

PERMIT TYPE	Permit SubType	Description
DEV/ELEC/MECH/PG		<b>Reduced Rate Permits</b>
	RESIDENTIAL	RESIDENTIAL REMODEL - MUST BE OWNER OCCUPIED - To qualify, combined value (time and materials of all applications- new sq footage or remodel) must be or less than or equal to \$20,000 within current year (date of application + 365 days). NOTE: This does not apply to Fire, Land Use or PW permits
	FINAL INSPECTION ONLY PERMITS	For new permits referencing an expired permit (EXPIRED IN THE LAST 90 DAYS) with ONLY a FINAL inspection remaining. This permit is good for 30 days ONLY. Currently does not include FIRE or PW permits
ACCESSORY DWELLING UNITS		<b>If you have an existing house and you want to add an accessory dwelling unit. Separate apps required if existing structure (garage).</b>
	ATTACHED	If the accessory dwelling unit is attached to the main house
	DETACHED	If the accessory dwelling unit is detached from the main house
COMBOSFR		<b>If you are building a new single family home</b>
	SINGLE FAMILY	NOTE: You will also need an electrical permit (separate application). Check with a planner to see what, if any, land use permits may be required.
CONCURRENCY		<b>If you need to submit a traffic concurrency application.</b>
	TRAFFIC	
DEMO_RACK_REROOF		<b>If you are doing a complete demolition of a building (partial demo is covered under DEVELOPMENT) or installing racks or reroofing your building.</b>
	DEMOLITION	If you are doing a complete demotion of a building (partial demo is covered under tenant improvement DEV application).
	RACK	If you are installing racks inside a tenant space. NOTE: If racks are over 8' high the footing will need to be permitted separately via either D/COM-WHS or D/IND-MFG.
	REROOF (RESIDENTIAL)	If you are reroofing your residence - if work is in conjunction with any other work or is structural, it would be under a development permit.
	REROOF (COMMERCIAL)	If it is a torch-down roof, a Fire/Hotworks permit is required. If includes structural, a development permit is required.
DEVELOPMENT		<b>This is BUILDING PERMIT for new construction or remodel. Partial demolition of structure is covered here also. FULL demolition of an entire structure is covered under DEMO_RACK_REROOF.</b>
	RESIDENTIAL	Remodeling your single family home or duplex (residents living in the home can combine work like reroofing and a deck, etc. under here - no need for separate permits). NOTE: See REDUCED RATE PERMITS above to see if you qualify.
	COMM_WHS	Any commercial use such as retail store, warehouse, restaurant, gas station, apartments or portable mobile offices.
	IND_MFG	Industrial or manufacturing building
	MIXED USE	Mixed use building ( for example commercial along street and residences above).
	DUPLEX	Duplex.
	MULTI-FAMILY	Any multi-family building other than duplex or mixed use such as an apartment building.
	SCHOOL	Public or private school, daycare
	ACCESSORY_RES	Any accessory structure such as a shed or a garage next to your home

