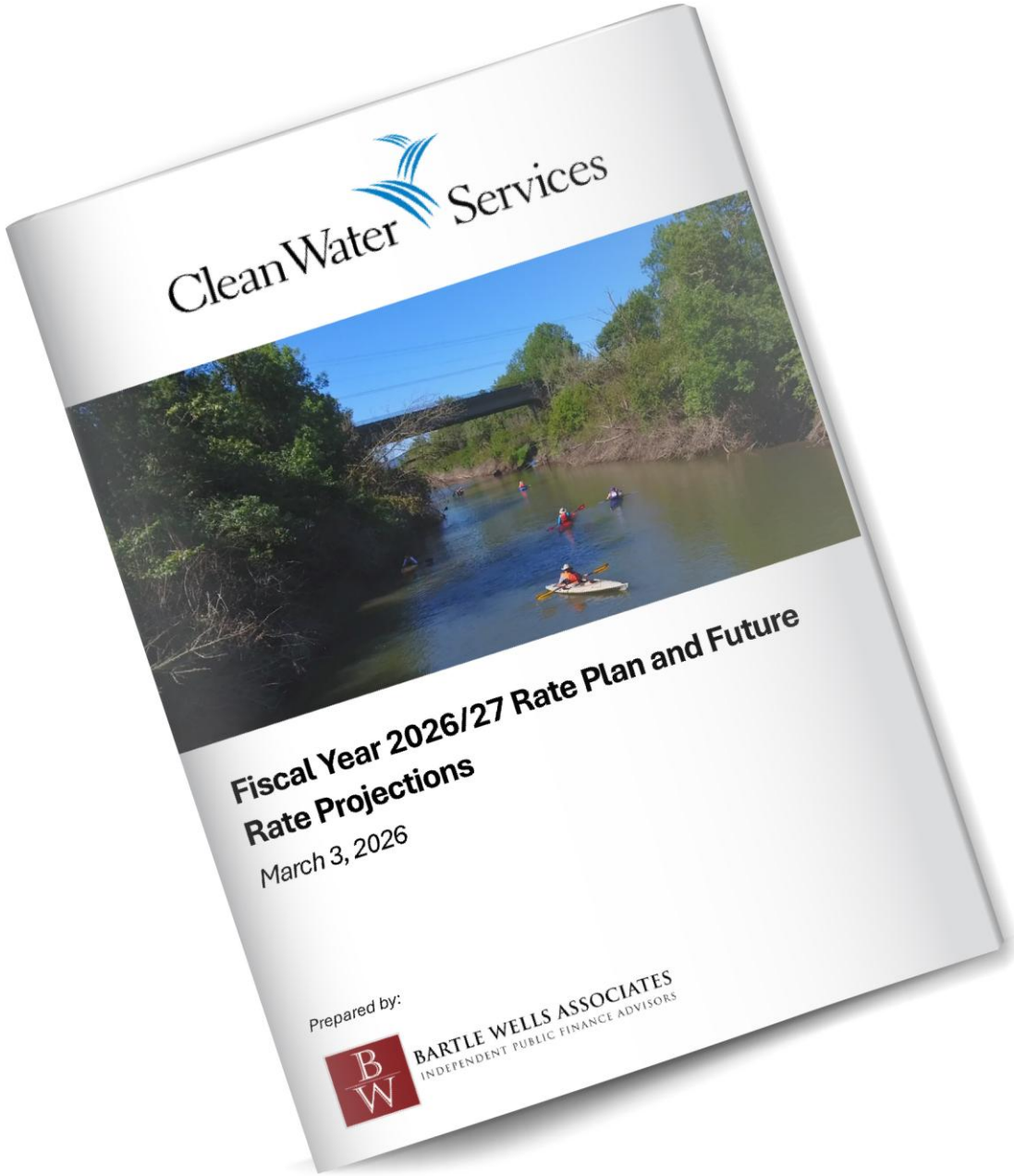
Cost of Services Study

- Request of CWS Board and Member Cities
- Internal study initiated in 2021
- Comprehensive review of cost allocation methodology was completed
  - Previous update was in 2008
- Full update completed by consultant Bartle Wells Associates in February 2026
- Revealed that Local rates charged do not fully cover Local program costs for both Sanitary Sewer and SWM services
- Provides the cost basis for long-term financial planning and rate updates

