

RESOLUTION NO. 10522

A RESOLUTION BY THE CITY COMMISSION OF THE CITY OF GREAT FALLS, MONTANA, TO RAISE PERMIT FEES FOR BUILDING, PLUMBING, MECHANICAL, ELECTRICAL AND OTHER RELATED PERMIT PROCESSES EIGHT PERCENT (8%) IN THE CITY OF GREAT FALLS

WHEREAS, the City Commission adopted Resolution 10374 on November 17, 2020, establishing fees in accordance with Title 15 of the Official Code of the City of Great Falls covering permits for building, plumbing, mechanical, electrical and other related construction activities in the City of Great Falls; and

WHEREAS, the City of Great Falls reviews plans and processes approximately 3,000 permits and conducts approximately 7,000 inspections annually; and

WHEREAS, after significantly revising the City's development review process, staff from the department have been tasked with significantly greater responsibilities to ensure that permit review seamlessly incorporates the expertise of Building, Planning, Environmental, Engineering, and Fire Department staff while providing faster turnaround times to permit applicants; and

WHEREAS, much of the new responsibility has been given to staff planners, and it has now become necessary to use Building Division funds to supplement the General Fund to pay for planners who are charged with coordinating the interdepartmental permit review process; and

WHEREAS, permit fees have not been increased since 2014, and were actually decreased by five percent (5%) in 2018; and

WHEREAS, City staff have determined that an eight (8%) fee increase is necessary to re-adjust fees to properly compensate the service being provided to applicants and reduce impacts to the City's General Fund; and

WHEREAS, in the adoption of Resolution 10374, a provision was accidentally removed from Resolution 10064, adopted on April 1, 2014, that specifically allowed for a 2.5% permit fee increase on July 1 of a new fiscal year, except for those years in which the Building Division Fund cash balances exceeds \$600,000 on June 30 of the previous year; and

WHEREAS, it is in the City's best interests to restore the provision in Resolution 10064 to ensure that the Building Division Fund maintains a reasonable balance to properly address its budgetary needs.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF GREAT FALLS, MONTANA, that:

1. Resolution 10374 is hereby repealed.
2. The Fee Schedule attached hereto as “Exhibit A” is hereby approved.
3. The allowance to automatically enact a 2.5% permit fee increase on July 1 of a new fiscal year, except for those years in which the Building Division Fund cash balances exceeds \$600,000 on June 30 of the previous year, be restored with this Resolution.
4. This Resolution shall become effective on September 15, 2023.

PASSED AND ADOPTED by the City Commission of the City of Great Falls, Montana,
August 15, 2023.

Bob Kelly, Mayor

ATTEST:

Lisa Kunz, City Clerk

(CITY SEAL)

APPROVED FOR LEGAL CONTENT:

