

**EXHIBIT B: BUILDING DIVISION FEES**

**BUILDING PERMIT FEE**

The basis for the Building Permit Fee shall be the total valuation of the project; the actual fee shall be calculated using attached Table 1. "Valuation of the project" includes all of the actual costs incurred for the completion of the project. These costs include, but are not limited to, architectural and engineering fees, site preparation, demolition, rough and finish carpentry, electrical, plumbing, mechanical, scaffolding and other equipment rentals, grading, drainage, and winterization activities. Where work is performed or materials supplied without monetary compensation, the fair market value of labor and/or materials supplied shall be used for project valuation calculation purposes.

If the total valuation is not provided, the following schedule shall be used to establish a minimum project valuation. Actual project valuation must be provided prior to final inspection and any additional fees, based on actual project valuation, will be due and payable prior to final sign-off.

- 1. Apartment Houses:
  - Type I or II F.R. .... \$171.00/sq.ft.
  - Type V - Masonry (or Type III)..... \$137.00/sq.ft.
  - Type V - Wood Frame ..... \$132.00/sq.ft.
  - Type I Garage ..... \$70.00/sq.ft.
  
- 2. Dwellings:
  - Type V-Masonry..... \$157.00/sq.ft.
  - Type V -Wood Frame..... \$150.00/sq.ft.
  - Garage..... \$60.00/sq.ft.

Miscellaneous valuations: If total valuation is not provided at the time of application, the following schedule shall be used:

- 1. Sprinklered Structure (retrofits only) .....\$4.00/sq.ft.
- 2. Tenant Improvements - Commercial ..... \$45.00/sq.ft.
- 3. Block Walls & Pilasters (includes footings).....\$6.00/sq.ft.
- 4. Retaining Walls (includes footings)..... \$18.00/sq.ft.
- 5. Retaining Walls (wood).....\$6.00/sq.ft.
- 6. Greenhouse ..... \$12.00/sq.ft.
- 7. Patio, Solid Cover..... \$14.00/sq.ft.
- 8. Patio, Lattice Cover ..... \$11.00/sq.ft.
- 9. Aluminum Patio Enclosure ..... \$60.00/sq.ft.
- 10. Deck ..... \$12.00/sq.ft.

11. Demolition .....\$120.00
12. Re-roof:  
Project valuation to be substantiated by providing contract; Building Permit Fee shall be calculated using Table 1.
13. Swimming Pool/Spa/Hot Tub:  
Project valuation to be substantiated by providing contract; Building Permit Fee shall be calculated using Table 1.
14. Miscellaneous Work:  
Building Permit Fee for any work not covered by the above shall be based on the total valuation for the project and the fees will be calculated using Table 1.

**MISCELLANEOUS FEES**

1. Plan Storage fees:

<u>Valuation</u>	
\$1 - \$100,000 .....	\$60.00
\$100,001 - \$200,000 .....	\$120.00
\$200,001 - \$800,000 .....	\$180.00
\$800,001 - over .....	\$250.00

2. Residential Resale Inspection/Residential Building Report (RBR) .....\$250.00  
(plus \$75 per each additional unit beyond the first)
3. Residential Resale Re-inspection: .....\$75.00
4. Business License:  
Project value \$1 - \$5000 .....\$15.00  
Project value \$5001 - \$25,000 .....\$25.00  
Projects valued over \$25,000 ..... 0.0012 of the Project value
5. Plan Checking Fees: All construction plans must be checked for conformance with State and Town regulations. A plan checking fee shall be paid to the Town along with submittal of construction drawings and specifications for review. Plan checking fees shall be 65% of the building permit fees as set forth in Table 1. Where plans are incomplete, or changed so as to require an additional plan check review, an additional plan review fee shall be charged by the Town at a rate of \$75 per hour, with a minimum charge of one hour or a standard plan check fee, whichever is higher, in addition to any costs incurred by the Town for outside plan-checking services.
6. Work Performed Without a Permit: Whenever any work for which a permit is required is commenced without first obtaining a permit, a penalty fee shall be due and payable. The penalty fee shall be calculated using the Town’s current Resolution setting forth Administrative Fines.
7. Long-range planning/general plan maintenance fee surcharge: 10% of building permit fees (includes building, plumbing, electrical, mechanical, and grading fees)

