



Oregon

Kate Brown, Governor

Department of Consumer and Business Services

Building Codes Division

1535 Edgewater Street NW

P.O. Box 14470

Salem, OR 97309-0404

503-378-4133

Fax: 503-378-2322

bcd.oregon.gov

February 12, 2016

To: INTERESTED PARTIES

**From: BRETT SALMON, MANAGER
POLICY AND TECHNICAL SERVICES**

Subject: COOS BAY FEE ADOPTION

The State Building Codes Division (division) has received the enclosed notice of intent to adopt building inspection program fees from the above listed municipality. Pursuant to Oregon Administrative Rule 918-020-0220, municipalities seeking to adopt fees are required to provide the following summary information 45 days prior to the proposed adoptive date.

- (A) The affected specialty code or program areas;
- (B) A description of the proposed building inspection program fees including the approximate percentage change when applicable;
- (C) The proposed effective date;
- (D) The date of the last fee increase in the specialty code or program area if applicable;
- (E) The anticipated date, time and location of the local municipal hearing scheduled pursuant to Oregon Revised Statute (ORS) 294.160;
- (F) The name, phone number, and title of a contact person; and
- (G) A narrative explaining the purpose of the proposed fee adoption.

The division is required to notify interested parties after receiving a notice of intent to adopt building inspection program fees from a municipality. Enclosed is the information the municipality provided to the division pursuant to the above administrative rule requirements.

If you have concerns about this proposed fee change, you may contact the municipality directly by contacting Sheri Corgill, Codes & Planning Specialist, 541-269-8918 or attend the local municipal hearing on Tuesday, April 19, 2016, at the City Council Chambers, 500 Central Ave, Coos Bay, OR 97420. If you still have unresolved concerns, you may appeal this fee adoption (pursuant to ORS 455.210(3) and 479.845) by sending a written request to the division within 60 days of the municipality's letter of notice to the division.

cc: CITY OF COOS BAY



RECEIVED
BUILDING CODES
2016 FEB 11 P 12:39

CITY OF COOS BAY
Community Development Department
500 Central Avenue
Coos Bay, OR 97420
541.269.8918
www.coosbay.org

Feb.9, 2016

Brett Salmon
Building Codes Division
PO Box 14470
Salem, OR 97309-0404

Dear Mr. Salmon,

Pursuant to OAR 918-020-0220, the City of Coos Bay is proposing to increase fees for our structural and mechanical programs, while also modifying residential fire sprinklers to conform to the current methodology per state requirements. A public hearing on the fee increase is scheduled for April 19, 2016.

The following is a list of the required criteria followed by our response and/or explanation:

(A) The affected specialty code or program:

- Oregon Structural Specialty Code and Oregon Residential Specialty Code
- Oregon Mechanical Specialty Code (residential & commercial)

(B) Proposed building inspection program fee changes – See attached schedules

- Building permit fee increase, with established minimum
- Residential mechanical fee item increase, with established minimum
- Commercial mechanical fee increase, with established minimum
- Residential fire sprinkler fee change to comply with updated methodology
- Additional plan review fees
-

(C) The proposed effective date for fee increases is June 1, 2016

(D) The date of the last fee increase by related code is:

- OSSC & ORSC – January 1, 2012
- OMSC – September 15, 2010

(E) The public hearing date is set for April 19th, 2016 and will be held in the City Council Chambers located at 500 Central Ave., Coos Bay, Oregon.

(F) Contact person:

- Sheri Corgill
Codes & Planning Specialist/City of Coos Bay
500 Central Ave.
Coos Bay, OR. 97420
541.269.8918
-

(G) Explanation for proposed fee changes and increase:

As an enterprise fund of the City of Coos Bay, the City is proposing to change it's fee schedule not only to accurately reflect and cover the cost of administering the Building Codes program but also bring the City of Coos Bay's fees in line with other similar jurisdictions throughout the State of Oregon. As is shown on Attachment A, the City is currently operating the Building Codes program with a deficit. The proposed changes to the structural and mechanical fees are based on new proposed valuation fee schedules. The 2010 and 2012 changes did not include the valuation fee table changes, but rather various minor plan review fees and the solar installation schedules. We also propose to change some of the 'other' plan review fees including the land use, investigation fee and residential fire sprinkler fees to comply with the current methodology.

Copies of our current operating plan with the new fee schedule will be forwarded to your office once adopted by the Coos Bay City Council. If further information is required, please contact our office at 541.269.8918.

