

RESOLUTION No. 21-01

A RESOLUTION OF THE MAYOR AND THE CITY COUNCIL OF THE CITY OF DORAL, FLORIDA, AMENDING THE EXISTING FEE SCHEDULE FOR THE BUILDING DEPARTMENT (SCHEDULE "A") ADOPTED BY RESOLUTION No. 2004-15 AND INCLUDING ALL AMENDMENTS THEREAFTER; INCLUDING ESTABLISHING A SCHEDULE FOR THE UPDATE OF THE PERMIT FEE UTILIZATION REPORT OF NO MORE THAN EVERY FOUR (4) YEARS; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the City of Doral (the "City") is authorized by state law to provide for fees for the issuance of building permits and for the consideration and processing of applications for a building permit as per Ordinance 2004-15; and

WHEREAS, to address the needs of the City's customers (including residents, business owners, and contractors) to provide clear, accurate and efficient methods of calculating said fees; and

WHEREAS, the Building Department retained a consultant under Resolution 20-14 for management consulting services to perform a permit fee utilization audit; and

WHEREAS, the Department endeavors to simplify permit fee calculations where feasible and in association with an updated permitting system that will go live in early 2021; and

WHEREAS, staff respectfully requests that the City Council amend the existing Fee Schedule A for the Building Department, adopted by Ordinance 2004-15 and subsequent amendments by Resolutions 05-82, 10-72, 13-41 and 18-01, in order to consolidate previously published documents including the Fee Schedule, Trade Fee Sheets; and

WHEREAS, staff respectfully requests a Permit Fee Utilization Report study be conducted no less than every four years using budgeted funds and maintain a surplus as permitted by statute;

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DORAL, FLORIDA, AS FOLLOWS:

Section 1. Recitals. The above recitals are true and correct and are incorporated herein by reference.

Section 2. Exhibits. The Fee schedules of the Building Department are hereby amended and attached hereto as Exhibit "A" 2020 Fee schedule update, Exhibit "B" Fee Schedule Update Comparative Table, and Exhibit "C" PMG Associates' Report.

Section 3. Effective Date. This Resolution shall take effect on March 1, 2021.

The foregoing Resolution was offered by Councilmember Mariaca who moved its adoption. The motion was seconded by Councilmember Puig-Corve and upon being put to a vote, the vote was as follows:

| | |
|------------------------------|-----|
| Mayor Juan Carlos Bermudez | Yes |
| Vice Mayor Pete Cabrera | Yes |
| Councilwoman Digna Cabral | Yes |
| Councilwoman Claudia Mariaca | Yes |
| Councilman Oscar Puig-Corve | Yes |

PASSED AND ADOPTED this 13 day of January, 2021.



JUAN CARLOS BERMUDEZ, MAYOR

ATTEST:



CONNIE DIAZ, MMC
CITY CLERK

APPROVED AS TO FORM AND LEGAL SUFFICIENCY
FOR THE USE AND RELIANCE OF THE CITY OF DORAL ONLY:



LUIS FIGUEREDO, ESQ.
CITY ATTORNEY

EXHIBIT “A”

BUILDING DEPARTMENT

FEE SCHEDULE A ONLY

January 2021

Doral

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Final

Contents

| | |
|--|----|
| BUILDING DEPARTMENT FEES | 8 |
| A. GENERAL INFORMATION ON SPECIAL FEES, REFUNDS, EXTENSIONS, RENEWALS, AND CANCELLATIONS..... | 8 |
| 1. UP-FRONT PROCESSING FEE | 8 |
| 2. DOUBLE FEES | 9 |
| 3. RE-INSPECTION FEES | 10 |
| 4. RETURN INSPECTION (formerly CALLBACK INSPECTION) | 10 |
| 5. LOST, REVISED AND REWORKED PLANS FEES | 10 |
| 6. REFUNDS, CANCELLATIONS, CHANGE OF CONTRACTOR, EXTENSIONS AND RENEWALS | 11 |
| 7. MINOR (60 DAY) AND MAJOR (90 DAY) EXPIRED PERMIT AMNESTY PROGRAM | 14 |
| 8. SPECIAL PROJECTS & INFORMATION REQUESTS | 14 |
| 9. GENERAL INFORMATION | 14 |
| 10. EXPEDITE PROCESSING & OPTIONAL PLAN REVIEW | 15 |
| 11. INSPECTIONS REQUIRING OVERTIME | 16 |
| 12. EARLY START PERMITTING | 17 |
| 13. ELECTRONIC PLAN REVIEW..... | 17 |
| 14. FEES BASED ON ESTIMATED COST (DOCUMENTATION REQUIREMENTS)..... | 18 |
| 15. ACTUAL COST FOR PROJECTS REQUIRING SERVICES NOT CONTEMPLATED IN CURRENT FEE STRUCTURE (Including 3 rd Party Consultant or Vendor Services such as Plans Review, Inspections or Clerical Tasks)..... | 18 |
| 16. PRIVATE PROVIDER..... | 18 |
| B. CERTIFICATES OF OCCUPANCY/COMPLETION | 19 |
| 1. CERTIFICATE OF OCCUPANCY | 19 |
| 2. CERTIFICATE OF COMPLETION | 20 |
| 3. OCCUPANCY WITHOUT CO/CC..... | 20 |
| 4. TEMPORARY CERTIFICATE OF OCCUPANCY / COMPLETION (TCO / TCC) | 20 |
| 5. TEMPORARY TRAILERS | 20 |
| 6. EVENT PROVISIONAL CO | 20 |

| | |
|--|----|
| C. BUILDING BASE PERMIT FEES | 21 |
| 1 | 21 |
| 1. MINIMUM FEE FOR BUILDING PERMIT | 21 |
| 2. NEW BUILDINGS OR ADDITIONS | 21 |
| 3. ALTERATIONS AND REPAIRS | 21 |
| 4. STRUCTURES OF UNUSUAL SIZE OR NATURE | 22 |
| 5. NEW CONSTRUCTION, OTHER THAN AS SPECIFIED HEREIN | 22 |
| 6. SLABS/PAVING (Residential and Commercial)..... | 23 |
| 7. FENCES AND/OR WALLS | 23 |
| 8. SWIMMING POOLS, SPAS, AND HOT TUBS (Residential/Commercial) | 23 |
| 9. MISCELLANEOUS..... | 23 |
| 10. DEMOLITION OF BUILDINGS..... | 24 |
| 11. SHOP DRAWING REVIEW | 24 |
| 12. TEMPORARY PLATFORMS AND BLEACHERS | 24 |
| 13. WINDOW / DOOR INSTALLATION / REPLACEMENT | 24 |
| 14. SHUTTERS..... | 24 |
| 15. RESERVED..... | 25 |
| 16. SCREEN ENCLOSURES, CANOPIES & AWNINGS | 25 |
| 17. MOVING BUILDINGS OR OTHER STRUCTURES..... | 25 |
| 18. TEMPORARY TRAILERS | 25 |
| 19. SIGN PERMITS | 25 |
| 22. SATELLITE DISH..... | 25 |
| 23. COMMUNICATION ANTENNAS | 26 |
| 24. LIGHTWEIGHT INSULATING CONCRETE (LWIC) | 26 |
| 25. SOIL IMPROVEMENT / LAND CLEARING PERMITS / LAKE EXCAVATION..... | 26 |
| 26. EVENTS..... | 26 |
| 27. ADDITIONAL INSPECTIONS..... | 26 |
| D. ROOFING BASE PERMIT FEES | 26 |
| E. PLUMBING PERMIT FEES | 27 |
| 1. MINIMUM PLUMBING OR GAS PERMIT FEE..... | 27 |
| 2. RESIDENTIAL PLUMBING (Group R3) | 27 |

| | |
|--|----|
| 3. COMMERCIAL ROUGHING-IN OR PLUGGED OUTLETS..... | 28 |
| 4. SETTLING TANKS, GAS AND OIL INTERCEPTORS, AND GREASE TRAPS..... | 28 |
| 5. SEWER | 28 |
| 6. WATER PIPING..... | 28 |
| 7. SWIMMING POOL/SPA PIPING | 29 |
| 8. WELLS..... | 29 |
| 9. NATURAL GAS OR LIQUIFIED PETROLEUM | 29 |
| 10. WATER TREATMENT PLANTS, PUMPING STATIONS, SEWER TREATMENTS AND LIFT STATIONS | 30 |
| 11. WATER & GAS MAINS | 31 |
| 12. STORM/SANITARY UTILITY/COLLECTOR LINES FOR BUILDING DRAIN LINES | 31 |
| 13. TEMPORARY TOILETS (Waterborne or Chemical)..... | 31 |
| 14. DENTAL VACUUM LINES | 31 |
| 15. MOBILE HOME / TEMPORARY MODULAR TRAILER CONNECTIONS..... | 31 |
| 16. MEDICAL GAS..... | 31 |
| 17. AIR COMPRESSORS & PIPING | 31 |
| 18. SUB-METERING | 32 |
| 19. ANNUAL FACILITY PERMITS (Premise Permits) | 32 |
| 20. ADDITIONAL INSPECTIONS..... | 32 |
| E. ELECTRICAL PERMIT FEES | 32 |
| 1. MINIMUM ELECTRICAL PERMIT FEE..... | 32 |
| 2. PERMANENT SERVICE TO BUILDINGS – NEW CONSTRUCTION/WORK ONLY | 32 |
| 3. FEEDERS..... | 33 |
| 4. TEMPORARY SERVICE FOR CONSTRUCTION | 33 |
| 5. CONSTRUCTION FIELD OFFICE (MODULAR/TEMP TRAILER) SERVICE | 33 |
| 6..... | 33 |
| . TEMPORARY SERVICE TEST (Commercial Only) | 33 |
| 7. RESIDENTIAL WIRING | 33 |
| 8. ALL OTHER WIRING AND OUTLETS | 33 |
| 9. AIR CONDITIONING & REFRIGERATION SYSTEMS..... | 34 |
| 10. ELECTRICAL EQUIPMENT REPLACEMENT (existing facilities) | 34 |
| 11. LIGHTING FIXTURES | 35 |

