



FRUIT HEIGHTS CITY PUBLIC HEARING NOTICE

NOTICE IS HEREBY GIVEN that Fruit Heights City Council will hold a Public Hearing on Tuesday, April 8, 2025, at 7 pm in the council chambers of City Hall located at 910 S. Mountain Road, Fruit Heights, Utah 84037.

PUBLIC HEARING FOR THE FOLLOWING:

- Adopt Updated Fruit Heights City Consolidated Fee Schedule

See more information on the pages below.

FRUIT HEIGHTS CITY

CONSOLIDATED FEE

SCHEDULE

ADOPTED

Building Fees:

New Application Fee		\$	250.00
Building Fees are based on the ICC, Current Building Valuation Data			
Building Permit Review/Inspection Fee (New Home)		\$	150.00
Building Permit Review/Inspection Fee (remodels; re-roofs; basements, etc.)		\$	100.00
Building Valuation - Example below (Current Valuation used)			
\$1 to \$500	\$28.30		
\$501 to \$2000	\$28.30 for the first \$500; plus \$23.66 for each additional \$1,000 or fraction thereof, to and including \$2,000		
\$2001 to \$25,000	\$83.10 for the first \$2000; plus \$16.80 for each additional \$1000 or fraction thereof, up to and including \$25,000		
\$25,001 to 50,000	\$470.10 for the first \$25,000; plus \$12.12 for each additional \$1000 or fraction thereof, up to and including \$50,000		
\$50,001 to \$100,000	\$772.50 for the first \$50,000; plus \$8.40 for each additional \$1000 or fraction thereof, up to and including \$100,000		
\$100,001 to 500,000	\$1,192.50 for the first \$100,000; plus \$6.72 for each additional \$1000 or fraction thereof, up to and including \$500,000		
\$500,001 to 1,000,000	\$3,880.50 for the first \$500,000; plus \$5.70 for each additional \$1,000 or fraction thereof, up to and including \$1,000,000		
\$1,000,001 and over	\$6,730.50 for the first \$1,000,000; plus \$4.38 for each additional \$1,000 or fraction thereof		
R-2 Residential, multiple family		\$	149.80 Sq Ft
R-3 Residential, one- and two-family		\$	167.37 Sq Ft
R-4 Residential, care/assisted living facilities		\$	189.67 Sq Ft
S-1 Storage, moderate hazard		\$	85.28 Sq Ft
S-2 Storage, low hazard		\$	84.28 Sq Ft
U Utility, miscellaneous		\$	66.48 Sq Ft
Construction Water		\$	65.00
Water Connection Fee		\$	200.00
Water Meter (1" meter)	Current Pricing/installation	\$	400.00
Park Impact Fee	Current Adopted Fee Schedule	\$	1,115.00
Storm Water Impact Fee	Current Adopted Fee Schedule	\$	1,683.72
Sewer Impact Fee	Central Davis Sewer District Current Fee	\$	2,400.00
Water Impact Fee	Current Adopted Fee Schedule	\$	8,912.93
Storm Water Management *		\$	2,500.00
Guarantee Fee **		\$	5,000.00

***The Storm Water Management Fee** will be used for street sweeping and any violations of the storm water pollution management plan. The unused amount up to \$1250.00 may be refunded after a request is made and signed off by the Storm Water Inspector or Designee. Ord 8A-02-130. If Fund is depleted to less than 25%, the permit holder will receive a stop work order until the fund is brought back to the starting balance. (If no request is made, Storm Water Management Fee will be forfeited 60 days after final inspection and/or Certificate of Occupancy).

