

**RESOLUTION NO. 09/10-4
CITY OF DAYTON, OREGON**

Title: ***A RESOLUTION ADOPTING INCREASED BUILDING PROGRAM FEES***

WHEREAS, the City of Dayton has a State of Oregon approved Building Program and issues building permits, excepting electrical, and provides plan checks and building official and inspection services related thereto; and

WHEREAS, a public hearing was duly noticed and held on June 1, 2009 to consider public input on certain proposed increases or modifications to Building Department fees;

The City of Dayton resolves as follows:

- 1) **THAT** the new Building Department fees set forth in the attached Attachment 1, Exhibits A thru H and by this reference made a part hereof, are hereby adopted; and
- 2) **THAT** this resolution shall become effective immediately upon adoption.

ADOPTED this **3rd** day of **August 2009**.

In Favor Dickson, Evers, Henry, Hensley, White, Wytoski

Opposed None

Absent Blackburn

Abstained None

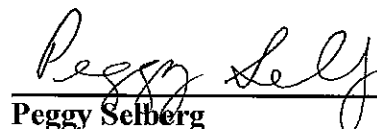


Jolie White, Mayor

8/17/2009

Date of Signing

ATTESTED BY:



Peggy Selberg
City Recorder

8/3/09

Date of Enactment

Attachment – Attachment 1, Exhibits A-H

Building Valuation Data Table

Based on International Code Council Publication February 2009

The determination of value or valuation under any of the provisions of this code shall be made by the Building Official. The value shall be the estimated amount from the Building Valuation Data table or the estimated value including all construction work for which the permit is issued, as well as all finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire-extinguishing systems and any other permanent equipment, whichever is greater.

Group (2006 International Building Code)	1A	1B	2A	2B	3A	3B	4	5A	5B
A-1 Assembly, theaters, with stage	207.99	201.27	196.59	188.35	177.31	172.08	182.33	161.78	155.82
A-1 Assembly, theaters, without stage	188.37	181.65	176.97	168.72	157.73	152.50	162.70	142.19	136.23
A-2 Assembly, nightclubs	160.35	155.84	151.87	146.10	137.40	133.56	140.99	124.59	120.41
A-2 Assembly, restaurants, bars, banquet halls	159.35	154.84	149.87	145.10	135.40	132.56	139.99	122.59	119.41
A-3 Assembly, churches	191.73	185.01	180.33	172.08	161.06	155.82	166.06	145.52	139.56
A-3 Assembly, general, community halls, libraries, museums	162.11	155.39	149.71	142.46	129.82	126.20	136.44	114.89	109.93
A-4 Assembly, arenas	187.37	180.65	174.97	167.72	155.73	151.50	161.70	140.19	135.23
B Business	161.10	155.30	150.33	143.24	130.34	125.39	137.63	114.22	109.47
E Educational	176.25	170.31	165.47	158.26	148.32	140.74	153.03	130.54	125.61
F-1 Factory and industrial, moderate hazard	97.68	93.20	87.88	84.96	76.10	72.71	81.54	62.67	59.24
F-2 Factory and industrial, low hazard	96.68	92.20	87.88	83.96	76.10	71.71	80.54	62.67	58.24
H-1 High Hazard, explosives	91.50	87.02	82.70	78.78	71.10	66.71	75.36	57.67	0.00
H234 High Hazard	91.50	87.02	82.70	78.78	71.10	66.71	75.36	57.67	53.24
H-5 HPM	161.10	155.30	150.33	143.24	130.34	125.39	137.63	114.22	109.47
I-1 Institutional, supervised environment	161.32	155.78	151.61	145.46	135.81	132.09	146.81	122.94	118.11
I-2 Institutional, hospitals	271.13	265.33	260.35	253.27	239.63	0.00	247.66	223.51	0.00
I-2 Institutional, nursing homes	189.55	183.75	178.78	171.69	159.17	0.00	166.08	143.05	0.00
I-3 Institutional, restrained	185.16	179.37	174.39	167.30	155.66	149.72	161.69	139.55	132.80
I-4 Institutional, day care facilities	161.32	155.78	151.61	145.46	135.81	132.09	146.81	122.94	118.11
M Mercantile	119.24	114.73	109.76	104.99	95.94	93.10	99.88	83.13	79.95
R-1 Residential, hotels	163.43	157.90	153.72	147.58	137.69	133.97	148.68	124.81	119.99
R-2 Residential, multiple family	136.97	131.44	127.26	121.11	111.35	107.63	122.34	98.47	93.65
R-3 Residential, one- and two-family	129.98	126.37	123.27	120.01	115.61	112.61	118.02	108.33	101.95
R-4 Residential, care/assisted living facilities	161.32	155.78	151.61	145.46	135.81	132.09	146.81	122.94	118.11
S-1 Storage, moderate hazard	90.50	86.02	80.70	77.78	69.10	65.71	74.36	55.67	52.24
S-2 Storage, low hazard	89.50	85.02	80.70	76.78	69.10	64.71	73.36	55.67	51.24
U Utility, private garage and miscellaneous	69.10	65.33	61.44	58.37	52.71	49.14	55.08	41.61	39.61
U Carport, covered porch, patio, or deck	34.55	32.67	30.72	29.18	26.36	24.57	27.54	20.81	19.80
U Uncovered porch, patio, or deck	25.91	24.50	23.04	21.89	19.77	18.43	20.66	15.60	14.85
U Cover for porch, patio, or deck	17.28	16.33	15.36	14.59	13.18	12.29	13.77	10.40	9.90
Unfinished basements	15.75	15.75	15.75	15.75	15.75	15.75	15.75	15.75	15.75
Equipment air conditioning, commercial	4.89	4.89	4.89	4.89	4.89	4.89	4.89	4.89	4.89
Equipment air conditioning, residential	4.07	4.07	4.07	4.07	4.07	4.07	4.07	4.07	4.07
Sprinkler Systems	3.02	3.02	3.02	3.02	3.02	3.02	3.02	3.02	3.02

