

A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF PASCO COUNTY, FLORIDA, AMENDING RESOLUTION NOS. 01-070, 07-170 AND 07-176 IN THEIR ENTIRETY BY AMENDING THE SCHEDULE OF FEES FOR THE PASCO COUNTY CENTRAL PERMITTING AND BUILDING INSPECTION DIVISIONS.

WHEREAS, Chapters 125 and 489, Florida Statutes, authorize the Pasco County Board of County Commissioners to enact, amend, and enforce technical construction and building codes; and,

WHEREAS, administration of those codes demand a substantial amount of effort and resources by the County for the purpose of determining compliance with those codes; and,

WHEREAS, the County has previously established fees for some of these services by Resolution Nos. 01-070, 07-170 and 07-176; and,

WHEREAS, the County desires to amend the fees established by Resolution Nos. 01-070, 07-170 and 07-176 as those fees are currently deemed inadequate to cover the costs of providing these services; and,

WHEREAS, the following fee schedule has been amended by County staff to reflect the appropriate charge for building, communication towers, ground settlement, docks, seawalls, plumbing, electrical, mechanical, LP and natural gas, fire permits, administrations, and contractor licensing fees.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Pasco County, Florida, in regular session duly assembled, that Resolution Nos. 01-070, 07-170 and 07-176 is hereby amended in its entirety to reflect that the fees to be charged by the Pasco County Central Permitting and Building Inspection Divisions are as follows:

I. General

When an inspection is necessary, in which case there shall be a minimum fee of Forty-Five and 00/100 Dollars (\$45.00).

All permits, categories within permits, and trades of work identified on a permit will be charged a base fee of Forty-five and 00/100 Dollars (\$45.00), plus any additional fee identified in the following list..

II. Plans Examination Fees

A. When plans are required to be submitted or revised plans are submitted pursuant to Section 104.2 of the Florida Building Code, and the Building Permit fee was calculated by adding a "per square foot" figure to the Forty-five and 00/100 Dollars (\$45.00) base fee, then a Plans Examination fee consisting of a Base Fee of Forty-five and 00/100 Dollars (\$45.00) and a \$0.05 per square foot under roof will be added to the permit. This Plans Examination fee relates to the Building Permit fee category only, is

nonrefundable, and is not added to any base fee. There is a minimum Plans Examination fee of Forty-Five and 00/100 Dollars (\$45.00).

B. When the Building Permit fee is calculated using Section VI.C of this resolution, the Plans Examination fee will be equal to one-half of the Building Permit fee.

C. Mobile home set-up permits will be charged a Plans Examination Fee of Forty-Five and 00/100 Dollars (\$45.00).

D. Signs will be charged a Plans Examination Fee of Twenty-five and 00/100 Dollars (\$ 25.00).

E.

Plans on File: Plans may be placed on file at the request of an applicant and the appropriate review fee charged. Subsequent permit applications for plans already filed will require submission of additional prints. The review fee charged will be one-half of the original plan review fee

F. If Pasco County finds it necessary, in order to enforce compliance with the Florida Building Code and issue a permit, to reject design documents required by the code three (3) or more times for failure to correct a code violation specifically and continuously noted in each rejection including, but not limited to, egress, fire protection, structural stability, energy, accessibility, lighting, ventilation, electrical, mechanical, plumbing, and gas systems, or other requirement identified by rule of the Florida Building Commission adopted pursuant to Chapter 120, then Pasco County shall impose, each time after the third such review the plans are rejected for that code violation, a fee of four (4) times the amount of the proportion of the permit fee attributed to plans review.

III. Site Examination Fee

When site plans are required to be submitted for a Building Permit application review, then a site examination fee shall be added to the permit in accordance with the following schedule:

- A. Base Fee: \$ 30.00
- B. Additional:
 - 1. New construction, remodeling and additions \$ 90.00
 - 2. Flood Elevation Certificate Document \$ 10.00
 - 3. Impact Fee Applicability Determination \$ 30.00
 - 4. Commercial Site Verification \$ 30.00
 - 5. Concurrency Verification \$ 10.00
 - 6. Flood Substantial Improvement Review \$ 50.00

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IV. Valuations

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The value placed on materials and labor shall be an amount equivalent to that obtained through normal market transaction.

For Flood Ordinance evaluation, a copy of all contract(s) related to the application shall be submitted for review.

