



Planning and Development

Permit Fee Schedule

Effective July 1, 2025

Fee Schedule Disclaimer:

Please note that the fees listed in this schedule are for informational purposes only and are subject to change. Final permit fees will be calculated at the time of submittal based on the specifics of each project and any applicable regulations or ordinances. For more information, please see Chapter 52 Administrative Procedures for the Construction Codes of the Dallas City Code and Ordinance 33080.



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Service Type	Cost
Access Easement Review Fee	\$100 per hour with a one hour minimum
Additional Inspection Service Fee	\$125 per trade inspection
Address Assignment or Reassignment Fee	\$50 per assignment
Administrative Parking Reduction Fee	\$375 and \$25 per additional space over 10
After Hours Inspection Fee	\$125/hour with a \$300 minimum
After Hours Plan Review Fee for in-person meetings	\$250 per hour/2-hour minimum
After Hours Utility Release	\$50 per request
Alternative Materials, Design, and Methods Fee	\$300
Appeal a decision of the Landmark Commission on a pre-designation certificate of appropriateness, certificate of appropriateness, or certificate of demolition to the City Plan Commission regarding any other use	\$700
Appeal of a decision of the Landmark Commission on a pre-designation certificate or appropriateness, certificate of appropriateness, or certificate for demolition or removal to the CPC regarding a single-family use or handicapped group dwelling	\$300
Appeal of an apportionment determination of the City Plan Commission to the City Council	\$600
Appeal of an apportionment determination to the City Plan Commission	\$600
Appeal to City Council for a moratorium on a zoning or non-zoning matter	\$300
Appeal to the Advisory, Examining and Appeals Board Fee	\$714
Backflow Prevention Device Filing Fee	\$81
Barricade Permit Application Fee	\$40
Barricade Permit Fee	\$200 minimum for each permit
Barricades - Sidewalk and up to One Lane Closure 0-60 days	\$0.012 per square foot/per day
Barricades - Sidewalk and up to One Lane Closure 61-120 days	\$0.024 per square foot/per day
Barricades - Sidewalk and up to One Lane Closure 121-180 days	\$0.048 per square foot/per day
Barricades - Sidewalk and up to One Lane Closure 181 or more days	\$0.096 per square foot/per day
Barricades - Two or More Lane Closures 0-60 days	\$0.036 per square foot/per day
Barricades - Two or More Lane Closures 121-180 days	\$0.144 per square foot/per day
Barricades - Two or More Lane Closures 181 days or more	\$0.288 per square foot/per day
Barricades - Two or More Lane Closures 61-120 days	\$0.072 per square foot/per day





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Service Type	Cost
Board of Adjustment - All other non-sign appeals	\$900
Board of Adjustment - All other sign appeals	\$900
Board of Adjustment - Compliance Request for a Nonconforming Use	\$1,200 + \$50 per acre
Board of Adjustment - Landscaping or Tree Mitigation Special Exception	\$1,200 + \$50 per acre
Board of Adjustment - Multifamily or Nonresidential Variance	\$900 + \$25 per acre
Board of Adjustment - Notification Sign Fee	\$10 per sign
Board of Adjustment - Sign Special Exceptions	\$1,200
Board of Adjustment - Single-Family Special Exception	\$600
Board of Adjustment - Single-Family Variance	\$600
Board of Adjustment - Variance and Special Exception to Off-street Parking Requirements	\$900 + \$100 per parking space variance or special exception requested
Ceremonial Street Name Change - street is less than 1/4 mile	\$1,950
Ceremonial Street Name Change - street is less than 1/2 mile but more than or equal to 1/4 mile	\$1,950
Ceremonial Street Name Change - street is less than one mile but more than or equal to 1/2 mile	\$1,950
Ceremonial Street Name Change - street is more than or equal to one mile	\$1950 for first mile + \$300 for each additional 1/4 mile
Certificate of Occupancy - Dance Hall	Application Fee + \$1,000 review fee
Certificate of Occupancy - Partial	\$104
Certificate of Occupancy - General Permit Fee	\$375
Certificate of Occupancy - Residential Early Move-in Penalty Fee	\$500
Certificate of Occupancy - Residential TCO for One-and-Two Family Dwellings	\$250
Certificate of Occupancy - Sexually Oriented Business	Application Fee + \$1,000
Certificate of Occupancy - Temporary	\$500
Certificate of Occupancy - Temporary 30-day Extension	\$250
Certificate of Occupancy - Validation Inspection Fee	\$113
Certificate of Occupancy - Residential TCO Extension	\$125
Change of Official Address Fee for more than 10	\$1,500 for first 10 + \$113/hour for additional address changes





