

BENZIE COUNTY BUILDING SAFETY and CODE ENFORCEMENT DEPARTMENT

448 Court Place,
Ph. 231-882-9673

Beulah, Michigan 49617
Fax. 231-882-0033

FEE SCHEDULE FOR BENZIE COUNTY & SPRINGDALE TOWNSHIP(Manistee County)

ESTABLISHED UNDER THE STILLE-DEROSSETT-HALE STATE CONSTRUCTION
CODE ACT, 1972 PA 230, MCL 125.1501 ET SEQ.

BUILDING PERMIT FEE SCHEDULE

The total cost of improvement is based on the Benzie County Building Safety and Code Enforcement Department Square Foot Construction Cost Table. Plan review fees for use groups R-3 and R-4 only, up to 3500 sq. ft. of space, are included in this computation. Premanufactured unit fees are based upon 50% of the normal on-site construction permit fee. The first \$75.00 of an application fee is non-refundable.

To \$1,000 (includes only two inspections).....	\$125.00
\$1,000 to \$10,000.....	\$125.00 plus \$10 per \$1,000 over \$1,000
\$10,001 to \$100,000.....	\$215.00 plus \$3 per \$1,000 over \$10,000
\$100,001 to \$250,000.....	\$485.00 plus \$2 per \$1,000 over \$100,000
\$250,001 to \$500,000.....	\$785.00 plus \$2 per \$1,000 over \$250,000
\$500,001 plus.....	\$1285.00 plus \$3 per \$1,000 over \$500,000
 Residential work not involving a square foot computation:	
Plan review and administration base fee.....	\$75.00
Plus \$50.00 for each additional inspection (One inspection included in base fee)	
 Renewal of existing permit.....	\$75.00
 Commercial work not involving a square foot computation(base fee).....	\$75.00
Plan review computation in following tables on page two.	
 Additional inspections.....	\$50.00
These may include but are not limited to, Floodplain, Fire-resistance-rated construction, re-inspections due to failing an inspection, under-ground items, temporary C of O, re-rod pertaining to ICF or retaining walls, pool bonding, partial inspections, low voltage wiring, if separate, Fireplace throat, consultations and shower floors.	
 Special inspections	
Change of Occupancy (no work involved, includes C of O).....	\$250.00
Pertaining to sale of building (for all trades, file investigation, includes C of O).....	\$350.00
Other Special Inspections	\$50.00
Progress Inspection (Relating to an inspection needed to keep permit active at the end of 180 days).....	\$50.00
 Demolition:	
Plan review and administration base fee.....	\$75.00
Plus \$0.05 per square foot on demolition for commercial(unless building permit for new structure is obtained)	
 Cell Tower/Residential Wind Generator Fee:	
This fee includes plan review.....	\$250.00
Does not include Buildings for communication or generator storage, electric, plumbing or mechanical, these are separate permits.	
 Construction Board of Appeals fee	\$400.00

Fees Pertaining to Starting work without a permit. These fees include all administration and code action Requirements covered in sections, 105, R105, plumbing & mechanical 106, electrical 90-12.

First offence.....	\$150.00
Second offence.....	\$225.00
Third offence.....	\$300.00

Repeated violations will be turned over to the Prosecutor for unlawful conduct of section 23 of 1972 PA 230, MCL 125.1523. Municipal civil infraction, if found guilty of a misdemeanor is punishable by a fine of not more than \$500.00 or imprisonment for not more than 90 days, or both.

Other Building Code violations may result in the issuing of a civil infraction citation (ticket). The citation may be issued on a daily basis until code violation(s) is/are rectified. The fines for these citations are set and implemented by the Magistrate for this jurisdiction.

PLAN REVIEW FEE SCHEDULE

BUILDING CODE REVIEW FEE

<u>BUILDING VALUATION*</u>	<u>FEE</u>
\$0-\$500,000	0.0013 of building valuation but not less than \$50.00
Over \$500,000	\$650.00 plus 0.0003 of building valuation over \$500,000

*Based on Benzie County square foot construction cost table.

The first \$50.00 of an application is non-refundable.

Mechanical, Plumbing, Electric (each code)..... 25% of Building Code Review Fee or a minimum fee of \$50.00, depending on complexity of review.

Barrier Free Design, Energy (if separate reviews) 25% of Building Code Review Fee or Min. \$50.00

Review of Alterations, Remodeling & Submissions
 Where **NO SQUARE FOOTAGE CALCULATIONS**
 are available.....\$75.00 Per Hour - **1 Hour Minimum

Consulting Services.....\$75.00 Per Hour - **1 Hour Minimum

**Hourly rate is billed to the nearest ¼ hour.

NOTE: Plan review services for permits issued by the Benzie County Building Safety and Code Enforcement Department will be assessed at 30% of the building permit fee, but not less than \$75.00.