For shell only buildings deduct 20 percent

Table of Fees Associated with Fire Sprinklers - Exhibit B

Fees associated with the installation of fire sprinklers

Commercial:	
0 – 25,000 square feet	\$1400.00
25001-50,000 square feet	\$2800.00
50001-100,000 square feet	\$5600.00
100,001 and above	\$15.00 per square foot
Residential:	
0 – 2,000 square feet	\$50.00
2001 – 3600 square feet	\$75.00
3601 – 7200 square feet	\$100.00
7200 square feet and above	\$150.00

Building Permit Fee Table - Exhibit C

Total Valuation:	Fee
\$1.00 - \$2,000	\$55.00
\$2,001 - \$25,000	\$55.00 for the first \$2,000 plus \$8.50 for each additional \$1,000 or fraction thereof to and including \$25,000.
\$25,001 - \$50,000	\$250.00 for the first \$25,000 plus \$4.50 for each additional \$1,000 or fraction thereof to and including \$50,000.
\$50,001 - \$100,000	\$363.00 for the first \$50,000 plus \$4.50 for each additional \$1,000 or fraction thereof to and including \$100,000.
\$100,001 - 500,000	\$588.00 for the first \$100,000. plus \$4.50 for each additional \$1,000 or fraction thereof to and including \$500,000.
\$500,001 - \$1,000,000	\$2,388.00 for the first \$500,000 plus \$4.50 for each additional \$1,000 or fraction thereof to and including \$1,000,000.
\$1,000,001 and Up	\$4,388.00 for the first \$1,000,000 plus \$3.50 for each additional \$1,000. or fraction thereof
Inspections Outside normal Business Hours:	\$60.00 per hour, with a minimum charge of 2 hours
Re-Inspection:	\$60.00 per hour
Additional Plan Review:	\$60.00 per hour
No-Fee indicated Inspections:	\$60.00 per hour
Deferred Submittal:	\$60.00 per hour, with a minimum charge of 2 hours

Plan Review Fees for building permits shall be equal to 65 percent of the building permit fees.

Plan Review Fees for fire and life safety plan review fees shall be equal to 40 percent of the building permit fees.

The fees for Fire Suppression Type I Hoods shall be based on the above building permit fee table.

Manufactured Home Fee Schedule Fee Table - Exhibit D

Manufactured Home Setup Fee	\$250.00
Manufactured Home Awning Fee	\$ 50.00
Manufactured Home Water	\$44.00 for first 30 feet; \$27.25 for each additional 100 feet or fraction thereof.
Manufactured Home Sanitary Sewer	\$44.00 for first 30 feet; \$27.25 for each additional 100 feet or fraction thereof.
Manufactured Home Storm Sewer	\$44.00 for first 30 feet; \$27.25 for each additional 100 feet or fraction thereof.

Plan Review Fees for manufactured homes shall be equal to 65 percent of the building permit fees.

