

Fees for Building Services

The following fees were adopted by the City Council on October 28, 2013 and are in reference to Chapter 1, Division II Scope and Administration, Section 109 of the 2013 edition of the California Building Code, and Chapter 1, Division II, Section R108 of the 2013 edition of the California Residential Code, providing for the collection of fees thereof. Where applicable, the fees reflect the appropriate compensation for the professional work required of Building Division staff at a rate of \$150 per hour.

BUILDING SERVICE	BASE FEE + (UNIT FEE x UNITS)
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I. BUILDING PERMIT FEES

A fee for each building permit shall be paid to the City of Daly City, as set forth in Table 1-A (below). The valuation to be used in computing the permit and plan check fees 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 any other permanent work or permanent equipment. Moveable office furnishings, appliances, stored vehicles, or stock inventories are not to be included in the valuation. The determination of value or valuation under any of the provisions of this Code shall be made by the Chief Building Supervisor/Building Official or the Authorized Representative. The cost per square foot shall be calculated according to the Building Valuation Data schedule and based on current construction trends. Said schedule shall be filed in the Building Division Office.

Table 1-A:

VALUATION	
\$2,000 or less	\$57.00
\$2,001 to \$25,000	\$57.00 + \$14.42 x (# of \$1,000 increments more than \$2,000, or fraction thereof)
\$25,001 to \$50,000	\$388.66 + \$10.41 x (# of \$1,000 increments more than \$25,000, or fraction thereof)
\$50,001 to \$100,000	\$648.91 + \$7.22 x (# of \$1,000 increments more than \$50,000, or fraction thereof)
\$100,001 to \$500,000	\$1,009.91 + \$5.77 x (# of \$1,000 increments more than \$100,000, or fraction thereof)
\$500,001 to \$1,000,000	\$3,317.91 + \$4.89 x (# of \$1,000 increments more than \$500,000, or fraction thereof)
\$1,000,001 or greater	\$5,762.91 + \$3.87 x (# of \$1,000 increments more than \$1,000,000, or fraction thereof)

Supplementary Valuation Data:

For one and two family dwellings, construction or alteration of rooms within the existing building shell, garage, or basement area. Exception: kitchen and bathroom remodeling.	\$38.67 x (# of square feet)
For one and two family dwellings, construction or alteration of wood deck or wood stairway.	\$29.95 x (# of square feet)
Tenant improvement work in commercial buildings.	\$51.56 x (# of square feet)

BUILDING SERVICE	BASE FEE	+	(UNIT FEE	x	UNITS)
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Construction & Demolition Refundable Security Deposits:

New Residential Construction more than \$25,000	0.03	x	(Valuation, \$300 minimum, \$5,000 maximum)
New Commercial Construction more than \$25,000	0.03	x	(Valuation, \$300 minimum, \$30,000 maximum)
Residential Alterations more than \$15,000	0.03	x	(Valuation, \$300 minimum, \$5,000 maximum)
Commercial Alterations more than \$15,000	0.03	x	(Valuation, \$300 minimum, \$30,000 maximum)
Complete Demolition (public property damage)	\$3,000		
Complete Demolition (recycling)	\$3,000		
Roof Construction of any type	\$300		

Construction & Demolition Administrative Fees:

Administrative Fee	\$25
Special Handling Fee for C&D deposit due to expired permit (with receipt from approved recycling center)	\$150

II. BUILDING PLAN REVIEW FEES

When a plan or other data are required are to be submitted, a Plan Review Fee shall be paid at the time of submitting plans and specifications for review. Said Plan Review Fee shall be 65 percent of the Building Permit Fee and include three plan reviews. After three plan reviews, subsequent reviews will be billed at 65% of the Building Permit Fee. Or, an hourly rate, rounded to the nearest one-quarter hour, will be charged for additional review that is deemed minor by the Chief Building Supervisor/Building Official or the Authorized Representative. The Plan Review Fee is separate from the Building Permit Fee.

Plan Review Fee	0.65	x	(Building Permit Fee, \$150 minimum)
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When plans are incomplete or changed so as to require additional plan review, an Additional Plan Review Fee may be charged if it is deemed necessary by the Chief Building Supervisor/Building Official or the Authorized Representative. The Additional Plan Review Fee shall be 65% of the Building Permit Fee commencing with the fourth plan review and repeating every three plan reviews thereafter. Or, an hourly rate, rounded to the nearest one-quarter hour, will be charged for additional review that is deemed minor by the Chief Building Supervisor/Building Official or the Authorized Representative.

