



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

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bcd.oregon.gov

April 4, 2016

To: INTERESTED PARTIES

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

Subject: PORTLAND 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 Deborah Sievert Morris, Sr. Business Operations Manager, 503-823-7338, Deborah.SievertMorris@portlandoregon.gov or attend the local municipal hearing on Wednesday, May 18, 2016 at 10:00 a.m. in City Council Chambers on the second floor of Portland City Hall, 1221 SW Fourth Avenue, Portland. 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 PORTLAND



City of Portland, Oregon
Bureau of Development Services
Office of the Director
FROM CONCEPT TO CONSTRUCTION

Dan Saltzman, Commissioner
Paul L. Scarlett, Director
Phone: (503) 823-7308
Fax: (503) 823-7250
TTY: (503) 823-6868
www.portlandoregon.gov/bds

April 1, 2016

Brett D. Salmon, Policy & Technical Services Manager
Policy & Technical Services
Oregon Department of Consumer & Business Services
Building Codes Division
P.O. Box 14470
Salem, Oregon 97309-0404

Re: Proposed Fee Changes

Dear Mr. Salmon,

The Bureau of Development Services (BDS) of the City of Portland proposes to make changes to fees related to the inspection, plan review, and permit issuance services it provides under the Oregon Structural Specialty Code.

BDS reviews its fees, fee structures, revenues, expenditures and contingency funds on an annual basis. Through this study, it was determined that the following fee changes are needed to better align cost recovery and long-term financial goals:

1. Building Permit Fee – 3% reduction (last fee increase - 7/1/2012)
2. Manufactured Dwelling Park (last fee increase 7/1/2012)
3. Occupant Load Sign Fee, Simple and Complex (New fee)
4. Recreational Park (last fee increase - 7/1/2012)
5. Temporary Certificate of Occupancy – Associated with Phased Seismic Agreement (New fee)

The proposed date of the fee changes is July 1, 2016.

The anticipated date, time and location of our municipal hearing scheduled pursuant to (ORS) 294.160 is 10:00 am on Wednesday, May 18, 2016 in City Council Chambers on the second floor of Portland City Hall, 1221 SW Fourth Avenue, Portland, Oregon. This notice is provided pursuant to the notification requirements of OAR 918-020-0220 and ORS 455.210.

Should you have any questions about the proposed fee changes, please contact Deborah Sievert Morris, Sr. Business Operations Manager, at 503-823-7338 or Deborah.SievertMorris@portlandoregon.gov.

Sincerely,

Paul L. Scarlett, Director
Bureau of Development Services

Enclosures

E-Copy: Brett.D.Salmon@oregon.gov

City of Portland
Bureau of Development Services

PROPOSED
Building and Other Permits Fee Schedule

Effective Date: July 1, 2016

Revised: 3/31/2016

BUILDING PERMIT FEE

Total Value of Construction Work to be Performed:

| | |
|----------------------|---|
| \$1 - \$500 | \$95.00 minimum fee Maximum number of allowable* inspections: 2 |
| \$501 - \$2,000 | \$95.00 for the first \$500, plus \$2.44 <u>\$2.37</u> for each additional \$100 or fraction thereof, to and including \$2,000 Maximum number of allowable* inspections: 2 |
| \$2,001 - \$25,000 | \$131.60 <u>\$130.55</u> for the first \$2,000, plus \$9.54 <u>\$9.25</u> for each additional \$1,000 or fraction thereof, to and including \$25,000 Maximum number of allowable* inspections: 5 |
| \$25,001 - \$50,000 | \$351.02 <u>\$343.30</u> for the first \$25,000, plus \$7.02 <u>\$6.81</u> for each additional \$1,000 or fraction thereof, to and including \$50,000 Maximum number of allowable* inspections: 6 |
| \$50,001 - \$100,000 | \$526.52 <u>\$513.55</u> for the first \$50,000, plus \$4.65 <u>\$4.51</u> for each additional \$1,000 or fraction thereof, to and including \$100,000 Maximum number of allowable* inspections: 7 |
| \$100,001 and up | \$759.02 <u>\$739.05</u> for the first \$100,000, plus \$3.83 <u>\$3.72</u> for each additional \$1,000 or fraction thereof |

*Inspections exceeding the maximum number of allowable shall be charged at the Reinspection Fee rate of \$97 per inspection.

Total Calculated Permit Valuation:

Permit Valuation Methodology: The Permit Valuation methodology is mandated by the State of Oregon in OAR 918-050-0100. A structural permit fee for new construction and additions shall be calculated using the ICC Building Valuation Data Table current as of April 1 of each year, using the occupancy and construction type as determined by the building official, multiplied by the square footage of the structure. The square footage of a building, addition, or garage shall be determined from outside exterior wall to outside exterior wall for each level. The valuation used will be the greater of either the above calculated value or the value as stated by the applicant. A structural permit fee for alterations or repair shall be based on the fair market value of the permitted work as determined by the building official and defined below.

Fair Market Value: The Fair Market Value to be used in computing the permit fee for alterations and repair shall be the total value of 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 other permanent work or equipment, and contractor's profit.

**City of Portland
Bureau of Development Services**

**PROPOSED
Building and Other Permits Fee Schedule**

Effective Date: July 1, 2016

Revised: 3/31/2016

Manufactured Dwelling Park

(Development or enlargement of a manufactured dwelling park)

Permit Fee:

~~1 - 10 new spaces or fewer \$560 \$56 each space~~
11 - 20 spaces ~~\$554~~ \$560 plus \$30 for each space over 10
more than 20 spaces ~~\$857~~ \$860 plus \$25 for each space over 20

Plan review 65% of the permit fee
Zoning inspection 20% of the permit fee
Cabana installation \$123

Additional fees are required for separate permits which may include but are not limited to the following:
building, plumbing, electrical, water, sewage, public right of way approaches and improvements, and plan review.

Occupant Load Sign Fee

For replacement or new occupant load signs in other than new construction.

Simple \$50
Complex \$368

Additional fees are required for separate permits which may include but are not limited to the following:
building, plumbing, electrical, water, sewage and plan review.

Recreational Park

(Development or enlargement of a recreational park)

Permit Fee:

~~1 - 10 new spaces or fewer \$320 \$32 each space~~
11 - 20 spaces ~~\$318~~ \$320 plus \$19 for each space over 10
21 - 50 spaces ~~\$545~~ \$510 plus \$15 for each space over 20
more than 50 spaces ~~\$954~~ \$960 plus \$12 for each space over 50

Plan review 65% of the permit fee
Zoning inspection 20% of the permit fee
Cabana installation \$123

Additional fees are required for separate permits which may include but are not limited to the following:
building, plumbing, electrical, water, sewage, public right of way approaches and improvements, and plan review.

Temporary Certificate of Occupancy - Associated with Phased Seismic Agreement

If a Phased Seismic Agreement proposal is acceptable to the City of Portland, the building owner will be required to obtain a Temporary Certificate of Occupancy for the periods between the initial and final phases or work. The fee will be paid on an annual bases, and extended as necessary to cover the period of the agreement.

The Temporary Certificate of Occupancy - Associated with Phased Seismic Agreement fee will be equal to one half of the monthly Temporary Certificate of Occupancy, and may have a duration of no less than one month, and no greater than 12 months.