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Service Type	Cost
Change of Official Address Fee for up to 10	\$150
Code Interpretation Fee	\$500
Commercial Plan Review Fee	\$0.046 per sq.ft. or \$577(whichever is greater)
Commercial/Residential Plans Check Addendum Fee	\$100 per trade/per hour for each trade added or substituted
Conservation Easement Review Fee	\$150 per hour with a one hour minimum
Consultation with Technical Staff Fee - 0-20 Minutes	Free
Consultation with Technical Staff Fee - 20 Minutes+	\$100 per hour with 1 hour minimum
Demolition Fee	\$205 + \$0.21 for each square foot of floor area
Detailed Development Plan submitted after passage of ordinance establishing a Planned Development District	\$600 for each submission
Determination Letter	435
Development Impact Review Appeal	\$300
Development Impact Site Plan Review	\$1,000
Document Handling Fee - Complex Commercial Plan Review >10,000 sq ft	\$50
Document Handling Fee - Complex Commercial School Plan Review >10,000 sq ft	\$100
Document Handling Fee - Minor Commercial Plan Review <10,000 sq ft	\$25
Document Handling Fee - Residential One-and-Two Family Dwellings	\$25
Document Handling Fee - Site Plan Reviews	\$25
Document Handling Fee - Stand Alone Trade Review	\$25
Drainage & Paving Engineering - 2nd and subsequent resubmittals	\$2,252
Drainage & Paving Engineering - initial plan submittal	\$1,848
Early release of a building or foundation permit	\$269
Escarpment Permit Fee	\$2,709
Excavation Permit Application Fee	\$2,825 + \$25 for each week until construction is brought to grade and backfilled
Existing Office Building Sprinkler Retrofit Agreement Application	\$375
Extension of the development schedule	\$75
Fire Alarm Resubmittal Fee for approved fire alarm plans	Based on the total number of new or changed devices





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Service Type	Cost
Fire Alarm Resubmittal Fee for denied fire alarm plans	1/2 of the original plan review submittal fee after first resubmittal
Fire Alarm Review Fee for 10 or less fire alarm devices	\$75 for each fire alarm system per building
Fire Alarm Review Fee for 11 to 25 fire alarm devices	\$100 for each fire alarm system per building
Fire Alarm Review Fee for 26 to 150 fire alarm devices	\$150 for each fire alarm system per building
Fire Alarm Review Fee for 151 or more fire alarm devices	\$300 for each fire alarm system per building
Fire Protection Site Plan Review Fee	\$0.25 per sq. ft. or \$313 (whichever is greater)
Fire Sprinkler - Existing Office Building Retrofit Agreement	\$375
Fire Sprinkler Plan Review Fee	\$0.015 per sq.ft. or \$278(whichever is greater)
Fire Sprinkler Resubmittal Fee for 10 devices or less	\$75 for each fire sprinkler system per building
Fire Sprinkler Resubmittal Fee for 11 to 25 devices	\$100 for each fire sprinkler system per building
Fire Sprinkler Resubmittal Fee for 26 to 150 devices	\$150 for each fire sprinkler system per building
Fire Sprinkler Resubmittal Fee for 151 or more devices	\$300 for each fire sprinkler system per building
Fire Sprinkler Resubmittal Fee for denied fire sprinkler plans	1/2 of the original plan review submittal fee after first resubmittal
Fire Sprinkler Site Plan Review Fee	\$0.025/square foot or \$313 (whichever is greater)
Floodplain Review Fee	\$100 per hour with a one hour minimum
GIS Property Description Review - Metes and Bounds	\$100 for the first page + \$50 for each additional page
GIS Property Description Review - Platted	\$100
Health Plan Review Fee	\$200
Infrastructure Improvements Inspection Fee	\$125 per hour with a one hour minimum
Irrigation Plan Review Fee	\$120
Lead-free Confirmation Fee	\$36 per each structure
Legal Build Site Determination	\$100 per hour with a one hour minimum