Additional Plan Review Fee	0.65	x	(Building Permit Fee, \$150 minimum)
Expedited Plan Review Fee for Qualified Projects	1.50	x	(Plan Review Fee)

The cost of any report, analysis, or study conducted by a third party plan review consulting company and coordinated by City staff will be equal to that company's fee, plus a 20% administrative fee.

Third Party Plan Review Administrative Fee	0.20	x	(third party company's fee, \$300 minimum deposit)
Third Party Inspection Administrative Fee	0.20	x	(third party company's fee, \$300 minimum deposit)

BUILDING SERVICE	BASE FEE + (UNIT FEE x UNITS)
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III. PLANNING DIVISION PLAN REVIEW FEE

Planning Division Plan Review Fee	0.20 x (Building Permit Fee)
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IV. ENGINEERING DIVISION PLAN REVIEW FEE

Engineering Division Plan Review Fee	0.20 x (Building Permit Fee)
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V. FIRE DEPARTMENT PLAN REVIEW FEES

Fire Safety Plan Review Fee	see Fire Department fee schedule
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VI. BUSINESS LICENSE VERIFICATION FEE

Business License Verification Fee	\$37.50 x (# of verifications)
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VII. ARCHIVE FEE

Archive Fee	0.04 x (Building Permit Fee)
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VIII. TECHNOLOGY FEE

Technology Fee	0.02 x (Building Permit Fee)
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IX. FEE FOR THE ALQUIST PRIOLO HAZARD ACT

The Building Division shall collect a fee from each applicant for a building permit within the special studies zones heretofore designated valuation of the proposed construction for which the building permit is issued, as determined by the Chief Building Supervisor/Building Official or the Authorized Representative.

BUILDING SERVICE	BASE FEE + (UNIT FEE x UNITS)
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X. TITLE 24 ENERGY FEES

Plan Review	0.10 x (Building Permit Fee)
Inspection	0.10 x (Building Permit Fee)

XI. CALIFORNIA GREEN BUILDING FEES

Plan Review	0.05 x (Building Permit Fee)
Inspection	0.05 x (Building Permit Fee)

XII. FEE FOR THE STRONG MOTION INSTRUMENTATION PROGRAM (SMIP)

The Building Division shall collect a fee from each applicant for a building permit. Fees collected shall be deposited into the SMIP Special Fund of the California State Treasury.

Residential Building (three stories or less)	0.0001 x (Valuation, \$0.50 minimum)
Commercial/Industrial	0.00021 x (Valuation, \$0.50 minimum)

XIII. CALIFORNIA STATE BUILDING STANDARDS ADMINISTRATION SPECIAL REVOLVING FUND

The Building Division shall collect a fee, effective January 1, 2009, from each applicant for a Building Permit. Fees collected shall be submitted quarterly to the California Building Standards Commission. The fee is assessed at the rate of \$4 per \$100,000 in valuation, with appropriate fractions thereof, but not less than \$1. "Appropriate fractions thereof" is interpreted to be \$1 per every \$25,000 in valuation, per table below:

Permit Valuation	
\$1 to \$25,000	\$1
\$25,001 to \$50,000	\$2
\$50,001 to \$75,000	\$3
\$75,001 to \$100,000	\$4
\$100,001 or greater	\$4 + \$1 x (# of \$25,000 increments more than \$100,000, or fraction thereof)

XIV. GENERAL PLAN MAINTENANCE FEE

General Plan Maintenance Fee	0.005 x (Valuation)
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BUILDING SERVICE	BASE FEE	+	(UNIT FEE	x UNITS)
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XV. AB 1600 FEES

Residential Development

Zone 1	\$3.36	x	(# of square feet, \$5,247 maximum)
Zone 2	\$3.83	x	(# of square feet, \$5,977 maximum)
Zone 3	\$3.25	x	(# of square feet, \$5,074 maximum)
Zone 4	\$3.72	x	(# of square feet, \$5,813 maximum)
Zone 5	\$9.36	x	(# of square feet, \$14,616 maximum)
Zone 6	\$3.15	x	(# of square feet, \$4,910 maximum)
Zone 7	\$2.71	x	(# of square feet, \$4,230 maximum)
Zone 8	\$3.29	x	(# of square feet, \$5,133 maximum)
Zone 9	\$2.71	x	(# of square feet, \$5,230 maximum)
Zone 10	\$2.35	x	(# of square feet, \$3,674 maximum)
Zone 11	\$2.71	x	(# of square feet, \$4,230 maximum)