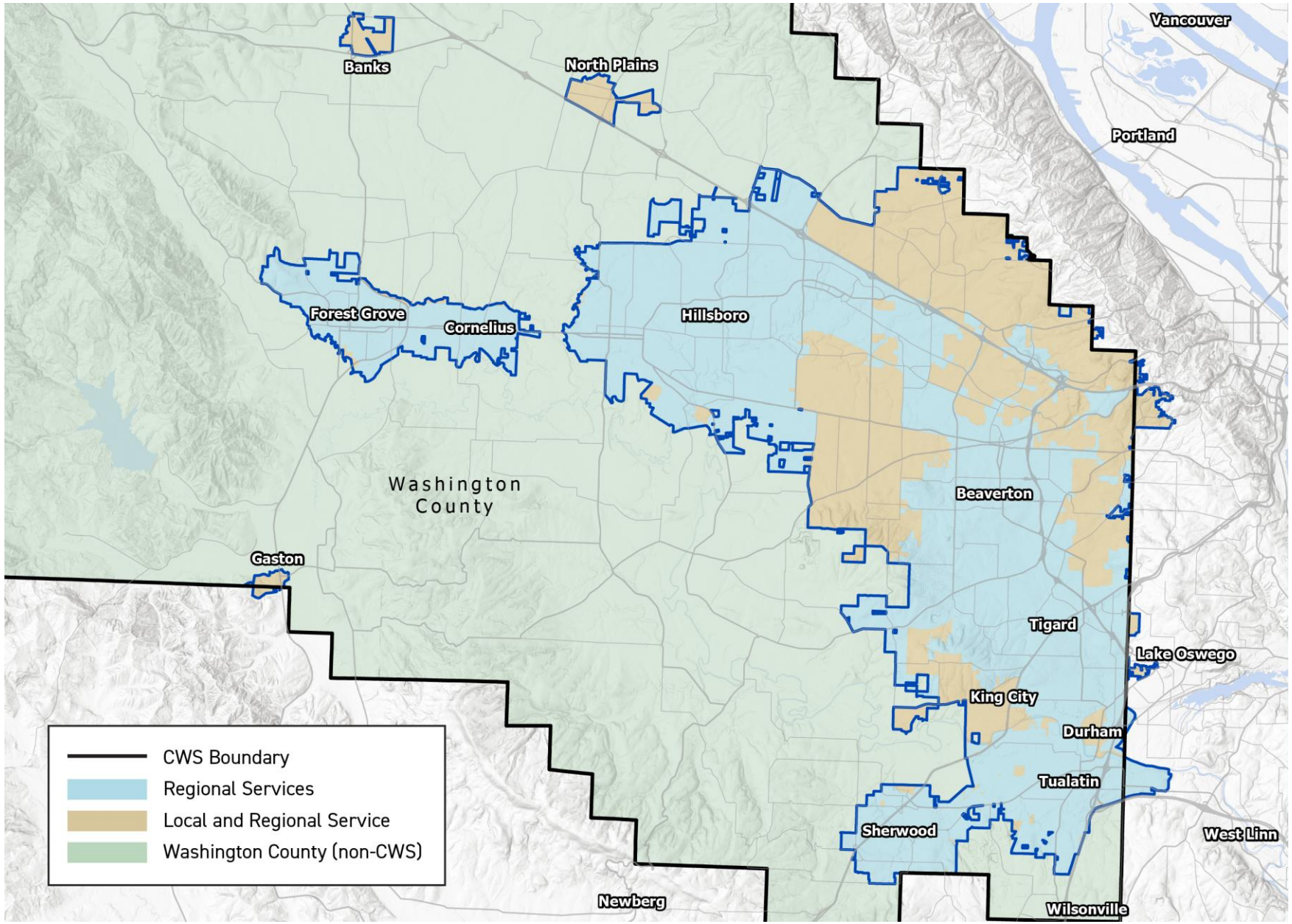
Cost of Services Study

Three main objectives:

1. Review and update how costs are allocated to Sanitary Sewer vs. SWM and Regional vs. Local
2. Prepare 10-year financial plans that will:
   - Fund operation & maintenance, debt service, and capital needs
   - Correct local service area funding deficits
   - Ensures CWS maintains sufficient reserve funds for the future
3. Calculate updated rates and evaluate impacts on customer bills



Rate Increases Vary Across Service Area



Regional Services

1. **Regional services** provided to all customers in service area
   a. Constructing, operating, maintaining treatment plants, sewage pump stations, pressure lines
   b. Designing, building, maintaining sewer lines 24 inches and larger
   c. Compliance reporting, oversight for National Pollutant Discharge Elimination System (NPDES) permit, including municipal separate storm sewer system (MS4)
   d. Maintaining minimum stream flows
   e. Service area restoration and enhancing stream corridors





Local Services

1. **Local services** support operating and maintaining local collection system, and 24-hour response
   a. Designing, building, maintaining, repairing sewer lines 21 inches and smaller
      - Cleaning, inspecting sewer pipes
   b. Designing, building, maintaining, repairing local stormwater facilities
      - Sweeping streets
      - Maintaining water quality facilities
      - Cleaning catch basins, water quality manholes