**Guarantee Fee: Not ready, no show, no call, outside normal business hours, extra inspections will be charged to this fee. If fee is depleted to less than 25% the permit holder will receive a stop work order until the fee is brought back to starting balance. The city reserves the right to lien the property After Final Inspection, Certificate of Occupancy and all items are completed (broken sidewalk, curb & gutter, grading, etc.) The permit holder shall request a refunded of 50% of the Guarantee Fee. <u>(If no request is made, the Guaranty Fee balance will be forfeited 60 days after final inspection and/or Certificate of Occupancy.)</u>			
Geotech	Demolition Permit (house, buildings)	\$	250.00
	Fence Permit	\$	10.00
	Grading Permit sensitive land ordinance requirement professional review	\$	600.00
Inspection Fees.			
	Outside normal business hours (minimum charge of two hours)	\$	135.00 per hour
	Re-inspection	\$	135.00 each
	Inspection for which no fee is specifically indicated (min charge of .5 hours)	\$	125.00 per hour
	Schedule inspection (not ready, no show, no call)	\$	200.00
	Additional plan review required by revisions (min charge of.5 hours)	\$	135.00 per hour
Landscaping Fee			
	Plan Review	\$	75.00
	New Landscape Permit (Includes up to 3 inspections)	\$	350.00
Moving Building			
	Moving a Building Bond		
	Minimum bond	\$	10,000.00
	Maximum bond	\$	25,000.00
Pools			
	Application Fee Pools, Tubs and Spas		
	Private	\$	250.00
	Public	\$	500.00
	Plan Review and Building Fees:		
	Commercial/Public		65% of the building evaluation
	Residential/Private		40% of the building evaluation
Business License Fees			
	Internal Accessory Dwelling Unit (IADU)		
	Application	\$	150.00
	Renewal	\$	20.00 per year
	Fine for non-compliance		
	after notice is given		first 30 days \$250.00 after 30 days \$100 per day
	External ADUs and Short-Term Rentals		
	15 days after notice from the city if still non-complaint: \$250.00		
	Ongoing non-compliance: \$100 per day until compliance is achieved		

Business License Fees	Apartments:			
	New Application plus	per unit	\$	75.00
			\$	10.00 per unit
	Base Renewal plus	per unit	\$	30.00
			\$	10.00 per unit
	Change of Business Name		\$	15.00
	Commercial			
	New Business Application		\$	150.00
	Renewal		\$	100.00
	Home Occupation:			
	New Business Application		\$	75.00
	Renewal		\$	25.00
	Home Daycare or Pre-School Required Plan Check and Inspection (+New Application or Renewal Fee)		\$	150.00 each
	Home Occupation Low Impact: (based on review of application, not subject to licensing fees			
	New Business Application		\$	20.00
	Renewal		\$	10.00
	Hotel:			
	New Application plus	per unit		
	Base Renewal plus	per unit	\$	50.00
			\$	10.00
	Lost License		\$	5.00
	Mobile Home Parks:			
	New Application plus	per unit	\$	75.00
			\$	10.00 per unit
	Base Renewal plus	per unit	\$	30.00
			\$	10.00 per unit
	Single Family Dwelling Rental			
	New Application		\$	150.00
	Renewal		\$	25.00
	15 days after notice from the city if still non-complaint: \$250.00		Ongoing non-compliance: \$100 per day until compliance is achieved	
	Solicitation License:			
	New Application (expires 1 year from application date)		\$	150.00

Solicitation without license per offense			\$	250.00	
Temp/Event					
For Profit			\$	65.00	
Non Profit			\$	30.00	
The following fee are to be established by Resolution from the Fruit Heights City Council					
Alcoholic Beverages			\$	150.00	
Agriculture Vendors			\$	150.00	
Christmas Tree Sales			\$	150.00	
Fireworks Sales			\$	450.00	
Itinerant or Transient Merchants			\$	150.00	per location
Mechanical & Electronic Amusement Devices			\$	225.00	
Pawnbrokers			\$	750.00	
Sexually Oriented Businesses			\$	750.00	
Certification of Copies			\$	2.00	
GRAMA Research, Compilation, editing, etc.					
First 30 min				No Charge	
Additional time (one hour min.)				As per GRAMA Requirements	
City Building					
Basement Rental					
Deposit			\$	150.00	
Hourly (Resident)			\$	10.00	per hour
Hourly (Non-Resident)				\$20.00	per hour
Refundable if left clean and no damage			\$	50.00	
Code Enforcement					
Regulatory Signs			Current cost and install	\$	400.00
Street Name Signs			Current cost and install	\$	650.00
Sign Permit Fees:					
Permanent:					
Attached			\$	90.00	
Detached			\$	125.00	
Temporary:					
Attached			\$	75.00	
Detached			\$	75.00	
Sign Reclaiming Fee: Temporary signs which are confiscated for code violations may be reclaimed by paying:					
First Offense			\$	10.00	each sign
Additional Offenses			\$	25.00	each sign
Weed Mowing Charge:					
Hourly rate 1 hour minimum plus			Additional Administration	\$	250.00 per hour
Fee for each time city is required to mow a parcel of property					

