

BY COUNCIL MEMBER LOBUE

ORDINANCE NO. 2011- 13

**TO AMEND AND RE-ENACT ORDINANCE NO. 2010-10
RELATIVE TO BUILDING PERMIT FEES FOR
RESIDENTIAL CONSTRUCTION FOR NONLIVING AREA
AND FOR ACCESSORY STRUCTURES, PLAN REVIEW
FEES FOR SINGLE FAMILY RESIDENCES AND
ACCESSORY STRUCTURES, INSPECTION FEES FOR RE-
INSPECTIONS, TO DEFINE ACCESSORY STRUCTURES
AND TO PROVIDE FOR RELATED MATTERS**

BE IT ORDAINED by the Council of the City of Central, State of Louisiana as follows:

Section 1. The Council hereby amends and re-enacts fees previously enacted in Ordinance No. 2010-10 for the items listed herein. The following Schedule of Fees shall be applicable to inspections, building permits and plan review within the City of Central and shall be the fees referred to in the latest editions of the International Building Code, International Residential Code, International Existing Residential Code, International Mechanical Code, Louisiana State Plumbing Code and the National Electric Code adopted by the City of Central.

SCHEDULE OF FEES

BUILDING PERMIT FEES

(a) Single Family Residential Construction

- (1) Building value shall be \$82 per square foot for living area plus \$40 per square foot for nonliving area.
- (2) Building permit fee shall be \$5 per \$1,000 value. (Minimum \$100)
- (3) Trade permit fee shall be \$5 per \$1,000 contract price. (Minimum \$100)

(b) Accessory Structure Construction

Accessory Structure is a structure 3,000 square feet or less and two stories or less in height located on a same lot with a single family residence with a use which is incidental to or customarily accessory to the residence. Accessory Structure includes any structure detached from the residence including but not limited to, carports, garages, sheds, workshops, barns, utility buildings, decks, gazebos, greenhouses and bathhouses.

- (1) Building value shall be \$10 per square foot.
- (2) Building permit fee shall be \$5 per \$1,000 value. (Minimum \$50)
- (3) Trade permit fee shall be \$100 per trade.

- (4) One-story detached accessory structures are exempt from permitting, provided the floor area does not exceed 200 square feet and the structure is not connected to utilities.

(c) Commercial (All other construction except Single Family)

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PLAN REVIEW FEES

(a) Single Family Residential Construction

- (1) The plan review fee for single family residential construction including additions; ~~and remodeling and construction of accessory structures~~ shall be ~~thirty-five percent (35%) of the building permit fee~~
- (2) ~~The minimum plan review fee shall be \$100.00.~~

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(f) Accessory Structure Construction

The plan review fee for Accessory Structure construction shall be \$40.

INSPECTION FEES

The cost of performing inspections is included in the building permit fees; however, the following additional inspection fees shall apply:

- (a) The fee for a re-inspection shall be \$50. A reinspection fee will be assessed after the second failure for the same issue.
- (b) The fee for inspections conducted outside of normal business hours shall be \$100.
- (c) Permits expire 180 days from the last inspection. An expired permit can be re-instated for 50% of the original permit fee. The Building Inspector may reduce the fee for an expired permit where excessive bad weather or other events beyond the permittee's control delayed construction.

Section 2. Conflicts

This Ordinance and Schedule of Fees shall supersede any and all other fees for the items included herein. Any fee not amended by this Ordinance shall remain in effect. All ordinances or part of ordinances in conflict with this Ordinance and Schedule of Fees are hereby repealed.

1 **Section 3. Effective Date**

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3 This Schedule of Fees shall become effective on July 1, 2011.

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5 **Section 4. Severability**

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7 If any section, subsection, sentence, clause or provision of this Ordinance is declared by a court
8 of competent jurisdiction to be invalid, such declaration of the invalidity shall not affect the
9 validity of the Ordinance as a whole, or parts thereof, other than the part declared invalid. The
10 remainder of the Ordinance shall not be affected by the declaration of invalidity and shall remain
11 in force and effect.

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13 Introduced on this 8th day of February, 2011.

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15 Notice of public hearing published on the 17th day of February, 2011.

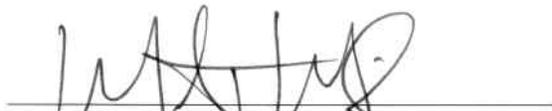
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17 Adopted by the Council this 10th day of March, 2011 by a vote of:

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19 YEAS: DeJohn, LoBue, Messina, Moak and Washington
20 NAYS: None

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22 Signed this 14th day of March, 2011.

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26 _____
27 Shelton "Mac" Watts, Mayor

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29 Attest:

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33 Mark Miley, City Clerk