David G. Dennis, City Attorney

Exhibit A – Revised Building Fee Schedule

Building Permit Fees - Effective 9/15/2023						
Value			Value			
\$1	\$1,000	\$67.62	\$50,001	\$51,000	\$775.52	\$100,001 TO \$500,000:
\$1,001	\$2,000	\$80.89	\$51,001	\$52,000	\$783.72	\$1,178.30 FOR THE FIRST \$100,000
\$2,001	\$3,000	\$97.33	\$52,001	\$53,000	\$791.95	PLUS \$6.90 FOR EACH
\$3,001	\$4,000	\$113.77	\$53,001	\$54,000	\$800.18	ADDITIONAL \$1,000 OR
\$4,001	\$5,000	\$130.20	\$54,001	\$55,000	\$808.39	PORTION THEREOF
\$5,001	\$6,000	\$146.65	\$55,001	\$56,000	\$816.61	
\$6,001	\$7,000	\$163.09	\$56,001	\$57,000	\$824.82	
\$7,001	\$8,000	\$179.53	\$57,001	\$58,000	\$833.05	\$500,001 TO \$1,000,000:
\$8,001	\$9,000	\$195.97	\$58,001	\$59,000	\$841.28	\$3,937.83 FOR THE FIRST \$500,000
\$9,001	\$10,000	\$212.41	\$59,001	\$60,000	\$849.50	PLUS \$5.44 FOR EACH
\$10,001	\$11,000	\$228.85	\$60,001	\$61,000	\$857.71	ADDITIONAL \$1,000 OR
\$11,001	\$12,000	\$245.30	\$61,001	\$62,000	\$865.93	PORTION THEREOF
\$12,001	\$13,000	\$261.74	\$62,001	\$63,000	\$874.15	
\$13,001	\$14,000	\$278.18	\$63,001	\$64,000	\$882.38	
\$14,001	\$15,000	\$294.62	\$64,001	\$65,000	\$890.60	\$1,000,000 AND UP:
\$15,001	\$16,000	\$311.06	\$65,001	\$66,000	\$898.82	\$6,654.25 FOR THE FIRST \$1,000,000
\$16,001	\$17,000	\$327.50	\$66,001	\$67,000	\$907.04	PLUS \$4.11 FOR EACH
\$17,001	\$18,000	\$343.94	\$67,001	\$68,000	\$915.26	ADDITIONAL \$1,000 OR
\$18,001	\$19,000	\$360.37	\$68,001	\$69,000	\$923.49	PORTION THEREOF
\$19,001	\$20,000	\$376.82	\$69,001	\$70,000	\$931.69	
\$20,001	\$21,000	\$393.26	\$70,001	\$71,001	\$939.92	RESIDENTIAL PLAN REVIEW =
\$21,001	\$22,000	\$409.70	\$71,001	\$72,000	\$948.13	50% OF PERMIT FEE
\$22,001	\$23,000	\$426.14	\$72,001	\$73,000	\$956.35	
\$23,001	\$24,000	\$442.58	\$73,001	\$74,000	\$964.57	
\$24,001	\$25,000	\$459.03	\$74,001	\$75,000	\$972.80	COMMERCIAL PLAN REVIEW =
\$25,001	\$26,000	\$471.37	\$75,001	\$76,000	\$981.03	65% OF PERMIT FEE
\$26,001	\$27,000	\$483.68	\$76,001	\$77,000	\$989.24	
\$27,001	\$28,000	\$496.02	\$77,001	\$78,000	\$997.47	
\$28,001	\$29,000	\$508.35	\$78,001	\$79,000	\$1,005.69	IF CONSTRUCTION HAS STARTED
\$29,001	\$30,000	\$520.68	\$79,001	\$80,000	\$1,013.90	PRIOR TO THE ISSUANCE OF A
\$30,001	\$31,000	\$533.01	\$80,001	\$81,000	\$1,022.12	BUILDING PERMIT, THE BUILDING PERMIT
\$31,001	\$32,000	\$545.34	\$81,001	\$82,000	\$1,030.34	FEE WILL DOUBLE
\$32,001	\$33,000	\$557.67	\$82,001	\$83,000	\$1,038.56	
\$33,001	\$34,000	\$569.99	\$83,001	\$84,000	\$1,046.79	
\$34,001	\$35,000	\$582.34	\$84,001	\$85,000	\$1,055.00	
\$35,001	\$36,000	\$594.67	\$85,001	\$86,000	\$1,063.23	
\$36,001	\$37,000	\$606.98	\$86,001	\$87,000	\$1,071.44	
\$37,001	\$38,000	\$619.33	\$87,001	\$88,000	\$1,079.67	
\$38,001	\$39,000	\$631.65	\$88,001	\$89,000	\$1,087.88	
\$39,001	\$40,000	\$643.98	\$89,001	\$90,000	\$1,096.10	
\$40,001	\$41,000	\$656.33	\$90,001	\$91,000	\$1,104.33	
\$41,001	\$42,000	\$668.65	\$91,001	\$92,000	\$1,112.54	
\$42,001	\$43,000	\$681.02	\$92,001	\$93,000	\$1,120.77	
\$43,001	\$44,000	\$693.31	\$93,001	\$94,000	\$1,128.99	
\$44,001	\$45,000	\$705.64	\$94,001	\$95,000	\$1,137.21	
\$45,001	\$46,000	\$717.97	\$95,001	\$96,000	\$1,145.43	
\$46,001	\$47,000	\$730.29	\$96,001	\$97,000	\$1,153.65	
\$47,001	\$48,000	\$742.63	\$97,001	\$98,000	\$1,161.86	
\$48,001	\$49,000	\$754.95	\$98,001	\$99,000	\$1,170.09	
\$49,001	\$50,000	\$767.29	\$99,001	\$100,000	\$1,178.30	

