

**RESOLUTION No. 13/14-2  
CITY OF DAYTON, OREGON**

**Title:** *A Resolution Adopting the City of Dayton Fee Schedule*

**WHEREAS**, the City of Dayton City Council desires to simplify and provide a central document for the various City fees and rates for services the City has established; and

**WHEREAS**, the City of Dayton City Council has taken action to amend the Dayton Municipal Code to remove specific fee amounts; and

**WHEREAS**, the City of Dayton City Council desires a simple format by which to review and adjust City fees and rates as necessary.

**The City of Dayton resolves as follows:**

- 1) **THAT** the City of Dayton Fee Schedule (attached hereto as Exhibit A and by this reference incorporated herein) is hereby adopted; and
- 2) **THAT** as various City fees and rates included in the City of Dayton Fee Schedule are amended, changed or adjusted by separate resolutions, the City of Dayton Fee Schedule shall automatically be amended to reflect such actions; and
- 3) **THAT** this resolution shall become effective immediately upon adoption.

**ADOPTED** this 7<sup>th</sup> day of **October, 2013**.

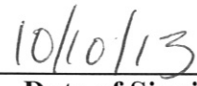
**In Favor:** Bixler, Blackburn, Collins, Frank, Utt, White & Wytoski

**Opposed:** None

**Absent:** None

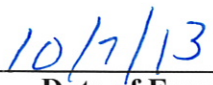
**Abstained:** None

  
\_\_\_\_\_  
**Jolie White, Mayor**

  
\_\_\_\_\_  
**Date of Signing**

**ATTESTED BY:**

  
\_\_\_\_\_  
**Peggy Selberg  
City Recorder**

  
\_\_\_\_\_  
**Date of Enactment**

**Attachment - Exhibit A**



# FEE SCHEDULE

Adopted by the Dayton City Council on \_\_\_\_\_

Resolution # \_\_\_\_\_

# City of Dayton - Schedule of Fees

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**SECTION 1 A - UTILITIES**

**WATER RATES AND FEES**

*Adopted: May 6, 2013*

*Effective: July 1, 2013*

*Resolution # 12/13-24*

MONTHLY WATER RATES INSIDE CITY LIMITS	
Base Rate - per EDU	\$57.00 0-400 cubic feet
401-600 cu ft	\$2.90
601-1000 cu ft	\$1.50 per 100 cu ft
1001-2000 cu ft	\$2.20 per 100 cu ft
2001-3000 cu ft	\$2.90 per 100 cu ft
3001-4000 cu ft	\$3.70 per 100 cu ft
4001-5000 cu ft	\$4.30 per 100 cu ft
5001-6000 cu ft	\$5.00 per 100 cu ft
6001 + cu ft	\$6.00 per 100 cu ft

MONTHLY WATER RATES OUTSIDE CITY LIMITS	
Base Rate - per EDU	\$62.00 0-400 cubic feet
401-600 cu ft	\$2.90
601-1000 cu ft	\$1.50 per 100 cu ft
1001-2000 cu ft	\$2.20 per 100 cu ft
2001-3000 cu ft	\$2.90 per 100 cu ft
3001-4000 cu ft	\$3.70 per 100 cu ft
4001-5000 cu ft	\$4.30 per 100 cu ft
5001-6000 cu ft	\$5.00 per 100 cu ft
6001 + cu ft	\$6.00 per 100 cu ft

\* The base rate per EDU shall equal the base rate adopted for users inside the City Limits plus \$5.00 for the first [0-400 cubic feet (cf)]. Any consumption above the base rate of 400 cf shall be charged on the same ascending rate schedule applied to users inside the City.

**SECTION 1 B – UTILITIES**

WATER & SEWER SERVICE BILLING FEES		
Description	Fee	Comments/Per Month Rates
Water/Sewer Deposit	\$150.00	Per EDU
Late Fee	\$10.00	Assessed on the 1 <sup>st</sup> day of the month following the month in which the bill is due
Service Reconnect Fee	\$30.00	Business Hours: 9:00 am to 5:00 pm – Monday thru Friday
Service Reconnect Fee	\$75.00	Non-Business Hours
Return Check Fee	\$25.00	
Meter Tampering Fee	\$50.00	When services are terminated for any reason and water is turned on without the City’s authorization; needs supervisor approval
Impeding Meter Reading Fee (Including but not limited to interfering with reading the meters, such as parking on them, animals, covering with bark dust, sod or dirt, etc, filling meters with glass or other debris)	0.00	Bill for that month will be estimated at a usage rate of 1200 cf and will not be reread until the following month; followed by warning letter
Collection Service Fee	\$25.00	Discontinued services with a balance owing \$25.00 or more will be referred to collections, the Collection Service Fee shall be assessed to the account before being sent to collections.