8. Technology Recovery Fee surcharge as set forth in the following table:

TOTAL VALUATION	FEE
\$ 1.00 to \$ 5,000.00	\$15.00
\$ 5,001.00 to 25,000.00	\$ 15.00 for the first \$ 5,000.00 plus \$ 3.00.00 for each additional \$1,000.00, or fraction thereof, to and including \$ 25,000.00
\$ 25,001.00 to \$ 50,000.00	\$ 75.00 for the first \$ 25,000.00 plus \$ 2.50 for each additional \$1,000.00, or fraction thereof, to and including \$ 50,000.00
\$ 50,001.00 to \$ 100,000.00	\$ 137.50 for the first \$ 50,000.00 plus \$ 2.25 for each additional \$1,000.00, or fraction thereof, to and including \$ 100,000.00
\$ 100,001.00 to \$ 500,000.00	\$ 250.00 for the first \$ 100,000.00 plus \$ 2.00 for each additional \$1,000.00, or fraction thereof, to and including \$ 500,000.00
\$ 500,001.00 to \$ 1,000,000.00	\$ 1050.00 for the first \$ 500,000.00 plus \$ 1.75 for each additional \$1,000.00, or fraction thereof, to and including \$ 1,000,000.00
\$ 1,000,001.00 and up	\$ 1925.00 for the first \$ 1,000,000.00 plus \$ 1.50 for each additional \$1,000.00, or fraction thereof, but not to exceed \$7,500.00

9. Other Inspections and Fees

- a. Inspections outside of normal business hours: \$75/hour (minimum charge 2 hours)
- b. Re-inspection Fee: \$75.00/hour
- c. Inspections for which no fee is specifically indicated: \$75/hour (minimum charge is 1 hour)
- d. Additional plan review required by additions or revisions to plans: \$75/hour (minimum charge is 1 hour)
- e. Outside consultants for plan checking, inspections, or both: Actual costs, which include administrative and overhead costs incurred by the Town

10. California State Seismic Tax (Strong Motion Fee).....Set by State

11. State Building Standards Commission Fee, as follows:

PERMIT VALUATION	FEE
\$ 1.00 to \$ 25,000.00	\$ 1.00
\$ 25,001.00 to \$ 50,000.00	\$ 2.00
\$ 50,001.00 to \$ 75,000.00	\$ 3.00
\$ 75,001.00 to \$ 100,000.00	\$ 4.00
Every \$ 25,000 or fraction thereof above \$ 100,000.00	Add \$ 1.00

12. Undergrounding Extension Exception (Chapter 12A-3 of the Municipal Code)..... \$60.00

13. Stormwater Pollution Prevention Plan Review and Inspection Required by Tiburon Municipal Code Chapter 20A (Urban Runoff Pollution Prevention):  
 Minor Project: \$2,500\*                      Major Project: \$5,000\*

\* Initial deposit amount only. Any remainder will be refunded; additional consultant time to review and/or inspect will be assessed on a time and materials basis.

**ELECTRICAL PERMIT FEES**

Any fees required by this division shall be paid by the applicant before any electrical work, requiring a permit hereunder, is started and the permit issued.

Minimum Fee: The minimum fee for any electrical permit, unless otherwise indicated, is \$60.00

Miscellaneous Permit Fee: Any permit for miscellaneous electrical work not in conjunction with a building permit, and not itemized below, shall be a minimum fee of \$60.00, or 2% of the contract cost, whichever is greater.

New Service or Service Change: Any permit for new service or change of service not in conjunction with a building permit shall be charged as follows:

100-1000 amps .....	\$150.00
Over 1000 amps .....	\$250.00

Residential Dwelling: For each electrical permit for a one or two family unit, or a multi-family dwelling unit, the fee shall be based on 20% of the building permit fee, inclusive of carports and garages, and inclusive of additions and alterations.

Commercial: Fees for commercial or industrial electrical work (including retail stores, offices, and motels) in conjunction with a building permit are as follows:

Office .....	20% of building permit fees
Retail sales.....	20% of building permit fees
Food markets .....	25% of building permit fees
Restaurants .....	25% of building permit fees

**MECHANICAL PERMIT FEES**

Any fee required by this division shall be paid by the applicant before any mechanical work requiring a permit hereunder is started and the permit is issued.

Minimum Fee: The minimum fee for any mechanical permit, unless otherwise indicated, is \$60.00.

Miscellaneous Permit Fee: Any permit for miscellaneous mechanical work not in conjunction with a building permit, and not itemized below, shall be a fee of \$60.00 or 1% of the contract cost.

Residential Dwellings: For each mechanical permit for a one or two family dwelling unit or a multi-family dwelling unit, the fee shall be based on 9% of building permit fee, inclusive of additions and alterations.

Commercial: Fees for commercial or industrial mechanical work (including retail stores, offices, and motels) in conjunction with a building permit are as follows:

Office .....	9% of building permit fee
Retail sales .....	9% of building permit fee
Food Markets .....	12% of building permit fee
Restaurants.....	12% of building permit fee

**PLUMBING PERMIT FEES**

Any fees required by this division shall be paid by the applicant before any plumbing work requiring a permit hereunder is started and the permit issued.