Credit Card	Fee for each time City is required to move a parcel or property	\$	120.00
	Convenience Fee: (Current Merchant Rate min 3.5%)		3.50%
Culinary Water:	Fines:		
	Turning water back on, after being shut off by Public Works	\$	200.00
	Late payment penalty on delinquent accounts		5% of past due amount
	Service fee for previous resident with unpaid utility bill	\$	100.00
	Turn on Fee (charge to re-establish service when service is turned off for delinquency); Bill must be paid in full including all late charges plus turn on fee	\$	50.00
	Turn on/off (stop service for a period of time/restore service)	\$	50.00 each
	Residential:		
	Connection Fee	\$	200.00
	ERT Unit Replacement	\$	200.00
	Meter 3/4"- 1"	\$	400.00
	Meter larger than 1" will be paid for by the owner/business		cost of meter plus installation
	Commercial Connection Fee		Determined by City Engineer and impact on system
	Hydrant Meter		
	Refundable Deposit	\$	800.00
	each 1,000 gallons of fraction thereof used	\$	10.00 per 1,000 gallons

Impact Fee Schedule (Current impact fee schedule Adopted January 16, 2024)								
2024	2025	2026	2027	2028	2029	3030	3031	
\$ 8,875.91	\$ 8,912.93	\$ 8,950.22	\$ 8,988.97	\$ 9,028.69	\$ 9,069.46	\$ 9,111.39	\$ 9,154.51	

Residential user fee: Single Family, Multi Family, Apartment Building, Mobile Home, Condo charged a base rate for each unit

Water rate schedule (to be Adopted January 7, 2025)

	2025	2026	2027	2028	2029	3030
Base Rate	\$ 37.40	\$ 39.50	\$ 42.25	\$ 45.20	\$ 50.50	\$ 54.05
Tier Usage Rate per Thousand Gallon						
1,000-3,000 Gallons	\$ 2.10	\$ 2.70	\$ 3.15	\$ 3.60	\$ 3.90	\$ 4.20
3,001-6,000 Gallons	\$ 3.25	\$ 3.75	\$ 4.20	\$ 4.60	\$ 4.75	\$ 5.00
6,001-8,000 Gallons	\$ 4.10	\$ 4.40	\$ 4.75	\$ 5.10	\$ 5.45	\$ 5.85
10,001-13,000 Gallons	\$ 4.45	\$ 4.75	\$ 5.00	\$ 5.35	\$ 5.75	\$ 6.15
10,001-13,000 Gallons	\$ 4.90	\$ 5.25	\$ 5.60	\$ 6.00	\$ 6.45	\$ 6.90
13,001-18,000 Gallons	\$ 5.30	\$ 5.70	\$ 6.10	\$ 6.55	\$ 7.00	\$ 7.50
18,001-22,000 Gallons	\$ 6.35	\$ 6.80	\$ 7.30	\$ 7.80	\$ 8.35	\$ 8.95
22,001+ Gallons	\$ 7.40	\$ 7.95	\$ 8.50	\$ 9.10	\$ 9.75	\$ 10.45