## SECTION 1 C - UTILITIES

The method of calculation of water service Equivalent Dwelling Unit (EDU) shall be as follows:

**A. Base Allowance Per EDU**

The monthly base allowance per EDU is hereby established at 400 cubic feet (i.e. 1 EDU would pay 1 base rate for 400 cf, plus the ascending consumption rate for use above that; 2 EDU's would pay 2 base rates for 800 cf of water, plus two times the ascending consumption for use above that; etc).

**B. Residential Users**

Unless classified otherwise under Section F below, each residential unit shall be considered 1 EDU [a single family house shall be 1 EDU; a multi-unit facility (duplex, triplex, apartment building, mobile home or manufactured home park, etc.) shall be considered 1 EDU per unit].

**C. Commercial/Industrial Users**

Unless classified otherwise under Section D or E below, each commercial or industrial user shall be considered 1 EDU. [a multi-unit facility (shared space with businesses owned by separate owners) shall be considered 1 EDU per unit. An exception may be requested by such business owners having no water usage, including restroom facilities. An exception may also be requested for shared restroom facilities provided that the largest single water user in a shared facility will be classed as the primary EDU.]

**D. Schools**

Grade School – main service shall be considered 2 EDU's; each additional service shall be considered 1 EDU.

High School – main service shall be considered 4 EDU's; each additional service shall be considered 1 EDU.

The number of EDU's assigned to the main service for this user shall be reevaluated based on the consumption for the billing cycle February 1 through February 28 each year. Any recommended adjustments in the EDU's assigned will be presented to the City Council for consideration at their April meeting and shall become effective with the first date of the April billing cycle.

**E. RV Park**

Both services combined shall be considered 20 EDU's. The number of EDU's assigned to this user shall be reevaluated in February of each year based on this user's average monthly consumption for the previous 12 month period. Any recommended adjustments in the EDU's assigned will be presented to the City Council for consideration at their April meeting and shall become effective with the first date of the April billing cycle.

**F. Higher than Average Residential/Commercial/Industrial Users**

Any residential, commercial or industrial user who consumes 3,600 cubic feet (26,928) gallons) during the period February 1 through February 28 (February billing cycle) shall be considered 1 EDU for the first 1,200 cubic feet and 1 additional EDU for each 2,400 cubic feet in excess of 1,200. This means, for example, a user who consumes 8,400 cubic feet during the February billing cycle would be considered 4 EDU's (1 x 1,200) + (3 x 2,400) = 8,400). Fractions of 2,400 shall not be considered an additional EDU. The number of EDU's assigned for higher than average residential, commercial, or industrial users shall be adjusted effective with the first date of the March billing cycle (March 1 through March 31).

**SECTION 1 D - UTILITIES**

**SEWER RATES**

*Resolution: 2012/13-23*

*Adopted May 6, 2013*

*Effective: July 1, 2013*

SEWER RATES			
Description	Current Rate	Comments Per Month Rates	
Single Family Residence	\$30.00	Per EDU	
Multi-Family Residence	\$30.00	Per Unit	
Commercial	\$27.00	Per EDU	
Restaurants/Taverns	\$36.00	Per EDU	
Churches, Lodges, & Clubs	\$30.00	Per EDU	
Hotels & Motels	\$30.00	Per Room or Unit	
Offices	\$30.00	Per EDU	
Laundries	\$24.00 \$22.00	First Washer Pep each additional Washer	
Schools:			
Grade School: Sept 1 – June 30	\$30.00	Per 18 Students	
July 1 – Aug 31	\$30.00	X 2 EDU's	
Summer School: July 1 – Aug 31	\$30.00	Per 18 Students	
Jr High School: Sept 1 – June 30	\$30.00	Per 16 Students	
July 1 – Aug 31	\$30.00	X 2 EDU's	
Summer School July 1 – Aug 31	\$30.00	Per 16 Students	
High School: Sept 1 – June 30	\$30.00	Per 11 Students	
July 1 – Aug 31	\$30.00	X 2 EDU's	
Summer School: July 1 – Aug 31	\$30.00	Per 11 Students	
RV Parks:			
Parks with No Separate Plumbing Facilities:	\$24.00 \$14.00	First 2 Spaces Per each additional space	
Parks with Separate Plumbing Facilities:	\$14.00	Per Space	
-Caretaker Home/Office	\$24.00	Combined as one unit	
-Caretaker Home/Office	\$24.00	Per each separate unit	
-Kitchen and/or Bathroom Facility-No Showers	\$24.00	Per each separate unit	
-Kitchen and/or Bathroom Facility-No Showers	\$24.00	Per each combined unit	
-Shower Facilities:	\$24.00 \$12.00	First 4 Showers Per each additional Shower	
-Laundry Facilities:	\$24.00 \$22.00	First Washer Per each additional washer	