V. Building Permit Fees

Buildings, Structures, or Alteration: On all buildings, structures, or alterations requiring a Building Permit, the fee shall be paid at the time of permit issuance in accordance with the following schedule:

A.	Base Fee:	\$ 45.00		
B.	Additional:			
1.	New one- and two-family residential construction, renovation, or remodeling	\$ 0.08	per sq. ft. under roof	
2.	Mobile homes, park models, recreational vehicles, and temporary construction trailers	\$ 30.00	per unit	
3.	Mobile home pre-set up inspection	\$ 40.00	within Pasco County	
		\$ 40.00	plus per diem mileage and expenditure (salary and benefits)	
4.	Residential reroof with Mitigation	\$ 40.00	per unit	
5.	Residential reroof without Mitigation	\$ 20.00	per unit	
6.	Residential swimming pools, in-ground spas	\$ 25.00	per unit	
7.	Commercial swimming pools, in-ground spas	\$125.00	per unit	
8.	Commercial reroofing (Buildings 20,000 sq. ft. and under)	\$ 30.00	per building	
9.	Commercial reroofing (Buildings over 20,000 sq. ft.)	\$ 50.00	per unit	
10.	Aluminum structure with screen roof	\$ 30.00	per unit	
11.	Fireplace: prefabricated	\$ 10.00	per unit	
	built on site	\$ 25.00	per unit	
12.	Signs (Billboard, Pylon, or Pole Signs)	\$ 30.00	per unit	
13.	Signs (Wall)	\$ 20.00	per unit	
14.	Demolition	\$ 20.00	per unit	

C. Commercial and Alternative Building Category Permit Pricing: All commercial construction and any other renovations for which a Building Permit fee cannot accurately be calculated using the above formula will be charged as follows:

<u>Total Valuation</u>	<u>Fee</u>
\$1,000 and less	No fee, unless inspection required, in which case, a \$45.00 fee for each inspection shall be charged.
\$1000 to \$50,000	\$45.00 for the first \$1,000.00, plus \$5.00 for each additional thousand or fraction thereof, to and including \$50,000.00.
\$50,000 to \$100,000	\$260.00 for the first \$50,000.00, plus \$4.00 for each additional thousand or fraction thereof, to and including \$100,000.00.
\$100,000 to \$500,000	\$460.00 for the first \$100,000.00, plus \$3.00 for each additional thousand or fraction thereof, to and including \$500,000.00.

This alternate method is based on job valuation as demonstrated by written contract. However, in no case shall the valuation be less than that determined by using the latest version of the International Code Congress (ICC) Building Valuation Data.

VI. Structural Inspections by Other than Pasco County Inspectors

When the structural inspections are to be performed by other than a Pasco County inspector AND the County is notified in writing prior to issuance of the permit, AND the owner (contracted included) acknowledges that the structural inspections are to be performed by other than Pasco County inspectors, then the structural portion of the Building Permit fee shall be Forty-five and 00/100 Dollars (\$45.00) (base fee) with no additional fee of \$0.08 per square feet under roof charged.

If, during the course of construction, the contractor requests the County to perform the inspection, then the following fees will be due and payable prior to power release or Certificate of Occupancy:

- A. Masonry Construction: \$0.016 per foot under roof for each remaining structural inspection.
- B. Frame Construction: \$0.020 per square feet under roof for each remaining structural inspection.

VII. Plumbing Permit Fees

The Chief Plumbing Inspector, on behalf of the County, shall charge for plumbing permits as follows:

- A. Base Fee: \$45.00
- B. Additional:
 - 1. New construction, renovation, or remodeling \$ 0.05 per sq. ft. under roof
 - 2. Commercial warehouse, industrial, or manufacturing facility \$ 0.05 per sq. ft. of conditioned, plus restroom area
 - 3. Mobile homes, park models, recreational vehicles, and temporary construction trailers \$10.00 per unit
 - 4. Multiple system component or feature \$10.00 per system component or feature

VIII. Electrical Permit Fees

The Chief Electrical Inspector, on behalf of the County, shall charge for electrical permits

as follows:

- A. Base Fee: \$45.00
- B. Additional:
 - 1. New construction, renovation, remodeling, and/or equipment alteration \$ 0.04 per sq. ft. under roof
 - 2. Mobile homes, park models, recreational vehicles, and temporary construction trailers \$10.00 per unit
 - 3. Multiple system component or feature \$ 10.00 per system component or feature

IX. Mechanical Permit Fees

The Mechanical Inspector, on behalf of the County, shall charge for mechanical permits

as follows:

- A. Base Fee: \$45.00
- B. Additional:
 - 1. New construction, renovation, or remodeling \$ 0.04 per sq. ft. of conditioned area
 - 2. Mobile homes, park models, recreational vehicles, and temporary construction trailers \$10.00 per unit
 - 3. Residential Service Change \$10.00 per system component or feature
 - 4. Commercial Service Change \$35.00 per unit
 - 5. Kitchen Hood(s) \$35.00 per unit
 - 6. Multiple system component or feature \$ 10.00 per system component or feature
- C. Refrigeration: All refrigeration will be charged \$40.00 for the first \$1,000.00, or fraction thereof, of valuation of the installation, plus \$2.00 for each additional \$1,000.00 or fraction thereof. This alternate method is based on job valuation as demonstrated by written contract.
- D. All Other Mechanical Installations: All mechanical installation and any other renovations for which a Mechanical Permit fee cannot accurately be calculated using the above schedule will be charged \$40.00 for the first \$1,000.00, or fraction thereof, of valuation of the installation plus \$2.00 for each additional \$1,000.00 or fraction thereof. This alternate method is based on job valuation as demonstrated by written contract.

