RESOLUTION NO. 2015-115

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, REVISING AND UPDATING THE SCHEDULE OF BUILDING PERMIT FEES, PURSUANT TO SECTION 8-3, "BUILDING PERMIT FEES" OF CHAPTER 8, "BUILDING" OF THE CITY CODE OF ORDINANCES; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Dania Beach, Florida, is authorized by state law to enact user fees commensurate with the cost to the City of providing services, in such amounts as are necessary for the conduct of municipal government and affairs; and

WHEREAS, the City's Building Department provides plan review, permitting, inspection services, administration, interdepartmental coordination and advisory services to citizens and contractors in accordance with Chapter 8 of the City of Dania Beach Code of Ordinances; and

WHEREAS, the City of Dania Beach Code of Ordinances, pursuant to Section 8-3, "Building Permit Fees" of Chapter 8, "Building", establishes permit fees; and

WHEREAS, the cost of plan review, administration and inspection services should be borne by the users benefiting from the services; and

WHEREAS, the City wishes to repeal the existing fee schedule (Resolution No. 2011-090) and replace it with a fee schedule that improves the permit process and clarifies the fees as well as one that provides more appropriate fees related to home and tenant improvements, building construction, and retains the current "Land Development and Application Fees"; and

WHEREAS, the fees contained in this Resolution have been developed to properly accommodate the costs for providing plan review, permitting, inspection services, administration, interdepartmental coordination and advisory services provided to citizens and contractors; and

WHEREAS, the Director of Community Development believes that it is in the best interest of the citizens and residents of the City of Dania Beach to approve the recommended fee schedule;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the foregoing "WHEREAS" clauses are ratified and confirmed as being true and correct, and they are made a part of and incorporated into this Resolution by this reference.

Section 2. That a revised and updated fee schedule is adopted as follows:

SCHEDULE OF PERMIT FEES FOR CONSTRUCTION 8-3
EFFECTIVE: JANUARY 1, 2016

(a) Calculation of permit fee.

The cost of construction or project may be determined in the following ways as determined by the Building Official as provided by Florida Building Code:

- Cost of construction as submitted by the applicant.
- Copy of a signed contract for work to be performed
- Using the values in the most recent edition of the RS Means Construction Valuation System.

The Building Official has the discretion to choose which one of the three methods used best reflect the true cost of work being performed.

(b) Processing and Plan Review Fees.

A Processing/Plan Review fee is due at time of plan submittal and is due for each subsequent review.

Job Value:	Plan Review Fee
0 – $2,500	$0
$2,501 – 10K	$50
$10K - $50K	$100
$50K - $100K	$250
$100K - $300K	$350
$300K - $500K	$500
$500K - $1M	$1,000
$1M - $5M	$2,000
$5M +	$3,000

(c) Building Permit Fees.

Permit fees are calculated on a percentage of the construction cost, plus a $90 inspection fee is added for each discipline. (Structural, Mechanical, Electrical & Plumbing).

- Job Value: 0 – $7,500
  Minimum permit fee $90.00, plus $90.00 for each discipline

- Job Value: $7,501 – $25K
  1.4% of total construction value, plus $90.00 for each discipline.

- Job Value: $25K – $500K
  2.0% of total construction value, plus $90.00 for each discipline.

- Job Value: $500K – $5M
  1.8% of total construction value, plus $90.00 for each discipline.

- Job Value: $5M – $20M
  1.6% of total construction value, plus $90.00 for each discipline.

- Job Value: $20M +
  1.4% of total construction value, plus $90.00 for each discipline.

(d) Miscellaneous Fees

The following list of fees will be assed as applicable:

- **Miscellaneous Permit Fee**. $90.00

  Miscellaneous permits include doors, garage doors, windows, storm shutters, fences, sheds, pool decks, paver patios, concrete slabs, driveways, screen enclosures, tents, gazebos, retaining walls, sea walls, etc. This also includes any miscellaneous electrical, plumbing, or mechanical permits covered by the Florida Building Code.