\* ADA – Average Daily Attendance as of January 1<sup>st</sup> of the Current Calendar Year

\*\*EDU – Equivalent Dwelling Unit

**SECTION 2: LAND USE AND PLANNING**

**City of Dayton Land Use and Planning Fees & Deposits**

Effective September 1, 2008  
 Adopted 8/4/08 – Resolution #08/09-01

TYPE OF LAND USE ACTION	FEE	+ DEPOSIT
Annexation	\$500.00	\$1,000.00
Appeal from Planning Commission Decision	\$250.00	
Appeal from Administrative Decision	\$250.00	
Boundary/Lot Line Adjustment	\$100.00	\$200.00
Comprehensive Plan Amendment	\$500.00	\$1,000.00
Comprehensive Plan or Zoning Ordinance Text Amendment	\$500.00	\$1,000.00
Conditional Use Permit	\$350.00	\$1,500.00
Development Agreements	\$700.00	
Historic Landmark Clearance / Building Alteration	\$100.00	
Historic Landmark Notice of Delay	No Fee	
Manufactured Home Park	\$800.00	\$3,500.00
Multiple Applications	100% of most expensive	+ 50% of all others
Nonconforming Use	\$200.00	\$250.00
Partition - Major	\$300.00	\$1,000.00
Partitions - Minor (Administrative)	\$250.00	\$1,000.00
Planned Development	\$500.00	\$3,500.00
Planned Development Amendment	\$300.00	
Pre-Application Meeting	No Fee	
Reimbursement District	\$1,000.00	
Restricted Development Review	\$500.00	
Sign Permit - Exterior	\$100.00	
Similar or Temporary Use Permit	\$200.00	\$250.00
Site Plan/Design Review	\$200.00	\$1,000.00
Subdivision	\$500.00 +\$20.00 per/lot	\$3,500.00
Time Extensions	50% of original application cost	
Transcripts	Actual Costs of time to prepare	
Urban Growth Boundary Amendment	\$600.00	\$1,500.00
Variance - Major	\$200.00	\$500.00
Variance - Minor (Administrative)	\$100.00	\$250.00
Zone Change	\$500.00	\$1,500.00

**Note:** The above fees and deposits are an estimate of the costs to process land use applications. Applicants will be responsible to pay the actual costs associated with processing their application, including but not limited to, time for initial review by staff, costs of required public notices, City Planner review, Engineering and Public Works review and/or inspection and legal services. Credit will be given for all initial application fees and any deposit prior to billing for any additional costs.

**SECTION 3 - A: BUILDING**

**Construction Permits Type A and B**

Adopted 02/05/07

Resolution No 06/07-20

**TYPE A:** The base construction permit fee obtained pursuant to Dayton Municipal Code Section 6.7 and Public Works Standards Section G5 shall be:

- a) Prior to final approval of the construction drawings and issuance of a construction permit, the applicant shall deposit with the City monies equal to \$250.00 and execute a Developer/City Construction Agreement in a form approved by the City's Legal Staff.
- b) Per Dayton Municipal Code Section 6.7.3, the applicant shall pay all costs incurred by the City for services related to the development project including, but not limited to, design review, inspection and construction observation, testing, plat review, project administration, attorney's fees, etc.
- c) If the City's costs exceed the amount deposited by the applicant, the City will bill the applicant on a monthly basis for the additional costs. The applicant shall pay all such bills within 30 calendar days from the date of the billing by the City. The City will issue a stop work order on the project if the applicant fails to pay the billing within the specified time period, and may record a lien against the property per Dayton Municipal Code 6.7.3.
- d) No occupancy permits will be issued by the City until all work related under the Type A permits is completed and accepted by the City and all billings due to the City are paid in full by the applicant.

**TYPE B:** The base construction permit fee pursuant to Dayton Municipal Code Section 6.8 and Public Works Standards Section G5 shall be:

- a) Concurrent with submission of construction drawings for review, the applicant shall deposit with the City monies equal to 3% of the Engineer's estimate for all construction work related to the project.
- b) Prior to final approval of the construction drawings and issuance of a construction permit, the applicant shall deposit additional monies with the City as required to bring their account up to 5% of the final approved engineer's estimate (or final approved bid results) and execute and Developer/City Construction Agreement in a form approved by the City's legal counsel.
- c) Per Dayton Municipal Code Section 6.7.3, the applicant shall pay all costs incurred by the City for services related to the development project including, but not limited to, design review, inspection and construction observation, testing, plat review, project administration, attorney's fees, warrantee inspections, etc.
- d) No building permits for single family residential structures or duplexes will be issued by the City until all work related to the project is completed and accepted by the City and all billings due to the City are paid in full by the applicant.