Culinary Water used for Irrigation

	2025			
Base Rate	\$	22.00		
Water Usage			Adopted Tier Rate Schedule	
Water Service to customers outside the boundaries of the city will be charge double the base rate				
Development Impact Fees				
Commercial Development Impact will be calculated by Engineer				
Park Impact Fee		Current Adopted Fee		
Mobile Home Pad			\$	1,115.00 per pad
Mult Family Structure			\$	1,115.00 per unit
Single Family Structure			\$	1,115.00 per lot
Sewer Impact Fee		Set by Central Davis Sewer District		
Mobile Home Pad			\$	2,400.00 per pad
Mult Family Structure			\$	2,400.00 per unit
Single Family Structure			\$	2,400.00 per lot
Storm Water Impact Fee		Current Adopted Fee		
Mobile Home Pad			\$	1,683.72 per pad
Mult Family Structure			\$	1,683.72 per unit
Single Family Structure			\$	1,683.72 per lot
Water Impact Fee		Current Adopted Fee		
Mobile Home Pad			\$	8,912.93 per pad
Mult Family Structure			\$	8,912.93 per unit
Single Family Structure			\$	8,912.93 per lot
Documents/ Reports				
Budget Report		one copy free to a city resident upon request	\$	5.00 each
Business License listing Financial			\$	2.00 each
Report		one copy free to a city resident upon request	\$	5.00 each
General plan			\$	20.00 each
Public Works Standards Subdivision			\$	25.00 each
Ordinance			\$	25.00 each
Zoning Ordinance			\$	25.00 each
Zoning Code Chapters			\$	1.50 each
Dog License Fee:				
License Fee				Established by Davis County Animal Care
Kennel Fee				Established by Davis County Animal Care
Kennel renewal fee				Established by Davis County Animal Care
Excavation Permit Fee				
Current Public Works Standards				
Base Permit Fee			\$	100.00

Additional inspections	\$	65.00	each
Diminished Road Integrity Ree - Excavation Greater than 100 Sq Ft			
Roads 4 Years Old or Less		\$0.88 X Total Sq Ft.=	\$
Roads Older than 4 Years		\$0.44 X Total Sq Ft.=	\$
Diminished Road Integrity Ree - Excavation Less than 100 Sq Ft			
Roads 4 Years Old or Less		\$0.88 X Total Sq Ft.=	\$
Roads Older than 4 Years		\$0.44 X Total Sq Ft.=	\$
Potholes			
Must be filled with flowable fill (See Current Public Works Standard)		\$2.94 X Total Sq Ft.=	\$

Escrow Amount

Base Permit Fee + Diminished Road Fee + 25%

Emergency Services

Davis County Sheriff	Current Contract Price
Farmington Fire	Current Contract Price

Garbage/Refuse Service

Current Contract Rate with Integrated Waste, Robinson Waste, and Admin Fee			
Residential Automated Collection			
Per Household with up to one container and one recycle container (bundle)	\$	20.50	per month
Additional Container	\$	15.45	per can per month
Fuel rate Surcharge	\$3.00 per gallon plus \$.338 per gallon above \$3.00		
Recycle (Green Waste)	\$	7.74	per can per month
Recycle (Household) additional container	\$	5.00	per can per month
Replacement Toter	\$	95.00	per can

Irrigation Water

East Bench (Eastoaks) Pressurized Irrigation Water District			
Residential Connection			
Fines	\$	20.61	per month
1)First Violation, a warning issued:			written warning
2) Second Violation	\$	75.00	
3) third Violation and/or water turned off for excessive violations	\$	150.00	

Maps:

Street, Water, Sewer, Storm Sewer (black and white)	\$	2.00	each
Zoning (black and white)			
A: 8-1/2" x 11" (color)	\$	1.00	each
B: 11" x 17" (color)	\$	2.50	each
C: 18" x 24" (color)	\$	5.00	each
D: 24" X 36" (color)	\$	7.50	each

	E: 36" X 44" (color)	\$	15.00	each
		\$	20.00	each
Parks & Recreation:				
	Park Impact Fee	\$	1,115.00	
	Reservations:			
	Baseball Diamond	\$	25.00	per hour
	Baseball Tournaments	\$	125.00	per day
	Bowery Rental	\$	10.00	per hour
	Bowery full day rental	\$	120.00	per bowery
	Bowery (large organizations over 500 attendance	\$	200.00	per bowery

Photo Copies:				
	single sided 8-1/2" x 11" (black and white)	\$	0.20	each
	Double sided 8-1/2" x 11" (black and white)	\$	0.40	each
	single sided 11" x 17" (black and white)	\$	0.65	each
	single sided 8-1/2" x 11" (color)	\$	0.65	each
	Double sided 8-1/2" x 11" (color)	\$	1.00	each
	single sided 11" x 17" (color)	\$	1.25	each

