

Commercial construction is anything that is NOT residential: churches, schools, offices, public buildings, restaurants, some farm/ag projects, signs
BY STATE LAW YOU MUST HAVE AN ASBESTOS INSPECTION BEFORE DOING ANY WORK INVOLVING DEMOLITION OR REMODELING

Type	Criteria	Permit Fee	Surcharges	Comments
New Commercial, base fee	Up to 2000 SF	\$650.00	\$3.00/ plumbing fixture in excess of 10	Proof of submittal of accessibility plans required (if applicable) ComCheck certificate required
New Commercial, base fee	2001 to 5000 SF	\$1300.00	\$3.00/ plumbing fixture in excess of 10 Plus special inspections	May require submittal of Plot Plan & Drawings Proof of submittal of accessibility plans required (if applicable) ComCheck certificate required
New Commercial, base fee	5001 SF Plus	\$1300.00 + .10/SF	\$3.00/ plumbing fixture in excess of 10	May require submittal of Plot Plan & Drawings Proof of submittal of accessibility plans required (if applicable) ComCheck certificate required
Commercial Additions, base fee	For SF breakdown, see above	Same as New	\$3.00/ plumbing fixture in excess of 10	May require submittal of Plot Plan & Drawings Asbestos check required Proof of submittal of accessibility plans required (if applicable) ComCheck certificate required
Commercial Remodels or Repairs, base fee (leveling, re-roof, building supported sign, change of occupancy remodel, yard lines, etc.)	Any SF	\$0.10/ SF \$75.00 Min.	\$3.00/ plumbing fixture in excess of 10 Elect/HVAC surcharge if applicable	May require submittal of Plot Plan & Drawings Asbestos check required Proof of submittal of accessibility plans required (if applicable) ComCheck certificate may be required
Combined Commercial Additions and Repairs or Remodel, base fee	Any SF	\$0.10/SF \$225.00 Min.	\$3.00/ plumbing fixture in excess of 10 Elect/HVAC surcharge if applicable	May require submittal of Plot Plan & Drawings Asbestos check required Proof of submittal of accessibility plans required (if applicable) ComCheck certificate required
Commercial Remodel Surcharge Electrical or HVAC		\$75.00	Added to base fee, as applicable	May require submittal of Plot Plan & Drawings If any electrical work is included in a remodel project, this fee will apply. If the work is only one trade and requires inspection but the SF calculation is less than 75 SF, this will be the minimum fee (per above).
Commercial Hot Water Heater	Replacement	\$50.00	Stand alone fee	Asbestos check required!
Demolition		\$40.00	Check for utility cut-offs	Asbestos check required!
Relocation of Structure	With TXDot Permit	\$10.00	Identification of mover in case of damages.	Asbestos check required!

COMMERCIAL

DOING WORK WITHOUT A PERMIT: If work is started prior to the issuance of a permit by the City of Caldwell, the cost of the permit increases to 1-1/2 times the normal fee, and a written warning or a citation may be issued. The maximum penalty for a first offense shall not exceed \$250.00 per day, and for repeat offenses shall not exceed \$500.00 per day.

COMMERCIAL FEE SCHEDULE

Certificates of Occupancy are required for all commercial projects prior to occupancy/opening of business. After the final inspection, the builder must apply for the C.O. at the permit office. An inspection may be required prior to issuance of the C.O. If the building or occupancy fails such inspection, an additional fee of \$35.00 will be assessed and must be paid prior to release of the C.O. A new Certificate of Occupancy and inspection may be required for any change of occupancy.

State law requires the submittal of stamped and signed drawings prepared by licensed design professionals for many commercial and some residential projects. There are flow charts indicating the criteria online and in the permit office. A permit will not be issued for projects requiring design, without stamped and signed drawings.

ComCheck may be downloaded free from the DOE website. All new construction and some additions and remodel projects are required to comply with the state energy code.

If a red tag is placed at your project due to a deficiency, a re-inspection fee of \$35.00 must be paid at the permit office prior to calling for re-inspection.