- **Demolition of Buildings** 1.00 % of Total Project Value

- **Elevators, Escalators, and other Lift Devices** Regulated by Broward County

- **Change of Contractor** $75.00

- **Annual Contractor Record Maintenance Fee –** Applies to contractors holding a certificate of competency and business tax receipt in a community other than the City of Dania Beach. $40.00

- **Plan Revisions after permit is issued**

  Plan revisions and corrections before and during application process will be charged additional fees at $40 per discipline and $20 per page

- **Re-inspections/Partial Inspections** $90.00 except for permits pulled by an owner-builder, in which case, the first re-inspection fee will be waived.

- **Overtime, Specialty, and After Hours Inspections**
  3 hour minimum at $360, each additional hour or fraction thereof at $120.

- **Permit Card Replacement** $ 35.00

- **Penalty for work without a permit** Double the Permit Fee

- **40 Year Building Safety Inspection Program**

  All applications for recertification or extension are $350.00 per commercial building and $225.00 per residential condominium building.

- **Expired permits/extensions**

  1. If the applicant applies for permit renewal within 90 days of expiration, the Renewal fee for expired permits: One half (1/2) of the original fee, or $90.00 whichever is greater.
  2. If the renewal application is made after 90 days of expiration, application for a new permit must be made, accompanied by payment of the full fee.

- **Early Start Authorization** $250

- **Certificate of Occupancy/Completion/TCO**

Residential (per unit)	1% of permit fee or $100 whichever is greater
Commercial	2% of permit fee or $200 whichever is greater

- **Mandatory State and County fees**

  1. Broward County Board of Rules and Appeals Surcharge - $0.68 per $1,000.00 cost of construction.
  2. Florida Statute 553.721 - 1.5 percent of the permit fee or a minimum of $2.00.
  3. Florida Statute 468.631 - 1.5 percent of the permit fee or a minimum of $2.00.

- **Impact Fees and Assessments**

  Per City Ordinance, Article 7, Section 19-86: Additional fees for City Required Impact Fees are due prior to securing a Building Permit. Impact Fees and Assessments include, but are not limited to the following: Water and Sewer, Administrative, Fire, Police, and Open Space.

- **Fire Safety Inspection and Plan Review Fees**

  Fire Safety Inspection and Plan Review fees will be in accordance with Dania Beach Code of Ordinances Chapter 11, Article III. Fire Prevention, Section 11-46.1., and Establishment of fees. Fire Plan Review fees are not included in this Schedule.

- **Zoning Review / Permit Fees**

Residential	$15.00
Commercial	$85.00

Land clearing, excavation, or fill, per acre, or portion of such area	$250.00
Landscaping, per acre or portion of such area	$150.00
Temporary Sign Banner	$25.00
Certificate of Use Application fee for Business Tax Receipt	$30.00

- **Tree Removal Fees**

(1) Application Fee	
Commercial and Multi-Family	$150.00
Single Family and Duplex	$25.00
(2) Permit Fee *	
Commercial and Multi-Family	$150.00
Single Family and Duplex	$25.00

*This fee is in addition to the tree replacement (equivalent value) requirements as required in the Dania Beach Land Development Code, Part 8, Article 825. "Tree Preservation". Applicants are advised to review Article 825 of the City Land Development Code to determine all tree preservation/relocation requirements.

NOTE: Should the Building Official determine that a permit is needed for work being performed and that the minimum permit fee and the job value percentage multiplier do not adequately assess a fee necessary for services rendered, then Building Official shall notify the applicant in writing of the reasonable permit fee in order to defer the cost of the inspections and enforcement of the Building Code based on the disciplines necessary for the review.