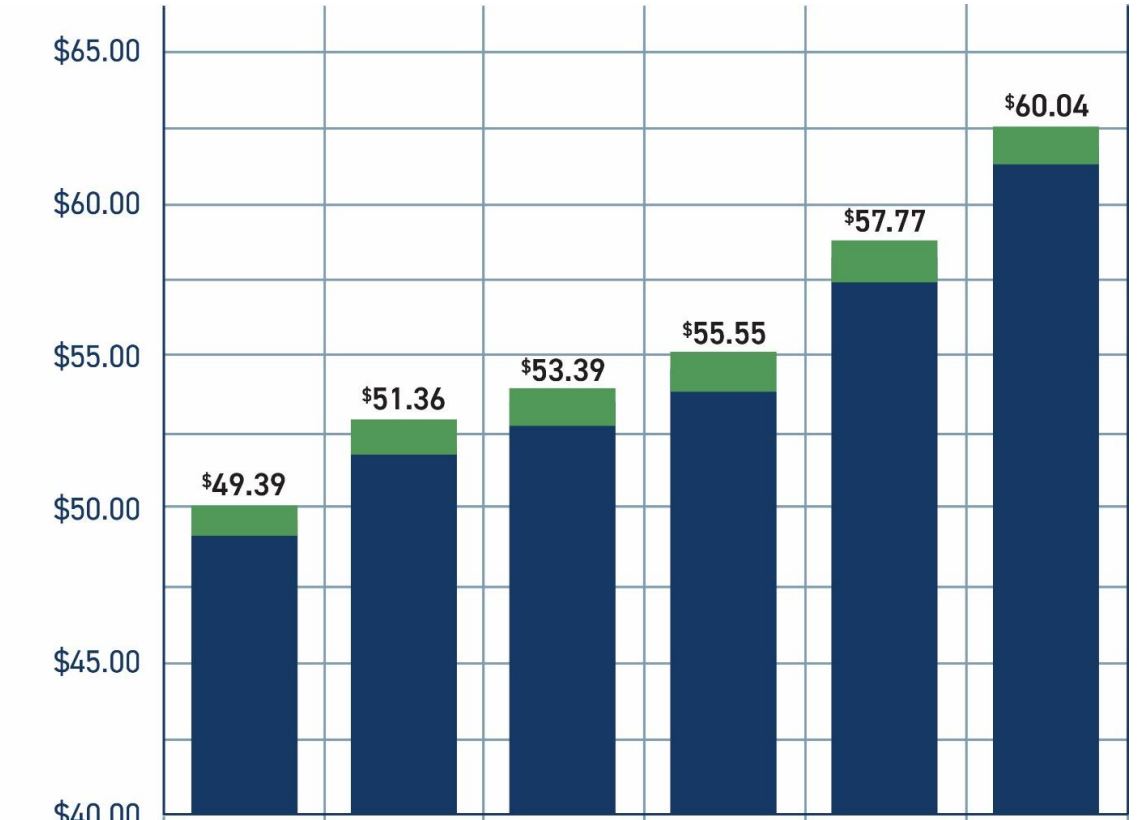






Monthly Regional CWS Bill – Five-Year Projections

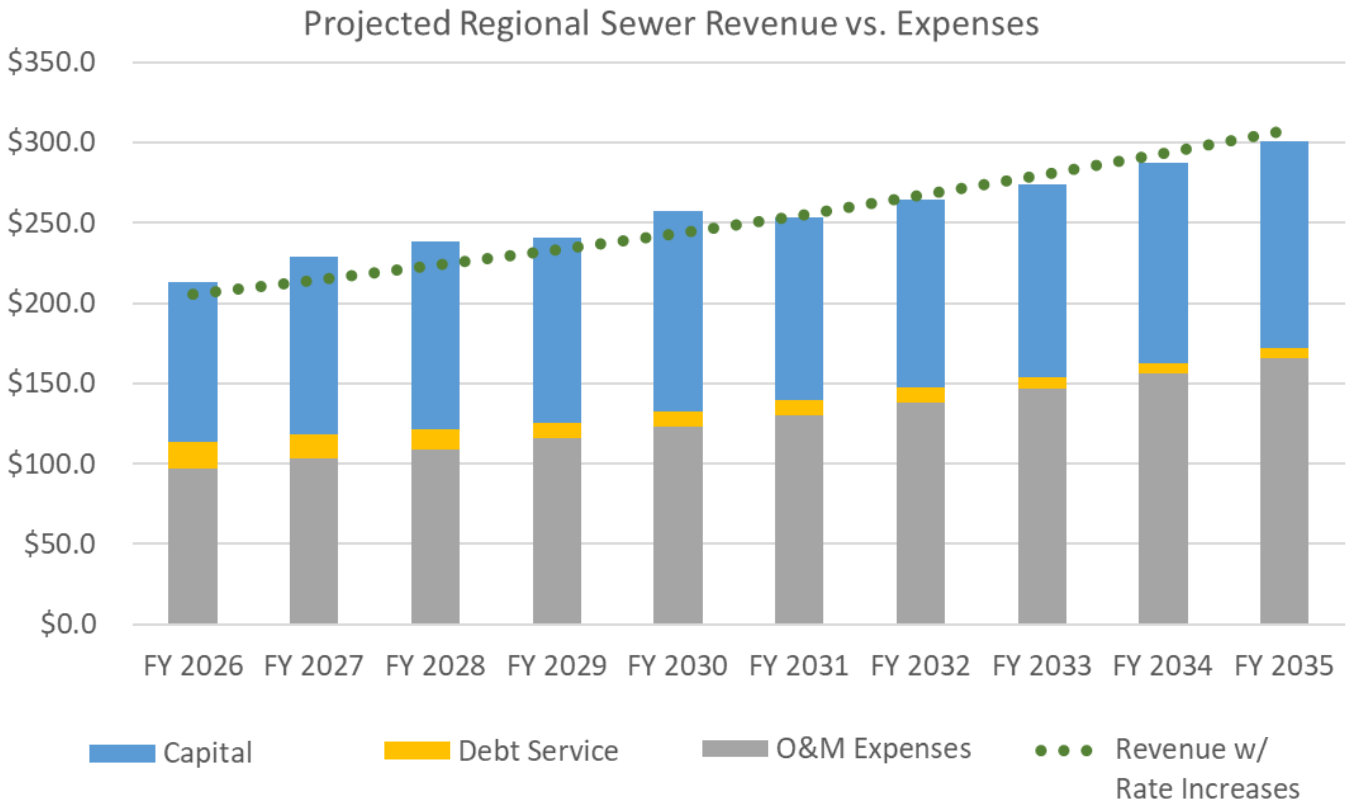
- Total bill is for Regional Services for sanitary sewer and surface water management for an average residential user.
- FY27 rate is $1.97 higher per month compared to current fiscal year (4% increase).
- Projections based upon cost of operations — capital, operating, debt, etc.