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Service Type	Cost
Major Plat: final plat containing more than 20 lots, if no lot exceeds 3 acres	\$4,180
Major Plat: final plat containing less than 20 lots, if any lot exceeds 3 acres	\$5,178
Major Plat: final plat containing more than 20 lots, if any lot exceeds 3 acres	\$5,623
Major Plat: final plat containing less than 20 lots, if no lot exceeds 3 acres	\$6,238
Major Plat: preliminary plat containing less than 20 lots, if any lot exceeds 3 acres	\$2,871
Major Plat: preliminary plat containing more than 20 lots, if no lot exceeds 3 acres	\$3,342
Major Plat: preliminary plat containing less than 20 lots, if no lot exceeds 3 acres	\$3,963
Major Plat: preliminary plat containing more than 20 lots, if any lot exceeds 3 acres	\$4,736
Minor Amending Plat, certificate of correction, vacation of plat, removal or relocation of building lines	\$850
Minor Plan Amendment	\$825
Minor Plan Amendment Appeal to CPC or City Council	\$300
Minor Plan Amendment Waiver of the two-year waiting period	\$300
Minor Plat: final fee	\$840
Minor Plat: lot does not exceed 3 acres for single family, duplex, townhouse districts	\$2,895
Minor Plat: lot exceeds 3 acres for single-family, duplex, or townhouse districts	\$3,364
Miscellaneous Plan Review Fee	\$100 per hour/per trade
Move Fee - Inspector Time + Travel for Structures Moved Outside of Designated Counties	\$150
Move Fee for Structures moved from Dallas city limits	\$150
Move fee for Structures to Surrounding Counties	\$150
Move Permit Fee for each structure or part of a structure	\$156
Mover's License Fee	\$260
Multi-family Plan Review Fee	\$0.046 per sq.ft. or \$577(whichever is greater)
Notary Fee	\$5 per request
Other Plan Review Fee for Underground Firelines, Dry Chemical Systems, Gaseous Systems, or Miscellaneous Items Review Fee	\$150
Permit Extension Fee	\$200 per permit
Phased Approval Fee	\$250 per application
Plan Review Revisions	\$100 per hour/per trade





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Service Type	Cost
Planned Development, Specific Use Permit, and Deed-Restricted Areas Master Permit Fee	10% of total permit fee
Plans Check Addendum Fee	\$100 per hour/per trade
Plat and Field Notes Review Fee	\$100 per hour with a one hour minimum
Post Permit Resubmittal Fee	\$100 per hour/per trade
Postage & Handling Fees	\$2.00 for each mailed permit
Preconstruction Meeting & Review of Materials Testing Report Fee	\$100 per hour with a one hour minimum
Pre-Development Meeting Fee	\$1,316
Pre-Move Inspection Permit Fee	\$156
Record Change Fee	\$30
Reinspection Fee	\$75
Reinstatement of Permit Privileges Fee	\$550
Research Fee	\$100 per hour
Research Fee to respond to inquiries from other departments	\$50 per hour with one hour minimum
Residential Plan Review Fee	\$0.046 per sq.ft. or \$577(whichever is greater)
Residential Plans Check Addendum Fee	\$100 per trade added or substituted
Same Day Inspection Fee for requests made between 7am - 2pm the day inspection is needed	\$250 (due before inspection is performed)
Sidewalk Waiver Fee	\$208
Sign Location Permit	\$6,879
Sign Plan Review Fee	\$281
Sign Review in Special Provision Sign Districts Master Permit Fee	10% of total permit fee
Signs - Annual Registration for Detached Non-Premise Digital Display	\$2,817
Signs - Appeal of the decision of the City Plan Commission to the City Council for a sign permit in a Special Provision Sign District	\$300
Signs - Appeal of the decision of the Director to City Plan Commission for a sign permit in a Special Provision Sign District	\$300
Signs - Certificate of Appropriateness for a sign in a Special Provision Sign District when review required by City Plan Commission	\$397
Signs - Copy Change Fee	\$0.120 per square foot





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Service Type	Cost
Signs - Non-Premise	\$456
Signs - Non-Premise Annual Registration or Renewal	\$116
Signs - Premise	\$281
Signs - Removal/Demolition	\$78
Signs - Special Purpose	\$40
Special or Mechanized Parking Application Fee for 50 or fewer spaces	\$375
Special or Mechanized Parking Application Fee for more than 50 spaces	\$375 + \$12.50 per additional space over 50
Special or Mechanized Parking Application Renewal	\$375
Special Parking Amendment or Termination Review Fee	\$100 per hour with a one hour minimum
Street Identification Sign Fee for each blade replaced	\$113
Street Identification Sign Fee for each mast arm replaced	\$233
Street Identification Sign Fee for each TxDOT sign replacement	TBD based on TxDOT cost calculation
Street Name Change - street is less than 1/4 mile	\$1,950
Street Name Change - street is less than 1/2 mile but more than or equal to 1/4 mile	\$2,282
Street Name Change - street is less than one mile but more than or equal to 1/2 mile	\$2,700
Street Name Change - street is more than or equal to one mile	\$2,700 for first mile + \$600 for each additional 1/4 mile
Surcharge for planned development, specific-use permit, and deed-restricted areas	10% of the total permit fee
Technology Permit Fee	\$15 per document submitted
Traffic Impact Analysis Fee	\$1,000 for each initial submittal and \$100 per hour for each subsequent submittal
Tree Inspection Service Fee	\$75 per hour
Tree Removal - first reinspection	\$60
Tree Removal - second reinspection	\$90
Tree Removal - third or subsequent reinspections	\$120
Tree Removal Application Fee	Cost of tree removal x \$0.0095 with a minimum charge of \$60
Tree Removal Investigation Fee	\$550
Tree Survey Review Fee	\$100 per hour with a one hour minimum
Unauthorized Concealment Fee	\$200 per trade
Unity Agreement Application Fee	\$375