12. SIGNS & ARCHITECTURAL FEATURES35

13. TEMPORARY WORK ON CIRCUSES, CARNIVALS, FAIRS, CHRISTMAS TREE LOTS,
FIREWORKS, TENTS, ETC..... 35

14. FIRE DETECTION SYSTEM35

15. SOUND SYSTEM36

16. BURGLAR ALARM SYSTEMS / SECURITY & ACCESS CONTROL36

17. INTERCOM SYSTEMS / DAS, BDA, OR RADIO ENHANCEMENT SYSTEMS..... 36

18. ENERGY MANAGEMENT SYSTEM36

19. SWIMMING POOLS, ELECTRICAL.....36

20. FREE STANDING SERVICE37

21. CONDUIT DUCTBANK37

22. FPL LOAD MANAGEMENT.....37

23. UNDERGROUND MANHOLES.....37

24. ANNUAL FACILITY PERMITS (Premise Permits)37

25. ADDITIONAL INSPECTIONS.....38

F. MECHANICAL PERMIT FEES.....38

1. MINIMUM MECHANICAL PERMIT FEE38

2. MECHANICAL SINGLE-FAMILY RESIDENCES AND DUPLEXES (GROUP R3).....38

3. AIR CONDITIONING AND REFRIGERATION, INCLUDING THE RELOCATION OF
EQUIPMENT.38

4. FURNACES & HEATING EQUIPMENT, INCLUDING COMMERCIAL DRYERS, OVENS
AND OTHER FIRED OBJECTS NOT ELSEWHERE CLASSIFIED.39

5. STORAGE TANKS FOR FLAMMABLE LIQUIDS.....39

6. INTERNAL COMBUSTION ENGINES39

7. COMMERCIAL KITCHEN HOODS.....39

8. PAINT BOOTH, SMOKE EVAC, LAUNDRY/TRASH CHUTES & OTHER
EXHUAST/DUCTWORK39

9. FIRE PROTECTION.....40

10. ANNUAL FACILITY PERMITS (Premise Permits)40

11. ADDITIONAL INSPECTIONS.....40

12. ENERGY CODE ANALYSIS40

G. BOILERS AND PRESSURE VESSELS41

1. BOILERS.....41

2. FEES FOR PERIODIC INSPECTIONS41

H. COST OF RECORDS42

1. COPIES OF DEPARTMENTAL RECORDS42

I. 40-YEAR RE-CERTIFICATION FEES42

J. STRUCTURAL GLAZING SYSTEMS RE-CERTIFICATION FEES43

K. ENFORCEMENT FEES - UNSAFE STRUCTURES43

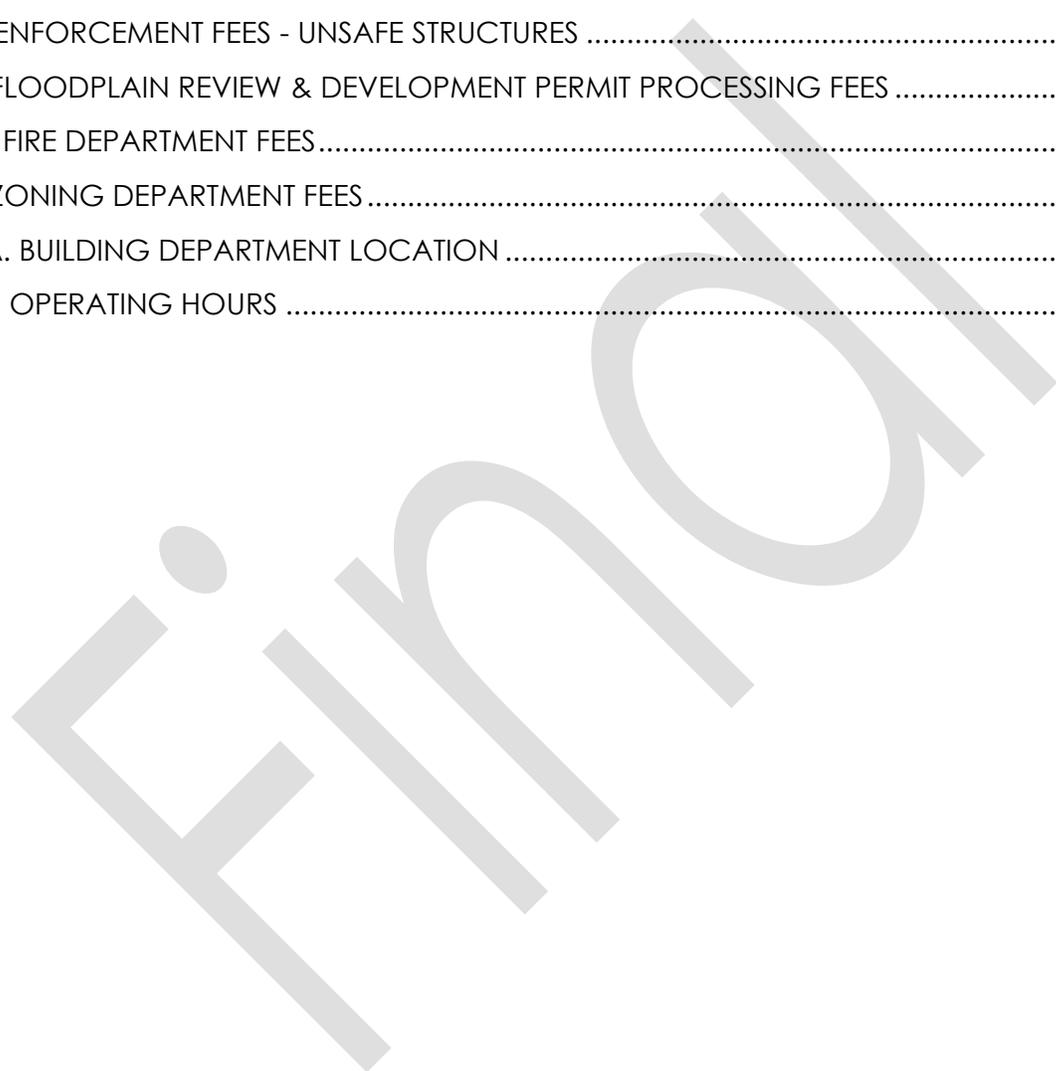
L. FLOODPLAIN REVIEW & DEVELOPMENT PERMIT PROCESSING FEES44

M. FIRE DEPARTMENT FEES.....44

Z. ZONING DEPARTMENT FEES44

AA. BUILDING DEPARTMENT LOCATION45

BB. OPERATING HOURS45



BUILDING DEPARTMENT FEES

A. GENERAL INFORMATION ON SPECIAL FEES, REFUNDS, EXTENSIONS, RENEWALS, AND CANCELLATIONS

Format for remainder of book is as follows:

| FEE CODE | BRIEF DESCRIPTION | FEE or FACTOR |
|----------|-------------------|---------------|
|----------|-------------------|---------------|

Where a minimum other than the base minimum as established at the beginning of each section occurs, a note will be added.

1. UP-FRONT PROCESSING FEE

As a result of the Tyler Technologies EnerGov software implementation, the department is encouraging the online application of permits. To facilitate the most efficient use of this system and its functionality (including an online estimating tool), no upfront fee will be collected at time of submittal. A minimum non-refundable application fee will be assessed once the package has been validated by the clerical/permit technician team. At the Building Official's discretion, larger projects requiring a significant investment of time, may be assessed an upfront fee based on this Permit Fee Schedule up to 50% of the base permit fees.

When the building permit application is received for the proposed work listed below:

| | | |
|----------------|--|----------------|
| BDAP999 | Minimum non-refundable application fee for all master (primary) permit submittals made via the online permitting portal ("EnerGov" or Citizen Self-Service) | |
| | Each primary permit application | \$25.00 |

[RESERVED BD100, BD1001, BD1002, BD1003]

| | | |
|--------------|---|---------------|
| BD100 | "Up-front" fees for New Single Family Residence, Duplex, Townhouse, or Multi-Family and Additions (Occupancy groups R2& R3), fees based on each square foot or fractional part thereof | \$0.20 per sf |
|--------------|---|---------------|

| | | |
|---------------|---|------------------------------|
| BD1001 | Per dollar in estimated value or fractional part when square footage does not apply | \$0.02 per \$1.00 (or 2%) |
|---------------|---|------------------------------|

When above categories do not apply:

| | |
|------------------------|-----------------|
| ✓ Roofing & Demolition | \$80.00 minimum |
|------------------------|-----------------|

| | |
|---|-----------------------|
| ✓ Swimming Pools or Spas | \$100.00 minimum |
| ✓ Revisions | \$80.00 per trade |
| ✓ Shop Drawings | \$50.00 per submittal |
| ✓ Administrative Actions (including Change of Contractor and Lost Plans) | \$80.00 per submittal |
| ✓ Minimum up-front fee (all others) | \$80.00 |

BD1002 “Up-front” fees for a building permit application for **All Other Occupancy Groups** (B, S, U, etc.):

| | |
|------------------------------------|--------|
| Per 100 sq. ft. or fractional part | \$7.00 |
|------------------------------------|--------|

BD1003 Per \$100 of estimated value or part thereof \$1.00

When above categories do not apply:

| | |
|---|-----------------------|
| ✓ Roofing & Demolition | \$100.00 |
| ✓ Swimming Pools or Spas | \$100.00 |
| ✓ Revisions | \$80.00 per trade |
| ✓ Shop Drawings | \$50.00 per submittal |
| ✓ Administrative Actions (including Change of Contractor and Lost Plans) | \$80.00 per submittal |
| ✓ Minimum up-front fee (all others) | \$80.00 |

Sub-Permits (Residential/Commercial)

| | |
|---|-----------------------|
| ✓ General and Sub-subs | \$80.00 per submittal |
| ✓ Administrative Actions (Change of Contractor and Lost Plans) | \$80.00 per submittal |

An up-front fee, assessed after electronic submittal, is not refundable but shall be credited toward the final building permit fee.