	FY26	FY27	FY28	FY29	FY30	FY31
SWM	$2.82	$2.93	$3.05	$3.17	$3.30	$3.43
Sanitary	$46.57	$48.43	$50.34	$52.38	$54.47	$56.61
Change		$1.97	$2.03	$2.16	$2.22	$2.27

Regional Sewer Funding

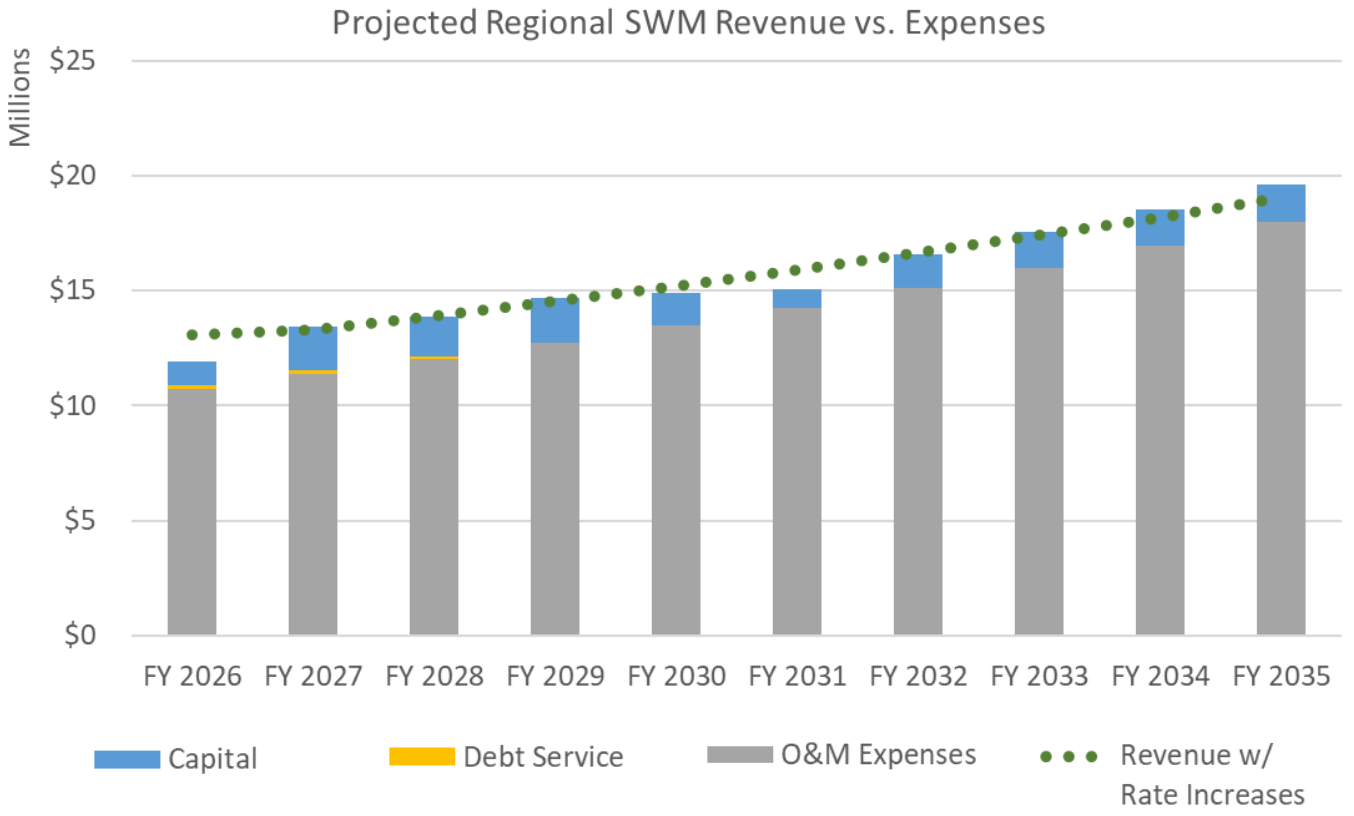
- With proposed Regional rate increase for next 10 years of 4%, rates are projected to run a slight deficit through FY30 and begin to cover costs in all years beginning in FY31.



Proposed Rate Increase	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	FY 2034	FY 2035
Regional Sewer	4.0%	4.0%	4.0%	4.0%	4.0%	4.0%	4.0%	4.0%	4.0%
Dollar Amount	$1.86	$1.91	$2.04	$2.09	$2.14	$2.26	$2.35	$2.45	$2.55