Commercial or Industrial

All Zones	\$2.50	x	(# of square feet)
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XVI. OTHER INSPECTIONS AND FEES

Inspection outside of normal business hours	\$180	x	(# of hours, rounded to the nearest one-quarter hour, one hour minimum)
Inspection for which no fee is specifically indicated	\$150	x	(# of hours, rounded to the nearest one-quarter hour, one hour minimum)
Third inspection or reinspection when such portion of work for which inspection is called for is not complete or when corrections called for have not been made	\$150	x	(# of hours, rounded to the nearest one-quarter hour, one hour minimum)

XVII. PENALTIES FOR WORK WITHOUT A PERMIT

Whenever a special investigation determines any work has commenced for which a permit is required without first having obtained said permit, a penalty, in addition to the Building Permit Fee and any applicable Code Enforcement fees, shall be collected whether or not a permit is then or subsequently issued. The payment of such penalty shall not exempt any person from compliance with all provisions of the California Building Code nor from any additional penalty prescribed by law. This provision shall not apply to emergency work when it shall be provided to the satisfaction of the Chief Building Supervisor/Building Official or the Authorized Representative that such work was urgently necessary.

Fee Plus Penalty for first time offenders	Building Permit Fee +	1	x	(Building Permit Fee)
Fee Plus Penalty for second time offenders	Building Permit Fee +	2	x	(Building Permit Fee)
Fee Plus Penalty for third or more time offenders	Building Permit Fee +	10	x	(Building Permit Fee)

BUILDING SERVICE	BASE FEE	+	(UNIT FEE	x	UNITS)
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XVIII. ADMINISTRATIVE FEES

Temporary Certificate of Occupancy processing fee [1]	\$300	x	(# of certificates)
Processing Address Assignment for Commercial Properties and legal Secondary Units	\$150	x	(# of hours of processing, rounded to the nearest one-quarter hour)

Administrative Review by the Chief Building Supervisor/Building Official or the Authorized Representative:

Alternate Method of Construction	\$180	x	(# of hours, rounded to the nearest one-quarter hour, \$360 minimum deposit)
Request for re-evaluation of Building Code requirement	\$180	x	(# of hours, rounded to the nearest one-quarter hour, \$360 minimum deposit)
Review of Disabled Access "Unreasonable Hardship and Disproportionate Cost"	\$180	x	(# of hours, rounded to the nearest one-quarter hour, \$360 minimum deposit)
Change of Address Review for Single Family Dwelling	\$180	x	(# of hours, rounded to the nearest one-quarter hour, \$360 minimum deposit)
Approved Change of Address Fee	\$270		

Extension or Reactivation of Permit or Plan Case (Non-Code Enforcement):

Extension of Permit or Plan Case which is about to expire	0.50	x	(Building Permit Fee or Plan Check Fee)
Reactivation of expired Permit or Plan Case, more than 180 days but less than 360 days, or Code Enforcement timelines as applicable	0.75	x	(Building Permit Fee or Plan Check Fee)
Reactivation of expired Permit or Plan Case, more than 360 days, or Code Enforcement timelines as applicable	1.00	x	(Building Permit Fee or Plan Check Fee)

[1] A minimum cash deposit of \$1,000 shall be collected at the time of issuance of the Temporary Certificate of Occupancy, or an amount 1.25 times the valuation of the work outstanding, whichever is greater. The valuation is as determined by the Chief Building Supervisor/Building Official or the Authorized Representative. Upon failure of the applicant to complete the work on time as agreed, the City may cause the work to be done. This fee is refundable in its entirety upon successful completion of the work by the applicant or partially refundable if the City incurs expense causing said work to be done.