X. LP or Natural Gas Permit Fee

The Building Official shall, on behalf of the County, charge gas permits as follows:

A.	Base Fee:	\$45.00	
B.	Additional:		
1.	Commercial new construction, remodel, or tank change (LP and natural gas)	\$25.00	per permit
2.	Residential new construction, remodel, or tank change (LP and natural gas)	\$10.00	per permit
3.	Multiple system component or feature	\$ 10.00	per system component or feature

XI. Fire Permit Fee

Includes plan review and inspections. Permit not required on one (1) or two (2) family dwellings. Permit fees shall be charged at rate as follows:

A.	Base Fee:	\$45.00	
B.	Additional:		
1.	Tents	\$30.00	per permit
2.	Commercial new construction, revision, addition or renovation	\$ 0.03	per sq. ft. under roof
3.	Gas tanks (all types: gas, oil, fuel, etc.)	\$30.00	per tank
4.	Fire Suppression System	\$35.00	per unit
5.	Hood	\$ 35.00	per unit
6.	Multiple system component or feature	\$ 10.00	per system component or feature

XII. Dock and Seawall Permits

A. Site Examination Fee: \$ 60.00

B. Site Inspection Fee: \$ 60.00

The Site Examination shall consist of the verification of ownership and the field review of the application. The Site Inspection shall be conducted upon completion of the construction of the dock and/or seawall.

XIII. Ground Settlement - Investigation Permit

A. Application Fee: \$ 30.00

B. Completion Fee: Cost of recording at the Clerk of the Circuit Court

XIV. Ground Settlement – Remediation Permit

A. Application Fee: \$ 80.00

B. Completion Fee: Cost of recording at the Clerk of the Circuit Court

XV. Administrative Fees

A. Reinspection Fees. When additional inspections are necessary due to any of the following reasons, a fee of Forty-five and 00/100 Dollars (\$45.00) shall be charged for the first additional inspection; Ninety and 00/100 Dollars (\$90.00) for the second additional inspection, and Two Hundred and 00/100 Dollars (\$200.00) for the third and any required additional inspection on the same infraction.

1. Work not performed in accordance with the applicable Code and/or approved plans
2. Repairs or corrections not made when inspection was called
3. Work not ready for inspection at time inspection is to be made
4. Permit not posted at job site
5. Approved set of plans not at job site

B. Repermitting Fees. Whenever a permit has expired, a repermitting fee shall be paid.

1. Where the project lacks only final inspections, the repermitting fee shall be the minimum fee for on-site inspections for each trade.

2. Where the project lacks other than final inspections, the repermitting fee shall be as if a new permit application is submitted.

C. Time Extensions. Where a time extension to a permit is granted by the Building Official, a fee of Thirty and 00/100 Dollars (\$30.00) shall be charged.

D. Minimum Fee for On-Site Inspections. All regulated inspections for any trade shall be a minimum of Forty-five and 00/100 Dollars (\$45.00).

E. Change of Contractor. Twenty and 00/100 Dollars (\$20.00) for each division.

F. Refunds on Permits.

1. No refund shall be issued on permits of less than Forty-five and 00/100 Dollars (\$45.00) or where an inspection has been conducted.

2. All applications for permit refunds shall be received within six (6) months of permit issuance.

3. Plan examination and site examination fees are not refundable.

4. Thirty (30) percent of the permit fee shall be retained for administrative processing.

5. In the event the County is unable to perform the requested inspection and the full permit fee has previously been paid, then a refund may be requested. The refunded amount shall be as follows:

a. Masonry Construction: \$0.016 per foot under roof for each structural inspection performed by someone other than the County.

b. Frame Construction: \$0.020 per foot under roof for each structural inspection performed by someone other than the County.

This request shall not be subject to the Forty-five and 00/100 Dollars (\$45.00) minimum.

G. "After the Fact" Permits. Where construction has commenced prior to the issuance of required permits, the permit fee shall be as follows:

1. First offense: Double the normal fee, plus a Fifty and 00/100 Dollar (\$50.00) fine.

2. Subsequent offense to the same contractor within a six (6) month period shall be triple the normal permit fee, plus a One Hundred and 00/100 Dollar (\$100.00) fine.

H. Construction Code Enforcement Surcharge. A Two and 00/100 Dollar (\$2.00) surcharge shall be placed on all permits issued.