Regional Surface Water Funding

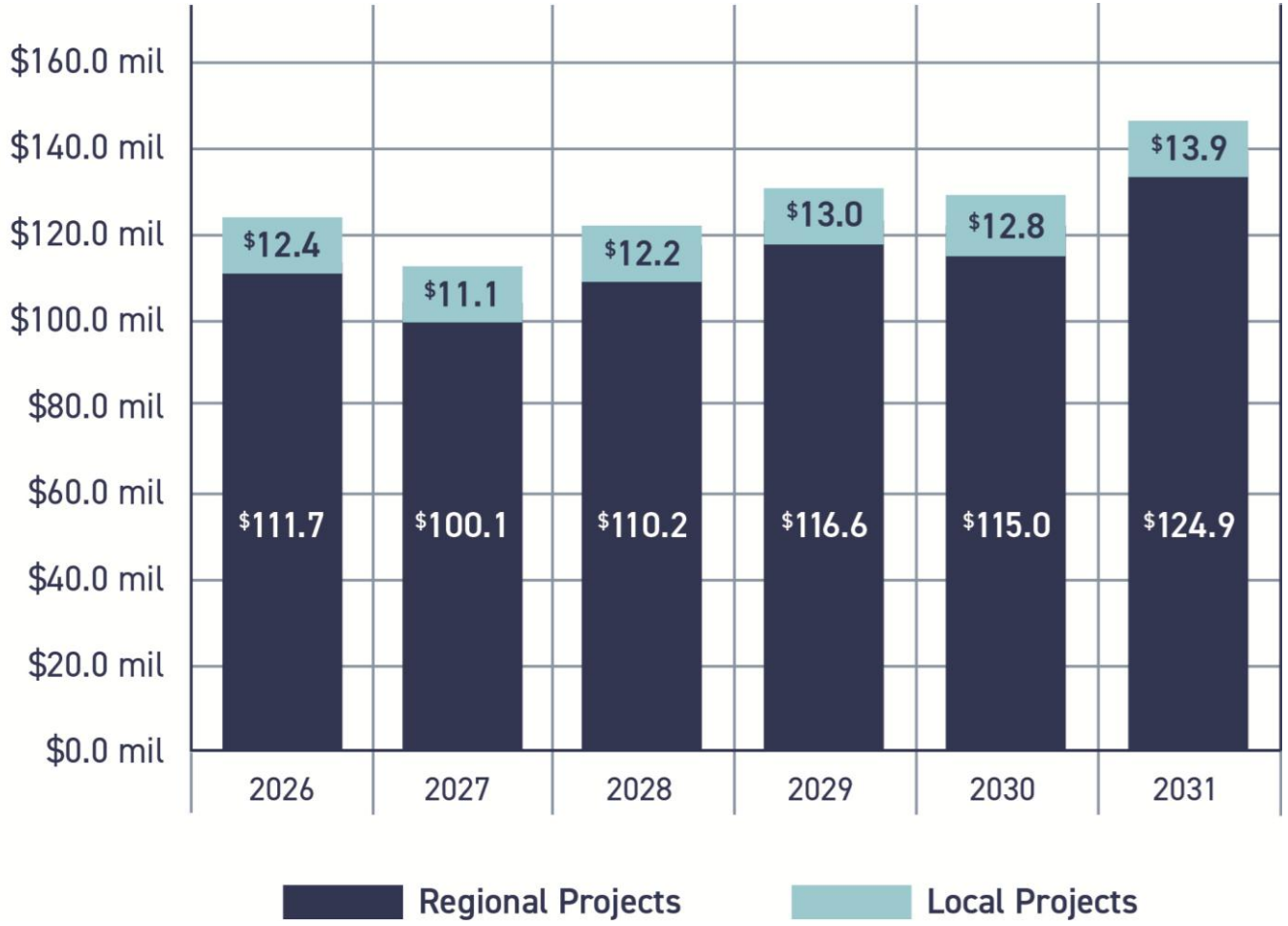
- Proposed Regional rate increase for next 10 years are 4% to cover costs in all years.



Proposed Rate Increase	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	FY 2034	FY 2035
Regional SWM	4.0%	4.0%	4.0%	4.0%	4.0%	4.0%	4.0%	4.0%	4.0%
Dollar Amount	$0.11	$0.12	$0.12	$0.13	$0.13	$0.14	$0.14	$0.15	$0.15

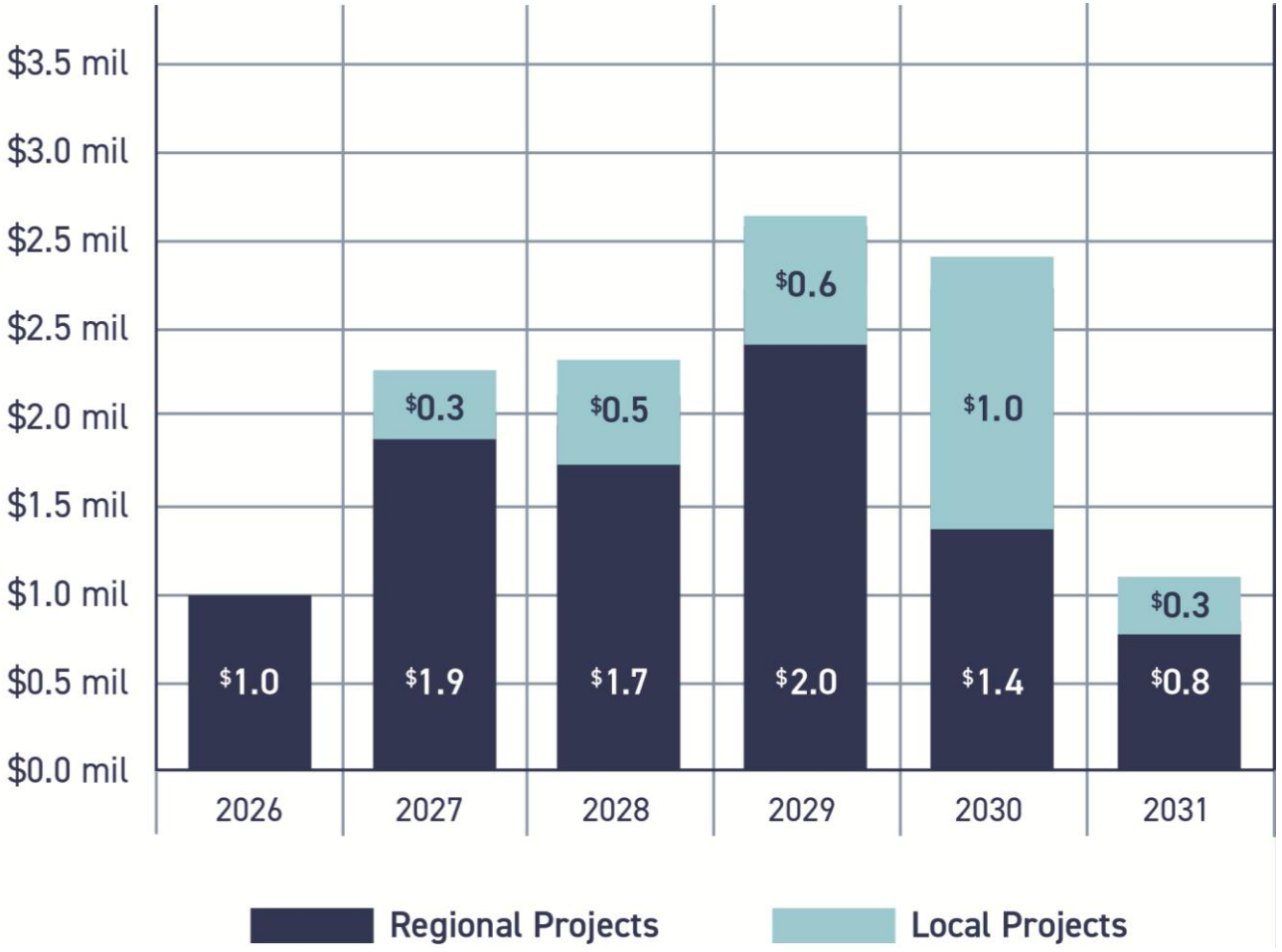
Sanitary Sewer Capital Improvement Program