	<b>INSTITUTION</b>	Any institution such as a hospital.
	<b>PARKING GARAGE</b>	Commercial Parking garage
	<b>HOTEL_MOTEL</b>	Hotel or Motel
	<b>OTHER</b>	Any subtype not listed above such as foundation, retaining walls, vaults, fences, telecommunications, containers, TENTS (not covid related) etc. (NOTE: Driveways are PW Type C. They should also talk to Planning) 30 day shotclock for antennas
<b>ELECTRICAL WITH PLANS</b>	<b>RCW 19.28.041: Contractors MUST be licensed electricians.</b>	<b>Electrical Permit that requires plan review (NOT over the counter) if: Adding more than 100 Amps, or A TI that encompasses more than 2,500 sf, or A school, hospital, nursing home</b>
	<b>GENERATORS</b>	Standby generator only requires an electrical permit. Additional permits required if outside bldg: Mechanical Permit, Tank permit from Fire, Plumbing permit if natural gas piping
	<b>NON-RESIDENTIAL</b>	Any non-residential electrical permit that requires plan review
	<b>SOLAR</b>	Residential and non-residential solar projects require plan review
<b>ELECTRICAL OTC</b>	<b>RCW 19.28.041: Contractors MUST be licensed electricians.</b>	<b>Electrical Over the Counter (OTC - No plan review) INCLUDES OVERHEAD TEMP POWER POLES.</b>
	<b>NON-RESIDENTIAL</b>	This includes temporary generator and other electrical work that does not require plan review.
	<b>RESIDENTIAL</b>	All electrical work for a single family dwelling or duplex is OTC. NOTE: See REDUCED RATE PERMITS above to see if you qualify.
	<b>Safety Inspection only</b>	Any property has been 6 mos without power we have ensure it is safe to re-energize it. (i.e. usually CE case, fire, flipped houses not lived in for awhile)
	<b>NON-RESIDENTIAL Conduit only/get started (underground)</b>	NOTE: This is in conjunction with any permit that's already under plan review.
<b>FIRE ALARM</b>		<b>Fire Alarm NOTE: After hours plan review or inspection may be allowed for a Fire permit - Call (206) 575-4407</b>
	<b>FIRE ALARM</b>	
<b>FIRE HOT WORKS OTC</b>		<b>Fire Hot Works (Over the counter)</b>
	<b>TEMPORARY HOT WORKS OTC</b>	
<b>FIRE EMERGENCY RESPONDER RADIO COVERAGE SYSTEM</b>		<b>Emergency Responder Radio Coverage System</b>
	<b>EMERGENCY RESPONDER RADIO COVERAGE SYSTEM</b>	Check with Fire Marshall to see if a plan set is required. Call (206) 575-4407.
<b>FIRE SUPPRESSION SYSTEMS</b>		<b>Fire Sprinkler Systems</b>
	<b>COMMERCIAL FIRE SPRINKLER</b>	
	<b>RESIDENTIAL FIRE SPRINKLER</b>	
<b>FIRE OTHER SUPPRESSION SYSTEM</b>		<b>Fire Suppression System</b>
	<b>KITCHEN HOOD UL 300</b>	

	CLEAN AGENT SUPPRESSION SYSTEM	
FIRE PYROTECHNICS		PYROTECHNICS
	TEMPORARY - PYROTECHNICS	
FIRE SMOKE CONTROL		Fire Smoke Control
	SMOKE CONTROL MID RISE 4 TO 8 STORIES	
	SMOKE CONTROL HIGH RISE OVER 9 STORIES	
FIRE TANK		Fire Tank - Tanks under 500gl do not require permit, whether above or below ground, unless it is part of a built-in system.
	TANK INSTALLATION	
	TANK REMOVAL OR ABANDONMENT	
MECHANICAL WITH PLANS		Mechanical permit that requires plan review (NOT OTC)
	GENERATOR	Stand by emergency generator - this includes a concrete pad.
	NON-RESIDENTIAL	Any non-residential including multi-family mechanical permit. (Includes Hoods, other than TYPE 1)
	TYPE 1 HOOD	Type 1 hood NOTE: A Fire permit is also required. FIRE KITCHEN UL300 AND CLEAN AG/KITCHEN HOOD UL 300
MECHANICAL OTC		Mechanical Over the Counter permit
	RESIDENTIAL	All mechanical work for a single family dwelling or duplex. NOTE: See REDUCED RATE PERMITS above to see if you qualify.
MISCELLANEOUS		
	ADULT FAMILY HOME INSPECTION (WABO)	Over-the-Counter permit for conversion/no work (Any work performed must have separate permits)
	COVID - TEMPORARY TENT AND MEMBRANE	Tents in excess of 400 square feet require a permit. More than 1 tent can go on a permit. The fees are multiplied by number of tents.
PLUMBING GAS_PIPING	RCW 18.106.440: Plumbing license req.	Plumbing and Gas Piping permits
	NON-RESIDENTIAL	Plan review required for non-residential uses.
	RESIDENTIAL	Over the counter for plumbing for single family home and duplex. NOTE: See REDUCED RATE PERMITS above to see if you qualify.
PUBLIC WORKS		Public Works permit for short term and long term use of public streets and utilities; for construction in right of way AND for construction activities for grading, water, sewer and stormwater utilities
	TEMP WATER meter	Rent a meter from the City for use of public water, on a short-term basis, where a metered supply does not already exist. Techs: we need a Work order number from Richard T. prior to issuance. If it's a private hydrant and it's in King County Water District #125's jurisdiction, they should contact Water District #125, 206-242-9547
	TYPE A	Short-Term Non Profit (Issued for 72 hours to nonprofit organizations for assemblies, bike races block parties, parades, parking, processions, nonmotorized vehicle races, street dances, street runs.