Exhibit A – Revised Building Fee Schedule

MECHANICAL PERMIT FEES

EFFECTIVE 9/15/23

Permit Issuance

1. For the issuance of each mechanical permit \$37.14

Unit Fee Schedule

(Note: The following do not include permit-issuing fee.)

1. Furnaces

- For the installation or relocation of each forced-air or gravity-type furnace or burner, including ducts and vents attached to such appliance, up to and including 100,000 Btu/h (29.3Kw)..... \$20.56
For the installation or relocation of each forced-air or gravity-type furnace or burner, including ducts and vents attached to such appliance over 100,000 Btu/h (29.3 kW) \$24.53
For the installation or relocation of each floor furnace, including vent \$20.56
For the installation or relocation of each suspended heater, recessed wall heater or floor-mounted unit heater \$20.56

2. Gas Piping Systems

- For each outlet \$7.56

3. Mobile/Manufactured Home hookup

- \$20.56

4. Appliance Vents

- For the installation, relocation, or replacement of each appliance vent installed and not included in an appliance permit \$10.88

5. Repairs of Additions

- For the repair of, alteration of, or addition to each heating appliance, refrigeration unit, cooling unit, absorption unit, or each heating, cooling, absorption or evaporative cooling system, including installation of controls regulated by the Mechanical Code \$19.09

6. Boilers, Compressors and Absorption Systems

- For the installation or relocation of each boiler or compressor to and including three horsepower (10.6kW), or each absorption system to and including 100,000 Btu/h (29.3kW) \$20.56
For the installation or relocation of each boiler or compressor over three horsepower (10.6 kW) to and including 15 horsepower (52.7kW), or each absorption system over 100,000 Btu/h (29.3kW) to and including 500,000 Btu/h (146.6kW)..... \$36.88
For the installation or relocation of relocation of each boiler or compressor over 15 horsepower (52.7kW) to and including 1,000,000 Btu/h (293.1kW)..... \$50.52
For the installation or relocation of each boiler or compressor over 30 horsepower (105.5 kW) to and including 50 horsepower (176 kW), or each absorption system over 1,000,000 Btu/h (293.1 kW) to and including 1,750,000 Btu/ (512.9kW)..... \$73.72
For the installation or relocation of each boiler or compressor over 50 horsepower (176 kW), or each absorption system over 1,750,000 Btu/h (512.9kW) \$123.31

7. Air Handlers

- For each air-handling unit to and including 10,000 cubic feet per minute (cfm) (4719L/s), including ducts attached thereto \$14.98

Note: This fee shall not apply to an air-handling unit which is a portion of a factory-assembled appliance, cooling unit, evaporative cooler or absorption unit for which a permit is required elsewhere in the Mechanical Code.

- For each air-handling unit over 10,000 cfm. (4719L/s) \$24.54

8. Evaporative Coolers

- For each evaporative cooler other than portable type \$14.98

9. Ventilation and Exhaust

- For each ventilation fan connected to a single duct \$10.88
For each ventilation system which is not a portion of any heating or air-conditioning system authorized by a permit \$14.98
For the installation of each Type I commercial kitchen hood \$67.62
For the installation of each Type II commercial kitchen hood \$14.98

10. Incinerators

- For the installation or relocation of each domestic-type incinerator \$24.53
For the installation or relocation of each commercial or industrial-type incinerator..... \$98.39