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Service Type	Cost
Waiver of the requirement of proof that taxes, fees, fines, and penalties are not delinquent	\$200
Water & Wastewater Capacity Analysis Fee	\$2,500
Water & Wastewater Engineering - 2nd and subsequent resubmittals	\$2,252
Water & Wastewater Engineering - design review of plans requiring 100 feet or less of w/www mains	\$500 + \$500 for 2nd resubmission and all subsequent resubmissions
Water & Wastewater Engineering - initial plan submittal	\$1,848
Water & Wastewater Explanation Letter Fee	\$200
Work Without a Permit Investigation Fee	\$100 per hour/per trade
Zoning Verification Letter	\$302



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Table A-I

New Single-Family and Duplex Construction Permit Fee	
Square Footage	Multiplier (also see minimum fee schedule)
0-700 sq ft	X 1.07 = Permit Fee
701 – 2,350 sq ft	X 0.34569 + 300
2,351 – 10,500 sq ft	X 0.077 + \$800
10,501+ sq ft	X 0.0272 + \$1000
Minimum Inspection Fee Schedule (based on # of trades)	
Number of Trades	
1	\$125
2	\$250
3	\$375
4	\$500
5	\$625
6	\$750
7	\$875
8	\$1,000
9 or more	\$1,125

Table A-II

Does not apply to accessory structures. See Table A-III

New Multi-Family Construction
\$652 per dwelling unit

Table A-III

New Commercial Construction Permit Fee	
Value of Proposed work	Multiplier
\$0 – 2,000	X 0 + \$75 = Permit Fee
\$2,000 – 25,000	X 0.0095 + \$100
\$25,001 – 60,000	X 0.0075 + \$100
\$60,001 – 200,000	X 0.027665 + \$350
\$200,001 – 900,000	X 0.006325 + \$400
\$900,001 – 1,500,000	X 0.003895 + \$500
\$1,500,001 – 2,500,000	X 0.003862 + \$700
\$2,500,001 – 5,000,000	X 0.003630 + \$850
\$5,000,000 – 10,000,000	X 0.005095 + \$1,100
\$10,000,000 or more	X 0.002527 + \$1,300
Minimum Inspection Fee Schedule (based on # of trades)	
Number of Trades	
1	\$125
2	\$250
3	\$375
4	\$500
5	\$625
6	\$750
7	\$875
8	\$1,000
9 or more	\$1,125





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Table B-I

Alterations or Repairs Permit Fee (Includes Standalone Trade Permits)	
Value of Proposed Work	Multiplier
Minimum permit fee is \$175	
\$0 – 2,000	X 0.009652 X 1.33
\$2,000 – 25,000	X 0.009652 X 1.33
\$25,001 – 60,000	X 0.009652 X 1.33
\$60,001 – 100,000	X 0.009652 X 1.33
\$100,001 - 300,000	X (0.009525 + \$13) X 1.33
\$300,001 - 500,000	X (0.009410 + \$47) X 1.33
\$500,001 - 700,000	X (0.009285 + \$110) X 1.33
\$700,001 - 900,000	X (0.009155 + \$201) X 1.33
\$900,001 – 1,100,000	X (0.009045 + \$300) X 1.33
\$1,100,001 - 2,500,000	X (0.008894 + \$465) X 1.33
\$2,500,001 - 5,000,000	X (0.008768 + \$780) X 1.33
\$5,000,001 - 10,000,000	X (0.008641 + \$1,416) X 1.33
\$10,000,001 or more	X (0.007940 + \$8,426) X 1.33
ADDITIONAL INSPECTION SERVICE FEE SCHEDULE	
Number of Trades	
1	\$125
2	\$250
3	\$375
4	\$500
5	\$625
6	\$750
7	\$875
8	\$1,000
9 or more	\$1,125

Table B-II

Alterations or Repairs of Single-Family and Duplex Structures	
Base Permit Fee	Additional Trades
\$181 per dwelling unit	+ \$100 for additional trades