Planning & Zoning Fees

Residential:				
Site Plan Review:				
Base Fee	\$	400.00	each plan	
Plus Acreage fee 0 to 5 acres	\$	25.00	per acre	
Plus Acreage fee 5.01 to 10 acres	\$	10.00	per acre	
Plus Acreage fee 10.0 and above	\$	2.00	per acre	
Maximum Site Plan Review Fee	\$	1,000.00		

Revised Site Plan and Amendment Waiver Requests	\$	100.00		
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Recording Fees	Fees to be paid by the Developer			
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Public & Private Subdivision Review				
Storm Water Management Plan Review/inspection				
1-5 Lots	\$	250.00		
6-10 Lots	\$	350.00		
11 plus Lots	\$	500.00		

See Storm Water for other fees

Preliminary or Conceptual:				
Base Fee	\$	250.00		
Plus Lot Fee	\$	25.00	per lot	

Final Review:

Base Fee	\$	350.00	
Plus Lot Fee	\$	60.00	per lot
Plus State Culinary Water Review Fee	\$	200.00	per Plat

Amendments after Recording:

Base Fee	\$	200.00	
Plus Lot Fee	\$	25.00	per lot

PRUD Review:

Conceptual			
Base Fee	\$	400.00	each submittal
Plus Lot Fee	\$	25.00	per lot/building
Expert Review: Fee to be determined on a case by case by City Council upon recommendation of the Planning Commission			

Preliminary

Base Fee	\$	250.00	each submittal
Plus Lot Fee	\$	20.00	per lot/building

Final Review

Base Fee	\$	350.00	each submittal
Plus Lot Fee	\$	50.00	per lot/building

Revised Plan (any stage)

Base Fee	\$	100.00	each submittal
Plus Lot Fee	\$	25.00	per lot/building

Conditional Use:	Plus Site Plan Review Fees	\$	500.00
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In addition to the above fees, the developer will also pay any Engineering (Civil & Geotechnical), Attorney, Planning, Inspections, Utility, and Public Hearing cost.

Planning & Zoning Fees

Commercial:

Storm Water Management Plan Review/inspection	\$	500.00	
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Site Plan Review:

Base Fee	\$	500.00	each plan
Plus Acreage fee 0 to 5 acres	\$	50.00	per acre
Plus Acreage fee 5.01 to 10 acres	\$	20.00	per acre
Plus Acreage fee 10.0 and above	\$	5.00	per acre
Maximum Site Plan Review Fee	\$	1,500.00	

Revised Site Plan and Amendment Waiver Request	\$	250.00	Each
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Recording Fees	Fees to be paid by the Developer		
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Commercial Subdivision Review:

Preliminary or Conceptual:

Base Fee	\$	500.00	each submittal
Plus Lot Fee	\$	50.00	per lot

Final Review:

Base Fee	\$	500.00	each submittal
Plus Lot Fee	\$	60.00	per lot
Plus State Culinary Water Review Fee	\$	200.00	per plat

Amendments after Recording:

Base Fee	\$	250.00	each submittal
Plus Lot Fee	\$	25.00	per lot

Rezone (all zones)	\$	400.00	each
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Zoning Ordinance Amendment:

Map	\$	400.00	each
Text	\$	400.00	each
General Plan	\$	400.00	each

Annexation or Boundary Adjustment Request:	\$	1,500.00	each
If Annexation and rezone are combined	add	\$	100.00 each

Street Vacation, Name Change, of Dedication	\$	500.00	each
Special Planning Commission Meeting requested by Developers	\$	500.00	per meeting
Broad of Adjustments Appeal Filing Fee	\$	250.00	each

In addition to the above fees, the developer will also pay any Engineering (Civil & Geotechnical), Attorney, Planning, Inspections, Utility, and Public Hearing cost.