Sincerely,



Eric Day
Community Development Director
City of Coos Bay 541-269-8918

Enc.

Coos Bay Building Code Revenue and Expenditure Summary

FISCAL YEAR	PERMIT INCOME	PROGRAM EXPENSES	DEFICIT
2012 - 2013	\$154,980.02	\$309,363.58	(\$154,383.56)
2013 - 2014	\$198,275.49	\$240,341.11	(\$40,253.19)

Building Codes Fees

<u>Building Fees</u>	<u>Proposed Fee</u>	<u>Current Fee</u>
Structural Permit		
Project Valuation		
\$1 - \$2,000	\$70	\$17.05 for 1st \$100 plus \$2.56 for each additional \$1,000 or fraction thereof to and including \$2,000.
\$2,001 - \$25,000	\$70 for 1st \$2,000 plus \$13.45 for each additional \$1,000 or fraction thereof to and including \$25,000.	\$55.45 for 1st \$2,000 plus \$10.23 for each additional \$1,000 or fraction thereof to and including \$25,000.
\$25,001 - \$50,000	\$379.35 for 1st \$25,000 plus \$9.95 for each additional \$1,000 or fraction thereof to and including \$50,000.	\$290.74 for 1st \$25,000 plus \$7.68 for each additional \$1,000 or fraction thereof to and including \$50,000.
\$50,001 - \$100,000	\$628.10 for 1st \$50,000 plus \$6.65 for each additional \$1,000 or fraction thereof to and including \$100,000.	\$482.74 for 1st \$50,000 plus \$5.12 for each additional \$1,000 or fraction thereof to and including \$100,000.
\$100,001 and up	\$960.60 for 1st \$100,000 plus \$5.55 for each additional \$1,000 or fraction thereof.	\$738.74 for 1st \$100,000 plus \$4.27 for each additional \$1,000 or fraction thereof.
Residential Fire Sprinkler Fees		
0 - 2,000 sq. ft.	\$150	\$1.50 per sq. ft.
2,001 - 3,600 sq. ft.	\$200	
3,601 - 7,200 sq.ft.	\$300	
7,201 sq. ft. and up\	\$400	
Note - This change in fees is required to bring Coos Bay residential fire sprinkler fees into conformance with OAR 918-050-0140		
Residential Mechanical		
Permit Type		
Chimneys - Installation/alteration	\$35	\$34.10
Vent, duct or metal chimneys	\$10	\$6.82
Fuel gas, hazardous or non-hazardous piping system	\$25	\$20.46
Minimum Permit Fee	\$60	\$50.00
Other inspections per hour (1 hour minimum)	\$70	\$70.00
Commercial Mechanical		
Project Valuation		
\$1 - \$2,000	\$70	\$35
\$2,001 - \$20,000	\$80 for 1st \$2,000 plus \$13.95 for each additional \$1,000 or fraction thereof to and including \$20,000.	\$35 for 1st \$1,000 plus \$0.45 for each additional \$100 or fraction thereof to and including \$10,000.
\$20,001 - \$50,000	\$331.11 for 1st \$20,000 plus \$11.85 for each additional \$1,000 or fraction thereof to and including \$50,000.	\$195.20 for 1st \$10,000 plus \$10.98 for each additional \$1,000 or fraction thereof to and including \$100,000.
\$50,001 - \$100,000	\$686.61 for 1st \$50,000 plus \$9.95 for each additional \$1,000 or fraction thereof to and including \$100,000.	\$1,183.40 for 1st \$100,000 plus \$7.54 for each additional \$1,000 or fraction thereof.
\$100,001 and up	\$1,184.11 for 1st \$100,000 plus \$7.85 for each additional \$1,000 or fraction thereof.	
Plan Review	65% of permit fee	65% of permit fee
Other Fees		
Additional plan reviews after 1st review	\$70/per hour	Each additional plan review after 1st review shall be the greater of 50% of original fee or \$110
Additional reviews requested by applicant for which no review fee is specifically indicated.	\$70/per hour	\$70/per hour
Any additional review	\$70/per hour	\$70/per hour
Land use review fee for building permits	10% of the building permit fee with \$70 minimum	10% of the building permit fee with \$55 minimum
Investigation Fee (actual cost) per hr. ** Fee schedule changed to comply w/current ruling by State of Oregon	\$70/per hour	\$70/per hour

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