2. DOUBLE FEES

BD200 When work for which a permit is required is commenced prior to obtaining a permit, the permit applicant will be required to pay one hundred dollars (\$100.00)¹ plus an additional fee of one hundred percent (100%) of the base permit fee in addition to the required permit fee established herein. The payment of the required fee shall not relieve them from being subject

¹ As per Code of Miami-Dade County Chapter 8 Section 8-12(c).

to any of the penalties therein. *The double fee requirements shall be applicable to all divisions of the Building Department as noted herein.*

3. RE-INSPECTION FEES

BD230 A permit holder shall be entitled to an initial inspection (included in the base permit fee) provided the inspector can conduct the inspection. All work shall be inspected, and the building inspector shall note any deficiencies. When the work to be inspected is only partially complete, the inspection shall be performed on those portions of the work completed, provided that compliance with the Florida Building Code may be determined with respect to those portions.

A permit holder may be assessed additional inspection fees of \$70.00 for each additional inspection required assuring compliance with the Florida Building Code beyond the initial inspection, if the inspector determines that the applicant has not significantly progressed from the previous inspection. All additional inspection fees shall be paid prior to the next inspection.

4. RETURN INSPECTION (formerly CALLBACK INSPECTION)

BD235 If a contractor has an expedited construction schedule and needs to request **more than one of the same type of inspection on the same day**, the re-inspection is classified as a RETURN INSPECTION at a cost of \$70.00 each. Return inspections must be requested in a timely manner and are at the discretion and/or availability of the Building Official or designee. Return inspections are completed prior to the end of the business day (3:30pm).

5. LOST, REVISED AND REWORKED PLANS FEES

(a) LOST PLANS

When plans are lost by the owner/agent or contractor, a fee will be assessed plus the cost of reproduction; but not less than:

| | | |
|--------------|--|----------|
| BD801 | Residential Minimum for Group R3 (Single Family/Duplex) | \$86.00 |
| BD802 | Commercial Minimum fee for all others | \$160.00 |

When only a portion of the job set has been lost, a fee per page proportional to the whole set, but not less than the minimums above, plus the cost of reproduction shall be assessed.

(b) REVISED PLANS PROCESSING FEE

BD500, EL500, FL500, ME500, PL500, RF500, ST500, ZN500

Major plan revision, after permit is issued, shall be subject to a fee of 10% of the original base master permit fee per trade reviewed.

BD501, EL501, FL501, ME501, PL501, RF500, ST501, ZN501

Minor plan revisions, after permit is issued, shall be subject to a fee of \$115.00 for each review taking longer than 5 minutes. There may be no charge for a review that takes less than 5 minutes.

(c) REWORKS

BD803, EL803, FL803, ME803, PL803, RF803, ST803, ZN803

A fee of \$115.00 may be charged for failure to make required corrections previously indicated.

(d) LOST PERMIT CARD FEE

BD804 A replacement fee of \$40.00 shall be charged for the loss of a Permit Card after a permit has been issued.

(e) RECORDS OF INSPECTIONS RESULTS

See Section H "Cost of Records"

6. REFUNDS, CANCELLATIONS, CHANGE OF CONTRACTOR, EXTENSIONS AND RENEWALS

BD505 The fees charged pursuant to this schedule, provided the same are for a permit required by the applicable Building Code and Chapter 8 of Code of Miami-Dade County, may be refunded by the Building Official subject to the following:

No **refunds** shall be made on requests involving:

- (1) Permit fees of \$150.00 or less; or

(2) Permits revoked by the Building Official under authority granted by the Florida Building Code and Chapter 8 of Code of Miami-Dade County, or permits cancelled by court order, or conditional permits; or

(3) Permits which have expired; or

(4) Permits under which work has commenced as evidenced by any recorded inspection having been made by the Department; or

(5) The original permit holder when there is a change of contractor.

Permit Cancellation: A full refund less than \$150.00 or 50% of the permit fee, whichever is greater, rounded to the nearest dollar, shall be granted to a permit holder who requests a refund, provided:

That the Building Department receives a written request from the permit holder prior to the permit expiration date; and

That the permit holder submits with such request the applicant's validated copy of such plans and permit; and

That no work has commenced under such permit as evidenced by any recorded inspection and/or field verification.

Note: The City is not responsible for sub permits pulled in error for optional features on *Master Models Not for Permit*. It is the responsibility of the Applicant to manage all features and subs accordingly.

- BD540** Where there is a **Change of Contractor** or qualifier involving a permit, the new contractor or qualifier shall pay a fee of \$140.00.
- BD510** A fee of the "original base permit fee" or maximum of \$125.00 shall be paid by the permit holder who submits a written request for a **Permit Extension** as authorized under the applicable section of the Florida Building Code.
- BD520** Where a permit has become null and void pursuant to the applicable Building Code, a credit of fifty percent (50%) of the permit fee shall be applied to any re-application (**Renewal**) fee for a permit covering the same project and involving the same plans, provided that the complete re-application is made within six (6) months of the expiration date of the original permit, and provided that no refund had been made as provided

in this Section, and provided there has been no adoption of a newer code or ordinance; otherwise, in all other cases the renewal permit will be assessed 100% (new application) of the original Building Permit Fee. Renewal fees and are in addition to any revision fees that may occur after the renewal.

Renewals of Miami-Dade County expired permits will be assessed at 100% of the current City of Doral permit fee for the equivalent scope of work.

Other agencies including, but not limited to, the Department of Environmental Resources Management, Building Code Compliance Office, Department of Community Affairs, Department of Business and Professional Regulations, the Florida Department of Health, and others assess fees on building permits, including re-application on expired permits (contact the applicable agencies for details).

BD515 A fee of \$40.00 shall be paid by the applicant for each **extension of time** requested on a permit application (at the discretion of the Building Official or designee and where no change in Building Code Cycle has occurred).

BD525 **Cancellation of Expired Permit**
Per review and/or verification inspection \$70.00

7. MINOR (60 DAY) AND MAJOR (90 DAY) EXPIRED PERMIT AMNESTY PROGRAM

[Note: Program has expired.]

8. SPECIAL PROJECTS & INFORMATION REQUESTS

BD560 A fee equal to actual staff time and related costs shall be assessed for information requests requiring research by staff in order to answer questions. A minimum fee of \$70.00 will be charged. A fee equal to \$2.00 per page shall be assessed for pre-programmed computer reports on Department records.

9. GENERAL INFORMATION

BD400 **State of Florida Surcharge**

BD400C DCA/DBPR combined surcharge (FS 553.721, 468.631) assessment of 3 of all trade permit fees associated with the enforcement of the FBC (minimum \$4.00 per permit or 3% of the base permit fee)

BD700 A fee of six (6%) percent (for **Concurrency Review**) of the total permit fee will be added to original fees where a concurrency **impact** review was performed/or may be required on any new construction projects; see also Schedule B – Planning & Zoning fees.

Road, School, and Fire Impact Fees are assessed on certain building permits and may include re-application on expired permits. Contact the Miami-Dade County Impact Fee Section for details on these fees. Refer to Section "M".

BD300 **Miami-Dade County Code Compliance** fee of \$0.60 per \$1,000.00 of estimated value of work.

- Groups I & S1 use \$56.25 per sq. ft. for value of work or actual estimate or executed contract as provided by the Applicant.
- All other groups use \$81.25 per sq. ft. for value of work or actual estimate or executed contract as provided by the Applicant.

BD600PK A City of Doral **Parks and Recreation Impact Fee** of \$4,230.77

Ordinance #2018-19 approved February 13, 2019 with a phased implementation of Year 1 at 45%, Year 2 at 55%, Year 3 at 75% and Year 4 of 100%; **Fee is applied at permit issuance date.**

| | | |
|----------------------------|-------------|-------------------|
| 2/13/2019-2/12/2020 | 45% | \$1,903.85 |
| 2/13/2020-2/12/2021 | 55% | \$2,326.92 |
| 2/13/2021-2/12/2022 | 75% | \$3,173.08 |
| 2/13/2022-Onward | 100% | \$4,230.77 |

BD600PLO and a **Police Impact Fee** of \$101.29 shall be applied to each **residential** unit of a new construction single family, duplex and multi-family buildings **prior to March 12, 2014.**

BD601PLO A **Police Impact Fee** of \$0.147 per square foot shall be applied to all other uses **including commercial, industrial, storage, etc. prior to March 12, 2014.**

BD600PL Per Ordinance 2014-07, effective March 12, 2014, approved development projects shall be assessed a City Police Impact Fee of \$464.62 to each **residential** unit of a new construction single-family, duplex and multifamily buildings.