Completion of On-site/Off-site Improvements Bond	\$	1,000.00	minimum
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Police/Fire:	Fruit Heights City contracts with Davis County Sheriff and Farmington Fire. The fees are set by these agencies.		
	All Fees Associated with police service can be obtained through Davis County Sheriffs Department		
	All Fees Associated with fire service can be obtained through Davis Farmington City Fire Department		
	Emergency Dispatch System (911) fee (collected by the telephone providers)		
	Landlines	Current Rates Apply	
	Wireless	Current Rates Apply	

Public Works	Equipment	All City equipment rates are based on the current FEMA Equipment Rate Schedule		
	Fuel	Billed at the current State Contract Rate		
	Operator	Charged at the Fully Burden Rate		
Returned Check Fee	Returned Check	\$	25.00	
	Insufficient Funds	\$	25.00	
Sanitary Sewer Service:	Central Davis Sewer District (CDSD) provides the sewer service			
	CDSD Impact Fee	\$	2,400.00	
	CDSD Current Rates and FHC Administration Fee			
	Residential User Fee			
	Single Family	\$	38.00	per month
	Multi Family	\$	38.00	per unit per month
	Mobile Home Parks	\$	38.00	per unit per month
	Hotels, Motels, Churches, Schools, and other Commercial Buildings	Fees assessed by CDSD per month		
Streets Transportation	Street Lights			
	Residential	\$	6,000.00	plus installation
	Intersection	\$	8,000.00	plus installation
	Street Signs			
	Residential Regulatory Subdivision	\$	400.00	plus installation
	Residential Street Name	\$	650.00	plus installation
	Other Signs	Cost		plus installation
	Traffic Utility Fee			
	Single Family	\$	7.50	
	Multi Family	\$	7.50	per unit
	Mobile Home Park	\$	7.50	per unit
	Commercial	Based on ERU		
Storm Water Fees:				
	Storm Water Impact Fee	\$	1,683.72	
	Storm Water Utility Fee			
	Residential:			
	Single Family	\$	14.25	per month
	Multi Family	\$	14.25	per month per unit
	Mobile Home Park	\$	14.25	per month per unit
	Commercial (All)	Based on ERU		

Storm Water Permit Fee

City SWPPP Application Fee	\$	135.00
UPDES State Permit Application Fee	\$	450.00
Storm Water Permit Bond	\$700 + \$1,100/acre (not to exceed \$4,000)	
Permit Reinstatement Fee (after STOP WORK ORDER)	\$	300.00

Storm Water Permit Violation Minimum Fines: (could be up to \$1,000.00 per violation per day)

Violation	Initial Offense		2nd Offense	3rd Offense
Lapse of UPDESA Permit Coverage	\$60.00 per month out of coverage			
SWPPP not Posted On Site	\$ 100.00	\$ 200.00	\$ 400.00	
Tracking of soil off site	\$ 100.00	\$ 200.00	\$ 400.00	
Housekeeping Violations	\$ 100.00	\$ 200.00	\$ 400.00	
BMP's not installed as shown on SWPPP	\$ 100.00	\$ 200.00	\$ 600.00	
Not completing On Site Inspections	\$ 150.00	\$ 300.00	\$ 600.00	
Uncontrolled Storm Water around site	\$ 150.00	\$ 300.00	\$ 600.00	
Improper Chemical Storage	\$ 150.00	\$ 300.00	\$ 600.00	
Soil/Construction Material Stacked On Impervious Surface	\$ 150.00	\$ 300.00	\$ 600.00	
improper Sediment Control	\$ 150.00	\$ 300.00	\$ 600.00	
Improper Outhouse location/not staked down	\$ 150.00	\$ 300.00	\$ 600.00	
Failure to Maintain Records of SWPPP	\$ 200.00	\$400.00 with STOP WORK ORDER		
Illegal Discharge from site	\$ 300.00	\$600.00 with STOP WORK ORDER		
Improper Concrete Washout	\$ 300.00	\$600.00 with STOP WORK ORDER		
Failure to Obtain a Permit	\$500.00 with STOP WORK ORDER			
Failure to Implement the SWPPP	\$500.00 with STOP WORK ORDER			

* 3rd Offense will be accompanied with a STOP WORK ORDER

* Fines are minimums and can be adjusted to compensate for the severity of the infraction

Storm Water Illicit Discharge Cleanup Fee	Actual Costs	\$	200.00	minimum
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In addition to the above fees, the developer will also pay any Engineering cost.

Single Lot or Parcel Residential Construction Cleaning Fee (sweeping, tracking, etc.)	Actual Costs	\$	200.00	minimum
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Vandalism

Minimum Fine		\$	500.00	plus restitution
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