Minimum Fee: The minimum fee for any plumbing permit is \$60.00, unless otherwise stated.

Miscellaneous Permit Fee: Any permit for miscellaneous plumbing work not in conjunction with a building permit, and not itemized below, shall be a fee of \$60.00 or 1.5% of the contract cost, whichever is greater.

Residential Dwellings: For each plumbing permit for a one or two family dwelling unit or a multi-family unit, the fee shall be based on 10% of the building permit fee, inclusive of additions and alterations.

Commercial: Fees for commercial or industrial plumbing work (including retail stores, offices, and motels) in conjunction with a building permit are as follows:

Office .....	10% of building permit fees
Retail sales.....	10% of building permit fees
Food markets.....	10% of building permit fees
Restaurants .....	15% of building permit fees

**ROOF-TOP SOLAR ENERGY SYSTEM THAT PROVIDES DIRECT CURRENT (DC) ELECTRICITY\***

Residential: \$500, plus \$15 per kilowatt for each kilowatt above 15kW (collected as electrical permit fee)

Non-residential: \$1,000 for systems up to 50 kW, plus \$7 per kilowatt for each kilowatt between 51kW and 250kW, plus \$5 per kilowatt for each kilowatt above 250kW (collected as electrical permit fee)

Appeal of Building Official’s Decision: Refer to “Appeals” section of Planning Division Schedule.

*\* Fees subject to substantial waiver if the criteria set forth in the Policy for Solar Collector Panels are met (Resolution No. 13-2011 or successor).*

Note: For non-roof-top solar energy systems, the permit fee is based on the valuation of the project as set forth in Table 1)

**GRADING PERMIT FEE SCHEDULE**

Plan Check Fees:

1 to 50 cubic yards.....	No fee
51 to 100 cubic yards.....	\$15.00

101 to 1,000 cubic yards.....	\$22.50
1,001 cubic yards to 10,000 cubic yards .....	\$30.00
For each additional 10,000 cubic yards or fraction thereof above 10,000 cubic yards:....	\$15.00

**Permit Fees:**

1 - 50 C.Y. ....	\$15.00
51 - 100 C.Y. ....	\$22.50
101 - 200 C.Y. ....	\$33.00
201 - 300 C.Y. ....	\$43.50
301 - 400 C.Y. ....	\$54.00
401 - 500 C.Y. ....	\$64.50
501 - 600 C.Y. ....	\$75.00
601 - 700 C.Y. ....	\$85.50
701 - 800 C.Y. ....	\$96.00
801 - 900 C.Y. ....	\$106.50
901 - 1000 C.Y. ....	\$117.00
1001 - 2000 C.Y. ....	\$126.00
2001 - 3000 C.Y. ....	\$135.00
3001 - 4000 C.Y. ....	\$144.00
4001 - 5000 C.Y. ....	\$153.00
5001 - 6000 C.Y. ....	\$162.00
6001 - 7000 C.Y. ....	\$171.00
7001 - 8000 C.Y. ....	\$180.00
8001 - 9000 C.Y. ....	\$189.00
9001 - 10,000 C.Y. ....	\$198.00
Each additional 10,000 Cubic Yards is:.....	\$40.50

**PUBLIC FACILITY DEVELOPMENT FEES**

- Traffic Mitigation Fee – applies to development resulting in new vehicle trip generation; varies by location (see Town Council Resolution No. 02-2007 or successor document).
- Street Impact Fee – 1% of building permit project valuation
- Stormwater Runoff Fee – \$1 per each square foot of new impervious surface created

**TABLE 1**

<b>TOTAL VALUATION OF THE PROJECT</b>	<b>BUILDING PERMIT FEE</b>
\$1.00 to \$2,000.00	\$60.00
\$2,001.00 to \$25,000.00	\$69.25 for the first \$2,000.00 plus \$14.00 for each additional \$1,000.00 or fraction thereof, to and including \$25,000.00
\$25,001.00 to \$50,000.00	\$391.25 for the first \$25,000.00 plus \$10.10 for each additional \$1,000.00, or fraction thereof, to and including \$50,000.00
\$50,001.00 to \$100,000.00	\$643.75 for the first \$50,000.00 plus \$7.00 for each additional \$1,000.00, or fraction thereof, to and including \$100,000.00
\$100,001.00 to \$500,000.00	\$993.75 for the first \$100,000.00 plus \$5.60 for each additional \$1,000.00 or fraction thereof, to and including \$500,000.00
\$500,001.00 to \$1,000,000.00	\$3,233.75 for the first \$500,000.00 plus \$4.75 for each additional \$1,000.00 or fraction thereof, to and including \$1,000,000.00
\$1,000,001.00 and above	\$5,608.75 for the first \$1,000,000.00 plus \$3.15 for each for each additional \$1,000.00, or fraction thereof