**SECTION 3 - B: BUILDING**

**Building Permit Fee Table**

Adopted August 3, 2009

Resolution 2009/10-04

Attachment C

<b>TOTAL VALUATION</b>	<b>FEE</b>
\$1.00 - \$2,000.00	\$55.00
\$2,001.00 - \$25,000.00	\$55.00 for the first \$2,000.00 plus \$8.50 for each additional \$1,000 or fraction thereof to and including, \$25,000
\$25,001.00 - \$50,000.00	\$250.00 for the first \$25,000.00 plus \$4.50 for each additional \$1,000 or fraction thereof to and including \$50,000
\$50,001.00 - \$100,000.00	\$363.00 for the first \$50,000 plus \$4.50 for each additional \$1,000 or fraction thereof to and including \$100,000
\$100,001.00 - \$500,000.00	\$588.00 for the first \$100,000 plus \$4.50 for each additional \$1,000 or fraction thereof to and including \$500,000.00
\$500,001.00 - \$1,000,000.00	\$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
\$1,000,001.00 and up	\$4,388.00 for the first \$1,000,000 plus \$3.50 for each additional \$1,000.00 or fraction thereof
<b>INSPECTION SERVICES</b>	<b>COST PER/HOUR</b>
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	Shall be equal to 65 percent of the Building Permit Fees
Fire & Life Safety Plan Review Fees	Shall be equal to 40 percent of the Building Permit Fees
Fire Suppression Type I Hoods	Shall be based on the above Building Permit Fee Table

<b>TYPE OF CONSTRUCTION</b>	<b>Ordinance/Resolution</b>	<b>Date</b>	<b>FEE</b>
Fence Permit 5.4.6	376	10/06/1980	\$5.00
Demolition Permit			\$15.00

**SECTION 3 - C: BUILDING**

**Plumbing Permit Fee Table**

Attachment B

Resolution 2009/10-04

Adopted August 3, 2009

<b>ONE/TWO FAMILY DWELLINGS</b>	<b>FEE</b>
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 the 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
Back Flow Device	\$44.00
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
<b>COMMERCIAL/INDUSTRIAL</b>	<b>FEE</b>
2 – 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 (residential & commercial)	Shall be equal to 30 percent of the permit fees

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:

Plumbing Fees Associated with Med-Gas	
\$1.00 - \$25,000	\$219.00 + \$1.00 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 \$100,000
\$50,001 - \$100,000	\$368.15 for the first \$50,000 plus \$3.90 for each additional \$1,000 or fraction thereof
\$100,000 and above	\$563.15 for the first \$100,000 plus \$3.15 for each additional \$1,000 or fraction thereof

- One and Two Family Rain Drains

Commercial/Industrial – Rain Drains	
1 – 3 Down Spouts	\$44.00
4 or more Down Spouts	\$60.00

### SECTION 3 - D: BUILDING

#### Manufactured Home Fee Table

*Resolution 2009/10-04*

Adopted August 3, 2009

Exhibit D

Manufactured Home Fee Schedule	
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 Fee	Shall be equal to 65 percent of the Building Permit Fee

**SECTION 3 - E: BUILDING**

**Mechanical Permit Valuation Table**

Resolution 2009/10-04 Adopted August 3, 2009

Exhibit G

<b>MECHANICAL RESIDENTIAL PERMIT FEES &amp; COMMERCIAL/INDUSTRIAL VALUE</b>		
<b>(Residential/Commercial/Industrial)</b>		
<b>DESCRIPTION</b>	<b>Residential Fee</b>	<b>Commercial Value</b>
MINIMUM PERMIT FEE - (minimum permit fee is \$60.00 unless calculated fee is greater)	\$60.00	n/a
STATE SURCHARGE FEE	12%	12%
PLAN REVIEW FEE	25%	25%
<b>FURNACES:</b>		
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	\$1,300.00
For the installation or relocation of each forced-air or gravity-type furnace or burner, including ducts and vents attached to such appliances over 100,000 BTU/H	\$19.35	\$1,500.00
For the installation or relocation of each floor furnace, including vent	\$16.08	\$1,300.00
<b>OTHER HEATING UNITS:</b>		
Woodstove, including hearth and wall shield; fireplace stove, masonry or factory built fireplace	\$28.07	\$1,000.00
Room heaters, no-portable	\$20.44	\$100.00
<b>APPLIANCE VENTS:</b>		
For the installation, relocation or replacement of each appliance vent installed and not included in a appliance permit	\$9.54	\$600.00
<b>REPAIRS OR ADDITIONS:</b>		
For the repair of, alteration or, addition to each heating appliance, refrigeration unit absorption unit, or each heating, cooling, absorption, or evaporative cooling system, including installation or controls regulated by this code	\$16.08	n/a
<b>BOILERS, COMPRESSORS AND ABSORPTION SYSTEMS</b>		
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	\$1,300.00
For the installation or relocation of each boiler or compressor over three horsepower to and including 15 horsepower, or for each absorption system over 500,000 BTU/H (146.6 KW)	\$26.98	\$2,300.00
For the installation or relocation of each boiler or compressor over 15 horsepower to and including 30 horsepower, or for each absorption system over 1,000,00 BTU/H (293.1 KW)	\$35.70	\$3,100.00
For the installation or relocation of each boiler or compressor over 30 horsepower to and including 50 horsepower, or for each absorption system over 1,000,00 BTU/H to and including 1,750,000 BTU/H (512.9 KW)	\$52.05	\$4,600.00
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	\$6,700.00
<b>AIR HANDLERS:</b>		
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	\$1,500.00
For each air-handling unit over 10,000 cfm	\$19.35	\$2,200.00