	<b>TYPE B</b>	Short-Term Profit (Issued for 72 hours to for-profit entities for fairs, house moves, sales, street closure, parking.
	<b>TYPE C</b>	Issued for construction activities in the right-of-way and on private property including: sewer, water, storm drainage, grading, street improvements, potholing, boring, culverts, curb cuts, paving, driveways, fences, landscaping, painting/stripping, sidewalks, trenching, utility installation and repair. Ensure Fee Estimate Worksheet (Bulletin A2 – Type C) is filled out and uploaded. In Custom Screens for Sub-Type enter C1 for residence connecting to side sewer or C2 for work in ROW.
	<b>TYPE D</b>	Long-Term (Issued for periods greater than 72 hours for activities which do not disturb the right-of-way including: air rights, bus shelters, access to construction sites, loading zones, newspaper sales, recycling facilities, sales structures, sidewalk cafes, awnings benches, etc, underground rights, utility facilities, waste facilities.
	<b>TYPE E</b>	Potential Disturbance for activities having a potential to disturb the right-of-way, such as hauling 6 loaded vehicles/hr 8hr day for 2 or more consecutive days or hauling hazardous waste.
	<b>TYPE F</b>	Select Telecommunications and Utilities (Issued for telecommunications and utilities for connections, repairs, pulling cable through existing conduit and emergencies. Only Centurylink(Lumen) and Water District 125 can apply for this type.
	<b>OTHER</b>	Miscellaneous permit not covered in the list above
	<b>OVER-WIDTH LOADS</b>	If you have a WSDOT permit, a permit from Tukwila isn't required. However, if an engineer decides upon review that a traffic control permit is needed or there's overhead wire in the way, then a PW, Type D is required. If one is required, insurance and \$2,000 bond is required.
	<b>STREET USE</b>	5100 (inspection) well monitor.
<b>PUBLIC WORKS FRANCHISE</b>		<b>Telecommunication and utilities that have a franchise with the city-no fee</b>
	<b>FRANCHISE</b>	<b>Must have Authorization of Special Billing attached.</b>
	<b>SMALL WIRELESS</b>	<b>Must have Authorization of Special Billing attached.</b>
<b>SIGN</b>		<b>Sign permit application</b>
	<b>PERMANENT</b>	Permanent signs
	<b>TEMPORARY</b>	Temporary signs such as banners.
<b>SPECIAL EVENTS</b>		
	<b>SPEC EVENT ON COM PROP</b>	
	<b>SPEC EVENT ON RES PROP</b>	
	<b>FIREWORKS STAND</b>	
	<b>SPECIAL EVENT PERMIT</b>	Held in public park, public right of way, etc.
<b>WATER HEATER</b>		<b>This is an OTC plumbing (PG) permit. Includes in-line waterheaters. No need for plumbing permit for piping associated with water heaters. More than 1 water heater can go on a permit as long as they are going in the same address.</b>
	<b>NON-RESIDENTIAL</b>	Any use other than single family residence.
	<b>RESIDENTIAL</b>	Single family residence and duplex. NOTE: See REDUCED RATE PERMITS above to see if you qualify.
<b>WIRELESS FACILITY</b>		
	<b>Eligible Facilities Request</b>	<b>THIS PERMIT IS A REVIEW TIMELINE OF 4 WEEKS</b>

	<b>Substantial Change</b>	
	<b>Macro Facility</b>	
<b>INSPECTION ONLY</b>		<b>EXPIRED PERMIT FINAL - INCLUDES TWO INSPECTIONS</b>
	<b>ANY PERMIT TYPE/SUBTYPE</b>	To be eligible to apply for this, your permit must have expired within the last 90 calendar days and all inspections except the FINAL must already be approved. If these two conditions are not true, you must re-apply.