BD601PL A City Police Impact fee of \$0.174 per foot shall be applied to new non-residential developments **including commercial, industrial, storage, etc.**

BD800 A **Scanning Fee** of \$3.00 per page minimum (or as otherwise charged by vendor) will be assessed on all documents presented for permitting, including revisions, shop drawings, archive documents (including Fire sprinklers, well permits, etc.) etc.

PW900 City of Doral **Roadway Impact Fee** assessed by the Public Works Department. *Refer to most recently the published Public Works Fee schedule.*

10. EXPEDITE PROCESSING & OPTIONAL PLAN REVIEW

(a) *Expedites*

When expedited services are requested by the applicant and approved by the Building Official, the following fees shall apply:

*Note: Expedite processing does not include reviews by outside agencies, Planning/Zoning or Public Works departments.

| | | |
|-----------------|--|---|
| BD150R3 | One and Two Family Residential (R3) Residential (R3) Reworks after initial round | \$500 Minimum \$90.00/hr or fraction |
| BD1503S | All Others up to 3-Stories Over 3-Stories | \$1,100 Minimum Minimum + \$90.00/hr |
| BD150RWK | All Other Reworks after initial round | \$90.00/hr |
| BD150RV | All qualifying minor revisions | \$550 |

(Qualifying revisions may be commercial or residential projects, may be reviewed by the Building Official or designee for availability and may still require review by outside departments or agencies.)

(b) OPR (Optional Plan Review)

BDOPR, ELOPR, FLOPR, MEOPR, PLOPR, STOPR, RFOPR, PPOPR

This service allows a customer the option to receive an expedited plan review for a fee. The customer can request a complete review cycle of all required trade reviews (building, plumbing, mechanical, flood, structural and electrical). The City will charge \$95 per hour/per trade to review plans, with a minimum of one (1) hour and a maximum of two (2) hours per trade plus plans processing time. Plans Examiners will review these types of plans during after-hours, thus minimizing the impact to our regular customers, utilizing existing staff, and addressing the needs of time sensitive constructions projects. Note: This is NOT for new work/new submittals. This fee for service is intended for reworks or revisions only. This service may be available for other submittal types (e.g. "typicals", etc.) at the Building Official's discretion and availability of staff.

11. INSPECTIONS REQUIRING OVERTIME

| | | |
|--------------|---|--|
| BD240 | Minimum first hour (unlimited inspections per trade) | \$225.00/ first hr \$75.00/hr each additional |
|--------------|---|--|

Construction inspections that are requested in advance and which require that employees work overtime will be assessed at a rate of \$75.00 per hour after the minimum first hour.

| | |
|--------------|----------------------------|
| BDISR | Inspection Service Request |
|--------------|----------------------------|

To address the inspection service needs, the Building Department will hire inspectors (temporary service, part-time and third party) to be utilized on an as-needed basis. Our patrons have expressed a need and desire to pay for such services in order to have inspectors available and complete their construction projects in a timely manner. The Department shall charge a \$75 fee per hour/per inspector with a minimum of three (3) hours for ISR services. As part of this service, multiple inspections shall be performed during the three (3) hour period. The hiring of these additional inspectors will augment the City's current staffing levels.

Note: An escrow account is required with a minimum deposit of \$3,500 for use of the ISR service. Please coordinate with the Building Development Services Coordinator.

12. EARLY START PERMITTING

BD590 The fee assessed for the Early Start Permit program is based on the value of the work described or as per the estimate/executed contract provided by the Applicant. **Private Provider applications are not eligible for Early Start Permitting.**

- (a) \$250 permit fee for job valuation of less than \$25,000.
- (b) \$500 permit fee for job valuation of \$25,000 to \$100,000.
- (c) \$750 permit fee for job valuation of more than \$100,000.

13. ELECTRONIC PLAN REVIEW

BD595 In order to create a more efficient and effective permitting process, the Building Department has established procedures to process plans electronically via a concurrent automated workflow. The department requests that applicants submit plans in an electronic format (PDF) on a CD-ROM or via the electronic permitting system (when available).

Additionally:

A technology fee of **0.05% (zero and point zero five percent)** of the **total cost of construction** will be added to all base permit fees to enhance the City's ability to provide state-of-the-art technology, training, equipment and implementation for all permitting system users across all disciplines; a good-faith estimate, executed contract or itemized work order is due at permit submittal;

And;

If the applicant chooses to submit paper plans, the Director (or his designee) has the authority to invoice for reimbursement of the

conversion of construction documents submitted to an electronic format saved on a CD-ROM **at cost** for recoverable expenses. See also BD800.

14. FEES BASED ON ESTIMATED COST (DOCUMENTATION REQUIREMENTS)

BD570 The Building Department may require the permit applicant to submit appropriate documentation as proof of estimated cost of construction used to compute permit fees.

15. ACTUAL COST FOR PROJECTS REQUIRING SERVICES NOT CONTEMPLATED IN CURRENT FEE STRUCTURE (Including 3rd Party Consultant or Vendor Services such as Plans Review, Inspections or Clerical Tasks)

BD580 The Building Official, or designee, has the authority to invoice for reimbursement of actual costs on projects requiring services not contemplated in the current fee structure.

The invoice will consist of actual labor cost, including any and all fringe benefit costs the Department is legally obligated to pay. Additionally, the invoice will include any other indirect cost associated with the actual labor cost, as determined by the City of Doral Building Department on a yearly basis.

All projects will have mutually agreed on contract(s), which will be maintained in the Department. The Building Official will also have the ability to request a deposit amount that is mutually acceptable to the Department and the company or individual that is legally responsible for the project(s). The deposit amount shall be used to offset the final invoiced project cost; if any amount is remaining, it shall be returned to the party that executed the agreement with the Department. The life span of the project(s) shall be included in the agreement.

16. PRIVATE PROVIDER

The use of Private Providers is authorized by Florida Statute 553.791, Alternative Plans Review and Inspection. The City of Doral a Notice to Building Official package as set forth in the Forms section of the department's website.

An Owner may elect to use a Private Provider at any time. However, the Private Provider is recognized only after the City of Doral reviews and accepts the "Notice to Building Official". Private Provider services may include inspections only, or plans review

and inspections. The City of Doral will not allow plans review only. The Private Provider's role may be modified at any time by submitting a revised "Notice to Building Official", subject to the restrictions set forth in the Policies and Procedures Manual.

Private Provider plans review. Private Providers may review the following disciplines only: Building, Roofing, Structural, Electrical, Mechanical and Plumbing. All other disciplines (Zoning, Floodplain, Public Works, etc.) will be reviewed by the City or outside agencies (Fire, DERM, DOH, etc.)

Fee adjustments for building permits. A reduction in base permit fees may apply, as follows:

For plans review and inspections, the building department fees may be reduced by thirty percent (30.00%) and in no case shall be less than \$115.00.

For inspections only (or if the City began to review the plans before the Private Provider election was finalized), the fees may be reduced by fifteen percent (15.00%) and in no case shall be less than \$70.00.

Base permit fees do not include local, administrative, impact or other fees outside of base permit fees or for those reviews and inspections actually conducted (e.g. Floodplain, Zoning, and Public Works).

For questions on the City of Doral's Private Provider program, or about the registration process, contact Carlos Diaz, Building Development Services Coordinator, carlos.diaz@cityofdoral.com.

B. CERTIFICATES OF OCCUPANCY/COMPLETION

1. CERTIFICATE OF OCCUPANCY

(a) RESIDENTIAL (New Construction)

| | | |
|------|--|---------------|
| CO01 | Single Family Residence, Townhouse | \$64.00/ unit |
| CO02 | Duplexes, per structure | \$73.00 |
| CO09 | Apartments, hotels, motels and all multi-family uses | \$15.00/unit |
| | Minimum Fee | \$174.00 |

| | | |
|------|---|----------|
| CO08 | Private school, day nursery, convalescent and nursing home, hospital, Assisted Living Facilities (ALF) and developmentally disabled home care | \$174.00 |
|------|---|----------|

(b) COMMERCIAL/INDUSTRIAL and All Other Occupancies

(New Construction, Alterations, and Additions)

| | | |
|------|--------------------------|----------|
| CO07 | All uses per square foot | \$0.055 |
| | Minimum Fee | \$174.00 |

2. CERTIFICATE OF COMPLETION

COMMERCIAL/INDUSTRIAL (New Construction)

| | | |
|-------|--------------------------|----------|
| CC100 | All uses per square foot | \$0.055 |
| | Minimum Fee | \$174.00 |

3. OCCUPANCY WITHOUT CO/CC

| | | |
|----------|--|----------|
| CO/CC200 | In Violation (plus, a double CO/CC fee) | \$288.00 |
|----------|--|----------|

4. TEMPORARY CERTIFICATE OF OCCUPANCY / COMPLETION (TCO / TCC)

TCO All TCO fees will be assessed per inspection per open trade **\$70 per open trade inspection**. TCOs are valid for 30 days at the discretion of the Building Official, when no violation persists, and all life safety & accessibility elements have been satisfied.