<b>MECHANICAL RESIDENTIAL PERMIT FEES &amp; COMMERCIAL/INDUSTRIAL VALUE</b>		
<b>[ Continued] (Residential/Commercial/Industrial)</b>		
<b>DESCRIPTION</b>	<b>Residential Fee</b>	<b>Commercial Value</b>
<b>EVAPORATIVE COOLERS:</b>		
For each evaporative cooler other than portable type	\$12.81	\$1,300.00
<b>VENTILATION AND EXHAUST</b>		
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	\$1,000.00
<b>INCINERATORS</b>		
For the installation or relocation of each domestic-type incinerator	\$19.35	\$2,200.00
For the installation or relocation of each commercial or industrial-type incinerator	\$68.40	\$6,200.00
<b>GAS PIPING</b>		
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
<b>MISCELLANEOUS</b>		
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
<b>Plan Review Fees (Mechanical Residential &amp; Commercial)</b>	Shall be equal to 25% of the permit fee	
<b>Residential</b>	Fees shall be based on the total fixtures the permit serves as described in the Valuation Table for Residential Mechanical Evaluation	

<b>COMMERCIAL - MECHANICAL PERMIT VALUATION TABLE</b>	
<b>Total Valuation</b>	<b>F E E</b>
\$1.00 - \$2,000.00	\$72.50
\$2,001.00 - \$5,000.00	\$72.50 for the first \$2,000 plus \$2.30 for each additional \$100 or fraction thereof to and including \$5,000
\$5,001.00 - \$10,000.00	\$141.50 for the first \$5,000 plus \$1.80 for each additional \$100 or fraction thereof to and including \$10,000
\$10,001.00 - \$50,000.00	\$231.50 for the first \$10,000 plus \$1.35 for each additional \$100 or fraction thereof to and including \$50,000
\$50,001.00 - \$100,000.00	\$771.50 for the first \$50,000 plus \$1.25 for each additional \$100 or fraction thereof to and including \$100,000
\$100,001.00 and Above	\$1,396.50 for the first \$100,000 plus \$1.10 for each additional \$100 or fraction thereof

**SECTION 3 – F: BUILDING**

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%	\$4,500.00
Plumbing Plan Review	30%	42%	\$2,100.00
Mechanical Plan Review	25%	35%	\$1,750.00
Fire Life Safety Review	40%	56%	\$2,800.00

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 completed 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.

## SECTION 3 - G: BUILDING

### ICC Building Valuation Data *Resolution 09/10-44 (updates every February)* *Adopted May 3, 2010*

#### BUILDING VALUATION DATA – FEBRUARY 2013

The International Code Council is pleased to provide the Building Valuation Data (BVD) for its members. The BVD will be updated at six-month intervals, with the next jurisdictions and other interested parties actively evaluate and assess the impact of this BVD table before utilizing it in their current code enforcement related activities.

The BVD table provides the “average” construction costs per square foot, which can be used in determining permit fees for a jurisdiction. Permit fee schedules are addressed in Section 109.2 of the 2012 *International Building Code* (IBC) whereas Section 109.3 addresses building permit valuations. The permit fees can be established by using the BVD table and a Permit Fee Multiplier, which is based on the total construction value within the jurisdiction for the past year. The Square Foot Construction Cost table presents factors that reflect relative value of one construction classification/ occupancy group to another so that more expensive construction is assessed greater permit fees than less expensive construction.

ICC has developed this data to aid jurisdictions in determining permit fees. It is important to note that while this BVD table does determine an estimated value of a building (i.e., Gross Area x Square Foot Construction Cost), this data is only intended to assist jurisdictions in determining their permit fees. This data table is not intended to be used as an estimating guide because the data only reflects average costs and is not representative of specific construction.

This degree of precision is sufficient for the intended purpose, which is to help establish permit fees so as to fund code compliance activities. This BVD table provides jurisdictions with a simplified way to determine the estimated value of a building that does not rely on the permit applicant to determine the cost of construction. Therefore, the bidding process for a particular job and other associated factors do not affect the value of a building for determining the permit fee. Whether a specific project is bid at a cost above or below the computed value of construction does not affect the permit fee because the cost of related code enforcement activities is not directly affected by the bid process and results.