11. Miscellaneous

- For each appliance or piece of equipment regulated by the Mechanical Code but not classed in other appliance categories, or for which no other fee is listed \$14.98

Exhibit A – Revised Building Fee Schedule

Other Inspection and Fees:

1. Inspections outside of normal business hours, per hour.
Minimum charge – two hours..... **ACTUAL COST TO JURISDICTION**
2. ** Re-inspection fee may be assessed for each inspection of re-inspection when such portion of work for which inspection is called is not complete or when corrections called for are not made.
Minimum charge – one half-hour..... **\$67.63/hr.**
3. Inspections for which no fee is specifically indicated, per hour.
Minimum charge – one half-hour..... **\$67.63/hr.**
4. Additional plan review required by changes, additions, or revisions to plans for which an initial review has been completed.
Minimum charge – one half-hour..... **\$67.63/hr.**
5. Investigation Fee for commencing work prior to permit issuance..... **EQUAL TO PERMIT FEE**

**This provision is not to be interpreted as requiring re-inspection fees the first time a job is rejected for failure to comply with the requirements of this code, but as controlling the practice of calling for inspections before the job is ready for such inspection or re-inspection.

Exhibit A – Revised Building Fee Schedule
MEDICAL GAS PERMIT FEES **EFFECTIVE 9/15/23**

For each medical gas piping system serving **one to five inlet(s)/outlet(s)** for a specific gas:

Oxygen.....1-5 outlet.....	\$68.30	_____	\$ _____
Nitrous Oxide.....1-5 outlet	\$68.30	_____	\$ _____
Nitrogen.....1-5 outlet	\$68.30	_____	\$ _____
Medical Air.....1-5 outlet.....	\$68.30	_____	\$ _____
Vacuum.....1-5 inlet.....	\$68.30	_____	\$ _____
For each additional medical gas inlet(s)/outlet(s).....	\$6.90	_____	\$ _____

Permit issuance fee..... **\$ 37.14**

Investigation Fee for commencing work prior to permit issuance.....**EQUAL TO PERMIT FEE**

Exhibit A – Revised Building Fee Schedule
PLUMBING PERMIT FEES **EFFECTIVE 9/15/23**

Permit Issuance

1. For the issuance of each plumbing permit **\$37.14**

Unit Fee Schedule

(Note: The following do not include permit-issuing fee.)

1. Fixtures and Vents

- For each plumbing fixture or trap or set of fixtures on one trap **\$13.66**
 For repair of alteration of drainage or vent piping, each fixture **\$8.22**

2. Water Service

- For repair, replacement or new (1 only) **\$30.10**
 Utility stubs---2 or more water services ---12.65 ea. plus 34.39 per trip
 If included in plumbing/gas permit **\$13.66**
 For each industrial waste pretreatment interceptor including its trap and vent, excepting
 kitchen-type grease interceptors functioning as fixture traps **\$27.31**
 Rainwater systems—per drain (inside building) **\$13.66**

3. Water Piping and Water Heaters

- For installation, alteration, or repair of water piping or water-treating
 equipment or both, each **\$8.22**
 For each water heater **\$17.78**

4. Lawn Sprinklers, Vacuum Breakers and Backflow Protection Devices

- For each lawn sprinkler system on any one meter, including backflow protection devices therefore .. **\$20.56**
 For atmospheric-type vacuum breakers or backflow protection devices not included in Item 1:
 1 to 5 devices **\$17.78**
 Over 5 devices, each **\$4.77**
 For each backflow protective device other than atmospheric-type vacuum breakers:
 2 inches (50.8mm) and smaller **\$16.45**
 Over 2 inches **\$32.78**

5. Swimming Pools

- For each swimming pool or spa:
 Public pool **\$121.58**
 Public spa **\$81.93**
 Private pool **\$81.93**
 Private spa **\$40.98**

6. Miscellaneous

- For each appliance or piece of equipment regulated by the Plumbing Code but not classed in other appliance
 categories, or which no other fee is listed **\$13.66**