- Upgrades, repairs, and replacements needed to maintain safe and reliable operation.
- Current year, plus next five years of capital spending is over $754 million — 90% Regional/10% Local.



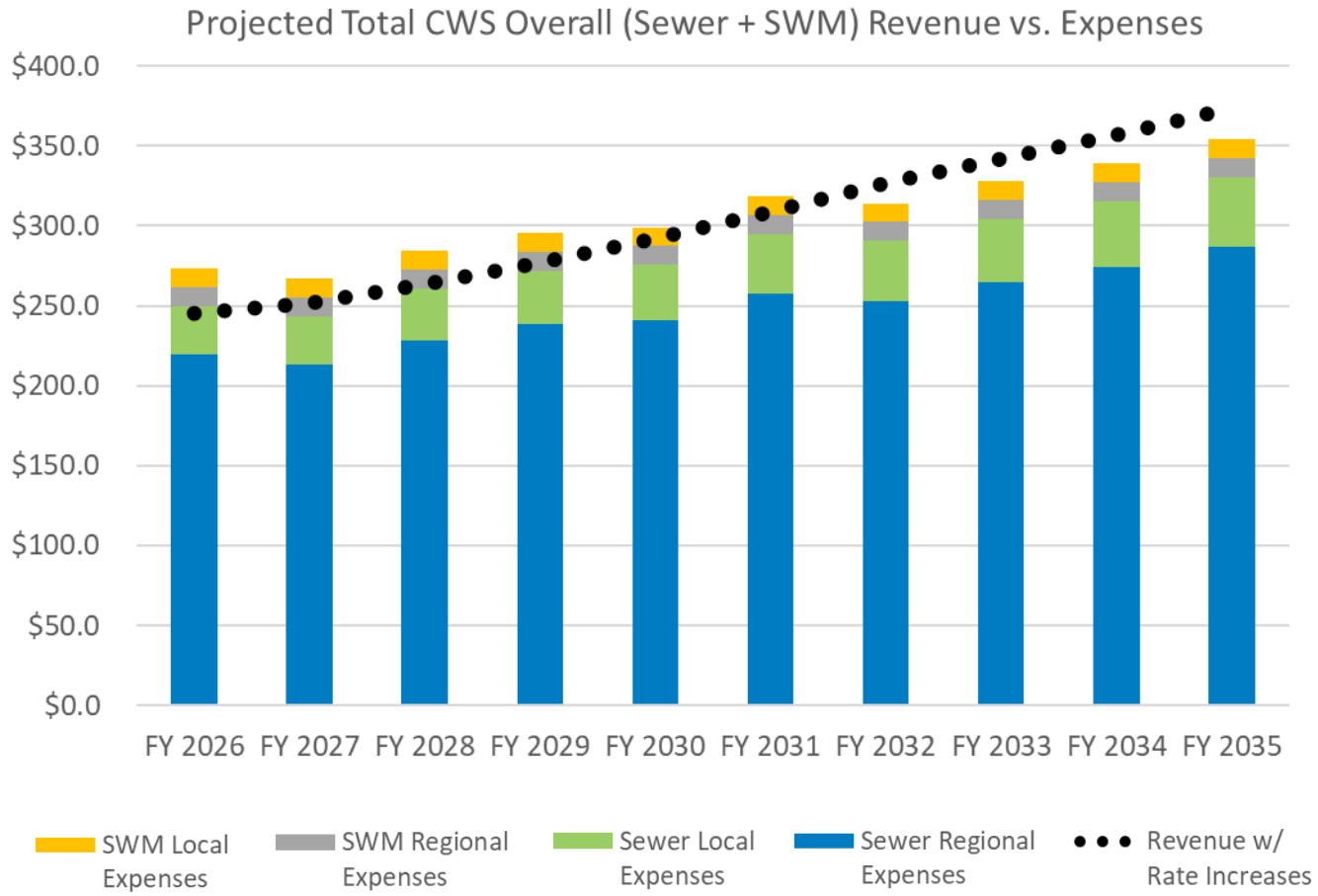
Surface Water Management Capital Improvement Program

- Upgrades, repairs, and replacements needed to maintain safe and reliable operations.
- Current year, plus next five-year capital spending is over $11.7 million - 76% Regional/24% Local.