#### Building Valuation

The following building valuation data represents average valuations for most buildings. In conjunction with IBC Section 109.3, this data is offered as an aid for the building official to determine if the permit valuation is underestimated. Again it should be noted that, when using this data, these are “average” costs based on typical construction methods for each occupancy group and type of construction. The average costs include foundation work, structural and nonstructural building components, electrical, plumbing, mechanical and interior finish material. The data is a national average and does not take into account any regional cost differences. As such, the use of Regional Cost Modifiers is subject to the authority having jurisdiction.

Permit Fee Multiplier (Determine the Permit Fee Multiplier):

1. Based on historical records, determine the total annual construction value which has occurred within the jurisdiction for the past year.
2. Determine the percentage (%) of the building department budget expected to be provided by building permit revenue.

Permit Fee:

The permit fee is determined using the building gross area, the Square Foot Construction Cost and the Permit Fee Multiplier. (Permit Fee = Gross Area x Square Foot Construction Cost x Permit Fee Multiplier).

#### Important Points

- The BVD is not intended to apply to alterations or repairs to existing buildings. Because the scope of alterations or repairs to an existing building varies so greatly, the Square Foot Construction Costs table does not reflect accurate values for that purpose. However, the Square Foot Construction Costs table can be used to determine the cost of an addition that is basically a stand-alone building which happens to be attached to an existing building. In the case of such additions, the only alterations to the existing building would involve the attachment of the addition to the existing building and the openings between the addition and the existing building.
- For purposes of establishing the Permit Fee Multiplier, the estimated total annual construction value for a given time period (1 year) is the sum of each building’s value (Gross Area x Square Foot Construction Cost) for that time period (e.g., 1 year).
- The Square Foot Construction Cost does not include the price of the land on which the building is built. The Square Foot Construction Cost takes into account everything from foundation work to the roof structure and coverings but does not include the price of the land. The cost of the land does not affect the cost of related code enforcement activities and is not included in the Square Foot Construction Cost.

## Square Foot Construction Costs a,b,c,d.

Group (2009 International Building Code)	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 Assembly, theaters, with stage	218.43	211.06	205.70	197.03	185.03	179.84	190.46	169.17	162.46
A-1 Assembly, theaters, without stage	199.96	192.59	187.22	178.56	166.57	161.38	171.98	150.70	144.00
A-2 Assembly, nightclubs	170.48	165.64	161.01	154.54	145.16	141.23	148.83	131.55	127.83
A-2 Assembly, restaurants, bars, banquet halls	169.48	164.64	159.01	153.54	143.16	140.23	147.83	129.55	126.83
A-3 Assembly, churches	201.93	194.56	189.19	180.53	168.68	163.49	173.95	152.81	146.11
A-3 Assembly, general, community halls, libraries, museums	168.94	161.57	155.21	147.54	134.66	130.47	140.97	118.80	113.09
A-4 Assembly, arenas	198.96	191.59	185.22	177.56	164.57	160.38	170.98	148.70	143.00
B Business	175.94	169.50	163.74	155.73	141.26	135.99	149.30	124.14	118.20
E Educational	183.47	177.15	171.88	164.04	152.79	144.62	158.31	132.93	128.42
F-1 Factory and industrial, moderate hazard	105.35	100.40	94.40	90.74	80.87	77.38	86.70	66.73	62.58
F-2 Factory and industrial, low hazard	104.35	99.40	94.40	89.74	80.87	76.38	85.70	66.73	61.58
H-1 High Hazard, explosives	98.69	93.74	88.74	84.08	75.41	70.92	80.04	61.27	0.00
H234 High Hazard	98.69	93.74	88.74	84.08	75.41	70.92	80.04	61.27	56.12
H-5 HPM	175.94	169.50	163.74	155.73	141.26	135.99	149.30	124.14	118.20
I-1 Institutional, supervised environment	172.59	166.52	161.68	154.82	142.07	138.32	154.51	127.48	123.05
I-2 Institutional, hospitals	298.73	292.30	286.54	278.52	263.00	0.00	272.10	245.87	0.00
I-2 Institutional, nursing homes	206.50	200.06	194.30	186.29	171.80	0.00	179.86	154.67	0.00
I-3 Institutional, restrained	200.40	193.96	188.20	180.19	167.24	160.97	173.76	150.11	142.18
I-4 Institutional, day care facilities	172.59	166.52	161.68	154.82	142.07	138.32	154.51	127.48	123.05
M Mercantile	127.05	122.21	116.58	111.11	101.45	98.53	105.40	87.85	85.12
R-1 Residential, hotels	173.90	167.83	162.99	156.13	143.63	139.89	155.83	129.05	124.61
R-2 Residential, multiple family	145.89	139.82	134.98	128.12	116.31	112.56	127.81	101.72	97.29
R-3 Residential, one- and two-family	137.67	133.88	130.54	127.18	122.21	119.14	124.55	114.28	107.08
R-4 Residential, care/assisted living facilities	172.59	166.52	161.68	154.82	142.07	138.32	154.51	127.48	123.05
S-1 Storage, moderate hazard	97.69	92.74	86.74	83.08	73.41	69.92	79.04	59.27	55.12
S-2 Storage, low hazard	96.69	91.74	86.74	82.08	73.41	68.92	78.04	59.27	54.12
U Utility, miscellaneous	73.21	69.14	64.71	61.11	54.84	51.28	58.17	42.89	40.62