5. TEMPORARY TRAILERS

| | | |
|--------------|---|---------------------|
| CO07T | Temporary use of modular buildings for commercial purposes in association with construction of new buildings or major improvements or renovations of existing buildings (e.g., on-site construction office, sales trailers, etc.). (Not applicable to construction materials storage trailers.) | |
| | Provisional CO (First 6 months or any portion thereof) | \$500.00 |
| | CO07T Renewals | \$70 per open trade |

6. EVENT PROVISIONAL CO

| | | |
|------|--|--|
| CO07 | Assessed as a regular CO but with an expiration date. Event Provisional CO is only applicable to Multi-day Events. | |
|------|--|--|

C. BUILDING BASE PERMIT FEES

Fees listed in this section include only building permit fees and does not include fees for plumbing, electrical, mechanical, roofing or floodplain permits, which are listed in the sections that follow. Refer to Planning & Zoning or Public Works departments for their fee schedules.

11. MINIMUM FEE FOR BUILDING PERMIT

The minimum fee for all building permits is applicable to all items in this section except as otherwise specified. This minimum fee does not apply to add-on building permits issued as supplementary to current outstanding permits for the same job.

| | |
|----------------------------------|----------|
| Minimum Base Building Permit Fee | \$115.00 |
|----------------------------------|----------|

2. NEW BUILDINGS OR ADDITIONS

| | | |
|-------------|--|--------|
| BD01 | New Construction or Additions to Single Family Residence, Duplex, Multi-Family Buildings, and Townhouse (Groups R2, R3) Per square foot | \$0.50 |
| BD03 | Industrial & Storage Use of Group I & S occupancies per square foot or fractional part of floor area | \$0.50 |
| BD02 | All Other Occupancy Groups , per square foot or fractional part of floor | \$0.50 |

3. ALTERATIONS AND REPAIRS

| | | |
|--------------|---|-----------------------|
| BD01E | Single Family Residence, Duplex, Multi-Family Dwelling Unit, and Townhouse (Group R2, R3) | |
| | Per \$1.00 of estimated cost or fractional part | \$0.05 |
| | Minimum Fee | \$180.00 |
| | Maximum Fee | \$1,500.00 |
| BD02A | (b) All Other Occupancy Groups (EXCEPT Group R2, R3) | |
| | For each \$100 of estimated cost or fractional part | \$2.00 or 2% of costs |
| | Minimum Fee | \$250.00 |

Note: Work under this fee item shall include interior and exterior alterations including asphalt, restriping and repairs of exterior driveways, parking lots, etc.

BD120 (c) Repairs due to **Fire Damage** per \$1.00 of estimated cost or fractional part (copy of construction contract required)

| | |
|--|------------|
| (Residential Dwelling Units Only) (Groups R2, R3) | \$0.08 psf |
| Minimum Fee | \$250.00 |
| Maximum Fee | \$1,500.00 |

4. STRUCTURES OF UNUSUAL SIZE OR NATURE

BD03A Such as, but not limited to, arenas, stadiums, water & sewer plans
The fee shall be based on ½ of 1% of the estimated cost of construction.

See also fee code **BD580**.

5. NEW CONSTRUCTION, OTHER THAN AS SPECIFIED HEREIN

| | | |
|-------------|---|---------|
| BD04 | Such as, but not limited to water towers, pylons, bulk storage/tank foundation, unusual limited-use buildings, marquees, communication towers and similar | |
| | For each \$1,000 of estimated cost or fractional part | \$15.00 |

6. SLABS/PAVING (Residential and Commercial)

| | | |
|-------------|--|--------|
| BD15 | Per square foot | \$0.08 |
| | Includes pavers, brick, concrete slabs (for asphalt or other repairs, resealing, etc. use exterior alteration) | |

7. FENCES AND/OR WALLS

| | | |
|-------------|---|--------|
| BD06 | Chain Link , each linear foot | \$0.25 |
| | Includes temporary construction fencing | |
| BD07 | Wood/Iron Fence & Ornamental Metals or Iron , each linear foot | \$1.00 |
| BD08 | CBS/Concrete/Precast Fence , each linear foot | \$1.80 |

8. SWIMMING POOLS, SPAS, AND HOT TUBS (Residential/Commercial)

| | | |
|--------------|--|----------------|
| BD11 | Installation of each Swimming Pool or Spa/Hot Tub (up to 20,000 gallons) | \$200.00 |
| BD11A | Repair of each Swimming Pool or Spa or Hot Tub (up to 20,000 gallons) | \$115.00 |
| | For new or repairs to pools or spas over 20,000 gallons add | \$0.01 per gal |

9. MISCELLANEOUS

| | | |
|-------------|---|------------------|
| BD17 | Prefabricated Utility Sheds with slab Residential Only; must include NOA | \$115.00 |
| BD90 | Shade Houses or pergolas with open roof/trellis per square foot or fraction thereof (Commercial or Residential) | \$0.05 per sq ft |
| | For permanently roofed structures/covered terraces, use New Construction/Addition (BD01, BD02) | |
| | Minimum fee | \$180.00 |

| | | |
|--|-------------|------------|
| | Maximum fee | \$1,500.00 |
|--|-------------|------------|

| | | |
|--------------|------------------|----------|
| BD130 | Tents | |
| | 1 to 500 sq. ft. | \$115.00 |
| | 501+ sq. ft. | \$218.00 |

10. DEMOLITION OF BUILDINGS

| | | |
|-------------|-------------------------------------|----------|
| BD10 | Per 1,000 square feet of floor area | \$20.00 |
| | Minimum fee | \$115.00 |

11. SHOP DRAWING REVIEW

| | | |
|---------------|----------------------------------|---------|
| BDSHOP | Per category, per trade reviewed | \$90.00 |
|---------------|----------------------------------|---------|

| | |
|--------------|---|
| BD04A | Trusses/Steel Structures |
| BD23 | Precast/Pre-stressed concrete |
| BD26 | Handrails/Stair Rails and Guards |
| BD30 | Post Tensioning (Archive Only) |
| BD33 | Tilt-up Walls |
| BD35 | Twin Tees |
| BD37 | Stairs |
| BD38 | Composite Slab Systems |
| BD39 | Shoring & Re-shoring Plans (Archive Only) |

12. TEMPORARY PLATFORMS AND BLEACHERS

(TO BE USED FOR PUBLIC ASSEMBLY)

| | | |
|--------------|---|--------|
| BD94 | For each 100 sq. ft. or fraction of platform area | \$8.00 |
| BD94A | For each 100 linear feet or fraction of seats | \$7.00 |

13. WINDOW / DOOR INSTALLATION / REPLACEMENT

| | | |
|--------------|--|----------|
| BD40R | Window installation, alteration, or repair – per sq. ft. of window or door area (except new construction for Group R3) | \$0.13 |
| | Minimum Fee – Residential | \$115.00 |
| BD40C | Minimum Fee – Commercial | \$115.00 |

14. SHUTTERS

| | | |
|---------------|--------------------------|--------|
| BD12AR | Per sq. ft. area covered | \$0.13 |
|---------------|--------------------------|--------|

| | | |
|---------------|---------------------------|----------|
| | Minimum Fee – Residential | \$115.00 |
| BD12AC | Per sq. ft. area covered | \$0.13 |
| | Minimum Fee - Commercial | \$115.00 |

15. RESERVED.

16. SCREEN ENCLOSURES, CANOPIES & AWNINGS

| | | |
|--------------|--|---------|
| BD16 | Screen enclosures Each 100 sq. ft. or fraction | \$15.00 |
| BD09 | Free standing and/or attached canopies (aluminum or canvas) For each \$1,000 of estimated cost or fractional part | \$14.00 |
| BD13A | Cantilevered Awnings and Canopies Horizontal projection per sq. ft. area covered | \$0.14 |

17. MOVING BUILDINGS OR OTHER STRUCTURES

| | | |
|--------------|---|---------|
| BD135 | For each 100 sq. ft. or fractional part thereof (does not include cost of new foundation or repairs to building or structure) Residential and Commercial | \$16.00 |
|--------------|---|---------|

18. TEMPORARY TRAILERS

| | | |
|-------------|---|---------|
| BD14 | Tie Down Inspection Fee (in addition to above fees) (This does not include installation of meter mounts and service equipment. Separate mechanical, plumbing, and related electrical permits are required. Floodplain review required.) | \$70.00 |
|-------------|---|---------|

19. SIGN PERMITS

Note: Non-electrical signs have moved to the Planning & Zoning Department.

| | | |
|-------------|--|--------|
| BD45 | Signs Non-illuminated, per square foot Includes monument signs (separate structural review fee) (illuminated signs under electrical permits) | \$2.00 |
|-------------|--|--------|

22. SATELLITE DISH

| | | |
|-------------|-----------------|----------|
| BD60 | Per application | \$115.00 |
|-------------|-----------------|----------|

23. COMMUNICATION ANTENNAS

| | | |
|-------------|-----------------|----------|
| BD61 | Per application | \$115.00 |
|-------------|-----------------|----------|

24. LIGHTWEIGHT INSULATING CONCRETE (LWIC)

| | | |
|--------------|--|----------|
| LW100 | Flat Fee (New or Existing) Note: Roofing and Building Reviews required. | \$115.00 |
|--------------|--|----------|