SQUARE FOOT CONSTRUCTION COST TABLE

To be used with the Benzie County Building Safety and Code Enforcement Department Building Permit and Plan Review Fee Schedules for computation of the “Total Cost of Improvement”. The table below outlines the base cost per square foot for any given Use Group/Type of Construction combination. Unfinished basements/crawls must be computed separately at 20% of the table cost. These figures are not intended to reflect actual cost of construction, but are only used as a basis for determination of fees related to services rendered for projects and have no relationship to taxable value.

USE GROUP (2009 Michigan Building Code)	TYPE OF CONSTRUCTION								
	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 (a) Assembly, theaters, with stage	184.47	181.50	175.56	171.67	152.92	152.26	156.42	141.90	138.14
A-1 (b) Assembly, theaters, without stage	166.85	163.88	157.94	154.04	135.43	134.77	138.93	124.48	120.65
A-2 Assembly, nightclubs, restaurants, bars, Banquet halls	145.33	142.56	138.27	134.44	119.99	119.59	129.76	106.26	103.62
A-3 (a) Assembly, churches	173.51	166.45	164.67	160.78	144.01	143.48	147.05	126.72	123.42
A-3 (b) Assembly, general, community halls, Libraries, museums	143.88	141.11	136.82	133.19	118.54	118.14	128.44	104.74	102.04
A-4 Assembly, arenas	130.48	126.39	122.17	118.34	108.84	109.49	114.18	99.86	97.42
A-5 Assembly, bleachers, grandstands, stadiums	121.77	117.94	114.05	108.84	101.57	102.23	106.59	93.19	90.95
B Business	144.01	140.71	135.56	131.54	114.05	112.66	119.00	97.88	94.51
E Educational	141.24	137.94	132.79	127.78	111.28	109.88	116.29	98.21	94.91
F-1 Factory and industrial, moderate hazard	81.31	78.41	74.32	70.62	59.40	58.81	59.93	48.71	45.67
F-2 Factory and industrial, low hazard	81.31	78.41	74.32	70.62	59.40	58.81	59.93	48.71	45.67
H-1 High hazard, explosives	76.36	73.46	69.37	65.67	54.05	53.86	54.91	43.89	N.P.
H-2,3,4 High hazard	76.36	73.46	69.37	65.67	54.05	53.86	54.91	43.89	40.52
H-5 Semiconductor fabrication (HPM)	132.59	127.78	123.75	117.94	105.60	104.94	113.45	94.31	90.68
I-1 Institutional, supervised environment	125.40	122.50	117.81	114.31	99.40	99.26	115.57	89.89	86.99
I-2 Institutional, incapacitated	191.86	188.50	183.35	179.32	160.38	N.P.	165.33	143.95	N.P.
I-3 Institutional, restrained	156.42	153.12	147.97	143.95	126.46	125.07	131.47	114.25	N.P.
I-4 Institutional, day care facilities	126.85	126.26	122.89	117.88	108.17	108.11	114.31	99.40	95.50
M Mercantile	113.72	110.95	106.66	102.96	88.90	88.51	98.21	75.17	72.53
R-1 Residential, hotels	155.18	151.50	146.10	142.13	125.03	124.88	143.55	109.50	106.28
R-2 Residential, multiple family Residential remodels	136.50	133.28	128.10	123.90	107.85	105.00	122.78	92.40	89.33 26.80
R-3 Residential, one & two family Residential remodels	114.83	112.50	108.30	103.13	97.20	96.75	109.13	87.15	84.15 25.25
R-4 Residential, care/assisted living facilities	148.58	143.48	139.65	133.95	122.93	122.85	129.90	112.95	108.53
S-1 Storage, moderate hazard	76.36	83.48	78.83	74.63	55.44	55.44	54.91	46.20	43.56
S-2 Storage, low hazard	76.36	83.48	78.83	74.63	54.05	53.86	54.91	44.88	40.92
U Utility, miscellaneous, pole builg, garage Decks	64.58	61.13	57.45	54.60	47.33	47.33	51.53	38.93	37.05 20.25
R-2 Unfinished Basements/Crawl									17.85
R-3 Unfinished Basements/Crawl									16.83
R-2 Remodel									26.80
R-3 Remodel									25.25
R-3 Modular, Premanufactured, Moving									42.08