

RESOLUTION NO. 09-121

**A RESOLUTION ESTABLISHING PERMIT FEES FOR
DEPARTMENT OF ENGINEERING AND ENVIRONMENTAL SERVICES
AND REPEALING RESOLUTION NO. 2401**

WHEREAS, The Department of Engineering and Environmental Services finds it necessary for the City of Orange Beach to adopt by resolution this schedule of fees required for site work, coastal, building and sub-contractor permits.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Orange Beach, Alabama, as follows:

SECTION 1.

The following fees are hereby established and shall be required to be paid as stated prior to the commencing of any work as described herein for which a permit is required.

A. DEVELOPMENT PERMITS

Site Plan Review Fee—ONE TIME FEE FOR OVERALL SITE REVIEW.

In addition to permit fees, a review fee is required for site plans as follows:

Plan review..... \$1.00 per 1,000 valuation of all
structures on site. Not to exceed \$5,000.00.

*not applicable to one and two-family dwellings.

*DUE AT TIME OF APPLICATION

Stormwater Permit

Stormwater Permits require the following fees be paid at time of issuance:

One and Two-family dwellings.....\$ 50.00 plus \$50 per ERU of building footprint*
Commercial and Multi-family 100.00 plus \$100 per ERU of impervious area*

*For ERU assessment calculations see Ordinance 2003-741.

Issuance Fee..... 25.00

Work started without permit..... 2X Permit Fee

Reinspection Fee 25.00

Transportation Permit Fees

Transportation Permit fees are based on areas to be paved as follows:

*not applicable to one and two-family dwellings

Up to 10,000 sf of paved area.....\$ 100.00

10,000 to 50,000 of paved area..... 200.00

Over 50,000 of paved area..... 300.00

Issuance Fee..... 25.00

Work started without permit..... 2X Permit Fee

Reinspection Fee 25.00

Site Clearing/Protected Tree Removal Permit Fees

Site clearing and removal of protected trees require the following permit fees be paid at time of issuance:

One and Two-family dwellings & tree removal

not associated with construction\$ 25.00 plus \$5 per tree

Site Clearing associated with Construction.*100.00 per acre or fraction thereof,
plus \$5 per tree.

*includes subdivisions, commercial and multi-family developments.

Issuance Fee..... \$ 25.00

Work started without permit..... See penalty provisions in Article 16 of the
Zoning Ordinance.

Reinspection Fee 25.00

Landscape Permit Fees

Landscape Permits require the following fees be paid at time of issuance:

*not applicable to one and two-family dwellings.

Permit Fee..... \$100.00

Issuance Fee..... 25.00

Reinspection Fee 25.00

Grading/Excavation Permit Fees

Grading/Excavation permits require the following fees be paid at time of issuance:

*not applicable to one and two-family dwellings.

Permit Fee..... \$ 100.00

Issuance Fee..... 25.00

Work started without permit..... 2X Permit Fee

Reinspection Fee 25.00

B. BUILDING PERMITS

One and Two-Family Dwellings

Building Permits for one and two-family residential construction are based on job valuation. The stated valuation may be adjusted at the plan review stage in accordance with building valuation data published by the International Code Council. Residential Building Permit fees are as follows:

Plan Review – New construction and additions.....	\$2.00 per \$1,000 valuation
*DUE AT TIME OF APPLICATION	
Permit fee – New construction and additions.....	4.00 per \$1,000 valuation
	Minimum Fee \$25.00
Alterations.....	3.00 per \$1,000 valuation
*INCLUDING SIDING , WINDOW AND DOOR REPLACEMENT Minimum Fee \$50.00	
Reroofing.....	50.00 per unit
Piers and Boathouses.....	3.00 per \$1,000 valuation
	Minimum Fee \$25.00
*ARMY CORPS OF ENGINEERS AND ALABAMA STATE LANDS APPROVAL REQUIRED.	
Retaining walls, Bulkheads and Masonry walls over 4’ in height	
*SEALED DRAWINGS REQUIRED.....50.00	
Dune walkovers.....	50.00
Floodplain permit (AE and VE zones).....	25.00
Swimming Pools.....	50.00
Issuance Fee.....	25.00
Work started without permit.....	2.5X Permit Fee
Reinspection Fee	25.00