Other Inspections and Fees:

1. Inspections outside of normal business hours, per hour
 Minimum charge – two hours **ACTUAL COST TO JURISDICTION**
2. ** Re-inspection fees may be assessed for each inspection or re-inspection when such portion
 of work for which inspection is called is not complete or when corrections called for are not made
 Minimum charge – one half-hour **\$67.63/hr.**
3. Inspections for which no fee is specifically indicated, per hour
 Minimum charge – one half-hour **\$67.63/hr.**
4. Additional plan review required by changes, additions, or revisions to plans for which
 an initial review has been completed
 Minimum charge – one half-hour **\$67.63/hr.**
5. Investigation Fee for work commencing before permit issuance **EQUAL TO PERMIT FEE**

**This provision is not to be interpreted as requiring re inspection fee the first time a job is rejected for failure to comply with the requirements of this code, but as controlling the practice of calling for inspections before the job is ready for such inspection or re-inspection.

Exhibit A – Revised Building Fee Schedule
ELECTRIC PERMIT FEES **EFFECTIVE 9/15/23**

Table No.3-B

Permit Issuance

1. For the issuance of each electrical permit **\$37.14**
2. Temporary Power Service: For temporary service pole or pedestal including all pole or pedestal-mounted receptacle outlets and appurtenances, each **\$37.14**

Unit Fee Schedule

(Note: The following do not include permit-issuing fee.)

New Residential Buildings

The following fees shall include all wiring and electrical equipment in or on each building, or other electrical equipment on the same premises constructed at the same time.

1. ***Residential**: New construction and extensive remodeling based on square foot area. Included shall be all finished and unfinished rooms, including basements and residential garages. Multifamily dwellings or apartments, up to and including four units within a single structure, come under this section and each unit shall be counted as an individual residence.
 - a. 0 – 750 sq. ft. **\$55.95**
 - b. 751 – 4,000 sq. ft. **\$55.95 plus \$.10 sq. ft. over 750 sq. ft.**
 - c. Over 4,000 sq. ft. **\$295.02 plus \$.09 per sq. ft. over 4000 sq. ft.**
2. ***Mobile or Manufactured Homes**: Each connection or reconnection..... **\$30.10**
3. **Water Pumps**: any type
 - a. Up to 25 horse power. **\$32.75**
 - b. Over 25 horse power. **\$31.82 plus \$.11 per horse power over 25**
4. **Private Swimming Pools & Hot Tubs**: For new private, residential, in-ground, swimming pools & hot tubs for single-family, multi-family occupancies including a complete system of necessary branch circuit wiring, bonding, grounding, underwater lighting, water pumping and other similar electrical equipment directly related to the operation of a swimming pool or hot tub, each **\$30.10**
5. **Carnivals, Fairs, Outdoor Concerts and Similar Amusement Establishments and Other Public Assemblies of a Temporary Nature**: Carnivals, circuses, or other traveling shows or exhibitions utilizing transportable type rides, booths, displays and attractions.

The electrical inspection fee for each temporary installation shall be **\$71.75** for the entirety of the temporary installation, provided that such inspection can be completed within one hour. If additional inspection time is required, it will be charged at the rate of **\$35.55** for each additional 30 minutes or fractional parts thereof.
6. **All Other**: fees listed in this section shall apply to any and all electrical installations not specifically mentioned elsewhere in this rule. The wiring cost shall be the cost to the owner of all labor charges and all wiring materials and equipment installed as part of the wiring system. For uniformity of fee, when labor is performed by the owner, such labor cost shall be based at actual cost. The value of factory installed wiring, switches, and controls on equipment shall be included in wiring costs. Value of motors and appliances need not be included. Multifamily dwellings or apartments with five or more dwellings come under this schedule.

Mobile Home Parks – distribution wiring including pedestal or service is under this schedule.

This does not include or permit the connection of the mobile home. Recreational Vehicle Parks – service conductors distribution and lot supply to individual units come under this schedule plus **\$7.55** per lot.