25. SOIL IMPROVEMENT / LAND CLEARING PERMITS / LAKE EXCAVATION

| | | |
|-------------|--|--|
| BD99 | Soil improvement permits are used to clear, grub, de-muck, fill and excavate undeveloped land. | |
| | 0 to 10 acres | \$115 |
| | Over 10 acres | \$115.00 plus \$30/acre or fraction |

26. EVENTS

| | | |
|-------------|--|----------|
| BD70 | The base permit for activities on the property. (Amenities including, but not limited to, structures, restroom facilities, gas, and electric power are not included as part of the base permit and are assessed separately.) | |
| | Single Day Event | \$115.00 |
| | Multi-day Event per daily inspection | \$70.00 |

27. ADDITIONAL INSPECTIONS

| | | |
|--------------|---|---------|
| BD230 | Re-inspection Fee (for failed or denied inspection after first denial) Per re-inspection | \$70.00 |
| BD235 | See Section A(3). | |

D. ROOFING BASE PERMIT FEES

The minimum fee for all roofing permits is applicable to all items in this section except as otherwise specified. This minimum fee does not apply to add-on roofing permits issued as supplementary to current outstanding permits for the same job.

| | |
|---------------------------------|----------|
| Minimum Base Roofing Permit Fee | \$115.00 |
|---------------------------------|----------|

| | | |
|--------------|--|----------------------------------|
| RF01 | Group R2 and R3 Occupancy (Multi-Family, Single or Duplex) | |
| | Roofing shingle and other roof types not listed, per sq. ft. of roof coverage including overhangs | \$0.13 |
| RF01A | Roofing Tile, per sq. ft. of roof coverage including overhangs | \$0.16 |
| | All Other Occupancies | |
| RF02 | Roofing shingle and other roof types not listed Per sq. ft. up to 30,000 sq. ft Each sq. ft. thereafter | \$0.13 \$0.074 |
| RF02A | Roofing Tile Per sq. ft. up to 30,000 Each sq. ft. thereafter | \$0.16 \$0.09 |
| RF01E | Roof Repairs to Single Family Residence or Duplex (Group R3) per \$1.00 of estimated cost or fractional part Minimum Fee Maximum Fee | \$0.05 \$180.00 \$1,500.00 |
| RF02E | Roof Repairs to Buildings and Other Structures (Except Group R3) for each \$100 of estimated cost or fractional part Minimum Fee | \$2.00 \$250.00 |
| RF803 | Rework | \$90.00 |
| RF230 | Additional Inspections | \$70.00 |
| RF235 | Return Inspection (formerly Callback) Fee | \$70.00 |

E. PLUMBING PERMIT FEES

1. MINIMUM PLUMBING OR GAS PERMIT FEE

The minimum fee for all plumbing or gas permits is applicable to all items in this section except as otherwise specified. This minimum fee does not apply to add-on plumbing or gas permits issued as supplementary to current outstanding permits for the same job.

| | |
|---|----------|
| Minimum Base Plumbing or Gas Permit Fee | \$115.00 |
|---|----------|

2. RESIDENTIAL PLUMBING (Group R3)

| | |
|------|--|
| PL01 | New Single-Family Residence or Duplex (Group R3) |
|------|--|

| | | |
|-------|---|--------|
| | per sq. ft. | \$0.17 |
| PL01A | Addition to Single Family Residence or Duplex (Group R3) Per sq. ft | \$0.17 |
| PL01E | Alterations or Repairs to Single Family Residence or Duplex (Group R3) per \$1.00 of estimated cost or fractional part | \$0.07 |

3. COMMERCIAL ROUGHING-IN OR PLUGGED OUTLETS

(ALL GROUPS EXCEPT GROUP R3) for bathtubs, water closets, doctors, dentists, hospital sterilizers, autoclaves, autopsy tables, and other fixtures, appurtenances or other appliances having water supply or waste outlets, or both, and drinking fountains, fixtures discharging into traps or safe waste pipes, floor drains, laundry tubs, lavatories, showers, sinks, slop sinks, urinals and water heaters.

| | | |
|-------|--|--------------------|
| PL02R | For each roughing-in or plugged outlet | \$11.00 |
| PL02S | Fixtures set on new roughing-in or plugged outlets or replaced on old roughing-in, each fixture | \$11.00 |
| PL02E | Alterations or Repairs to All Others (EXCEPT Group R3) per \$1.00 of estimated cost or fractional part Minimum Fee | \$0.02 \$250.00 |

4. SETTLING TANKS, GAS AND OIL INTERCEPTORS, AND GREASE TRAPS

| | | |
|------|---|---------|
| PL06 | Incl. tank abandonment, drain tile & relay for same | \$75.00 |
|------|---|---------|

5. SEWER

| | | |
|-------|---|----------------|
| PL22 | Each building storm sewer and each building sewer where connection is made to a septic tank or a collector line or to an existing sewer or to a city sewer or soakage pit or to a building drain outside a building | \$55.00 |
| PL45 | Sewer Capping/Demolition | \$55.00 |
| PL22B | Building Sewer Line (per lineal foot) | \$13 per 50 LF |

6. WATER PIPING

| | | |
|------|---|---------|
| PL21 | Water service connection to a municipal or private water supply system (for each meter on each lot) | \$15.00 |
|------|---|---------|

| | | |
|-------|---|----------|
| PL21S | Water connection or outlets for appliance or installations not covered by fixture set above | \$11.00 |
| PL44 | 2" or less water service backflow assembly | \$65.00 |
| PL44A | 2 ½" or larger water service backflow assembly | \$100.00 |
| PL31 | Irrigation system & underground sprinkler system for each zone | \$30.00 |
| PL49 | Solar water-heater installation, equipment (tank, pump, etc.) replacement or repair | \$150.00 |
| PL57 | Add or Replace Solar Panel (each) | \$115.00 |

7. SWIMMING POOL/SPA PIPING

(New installation, not including well)

| | | |
|--------|--|----------|
| PL30 | Fountain piping | \$115.00 |
| PL30R | Residential Pool | \$115.00 |
| PL30Ra | Residential Spa | \$115.00 |
| PL30C | Commercial Pool | \$175.00 |
| PL30a | Commercial Spa | \$175.00 |
| PL36 | Sump Pump | \$15.00 |
| PL30H | Swimming Pool Heater (electric or gas), each | \$92.00 |
| PL30P | Repairs to pool/spa piping For each \$1,000 estimated cost or fractional part | \$11.00 |

8. WELLS

| | | |
|-------|--|----------|
| PL32D | Discharge Wells, per well | \$115.00 |
| PL32A | A general administration fee for archival Record-keeping only of all well permits (commercial or residential) received from Florida Department of Health or other authority having jurisdiction (See also BD800 for per page scanning costs, if applicable.) | \$90.00 |

9. NATURAL GAS OR LIQUIFIED PETROLEUM

Group R3

| | | |
|-------|--|---------|
| GS01R | For each outlet (includes meters and regulators) | \$10.00 |
|-------|--|---------|

| | | |
|-------|--|---------|
| GS01S | For each appliance (does not include warm air heating units, but does include un-vented space heaters and vented wall heaters-no duct work) | \$10.00 |
|-------|--|---------|

All Other Groups

| | | |
|-------|---|---------|
| GS02R | For each outlet (includes meters and regulators) | \$18.00 |
| GS02S | For each appliance (does not include warm air heating units, but does include un-vented space) | \$18.00 |

Miscellaneous

| | | |
|-----------------|---|-------------------|
| GS13 | For each meter (new or replacement) | \$8.00 |
| GS15 | Underground L.P. gas tanks per group of tanks at a single location | \$115.00 |
| GS17 | Above ground L.P. gas tanks per group of tanks at a single location | \$115.00 |
| GS19 | For major repairs to gas pipe where no fixture appliance installation is involved; includes flue vent | \$70.00 |

10. WATER TREATMENT PLANTS, PUMPING STATIONS, SEWER TREATMENTS AND LIFT STATIONS

| | | |
|-------|--|----------|
| PL43 | Lift Station (interior station piping) | \$400.00 |
| PL50 | Water treatment plant (interior plant piping) | \$380.00 |
| PL54 | Sewage Treatment Plant (interior plant piping) | \$270.00 |
| PL54E | Sewage Ejector | \$120.00 |

11. WATER & GAS MAINS

(On private property and other than public utility easements.)

| | | |
|------|------------------------------|----------|
| PL24 | Each 50 feet or part thereof | \$13.00 |
| | Minimum Fee | \$140.00 |

12. STORM/SANITARY UTILITY/COLLECTOR LINES FOR BUILDING DRAIN LINES

(On private property other than public utility easements.)

| | | |
|-------|------------------------------|----------|
| PL26 | Each manhole or catch basin | \$18.00 |
| | Minimum Fee | \$140.00 |
| PL26L | Each 50 feet or part thereof | \$13.00 |
| | Minimum Fee | \$140.00 |

13. TEMPORARY TOILETS (Waterborne or Chemical)

| | | |
|-------|---|-----------------|
| PL15F | Temporary Toilet (0 to 10 toilets including retention tank) | \$115.00 |
| PL15A | For each additional | \$15.00 |
| PL15B | Temporary retention tank (only) | \$85.00 |
| PL15C | Renewal of temporary toilet same charge as original permit, if allowed to expire. | Original Permit |

14. DENTAL VACUUM LINES

| | | |
|------|-------------|----------|
| PL51 | Each system | \$115.00 |
|------|-------------|----------|

15. MOBILE HOME / TEMPORARY MODULAR TRAILER CONNECTIONS

| | | |
|-------|------------------|----------|
| PL21H | Each Connections | \$100.00 |
|-------|------------------|----------|

16. MEDICAL GAS

| | | |
|------|---|---------|
| PL03 | Installation, per \$1,000 value or part thereof | \$19.00 |
|------|---|---------|

17. AIR COMPRESSORS & PIPING

| | | |
|------|--|----------|
| CP01 | Each Unit | \$125.00 |
| CP02 | Compressor air piping Per \$1,000 value or part thereof | \$19.00 |

18. SUB-METERING

| | | |
|------|-----------------|---------|
| SM01 | Sub meter, Each | \$15.00 |
|------|-----------------|---------|

19. ANNUAL FACILITY PERMITS (Premise Permits)

In accordance with provisions of the Florida Building Code and Chapter 10 of the Code of Miami-Dade County, each firm or organization in the City of Doral, which performs its own maintenance work with certified maintenance personnel in Factory-Industrial (Group F) Facilities, as well as helpers there under, may pay to the City of Doral an annual Facility Permit (Premise Permit) Fee in lieu of other fees for maintenance work. Such fee shall be paid to the Building Department and such permit shall be renewed annually at a fee to be calculated in accordance with the provisions of this sub-section.