Commercial and Multi-family

Building Permits for commercial and multi-family construction are based on job valuation. The stated valuation may be adjusted at the plan review stage in accordance with building valuation data published by the International Code Council. Commercial and multi-family Building Permit fees are as follows:

Plan Review – New construction and additions.....	\$2.00 per \$1,000 valuation
*DUE AT TIME OF APPLICATION	
Permit fee – New construction and additions.....	5.00 per \$1,000 valuation
	Minimum Fee \$100.00
Fire sprinkler review.....	500.00
Tenant build-out.....	4.00 per \$1,000 valuation
	Minimum Fee \$50.00
Alterations.....	3.00 per \$1,000 valuation
*INCLUDING SIDING , WINDOW AND DOOR REPLACEMENT Minimum Fee \$50.00	
Reroofing.....	75.00 up to 50k sf
	120.00 over 50k sf.
Piers and Boathouses.....	3.00 per \$1,000 valuation
	Minimum Fee \$50.00
*ARMY CORPS OF ENGINEERS AND ALABAMA STATE LANDS APPROVAL REQUIRED.	
Retaining walls, Bulkheads and Masonry walls over 4’ in height	
*SEALED DRAWINGS REQUIRED.....100.00	
Dune walkovers.....	50.00
Floodplain permit (AE and VE zones).....	25.00
Swimming Pools.....	100.00
Issuance Fee.....	25.00
Work started without permit.....	2.5X Permit Fee
Reinspection Fee	25.00

Commercial Fire Systems Permits

Commercial and Multi-family construction involving the installation, alteration, upgrade or repair of a fire sprinkler and/or alarm system shall be subject to the following fees due prior to the Installation of such systems.

Fire Sprinkler – New Installation.....	\$250.00 plus
1 – 100 heads.....	50.00
Each additional 100 or fraction thereof.....	30.00
Standpipe (per riser).....	50.00
Fire Pump.....	50.00
Alterations, maintenance and repair.....	50.00
*Not subject to new installation fee	
Issuance Fee.....	25.00
Work started without permit.....	2X Permit Fee
Reinspection Fee.....	25.00
Fire Alarm Permit.....	250.00 plus
1 – 100 devices.....	50.00
Each additional 100 or fraction thereof.....	30.00
Fire control panel.....	50.00
Alterations, Maintenance and repair.....	50.00

**Not subject to new installation fee*

Issuance Fee..... 25.00
Work started without permit..... 2X Permit Fee
Reinspection Fee..... 25.00

C. MECHANICAL PERMITS

Mechanical Permits require the following fees to be paid at time of issuance:

New installations..... \$100.00 / unit
**INCLUDES ADDITIONS AND ALTERATIONS, INSTALLATION OF HEAT PUMPS, A/C UNITS REFRIDGERATION UNITS, CHILLERS, FURNACES, BOILERS AND ASSOCIATED DUCT AND VENTING.*
 Equipment only..... 40.00 / unit
 Ductwork only..... 25.00 / unit
 Commercial Hoods..... 50.00 ea.
 Manufactured Buildings..... 75.00 / unit
 Issuance Fee..... 25.00
 Work started without permit..... 2.5X Permit Fee
 Reinspection Fee 25.00

D. ELECTRICAL PERMITS

Electrical Permits require the following fees to be paid at time of issuance:

* Add New Service base fee to itemized fees for total permit fee.

New Service.....Base Fee... plus fixtures and outlets.