Exhibit A – Revised Building Fee Schedule

<u>Total Job Cost</u>	<u>Inspection Fee</u>
\$0 - \$ 1,000	\$66.97
\$1,001 - \$5,000	\$147.44
\$5,001 - \$10,000	\$281.35
\$10,001 - \$50,000	\$368.73 for first \$10,000 plus ½ of 1% of balance
More than \$50,000	\$666.39 for first \$50,000 plus ¼ of 1% of balance

- 7. Residential Appliances:** For fixed residential appliances or receptacle outlets for same, including wall-mounted electric ovens; counter-mounted cooking tops; electric ranges, self-contained room, console, or through-wall air conditions; space heaters; food waste grinders; dishwashers; washing machines; water heaters; clothes dryers; or other motor-operated appliances not exceeding one horsepower (HP) in rating, each **\$23.21**

Note: for other types of air conditioners and other motor driven appliances having larger electrical ratings, see Power Apparatus.

- 8. Nonresidential Appliances:** For residential appliances and self-contained factory-wired, nonresidential appliances not exceeding one horsepower (HP), kilowatt (KW), or kilovolt-ampere (KVA), in rating including medical and dental devices; food, beverage, and ice cream cabinets; illuminated show cases; drinking fountains; vending machines; laundry machines; or other similar types of equipment, each **\$23.21**

Note: for other types of air conditioners and other motor-driven appliances have larger electrical ratings, see Power Apparatus.

- 9. Power Apparatus:** For motors, generators, transformers, rectifiers, synchronous converters, capacitors, industrial heating, air conditioners and heat pumps, cooking or baking equipment and other apparatus, as follows:

Rating in horsepower (HP), kilowatts (KW), kilovolt-amperes (KVA), or kilovolt-amperes reactive (KVAR):

Up to and including 10, each.....	\$23.21
Over 10 and not over 50, each.....	\$32.75
Over 50 and not over 100, each.....	\$66.97
Over 100, each	\$100.31

Note: a. For equipment or appliances having more than one motor, transformer, heater, etc., the sum of the combined ratings may be used.

b. These fees include all switches, circuit breakers, contractors, thermostats, relays and other directly related control equipment.

10. Services:

For services of six hundred volts or less and not over two hundred amperes in rating, each **\$42.30**

For services of six hundred volts or less and over two hundred amperes to one thousand amperes in rating, each..... **\$81.93**

For services over six hundred volts or over one thousand amperes in rating each..... **\$165.21**

Note: This fee is not applicable when a fee is paid for one or more services, outlets, fixtures, appliances, power apparatus, bus ways, signs or other equipment.

Exhibit A – Revised Building Fee Schedule

- 11. Option to Permitting Commercial Work under \$300.00 Per Job Cost. As an option to individual permits for work \$300.00 or under, total electrical job cost, a licensed electrical contractor may purchase an annual permit to cover all jobs of this description for the calendar year. The cost of this permit shall be **\$442.44**

Other Inspections and Fees:

- 12. Inspections outside of normal business hours
Minimum charge – two hours **ACTUAL COST TO THE JURISDICTION**

- 13. **Re-inspections: A re-inspection fee may be assessed for each inspection or re-inspection when such portion of work for which inspection is called is not complete or when corrections called for are not made
Minimum charge – one half-hour..... **\$67.63/hr.**

- 14. Inspections for which no fee is specifically indicated
Minimum charge – one half-hour..... **\$67.63/hr.**

- 15. Additional plan review required by changes, additions or revisions to approve plans
Minimum charge – one half-hour..... **\$67.63/hr.**

- 16. Investigation Fee for commencing work before permit issuance **EQUAL TO PERMIT FEE**

* Includes a maximum of three (3) inspections.

** This provision is not to be interpreted as requiring re-inspection fees the first time a job is rejected for failure to comply with the requirements of this code, but as controlling the practice of calling for inspections before the job is ready for such inspection or re-inspection.