Facility Permit Fee

Each firm or organization that obtains an annual facility permit shall include in their application for such permit the total number of maintenance personnel, including helpers and trainees there under, assigned to each trade. The Facility Permit (Premise Permit) Fee shall be computed by multiplying the total number of such employees in each trade times the fee.

| | | |
|------|--|------------|
| PL99 | Facility Permit Fee (per Trade) | |
| | Multiply number of employees by fee | \$50.00 |
| | Minimum Facility Permit Fee (per Trade) | \$1,000.00 |

20. ADDITIONAL INSPECTIONS

| | | |
|-------|-------------------|---------|
| PL230 | Per re-inspection | \$70.00 |
| PL235 | See Section A(3). | |

E. ELECTRICAL PERMIT FEES

1. MINIMUM ELECTRICAL PERMIT FEE

The minimum fee for all electrical permits is applicable to all items in this section except as otherwise specified. This minimum fee does not apply to add-on electrical permits issued as supplementary to current outstanding permits for the same job.

| | |
|------------------------------------|----------|
| Minimum Base Electrical Permit Fee | \$115.00 |
|------------------------------------|----------|

2. PERMANENT SERVICE TO BUILDINGS – NEW CONSTRUCTION/WORK ONLY

(The following fee shall be charged for total amperage of service.)

| | | |
|------|--------------------------------------|--------|
| EL03 | For each 100 amps or fractional part | \$8.00 |
|------|--------------------------------------|--------|

| | | |
|-------|--------------------------------|----------|
| EL03B | Service or panel repair, minor | \$115.00 |
| EL03P | Reconnect Meter | \$115.00 |
| EL03D | Photo Voltaic System, each | \$250.00 |

3. FEEDERS

(Includes feeders to panels, M.C.C., switchboards, generators, automatic transfer switches, elevators, etc.)

| | | |
|------|-------------|---------|
| EL04 | Each Feeder | \$20.00 |
|------|-------------|---------|

4. TEMPORARY SERVICE FOR CONSTRUCTION

| | | |
|------|-------------|----------|
| EL01 | Per Service | \$115.00 |
|------|-------------|----------|

5. CONSTRUCTION FIELD OFFICE (MODULAR/TEMP TRAILER) SERVICE

| | | |
|-------|-------------|----------|
| EL01A | Per Service | \$220.00 |
|-------|-------------|----------|

6. TEMPORARY SERVICE TEST (Commercial Only)

| | | |
|-------|--|----------|
| EL02 | Equipment and Service (30-day limit) per service | \$120.00 |
| EL02B | Elevator (180-day limit) per elevator | \$120.00 |

7. RESIDENTIAL WIRING

Applies to all electrical installations in new construction of Group R3 and living units of Group R2. Does not apply to common areas, parking lot areas and/or buildings and house service of Group R2.

| | | |
|-------|--|----------|
| EL05 | For New Construction and Additions For each sq. ft. of floor area | \$0.12 |
| EL05R | Alterations or Repairs Per \$1.00 estimated cost or fractional part | \$0.07 |
| EL05D | Demolition (Residential or Commercial) | \$115.00 |

8. ALL OTHER WIRING AND OUTLETS

Common areas of Group R2 including corridors, public lounges, elevators, pumps, A/C (public area), lights, outlets, house, and emergency service, etc., and all other commercial wiring shall be subject to the following fees:

| | | |
|------------|---|-------------|
| EL06 | Boxes, receptacles, switches, signs, fractional motors, fans, low voltage outlets, empty outlets for telephones, CATV (each outlet and each 110-volt smoke detector outlet box) | \$2.50 each |
| EL06a | TV Outlets | \$2.50 each |
| EL07Series | Special Outlets Commercial equipment (KWA rated), X-ray outlets, commercial cooking equipment, presses, generators, transformers (permanently connected) | \$12.00 |
| EL07N | For each 10 KW or fractional part | \$12.00 |
| EL07M | Special Outlets – Other Motors installed, repaired, or replaced (fractional already covered on general outlets) | \$12.00 |
| EL17 | Each Motor | \$14.00 |

9. AIR CONDITIONING & REFRIGERATION SYSTEMS

(Applies to new work in commercial, residential, agricultural, and industrial occupancies. Covers related work, except wall or window units that are covered under special outlets.)

| | | |
|-------|---|----------|
| EL14N | Per ton or fractional part thereof Replacement or relocation of existing A/C and refrigeration units (same size) | \$10.00 |
| EL14R | Per KW or ton | \$5.00 |
| EL15A | Lightning Protection System, each system | \$115.00 |
| EL15B | Additionally, each ground point over 15 | \$2.00 |

10. ELECTRICAL EQUIPMENT REPLACEMENT (existing facilities)

| | | |
|-------|--|----------|
| EL03C | Switchboards, M.C.C., panels, control boards For each board | \$28.00 |
| EL06D | Demo Commercial | \$115.00 |

11. LIGHTING FIXTURES

Common areas of Group R2 including corridors, public lounges, elevators, pumps, A/C (public area), lights, outlets, house, and emergency service, etc., and all other commercial wiring shall be subject to the following fees:

Floodlights, spotlights, parking lights, tennis court lights, fluorescent and incandescent fixtures, etc.

| | | |
|-------|---|---------|
| EL08 | Per Fixture | \$2.50 |
| EL09 | Light Track, each 5 ft. or fractional part | \$4.80 |
| EL09B | Plug mold, light track, neon strips. Each 5 ft. or fractional part | \$4.80 |
| EL10 | Feed Rail, each 5 ft. or fractional part | \$4.80 |
| EL21R | Light Pole (Group R3) per pole | \$15.00 |
| EL21C | Light Pole (Commercial) per pole | \$22.00 |

12. SIGNS & ARCHITECTURAL FEATURES

| | | |
|-------|---|--------|
| EL22 | Electrical signs per square foot | \$2.00 |
| EL22N | Neon strips, each 5 feet or fractional part | \$3.90 |

13. TEMPORARY WORK ON CIRCUSES, CARNIVALS, FAIRS, CHRISTMAS TREE LOTS, FIREWORKS, TENTS, ETC.

| | | |
|------|---|----------|
| EL23 | Per Ride or Structure (up to 10 rides/structures) | \$115.00 |
|------|---|----------|

14. FIRE DETECTION SYSTEM

Includes fire alarm systems, halon, etc. Does not include single 110-volt residential detectors.

| | | |
|-------|--|----------|
| EL12M | Per system (for new and upgrades) | \$180.00 |
| EL12R | Repairs & Additions to existing systems per system | \$100.00 |
| EL12N | Devices over 15, each | \$2.00 |
| EL12S | Smoke Detectors, each | \$3.00 |

15. SOUND SYSTEM

| | | |
|-------|--------------|----------|
| EL23M | Sound System | \$115.00 |
| EL23N | Each Device | \$2.00 |

16. BURGLAR ALARM SYSTEMS / SECURITY & ACCESS CONTROL

| | | |
|-------|--|----------|
| EL13M | Combination Wiring and Devices (Label Fee) | \$40.00 |
| EL13D | Devices greater than 15, each | \$2.00 |
| EL13A | Access Control System, per system | \$115.00 |
| EL13B | Security Cameras, per system | \$115.00 |
| EL13C | Sensormatic® System, per system | \$115.00 |

17. INTERCOM SYSTEMS / DAS, BDA, OR RADIO ENHANCEMENT SYSTEMS

(Includes residential, nurse call, paging, etc)

| | | |
|-------|--|----------|
| EL11R | Each new system – Group R3 | \$115.00 |
| EL11C | Each new system - All Other Groups (Includes Radio Enhancement Systems, DAS, BDA or similar systems) | \$115.00 |
| EL11D | Devices greater than 15, each | \$2.00 |
| EL11P | Phone/Data Outlet, each | \$2.50 |
| EL11E | Empty Conduit System, each | \$2.50 |

18. ENERGY MANAGEMENT SYSTEM

| | | |
|-------|------------------------|----------|
| EL24A | Installation per Floor | \$115.00 |
| EL24C | Repair | \$115.00 |