a. Private Garages use Utility, miscellaneous  
c. For shell only buildings deduct 20 percent

b. Unfinished basements (all use group) = \$15.00 per sq. ft.  
d. N.P. = not permitted



**SECTION 4:**

**System Development Charges**

Adopted June 1, 1998

Resolution 97/98-18

Meter Size	Total Water SDC	Total Sewer SDC	Total Streets/Storm SDC	Total Parks SDC	Total SDC's
5/8 – 3/4	3,633	1,265	1,125	100	6,123
1"	4,832	1,682	1,496	133	8,143
1 - 1/2"	7,266	2,530	2,250	200	12,246
2"	9,688	3,373	3,000	266	16,327
3:	14,532	5,060	4,500	400	24,492
4"	19,376	6,747	6,000	532	32,655
5"	29,064	10,120	9,000	800	48,984
6"	38,752	13,493	12,000	1,064	65,309

Meter Size	Water Reimb Fee	Water Improv Fee	Sewer Reimb Fee	Sewer Improv Fee	Street Storm Reimb Fee	Street Storm Imprv Fee	Parks Reimb Fee	Parks Improv Fee	Total Reimb Fee	Total Improv Fee
5/8 – 3/4	240	3,393	483	782	392	734	18	82	1,133	4,990
1"	319	4,513	643	1,039	521	975	24	109	1,506	6,637
1 - 1/2"	480	6,786	966	1,564	783	1,467	36	164	2,265	9,981
2"	639	9,049	1,288	2,085	1,044	1,956	48	218	3,020	13,307
3:	959	13,573	1,933	3,127	1,566	2,934	72	328	4,530	19,962
4"	1,279	18,097	2,577	4,170	2,088	3,912	96	436	6,040	26,615
5"	1,918	27,146	3,866	6,254	3,132	5,868	145	655	9,061	39,923
6"	2,558	36,194	5,154	8,339	4,176	7,824	193	871	12,081	53,228

**SECTION 5: FACILITY USE**

**A) COURTHOUSE SQUARE PARK**

Courthouse Square Park - Reservations					
Covered Picnic Area	No Charge	No Charge	No Charge	No Charge	No Charge
Band Stand	No Charge	No Charge	No Charge	No Charge	No Charge
Entire Park	No Charge	No Charge	No Charge	No Charge	No Charge

- *Reservation required*

**B) COMMUNITY CENTER**

*Adopted 10/03/11*

*Resolution 2011/12-07*

PALMER CREEK LODGE COMMUNITY CENTER RENTAL FEES & DEPOSITS					
Description	Private Use	Approved Non Profit	Key Deposit	Security Deposit	Security Deposit w/Alcohol Use
Auditorium – per hour	\$25.00	\$10.00	\$50.00	\$150.00	\$300.00
1 <sup>st</sup> Floor Meeting Room – per hour	\$25.00	\$10.00	\$50.00	\$150.00	\$300.00
+Commercial Kitchen – additional fee	\$25.00	\$25.00	\$50.00		
Entire Facility – 8:00 am to 11:00 pm	\$400.00	\$25.00	\$50.00	\$300.00	\$600.00
Kitchen Only – per 4 hour block	\$25.00	\$200.00	\$50.00	\$150.00	\$300.00
2 <sup>nd</sup> Floor Lobby – per 4 hour block	\$25.00	\$25.00	\$50.00	\$150.00	\$300.00

- *2 hour minimum required*
- *Deposit Amounts are refundable*

**SECTION 6: SCHEDULE OF PENALTIES**

Dayton Municipal Code Section 2.50	Fine Amount
Unclassified Misdemeanor	\$500
Class A Violation	\$500
Class B Violation	\$250
Class C Violation	\$100
Land Use & Planning Code Violation	\$500
Unless otherwise stated any Violation of the Municipal Code is a Class C Violation	\$100
2.12 – Failure to Supervise a Child	\$1,000