Plumbing Permit Fee Table - Exhibit E-1

One/Two Family Dwellings	Fee
For one bath	\$168.94
For two baths	\$223.44
For three baths	\$277.94
For four baths	\$332.44
For five baths	\$392.39
For each additional bath beyond 5	\$44.00
For an additional kitchen beyond first kitchen	\$44.00
Additions and Repairs	\$16.35 per fixture
Water Service	\$44.00 for first 100 feet; \$27.25 for each additional 100 feet or fraction thereof.
Sanitary Sewer	\$44.00 for first 100 feet; \$27.25 for each additional 100 feet or fraction thereof.
Storm Sewer	\$44.00 for first 100 feet; \$27.25 for each additional 100 feet or fraction thereof.
Alternate Water Heating	\$49.05
Commercial/Industrial	Fee
1-10 Fixtures	\$240.00
More than 10 Fixtures	\$20.00 per fixture
Additions and Repairs	\$54.50 per fixture up to 3; \$16.35 per fixture over 3
Water Service	\$44.00 for first 100 feet; \$27.25 for each additional 100 feet or fraction thereof.
Sanitary Sewer	\$44.00 for first 100 feet; \$27.25 for each additional 100 feet or fraction thereof.
Storm Sewer	\$44.00 for first 100 feet; \$27.25 for each additional 100 feet or fraction thereof.
Alternate Water Heating	\$49.05

Plan Review Fees for residential and commercial plan review shall be equal to 30 percent of the permit fees.

Plumbing Permit Fee Table - Exhibit E-2

The following additional plumbing related fees shall apply:

- The fees associated with prefab structures shall be 50 percent of the plumbing permit fee.
- The fees associated with med-gas shall be:

\$1 - \$25,000	\$219 + \$1 per outlet
\$25,000 - \$50,000	\$221.90 for the first \$25,000 plus \$5.85 for each additional \$1,000 or fraction thereof, to and including \$50,000
\$50,001 - \$100,000	\$368.15 for the first \$50,000 plus \$3.90 for each additional \$1,000 or fraction thereof, to and including \$100,000
\$100,001 and above	\$563.15 for the first \$100,000 \$3.25 for each additional \$1,000 or fraction thereof

- One and Two Family Rain Drains

1-3 Down Spouts	\$44.00
4 or More	\$60.00

Mechanical Permit Fee Table - Exhibit F

CITY OF DAYTON MECHANICAL RESIDENTIAL PERMIT FEES & COMMERCIAL/INDUSTRIAL VALUE (RESIDENTIAL/COMMERCIAL/INDUSTRIAL)		
DESCRIPTION	Res. Fee	Com Value
MINIMUM PERMIT FEE (minimum permit fee is \$60.00 unless calculate fee is greater)	\$60.00	N/A
STATE SURCHARGE FEE	12%	12%
PLAN REVIEW FEE	25%	25%
FURNACES		
-For the installation or relocation of each forced-air or gravity-type furnace or burner, including ducts and vents attached to such appliance, up to and including 100,000 BTU/H	\$16.08	\$1300.00
-For the installation or relocation of each forced-air or gravity-type furnace or burner, including ducts and vents attached to such appliance over 100,000 BTU/H	\$19.35	\$1500.00
-For the installation or relocation of each floor furnace, including vent	\$16.08	\$1300.00
-For the installation or relocation of each suspended heater, recessed wall heater or floor-mounted unit heater	\$16.08	\$1300.00
OTHER HEATING UNITS		
-Woodstove, including hearth and wallshield; fireplace stove, masonry, or factory built fireplace	\$28.07	\$1000.00
-Room heaters, no-portable	\$20.44	\$100.00
APPLIANCE VENTS		
-For the installation, relocation or replacement of each appliance vent installed and not included in an appliance permit	\$9.54	\$600.00
REPAIRS OR ADDITIONS		
-For the repair of, alteration or, or addition to each heating appliance, refrigeration unit, cooling unit absorption unit, or each heating, cooling, absorption, or evaporative cooling system, including installation or controls regulated by this code	\$16.08	N/A
BOILERS, COMPRESSORS AND ABSORPTION SYSTEMS		
-For the installation or relocation of each boiler or compressor to and including three horsepower, or each absorption system to and including 100,000 BTU/H (29.3 KW)	\$16.08	\$1300.00
-For the installation or relocation of each boiler or compressor over three horsepower to and including 15 horsepower, or each absorption system over 100,000 BTU/H to and including 5000,000 BTU/H (146.6 KW)	\$26.98	\$2300.00
-For the installation or relocation of each boiler or compressor over 15 horsepower to and including 30 horsepower, or each absorption system over 500,000 BTU/H to and including 1,000,000 BTU/H (293.1 KW)	\$35.70	\$3100.00
-For the installation or relocation of each boiler or compressor over 30 horsepower to and including 50 horsepower, or for each absorption system over 1,000,000 BTU/H to and including 1,750,000 BTU/H (512.9 KW)	\$52.05	\$4600.00
-For the installation or relocation of each boiler or refrigeration compressor over 50 horsepower, or each absorption system over 1,750,000 BTU/H (512.9 KW)	\$84.75	\$6700.00
AIR HANDLERS		
-For each air-handling unit to and including 10,000 cubic feet per minute, including ducts attached thereto. Note: This fee shall not apply to an air-handling unit which is a portion of a factory-assembled appliance cooling unit, evaporative cooler or absorption unit for which a permit is required elsewhere in this code	\$12.81	\$1500.00
-For each air-handling unit over 10,000 cfm	\$19.35	\$2200.00
EVAPORATIVE COOLERS		
-For each evaporative cooler other than portable type	\$12.81	\$1300.00
VENTILATION AND EXHAUST		
-For each ventilation fan connected to a single duct	\$9.54	\$600.00
-For each ventilation system which is not a portion of any heating or air-conditioning system authorized by a permit	\$12.81	\$600.00
-For the installation of each hood which is served by mechanical exhaust, including the ducts, for such hood.	\$12.81	\$1000.00
INCINERATORS		
-For the installation or relocation of each domestic-type incinerator	\$19.35	\$2200.00
-For the installation or relocation of each commercial or industrial-type incinerator	\$68.40	\$6200.00
GAS PIPING		
-For each gas-piping system of one to four outlets	\$11.72	\$500.00
-For each gas-piping system of five or more outlets, per outlet	\$5.18	\$100.00
MISCELLANEOUS		
-For each appliance or piece of equipment regulated by this code but not classed in other appliance categories, or for which no other fee is listed in this code	\$12.81	N/A