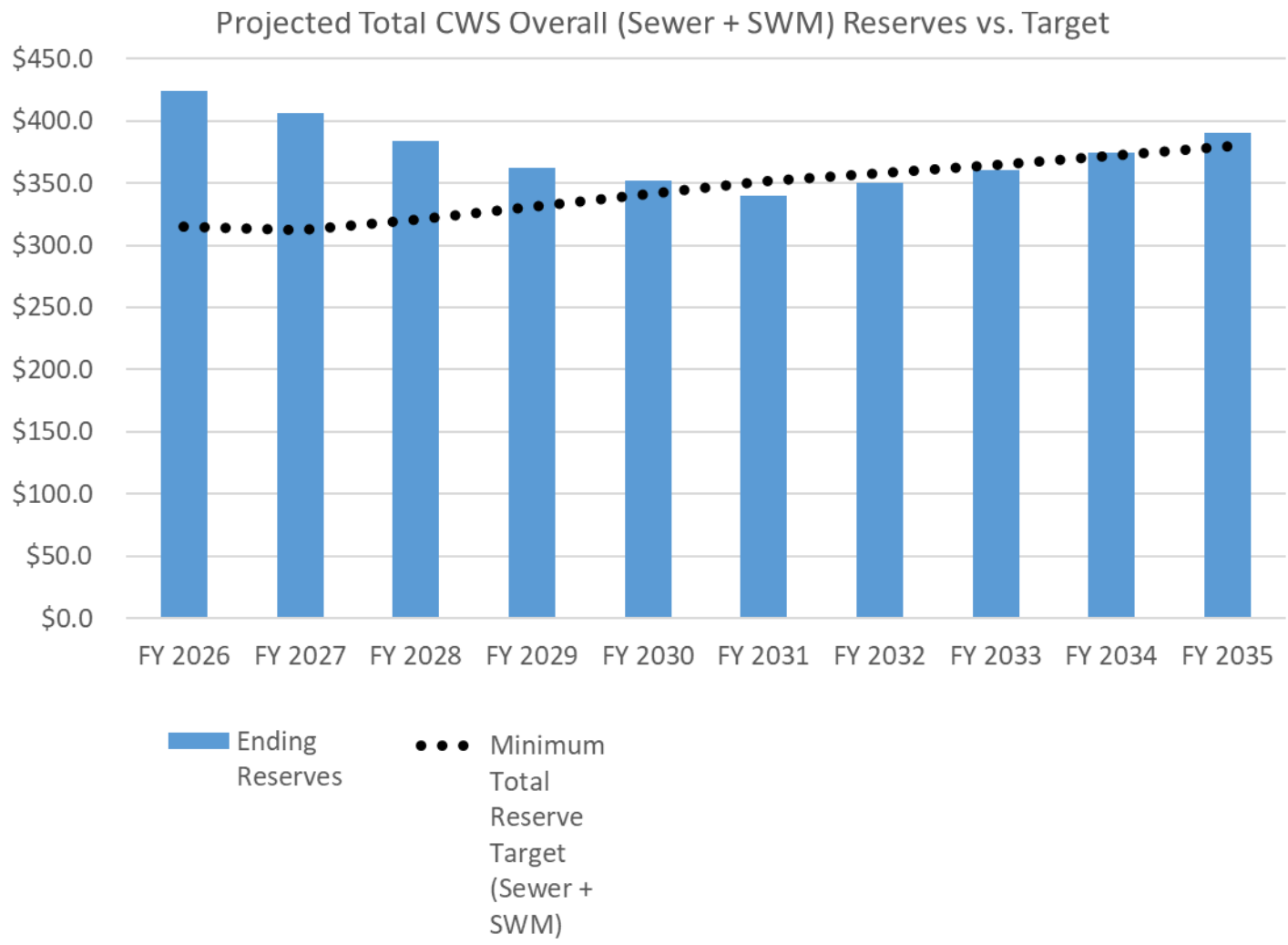
Ten-Year Financial Forecast

- Projected expenses total over $273 million and revenues are approximately $246 million in FY26.
- CWS will run a small deficit overall through FY31 mainly due to Local program.
- Reserve funds will be used to cover the deficit.
- If forecasted rate increases are implemented, revenues would exceed projected expenses and reserve funds will be replenished beginning in FY32.



Ten-Year Financial Forecast - Reserve Fund Targets

- Reserves will cover deficit through 2031 and begin to replenish reserves starting in 2032.



Implementation - Next Steps

- June 9, 2026 - CWS Board holds public budget hearing to consider revisions and adoption of FY27 Budget
- July 1, 2026 - Adopted budget and FY27 rates go into effect

Facility Tours

See ratepayer investment and state-of-the-art water treatment science in action with free behind-the-scenes tours of our Durham (Tigard) and Rock Creek (Hillsboro) water resource recovery facilities.