XIX. MISCELLANEOUS FEES

Copies of Documents 8.5" x 11" (black & white)	\$0.10	x	(# of pages)
Copies of Documents 8.5" x 11" (color)	\$0.25	x	(# of pages)
Copies of Documents 11" x 17"	\$1.50	x	(# of pages)
Reproduction of Plans	1.20	x	(outside reproduction company fee, \$300 minimum deposit)
Request for Official Public Records			coordinated by the City Attorney's Office

BUILDING SERVICE	BASE FEE + (UNIT FEE x UNITS)
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XX. FEE REFUNDS [2]

Permit Fees

The Chief Building Supervisor/Building Official or the Authorized Representative may authorize the refund of any permit fee paid when no work has been done under a permit issued in accordance with this code, or for a permit which has been paid and is withdrawn or cancelled without any inspection, provided the permit has not expired.

Refund	0.65 x (Building Permit Fee)
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Plan Review Fees

The Chief Building Supervisor/Building Official or the Authorized Representative may authorize the refund of a building division plan review fee when plan review has not commenced.

Refund	0.65 x (Building Plan Review Fee)
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[2] When a fee refund occurs, the City will retain no more than \$1,000 to cover administrative costs.

XXI. RESIDENTIAL REQUIREMENTS REPORT FEE

3R Report	\$150 x (# of addresses)
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XXII. MOBILE HOME PERMIT FEES

Mobile Home Permit Fees are set by California Code Title 25, Division 1, Chapter 2, Article 1020.7.

Mobile Home Permit Fee	\$196
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XXIII. ASPHALT KETTLE OPERATION ANNUAL PERMIT FEES

Annual permit required by roofing contractors who perform an asphalt kettle operation.

Asphalt Kettle Operation Annual Permit Fee	see Fire Department fee schedule
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BUILDING SERVICE	BASE FEE + (UNIT FEE x UNITS)
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XXIV. PHOTO VOLTAIC PERMIT FLAT-RATE FEES [3,4,5]

Residential based on \$10,000 valuation and 15 kW or less [6]

Building Plan Review Fee	\$150.00
Planning Plan Review Fee	\$54.75
Building Permit Fee	\$176.65
Supplemental Electrical Permit Fee	\$57.00
Archive Fee	\$7.07
Technology Fee	\$3.53
SMIP	\$1.00
General Plan Maintenance Fee	\$50.00
Total Permit Fees	\$500.00

Commercial based on \$20,000 valuation and 50 kW or less [7]

Building Plan Review Fee	\$300.00
Planning Plan Review Fee	\$109.50
Building Permit Fee	\$353.30
Supplemental Electrical Permit Fee	\$114.00
Archive Fee	\$14.14
Technology Fee	\$7.06
SMIP	\$2.00
General Plan Maintenance Fee	\$100.00
Total Permit Fees	\$1,000.00

[3] Permit Fees are the maximum allowable under AB 1801 and SB 1222.

[4] An additional Building Permit is required for structural upgrades associated with photo voltaic installation.

[5] An additional Electrical Permit is required if an electrical panel upgrade is required.

[6] The Permit Fee increases by \$15 per kW for each kW more than 15 kW.

[7] The Permit Fee increases by \$7 per kW for each kW from 51 kW to 250 kW and an additional \$5 per kW for each kW more than 250 kW.

BUILDING SERVICE	BASE FEE + (UNIT FEE x UNITS)
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XXV. KITCHEN REMODEL FLAT-RATE FEES [8]

Solely a Kitchen Remodel Without Removal or Reduction of Existing Interior Partition Wall, based on \$15,000 Valuation

Plan Review	\$37.50
Building Permit	\$262.50
Archive Fee	\$10.50
Technology Fee	\$5.25
Title 24 Energy Fees - Plan Review	\$26.25
Title 24 Energy Fees - Inspection	\$26.25
SMIP	\$1.50
CA State Building Standards Fee	\$1.00
General Plan Maintenance Fee	\$75.00
Total	\$445.75

XXVI. BATHROOM REMODEL FLAT-RATE FEES [8]

Solely a Bathroom Remodel Without Removal or Reduction of Existing Interior Partition Wall, based on \$7,000 Valuation

Building Permit	\$150.00
Archive Fee	\$6.00
Technology Fee	\$3.00
Title 24 Energy Fees - Inspection	\$15.00
SMIP	\$0.70
CA State Building Standards Fee	\$1.00
General Plan Maintenance Fee	\$35.00
Total	\$210.70

[8] Plus any associated Electrical, Mechanical or Plumbing Permit Fees.