**SECTION 7: MUNICIPAL COURT**

**DAYTON MUNICIPAL COURT & VIOLATIONS BUREAU**

A) Fine and Assessment Schedule:

*Adopted: 2/13/12                      Resolution: 11/12-15                      Effective Date: 02/13/12*

Violation Class	Presumptive Fine Amount	Special Zone Presumptive Fine Amount	Minimum Fine Amount	Maximum Fine Amount
Class D	\$110.00	\$220.00	\$60.00	\$250.00
Class C	\$160.00	\$320.00	\$80.00	\$500.00
Class B	\$260.00	\$520.00	\$130.00	\$1,000.00
Class A	\$435.00	\$870.00	\$220.00	\$2,000.00

B) Court Fees:

*Adopted: 2/13/12                      Resolution: 11/12-15                      Effective Date: 02/13/12*

Municipal Court Fees	Fee Amount
Postponement or Failure to Appear for a Trial	\$35.00
Court Fee for Drivers License Suspension & Reinstatement	\$30.00
Late Payment Fee:	\$25.00
Vehicle Impound Fee:	\$100.00
Collection Fee:	Assessed by Collection Agency
Fix-it-Ticket Program – Equipment Citations	\$75.00
Fix-it-Ticket Program – Administrative Matters	\$150.00

C) Traffic School Program:

*Adopted: 2/13/12                      Resolution: 11/12-15                      Effective Date: 02/13/12*

Violation	No Convictions within the last 2 years Violations Bureau	1 or 2 Convictions within the last 2 years Judges Decision	55 Alive Program
Class D	\$75.00	\$110.00	\$100.00
Class C	\$120.00	\$160.00	\$100.00
Class B	\$220.00	\$260.00	\$100.00
Class A	See Judge	See Judge	See Judge

**SECTION 8:****Library Fines and Fees**

Adopted July 7, 2008

*Resolution 08/09-02*

- \$60.00 Annual Fee for non-city and out of district residents wishing full-service cards (please note – children’s cards through age 15 will still be available free of charge, but may only be used for children’s and young adult items.)
- \$20.00 Local Option Card for non-city residents who wish to check out books only from our Library. Patrons with this type of card may also use it to place holds on Dayton items only.
- \$0.00 Basic Card for Adult, Child, Teens and Seniors will still be free, but holders are limited to one item checked out and one item on hold at one time in the CCRLS system.
- \$ .25/day Late Fees for Books & Audio Books
- \$ .50/day Late Fees for Videos & DVD’s

**SECTION 9: APPLICATIONS AND FEES**

REQUIRED APPLICATIONS AND FEES			
Type of Application	Fee	Resolution Ordinance Code	Date Approved
Business Registration	25.00	3.3	11/03/94
Social Gaming License (tax –exempt)	\$25.00	3.6.4	05/04/98
Social Gaming License (non tax-exempt)	\$120.00	3.6.4	05/04/98
Social Gaming License (New application investigation fee)	\$100.00	3.6.2	05/04/98
Encroachment Permit – Non Construction	\$25.00	2008/09-42	04/06/09
Encroachment Permit – Construction	Varies	2008/09-42	04/06/09
Declaration of Candidacy Filing Fee	\$10.00	1.02.02	Unknown
Liquor License (New Application)	\$25.00	2010/11-30A	05/02/11
Liquor License (Renewal)	\$25.00	2010/11-30A	05/02/13

**SECTION 10:**

**MISC FEES**

Type of Charge	Current Fee	Resolution/ Code	Adopted
Photocopy Charges – Black & White	\$.25 per/page	2010/11-07	08/16/10
Photocopy Charges – Colored	\$.50 per/page	2010/11-07	08/16/13
NSF Check & Stop Payment Check Fee	\$25.00		
Records Request – CD, DVD, VHS	\$5.00 per/disk	2010/11-07	08/16/13
Records Request – Research Fees *Up to 30 minutes = Cost of Copies or \$10.00 *Over 30 minutes = \$10.00 per ½ hour – plus the cost of copies	\$10.00 per ½ hour	2010/11-07	08/16/13
Credit/Debit Card Fee	No Charge	2008/09-15	09/02/08
Notary Services – Residents (inside city limits)	No Charge	2011/12-02	07/05/11
Notary Services – Non-Residents	\$10.00 Per notary act	2011/12/02	07/05/11
Harvest Festival Booth Rental Fee- Registered Businesses	\$10.00	Fees set by Harvest Festival Committee	
Harvest Festival Booth Rental Fee- Non-Registered Businesses	\$20.00		
Harvest Festival Booth Rental Fee – With Electricity	Add \$15.00		
Lien Search Fee	No Charge	n/a	n/a
Holiday Bazaar Vendor Booth Fee	\$15.00	n/a	n/a
Holiday Bazaar Vendor Booth with Electricity Fee	\$25.00	n/a	n/a