(e) **<u>Land Development Application Fees</u>**

The following fees shall apply to all applications for land use plan amendments, rezoning, special exception use, variances, site plans and other zoning related applications. These fees are used to defray staff cost in the evaluation of the proposal made and provide for the required notices and public advertisements according to Florida State Statute and the Dania Beach Land Development Code. Should any applicant have more than one type of request to the City, the applications involved should be submitted at the same time. The present City policy is to have concurrent reviews being processed before the final review and actions by the Planning and Zoning Board, City Commission, or both. It is the obligation of each applicant to review the appropriate City Codes and design standards related to the proposal before making any application to the City. The standard review process for all development applications are two (2) review cycles. Any additional review or public notice required by staff or professional consultants due to the incorrect interpretation of the Land Development Code will be charged to the applicant as per "Section 685-10 Cost Recovery for Development Review" of the Dania Beach Land Development Code.

1	Variance	
	Single-family / Community Facility	$ 490.00
	Duplex	1,050.00
	Triplex	1,150.00
	Multi-family, Hotel, Condo-Hotel (per variance)	2,300.00
	Nonresidential (per variance)	2,000.00
	Wall Sign	700.00
	Monument Sign	1,200.00
	Pole Sign (as permitted)	2,400.00
2	Administrative Variance -- Single Family	300.00
	All other uses	500.00
3	Special Exception Uses, excluding Cell Towers	3,700.00
	Plus, per acre or portion of such area	200.00
4	Special Exception Uses, Cell Towers	4,000 .00
5	Rezoning (Change of Zoning)	
	Less than two (2) acres	$ 2,500.00
	Greater than two (2) acres	6,000.00
6	Land Use Plan Amendment	7,000.00
	Plus, per acre or portion of such area	500.00
7	Flex, Reserve, or RAC unit allocation	4,000.00
	Plus, per flex, reserve, or RAC unit or hotel room	5.00
	Or plus, per acre or portion of such area	100.00
8	Site plan (Plus retainer for staff/consultant review, administrative and notice costs as per "Section 685-10 Cost Recovery for Development Review" of the Land Development Code) two (2) review cycles	
	Residential, Hotel, Condo-Hotel, Time-Share, Motel	1,000.00
	Plus, per unit	10.00
	All other uses	1,000.00
	Plus, per 100 square feet for the first 10,000 sq ft	5.00
	Plus, per 100 square feet over 10,000 sq ft	2.00
9	Site Plan -Revision	2,500.00
	Plus fee for each associated variance as listed in the fee schedule	
10	Site Plan- Extension	1,250.00
	Extension of associated approvals	250.00
11	Perimeter Plat	2,550.00
	Plus, per acre or portion of such area	50.00
12	Subdivision Plat	2,550.00
	Plus, per acre or portion of such area	100.00
13	Delegation Request	1,500.00
14	Vacation or dedication of easement or right-of-way	3,500.00

15	Zoning Code Text Amendment Permitted Use Change General Text	 6,000.00 2,000.00
16	Appeal (Single Family and Community Facility)	650.00
17	Appeal (All other uses)	1,925.00
18	Traffic-way Waiver	4,000.00
19	Alcoholic Beverage Variance	1,250.00
20	Alcohol – Extended hours license application	2,250.00
21	Alcoholic Beverage Waiver	1,000.00
22	Zoning Review: State Liquor License	50.00
	Outdoor Seating/Dinning	100.00
	Assisted Living Facility	65.00
23	CRA Grant Application	250.00
24	Mobility Application	1,400.00
25	Unspecified Plus any outside costs incurred by the city as per "Section 685-10 Cost Recovery for Development Review" of the Land Development Code)	 500.00

Section 3. That if any section, clause, sentence or phrase of this Resolution is for any reason held invalid or unconstitutional by a court of competent jurisdiction, the holding shall not affect the validity of the remaining portions of this Resolution

Section 4. That all resolutions or parts of resolutions in conflict with this Resolution shall be repealed to the extent of such conflict.

Section 5. That this Resolution shall be in force and take effect immediately upon its passage and adoption.

PASSED and ADOPTED on October 13, 2015.

ATTEST:

Tom Schneider, Deputy City Clerk

for LOUISE STILSON, CMC
CITY CLERK

MARCO A. SALVINO SR.
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

BROWARD'S FIRST CITY
Dania Beach
INCORPORATED 1904