Durham Tours – Reserve Your Spot

- Friday, June 12, 2 – 3:30 pm
- Wednesday, July 8, 10 – 11:30 am

Rock Creek Tours – Reserve Your Spot

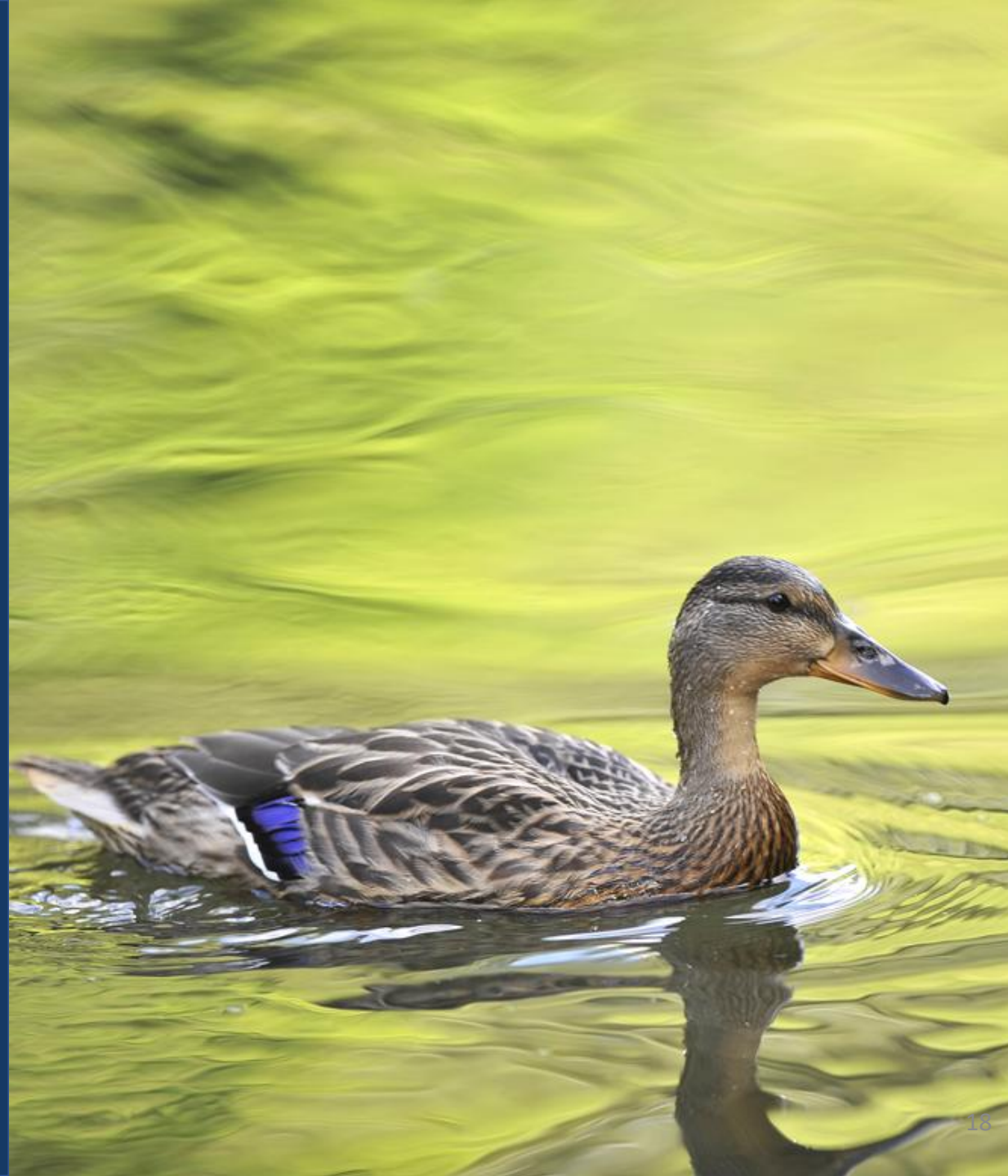
- Saturday, June 6, 1 – 2:30 pm
- Wednesday, July 15, 10 – 11:30 am
- Saturday, August 8, 10 – 11:30 am

Learn more at cleanwaterservices.org/tours >





Questions?



AIS-6151 **9.**

Business Meeting

Meeting Date: 06/02/2026

Length (in minutes): 5 Minutes

Agenda Title: Legislative Public Hearing: River Terrace 2.0 Annexation (Continued)

Authored By: Schuyler Warren

Presented By: Schuyler Warren

Item Type: Motion Requested
Ordinance
Public Hearing - Legislative

Information

Explanation of Issue

This agenda item is a continuation of a hearing to consider annexation of River Terrace 2.0 planning area from the February 24, 2026 meeting.

Action Requested

No action is requested at this time and this hearing will not be continued to a date certain.

Annexation of the subject properties will be considered at a future date yet to be determined. The public hearing on annexation will be noticed again to public agencies and others entitled to notice before a first public hearing at the planning commission.

Background Information

This item has been continued twice to allow City staff to continue working with partner agencies. Additional coordination is still needed and staff seeks additional time to allow that.

Alternatives & Recommendation

N/A

Additional Resources

N/A

Attachments

No file(s) attached.

AIS-6195 **10.**

Business Meeting

Meeting Date: 06/02/2026

Length (in minutes): 20 Minutes

Agenda Title: Classification & Compensation Study Implementation Guidance

Authored By: Laura Gomez

Presented By: Human Resources Director Gomez

Item Type: Update, Discussion, Direct Staff

Information

Explanation of Issue

A formal classification and compensation study was conducted by McGrath Human Resources Group. Absent a permanent City Manager, staff recommends Council direct Human Resources to provide oversight of the citywide compensation implementation process in alignment with relevant study findings.

Action Requested

Staff recommends Council direct Human Resources to provide oversight of the citywide compensation implementation process.

Background Information

Discussion about a formal compensation analysis was introduced and discussed during a July 2025 Council meeting. McGrath consultant, Malayna Maes, provided a general overview of the study and findings during a study session on May 26, 2026. Council received information on the City's demographics, employment trends, methodology of the report, and recommendations. Following that briefing, the purpose of this item tonight is for Council to give direction regarding implementation.

Implementation will have financial impacts. The full budget impact will not be known until after the recommendations in the report have been finalized and the City has conducted its own pay equity analysis. Council will have further opportunity to provide input on fiscal policy.

Alternatives & Recommendation

Council may direct alternative action or implementation guidance.

Additional Resources

Attachments

No file(s) attached.