Mechanical Permit Valuation Table - Exhibit G

Commercial Valuation Table

Total Valuation:	Fee
\$1.00 - \$2,000	\$72.50
\$2,001 - \$5,000	\$72.50 for the first \$2,000.00 plus \$2.30 for each additional \$100 or fraction thereof to and including \$5,000.
\$5,001 - \$10,000	\$141.50 for the first \$5,000 plus \$1.80 for each additional \$100 or fraction thereof to and including \$10,000.
\$10,001 - \$50,000	\$231.50 for the first \$10,000 plus \$1.35 for each additional \$100 or fraction thereof to and including \$50,000.
\$50,001 - 100,000	\$771.50 for the first \$50,000 plus \$1.25 for each additional \$100 or fraction thereof to and including \$100,000.
\$100,000 and above	\$1,396.50 for the first \$100,000 plus \$1.10 for each additional \$100 or fraction thereof

Residential

Fees shall be based on the total fixtures the permit serves as described in the Valuation Table for Residential Mechanical Evaluation (Exhibit F)

Plan Review Fees for mechanical residential and commercial plan review shall be equal to 25 percent of the permit fees.

Phased Permit Fees - Exhibit H

CITY OF DAYTON PHASED PERMIT FEES			
Type of Review	Standard Plan Review Fee	Phased Plan Review Fee	Total Project Increase Cap
Building Plan Review	65%	91%	\$4,550
Plumbing Plan Review	30%	42%	\$2,100
Mechanical Plan Review	25%	35%	\$1,750
Fire Life Safety Review	40%	56%	\$2,800

Building permits may be obtained as partial or phased permits under the following conditions:

1. Accepted phases
 - a. Phase 1 - site preparation / underground utilities
 - b. Phase 2 - foundation
 - c. Phase 3 - building "shell"
 - d. Phase 4 - completion

Note: in each phase listed above there must be sufficient information provided in order to allow a complete review of the plans
2. Plans shall be prepared by a licensed Oregon Architect or Engineer
3. Building, Mechanical, Plumbing and Fire/Life Safety plan review fees for the first phase of any project will be calculated with the standard formula. The above plan review fees for subsequent phases will be 40% more than the standard plan review fee percentage. The total project dollar amount of increase from a standard plan review fee to a phased plan review fee, for each code review, will be capped as follows. The total phased project increase cap for each code plan review will be based on the phased plan review fee percentage multiplied by \$5,000.
4. Deferral of any submittal items shall have prior approval of the building official. The licensed Oregon Architect or Engineer of record shall list the deferred submittals on the plans and shall review the deferred submittal documents for compatibility with the design of the building prior to submittal to the building official for review.
5. The City of Dayton will accept plans submitted in the sequence listed above in conjunction with phased development. The fees associated with this type of plan review will be assessed as outlined above.