I.	Duplicate of Certificate of Occupancy	\$10.00
J.	Duplicate of Permit Card	\$ 5.00
K.	Field Inspection Fee (Note: Special request by property owner for field inspection when no permit was issued).	\$45.00
L.	Temporary Certificate of Occupancy	\$45.00
M.	Notary Service (for other than Building Permit-related matters)	\$ 2.00
N.	After-Hours Inspection (two hours minimum charge)	Actual Expenditure (salary charge), plus benefits) by County. Must be prepaid twenty-four (24) hours in advance. These will be conducted if approved by the Building Official, or his designee.
O.	Condemnation	Actual Expenditure by County
P.	Testimony in Civil Court that is compelled through issuance of a subpoena	Actual expenditure by County for staff and legal consule
Q.	Private Provider Set-up and Review	\$ 200.00

XVI. Schedule of Fees for Certificates of Competency

Certificate of Competency Issuance and Biannual Renewal Fees.

A.	Class A General Contractor	\$ 100.00
B.	Class B Building Contractor	\$ 100.00
C.	Class C Residential Contractor	\$ 100.00
D.	Sheet Metal Contractor	\$ 100.00
E.	Roofing Contractor	\$ 100.00
F.	Class A Air Conditioning Contractor	\$ 100.00

G.	Class B Air Conditioning Contractor	\$ 100.00
H.	Class C Air Conditioning Contractor	\$ 100.00
I.	Mechanical Contractor	\$ 100.00
J.	Commercial Pool/Spa Contractor	\$ 100.00
K.	Residential Pool/Spa Contractor	\$ 100.00
L.	Swimming Pool/Spa Servicing Contractor	\$ 100.00
M.	Plumbing Contractor	\$ 100.00
N.	Electrical Contractor	\$ 100.00
O.	Underground Utility and Excavation Contractor	\$ 100.00
P.	Solar Contractor	\$ 100.00
Q.	Pollutant Storage Systems Contractor	\$ 100.00
R.	Specialty Contractors	\$ 100.00
S.	State Certified Contractors (Administrative Processing Fee Only)	\$ 50.00
T.	Requested Inactive Status and BiAnnual Fee Renewal	\$ 50.00

XVII. Administration Processing Fee for Certificates of Competency

A.	Certificate of Competency Application Fee (Nonrefundable)	\$ 50.00
B.	Duplicate Competency Card (Nonrefundable)	\$ 10.00
C.	Waiver of Testing Requests	\$500.00

XVIII. Renewal of Competency Fees

Any holder of a Certificate of Competency issued by Pasco County must renew the same prior to October 1 of the biannual renewal period. Penalties for failing to renew prior to October 1 are as listed below (fees do not cover competency cards):

A.	Up to 3 Months Delinquent	\$ 35.00
B.	3-6 Months Delinquent	\$ 60.00
C.	6 Months to 1 Year Delinquent	\$100.00
D.	1 Year to 16 Months Delinquent	\$150.00
E.	16 Months to 2 Years Delinquent	\$200.00

To renew a delinquent Certificate of Competency, the applicant shall pay the penalty listed above. The Building Official shall review any certificate delinquent more than two (2) years to determine if retesting is necessary.

XIX. Contractor License Reciprocity Fees

A.	Letter of Reciprocity Mailed to Other Governments	\$50.00	Per Letter
B.	Letter of Reciprocity Received from Other Governments	\$50.00	Per Letter

XX.	<u>Appeals to Construction Code Board</u>	
A.	Fire Prevention Materials and Code	\$ 300.00
B.	Building Material and Code	\$ 300.00
C.	Electrical Material and Codes	\$ 300.00
D.	Plumbing Material and Codes	\$ 300.00
E.	Swimming Pool Material and Codes	\$ 300.00
F.	Gas Material and Codes	\$ 300.00
G.	Mechanical Material and Codes	\$ 300.00
H.	Building Official Determinations	\$ 300.00
I.	Variances	\$ 400.00
J.	Request for Rehearing*	\$ 50.00
K.	Request for Reduction of Fine	\$ 300.00
L.	Request for Extension of Time*	\$ 50.00

*Proof of indigence or inability to pay, in the form of a sworn financial statement, may be accepted by County staff in lieu of the fee.

XXI.	<u>Appeals to Board of County Commissioners</u>	\$400.00
XXII.	<u>Lien Reduction Requests to Board of County Commissioners</u>	\$ 400.00
XXIII.	<u>Incorporated References</u>	

All guidance documents, publications, etc., issued by the Federal Emergency Management Agency, the State of Florida, and Pasco County, Florida.

This resolution shall take effect July 1, 2008.

DONE AND RESOLVED this _____ day of _____, _____.

(SEAL)

BOARD OF COUNTY COMMISSIONERS OF
PASCO COUNTY, FLORIDA

ATTEST:

JED PITTMAN, CLERK

TED SCHRADER, CHAIRMAN