

CITY OF CHIPPEWA FALLS, WISCONSIN

NEW HOUSING FEE REPORT - 2023



1.0 Introduction

Wisconsin State Statute 66.10014 requires municipalities over 10,000 in population to prepare a report of the municipality's residential development fees.

2.0 Purpose

This annual report complies with Section 66.10014 of the Wisconsin Statutes requiring New Housing Fee reports.

3.0 Process and Data

This report was prepared for the calendar year ending December 31, 2023 using the adopted City of Chippewa Falls Fee Schedule, permit/development records maintained by the City Inspector's office as well as the City Engineer's office, and adopted City of Chippewa Falls Ordinances. This report is to be placed on the City's website (www.chippewafalls-wi.gov) and shared with the City of Chippewa Falls City Council. For record keeping purposes, projects are reported in the year in which they were permitted (approved). Projects approved in prior calendar years but completed and occupied in 2023 are not included in this report.

4.0 Residential Permit Fees

Fee Type	Fee	Limits		2023		
				Permits	Fees Collected	Average
Building Permit Fees (single & multi) new construction	0.28 per sf	\$350 minimum (new)	Single Family	13	\$10,360.24	\$796.94
			2- Family	7	\$10,877.44	\$1,553.92
			Multi-Family	11 (118 units)	\$48,805.87	\$4,436.90
Building Permit Fees (single & multi) additions	0.28 per sf	\$100 minimum (additions)	Single Family	4	\$659.80	\$164.95
			2- Family	2	\$175.00	\$87.50
			Multi-Family			
Building Permit Fees (single & multi) alterations	0.28 per sf	\$50 minimum (alterations)	Single Family	30	\$4,282.72	\$142.75
			2- Family	1	\$50.00	\$50.00
			Multi-Family			
Plan Review - new construction	\$100					
Plan Review - additions/alterations	\$35					
Decks	0.28 per sf	\$30 minimum		12	\$899.90	\$74.99
Repairs/Replacements/Alteration < 200 sf		\$25 minimum				
Residential Garage	\$75			8	\$600.00	\$75.00
Zoning Fee	\$50			31	\$1,550.00	\$50.00
Certificate of Occupancy	\$75			20	\$1,500.00	\$75.00
Impact Fee	N/A					
Park Fee	N/A					
Land Dedication or fee in lieu of land dedication	N/A					
CSM	\$125			4	\$500.00	\$125.00
Plat Approval Fee	\$125 + \$10/lot			1 (14 lots)	\$240.00	\$17.14
Storm Water Management Fee	\$300 + \$10/lot			2	\$519.99	\$260.00
Erosion Control Fee	\$50 + \$2/1,000 sf disturbance			2	\$1,310.97	\$655.49
Driveway Permit	\$50			15	\$750.00	\$50.00
Right-of-Way Excavation	\$50 + \$3,000 Performance Bond			8	\$400.00	\$50.00
Water Hook-Up Fee						
Sewer Hook-Up Fee						
Electrical Fee - Single Family	\$200			9	\$1,800.00	\$200.00
Electrical Fee - Duplex	\$275			7	\$1,925.00	\$275.00
Electrical Fee - Multi Family (3-4 Units)	\$325			0		
Electrical Fee - Multi Family (5+ Units)	\$80/unit			0		
Plumbing Fee	\$10/fixture			105	\$29,350.00	\$279.52
HVAC Fee	Based on Cost of Work			167	\$31,004.00	\$183.65
				145	\$147,560.93	\$1,017.66

The average cost per unit for residential permit fees in 2023 was \$1,017.66 for 145 new residential units.