AMPS	FEE
0 – 100	20.00
101-200	25.00
201-400	30.00
401-600	35.00
601-800	40.00
801-1000	45.00
1001-1200	50.00
1201-1400	55.00
1401-2000	60.00
Over 2000	100.00

-10	10.00
11-20	20.00
21-30	30.00
31-40	35.00
41-50	40.00
51-100	50.00
OVER 100	50.00+ .30 per fixture

Swimming Pools..... \$50.00 (bonding, pump and motor)
 Dock, Piers and Boathouses
 Residential (up to 5 outlets)..... 25.00
 Over 5 outlets..... 35.00
 Power Pedestals..... 2.00 per pedestal
 Boat Lifts..... 30.00 ea.
 Motors (not specified elsewhere)..... 10.00 ea.
 Signs..... 15.00ea.
 Service equipment repair or upgrade..... 50.00 per panel or meter housing.
 Manufactured Buildings..... 75.00
 Issuance Fee..... 25.00
 Work started without permit..... 2X Permit Fee
 Reinspection Fee 25.00

E. PLUMBING PERMITS

Plumbing permits require the following fees to be paid at time of issuance: *Minimum Fee \$25.00*

Each Fixture /Unit.....	\$ 5.00
*INCLUDES FIXTURES, APPLIANCES, EQUIPMENT, DEVICES OR DRAINS, WHICH CONNECT TO WATER SUPPLY OR WASTE LINES.	
Additional fixtures.....	5.00
Sewer (New, extension or replace).....	5.00
Repair or replace DWV.....	25.00
Manufactured Buildings.....	75.00
Issuance Fee.....	25.00
Work started without permit.....	2X Permit Fee
Reinspection Fee	25.00

F. NATURAL / LP GAS PERMITS

Gas permits require the following fees to be paid at time of issuance: *Minimum Fee \$25.00*

Natural or LP gas service.....	\$ 25.00
Per connection/fixture.....	8.00
Manufactured Buildings.....	75.00
Issuance Fee.....	25.00
Work started without permit.....	2.5X Permit Fee
Reinspection Fee	25.00

G. DEMOLITION PERMITS

Demolition permits require the following fees to be paid at time of issuance:

One and Two-family Dwellings.....	\$ 150.00
Commercial and Multi-Family	
Up to 10,000 sf.....	200.00
10,001-50,000 sf.....	250.00
Over 50,000 sf.....	300.00
Issuance Fee.....	25.00
Work started without permit.....	2.5X Permit Fee
Reinspection Fee	25.00

H. MOVING PERMITS

Moving permits require the following fees to be paid at time of issuance:

For Manufactured homes and Manufactured Buildings....	\$ 100.00
For buildings other than described above	500.00
*REQUIRES APPROVAL FROM THE CITY COUNCIL PRIOR TO APPLICATION	
Issuance Fee.....	25.00
Work started without permit.....	2.5X Permit Fee
Reinspection Fee	25.00

I. COASTAL PERMITS

For properties intersected by the Coastal Control Line in the Orange Beach Coastal Zone, the following permit fees are required at time of application:

For Commercial and Residential Development	
Greater than 5 acres and less than 25 acres.....	\$ 3,100.00
Greater than 25 acres and less than 100 acres.....	6,550.00
Greater than 100 acres.....	8,900.00
For construction on Beaches and Dunes	
Single Family Dwelling or Duplex.....	450.00
2 principle buildings on a single lot.....	600.00
Commercial (non-residential) Structure	6,000.00
Multi-Family Residential (more than 4 units).....	6,000.00
All others not described, alterations and additions.....	275.00
Variance (variance fee is in addition to the base fee).....	1,125.00

J. DATA PROCESSING FEE (DPF)

A Data Processing Fee of \$10.00 will be added to each permit and is due at time of application.

SECTION 2.

Resolution No.2401 is hereby repealed in its entirety.

SECTION 3.

This Resolution shall become effective on January 1 2010.

ADOPTED this 17th day of November, 2009.

ATTEST:

Tony Kennon, Mayor

Cathy Constantino, City Clerk