

**CHARTER TOWNSHIP OF SUPERIOR
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION ESTABLISHING FEE SCHEDULE FOR
BUILDING, ELECTRICAL, PLUMBING AND MECHANICAL
PERMITS, AND OTHER SERVICES PERFORMED**

Resolution Number: 2014-02

Date: February 18, 2014

WHEREAS, Section 22 of Act 230 of the Public Acts of 1972, as amended, being the Stille-Derossett-Hale Single State Construction Code Act provides that the governmental subdivision enforcing the State Construction Code shall establish fees for acts and services performed by the governmental subdivision, and

WHEREAS, Superior Charter Township is the enforcing agency for the State Construction Code pursuant to Ordinance #123 as adopted by the Superior Charter Township Board on January 4, 1994.

NOW THEREFORE, BE IT RESOLVED that the following Construction Code fee schedule is established:

1.0 MISCELLANEOUS

- 1.1 A fee of \$50.00 will be charged for all work started without a permit.
- 1.2 Any work found to be in violation of Township codes or work not ready or available for inspection at the time the inspection is requested will require payment of a \$50.00 re-inspection fee. Reinspection fees may be waived at the discretion of the Building Official.
- 1.3 Anyone seeking inspection service other than the normal working hours of the Building department shall pay overtime fees, prior to inspection, as prescribed:

Each hour or part thereof	\$ 80.00
Sunday or holiday per hour or part thereof	\$ 105.00

1.4 Certificate of Occupancy

All New Construction	\$ 0.00
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Temporary Certificate of Occupancy (all uses other than dwelling units) \$5000.00 refundable cash bond plus an \$80.00 non-refundable administrative/re-inspection fee.

Temporary Certificate of Occupancy (Dwelling Unit) \$500.00 refundable cash bond plus an \$80.00 non-refundable administrative/re-inspection fee.

Cash bonds held for expired Temporary Certificates of Occupancy shall be forfeited.

Cash bonds may be waived at the discretion of the Building Official.

- 1.5 Special inspections for the purpose of determining conformance with codes:

Special inspection and any required report writing -
\$50.00 per half hour or part thereof.

2.0 PERMIT CANCELLATION AND REFUNDS

- 2.1 Upon written request and prior to commencement of any work, permits may be canceled by the holder. Any plan review fees shall be forfeited and the balance of the fees shall be refunded except that not less than \$50.00 shall be retained by the Township to reimburse administrative expenses. All fees shall be forfeited unless a request for refund is received within 180 days of permit issuance.
- 2.2 In those cases where work has commenced and a written request for cancellation is received, the Building Official shall estimate the percentage of the work completed and retain a like percentage of permit fees. At minimum, the retained fees shall amount to no less than \$50.00 per inspection performed plus a \$50.00 administrative fee plus any plan review fees. All fees shall be forfeited unless a requested refund is received within 180 days of the last inspection.
- 2.3 Every permit issued shall become subject to cancellation unless the work authorized by such permit is commenced within 180 days after its issuance, or if the work is suspended, abandoned, or not diligently pursued for a period of 180 days after the time the work is commenced. All fees shall be forfeited for permits cancelled in accordance with this Section.

3.0 BUILDING PERMIT FEES

3.1 A building permit fee shall be paid for all alterations, new buildings and accessory structures based on the following:

3.1.1 Minimum permit fee \$100.00

3.1.2 Building Permit Fee - Improvement valuation multiplied by .0065
(Total rounded to the nearest dollar amount)

3.2 Improvement valuation for new buildings shall be determined by applying the square foot building valuation data from the most recently published "Building Safety Journal" published by the International Code Council.

3.3 Improvement valuations for additions, alterations or repairs to existing buildings shall be determined by the Building Official. The International Code Council building valuation data and a copy of a signed construction contract may be used as a guide by the Building Official in making a valuation determination.

3.4 A flat \$100.00 minimum building permit fee shall apply to the following items:

Above Ground Pools

Residential Wood Deck

3.5 A flat \$150.00 Building Permit fee shall be applied to the following items:

Mobile Home Set-Up (in a mobile home park)

Permanent Signs (including change of sign face)

Residential Demolition

3.6 The Building Official shall adjust the permit fee such that the fee collected shall not be less than the required number of inspections multiplied by \$50.00.

4.0 PLAN REVIEW FEES

4.1 New/Residential plan review \$ 50.00

4.2 Commercial Plan Review \$50.00 per half hour or part of;
\$100.00 minimum

Plus any professional contractual plan review service deemed necessary by the Building Official charged at actual cost plus any shipping costs.

- 4.3 Addenda to original commercial or residential building plans shall be reviewed at a rate of \$50.00 per half hour or part thereof.
- 4.4 The Building Official may waive plan review fees for work determined to be minor in nature.

5.0 PLUMBING PERMITS

5.1 The following unit prices shall be multiplied by the number of items being installed.

5.1.1	Application Fee	\$30.00
	Inspections (one-half hour maximum from arrival on site)	\$50.00 each
	Fixtures, floor drains, special drains Water connected appliances	\$ 6.00 each
	Stacks (Soil, waste, vent and conductor)	\$ 3.00 each
	Sewage Ejectors, Sumps	\$ 6.00 each
	Subsoil Drains	\$ 5.00 each
	Water Service Less than 2"	\$20.00 each
	Water Service 2" or greater	\$40.00 each
	Sewers (Sanitary, storm or combined) Less than 6" 6" or greater	\$20.00 each \$40.00 each
	Manholes Catch Basins	\$ 5.00 each
	Water distribution piping 1" or less Over 1"	\$10.00 each \$25.00 each
	Back-flow preventer	\$ 5.00 each

Medical Gas Systems \$50.00

5.2 Plumbing plan review fees shall be calculated at \$50.00 per half hour or part thereof. Any professional contractual plan review service deemed necessary by the Building Official shall be charged at cost plus shipping.

6.0 MECHANICAL PERMITS

6.1 The following unit prices shall be multiplied by the number of items being installed.

6.1.1	Application Fee	\$30.00
	Inspections (one half hour maximum from arrival on site)	\$50.00 each
	Residential heating system without air conditioning (includes duct, vent and gas pipe)	\$50.00 each
	Residential heating system with air conditioning (Includes duct, vent and gas piping)	\$80.00 each
	Gas/Oil burning equipment – New and/or conversion units	\$30.00 each
	Residential Boiler	\$30.00 each
	Water Heater	\$ 6.00 each
	Solid fuel equipment and chimney	\$30.00 each
	Gas burning fireplace and vent	\$30.00 each
	Chimney, factory built – Installed separately	\$25.00 each
	Solar; set of 3 panels (includes piping)	\$20.00 each
	Residential Gas Piping; each opening	\$ 6.00 each
	Air conditioning; installed separately (Includes split system)	\$30.00 each
	Fans – Bath and Kitchen Exhaust	\$ 5.00 each
	Heat Pumps; complete residential	\$50.00 each

Tanks (Aboveground and underground)	\$25.00 each
Piping/Process Piping (min. \$25.00)	\$ 0.05/ft.
Duct (min. \$25.00)	\$ 0.10/ft
Heat Pumps; Commercial (Pipe not included)	\$50.00 each
Air handlers Under 10,000 CFM	\$20.00 each
Over 10,000 CFM	\$60.00 each
Commercial Hoods	\$15.00 each
Heat recovery units	\$10.00 each
V.A.V. Boxes	\$10.00 each
Unit Ventilators	\$10.00 each
Unit Heaters (Terminal units)	\$15.00 each
Fire Suppression/Protection (Minimum \$45.00)	\$.75 per head
Evaporator Coils	\$30.00 each
Refrigeration (split system)	\$30.00 each
Chiller	\$30.00 each
Cooling Towers	\$30.00 each
Compressor	\$30.00 each

6.2 Mechanical plan review fees shall be calculated at \$50.00 per half hour or part thereof. Any professional contractual plan review service deemed necessary by the Building Official shall be charged at cost plus shipping.

7.0 ELECTRICAL PERMITS

7.1 The following unit prices shall be multiplied by the number of items being installed.

7.1.1 Application Fee	\$ 30.00
Inspections (One Half Hour Maximum From Arrival on Site)	\$50.00 each
Service: Through 200 amps	\$10.00 each
Over 200 amps	\$25.00 each
Circuits	\$ 5.00 each
Lighting Fixtures – per 25	\$ 6.00 each
Dishwasher	\$ 5.00 each
Furnace – Unit heater	\$ 5.00 each
Electrical Heating Units (baseboard)	\$ 4.00 each
Power Outlets (ranges, dryers, etc.)	\$ 7.00 each
Signs/Neon	\$25.00 each
Feeders-Bus Ducts, etc. – per 50 ft.	\$ 6.00 each
Air Conditioning	\$20.00 each
Mobile Home Park Site	\$ 6.00 each
Units up to 20 K.V.A. or H.P.	\$ 6.00 each
Units 21 K.V.A. or H.P. and over	\$12.00 each
Fire Alarms – up to 10 devices	\$50.00
Fire Alarms – over 10 devices	\$ 5.00 each
Energy Retrofit – Temp. Control	\$45.00 each
Conduit only; or grounding only	\$45.00 each

7.2 Electrical plan review fees shall be calculated at \$50.00 per half hour or part thereof. Any professional contractual plan review service deemed necessary by the Building Official shall be charged at cost plus shipping.

BE IT FURTHER RESOLVED that all previous resolutions regarding fees or valuation data for Building, Electrical, Plumbing, Mechanical and other services are hereby revoked.

PUBLICATION AND EFFECTIVE DATES

This resolution and fee schedule shall become effective immediately upon publication in the Ypsilanti Courier, a newspaper of general circulation within the Township, on _____.

CERTIFICATION

I, David Phillips, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Superior Charter Township Board held on _____ and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

David Phillips, Superior Township Clerk