19. SWIMMING POOLS, ELECTRICAL

Fee based on cumulative cost of the following components:

| | | |
|-------|--|----------|
| EL18R | Residential Pool or Spa (Group R3) (Includes motor and pool lights) | \$115.00 |
| EL20R | Residential combination pool/spa (Includes motors and pool lights) | \$115.00 |

| | | |
|-------|---|----------|
| EL18C | Commercial and Multi-Family Dwelling Pool, Spa or Fountain | \$200.00 |
| EL20C | Commercial and Multi-Family Dwelling combination Pool and Spa | \$250.00 |
| EL20D | Repair Residential (Group R3) Pool | \$115.00 |
| EL20E | Repair Commercial Pool | \$150.00 |

20. FREE STANDING SERVICE

New meter and service (requires processing)

| | | |
|-------|--|----------|
| EL03N | Per service Includes lift stations, sprinkler systems, street lighting, parking lots, etc., that require new service with separate meter. | \$130.00 |
|-------|--|----------|

21. CONDUIT DUCTBANK

| | | |
|------|-----------------|--------|
| EL26 | Per linear foot | \$2.50 |
|------|-----------------|--------|

22. FPL LOAD MANAGEMENT

| | | |
|------|---------|---------|
| EL28 | Per bid | \$90.00 |
|------|---------|---------|

23. UNDERGROUND MANHOLES

| | | |
|------|------|----------|
| EL29 | Each | \$115.00 |
|------|------|----------|

24. ANNUAL FACILITY PERMITS (Premise Permits)

In accordance with provisions of the Florida Building Code and Chapter 10 of the Code of Miami-Dade County, each firm or organization in the City of Doral, which performs its own maintenance work with certified maintenance personnel in Factory-Industrial (Group F) Facilities, as well as helpers there under, may pay to the City of Doral an annual Facility Permit (Premise Permit) Fee in lieu of other fees for maintenance work.

Such fee shall be paid to the Building Department and such permit shall be renewed annually at a fee to be calculated in accordance with the provisions of this sub-section.

Facility Permit Fee

Each firm or organization that obtains an annual facility permit shall include in their application for such permit the total number of maintenance personnel, including helpers and trainees there under, assigned to each trade. The Facility Permit (Premise

Permit) Fee shall be computed by multiplying the total number of such employees in each trade times the fee.

| | | |
|------|--|------------|
| EL99 | Facility Permit Fee (per Trade) (Multiply number of employees by fee) | \$50.00 |
| | Minimum Facility Permit Fee (per Trade) | \$1,000.00 |

25. ADDITIONAL INSPECTIONS

| | | |
|-------|-------------------|---------|
| EL230 | Per re-inspection | \$70.00 |
| EL235 | See Section A(3). | |

F. MECHANICAL PERMIT FEES

1. MINIMUM MECHANICAL PERMIT FEE

The minimum fee for all mechanical permits is applicable to all items in this section except as otherwise specified. This minimum fee does not apply to add-on mechanical permits issued as supplementary to current outstanding permits for the same job.

| | |
|------------------------------------|----------|
| Minimum Base Mechanical Permit Fee | \$115.00 |
|------------------------------------|----------|

2. MECHANICAL SINGLE-FAMILY RESIDENCES AND DUPLEXES (GROUP R3)

| | | |
|-------|---|--------|
| AC07 | New Construction per sq. ft. | \$0.10 |
| AC07A | Additions to Single Family Residences and Duplex Per sq. ft. | \$0.10 |

3. AIR CONDITIONING AND REFRIGERATION, INCLUDING THE RELOCATION OF EQUIPMENT.

(Separate permits are required for electrical, water and gas connections.)

| | | |
|------|--|--------------------|
| AC02 | For each ton capacity or fractional part thereof | \$25.00 |
| AC03 | Room A/C Wall Unit | \$50.00 |
| AC05 | Drain, each | \$6.00 |
| AC06 | Air Handling Unit w/o heat Per \$1000 of estimated value, typical | \$19.00 per \$1000 |
| AC14 | Roof stands | \$19.00 per \$1000 |

| | | |
|--------|-----------------------------------|--------------------|
| RE01 | Refrigeration, per ton | \$27.00 |
| RE03 | Walk-In Cooler (each) | \$115.00 |
| ME100C | Pipe & Insulation (Refrigeration) | \$19.00 per \$1000 |

4. FURNACES & HEATING EQUIPMENT, INCLUDING COMMERCIAL DRYERS, OVENS AND OTHER FIRED OBJECTS NOT ELSEWHERE CLASSIFIED.

(Includes all component parts of the system except fuel and electrical lines.)

| | | |
|------|---|--------|
| AC01 | For each KW For vented and non-vented wall heaters | \$5.00 |
|------|---|--------|

5. STORAGE TANKS FOR FLAMMABLE LIQUIDS

| | | |
|--------|------------------------|--------------------|
| TK01A | Per Tank | \$260.00 |
| TK01B | Petroleum Fill Buckets | \$19.00 per \$1000 |
| ME100A | Tank piping | \$19.00 per \$1000 |

6. INTERNAL COMBUSTION ENGINES

| | | |
|------|------------------|----------|
| ME22 | Stationary, each | \$130.00 |
|------|------------------|----------|

7. COMMERCIAL KITCHEN HOODS

| | | |
|------|------|----------|
| HO01 | Each | \$215.00 |
|------|------|----------|

8. PAINT BOOTH, SMOKE EVAC, LAUNDRY/TRASH CHUTES & OTHER EXHUAST/DUCTWORK

| | | |
|--------|--|--------------------|
| ME100 | For each \$1,000 or fractional part of contract cost | \$19.00 |
| BDSHOP | Shop Drawings (Review and archive fee) Insulation, pneumatic tube, conveyor systems, etc. | \$90.00 |
| ME101 | Mechanical AC Ductwork/Miscellaneous | \$19.00 per \$1000 |
| ME101A | Laundry or trash chute | \$19.00 per \$1000 |
| ME103 | Cooling Tower(s) | \$19.00 per \$1000 |
| ME104 | Ventilation/Exhaust | \$19.00 per \$1000 |
| VE02A | Ductless Fan, each | \$40.00 |
| VE25 | Paint Spray Booth | \$215.00 |

| | | |
|------|---------------------------------------|----------|
| ME23 | (d) Smoke Evacuation Test, per system | \$200.00 |
|------|---------------------------------------|----------|

9. FIRE PROTECTION

| | | |
|--------|--|---------|
| FS01 | Fire Sprinkler Systems (Archive Only) Incl Fire Chemical Halon and Spray Booths | \$90.00 |
| FS01-1 | Underground Fire Line | \$90.00 |
| FS02 | Fire Suppression Systems | \$90.00 |

10. ANNUAL FACILITY PERMITS (Premise Permits)

In accordance with provisions of the Florida Building Code and Chapter 10 of the Code of Miami-Dade County, each firm or organization in the City of Doral, which performs its own maintenance work with certified maintenance personnel in Factory-Industrial (Group F) Facilities, as well as helpers there under, may pay to the City of Doral an annual Facility Permit (Premise Permit) Fee in lieu of other fees for maintenance work. Such fee shall be paid to the Building Department and such permit shall be renewed annually at a fee to be calculated in accordance with the provisions of this sub-section.

Facility Permit Fee

Each firm or organization that obtains an annual facility permit shall include in their application for such permit the total number of maintenance personnel, including helpers and trainees there under, assigned to each trade. The Facility Permit (Premise Permit) Fee shall be computed by multiplying the total number of such employees in each trade times the fee.

| | | |
|------|--|------------|
| ME99 | Facility Permit Fee (per Trade) (Multiply number of employees by fee) | \$50.00 |
| | Minimum Facility Permit Fee (per Trade) | \$1,000.00 |

11. ADDITIONAL INSPECTIONS

| | | |
|-------|-------------------|---------|
| ME230 | Per re-inspection | \$70.00 |
| ME235 | See Section A(3). | |

12. ENERGY CODE ANALYSIS

| | | |
|-------|---|---------|
| ME909 | Energy Review (including calculations, energy synopsis, etc.) | \$90.00 |
|-------|---|---------|

G. BOILERS AND PRESSURE VESSELS

Installation permit fees (including initial inspections and certificate). Does not include installation or connection of fuel and water lines.

1. BOILERS

The following fees apply to each boiler to be installed:

| | | |
|--------|---|--------------------|
| BO01 | Boilers less than 837 MBTU (up to 25 hp), each | \$125.00 |
| BO02 | Boilers 837 MBTU to 6,695 MBTU (26-200 hp ea.) | \$150.00 |
| BO03 | Boilers 6,696 MBTU and up (over 200 hp) ea. | \$215.00 |
| BO10 | Steam driven prime movers, each | \$96.00 |
| BO10E | Steam actuated machinery, each | \$96.00 |
| BO12 | Boiler Repair, per \$1,000 value | \$19.00 |
| CP01 | Unfired pressure vessels (Compressors), operating at pressures in excess of 60 PSI and having volume of more than 5 cu. ft., each pressure vessel | \$125.00 |
| CP02 | Per \$1,000 value or part thereof | \$19.00 |
| ME100B | Pipe & Insulation (Pressure Vessels & Boilers Only) | \$19.00 per \$1000 |

2. FEES FOR PERIODIC INSPECTIONS

| | | |
|------|--|----------|
| BO04 | Steam Boilers (semi-annual), each | \$70.00 |
| BO05 | Hot Water Boilers (annual), each | \$70.00 |
| BO06 | Unfired Pressure Vessels (annual), each | \$70.00 |
| BO07 | Miniature Boilers (annual), each | \$70.00 |
| BO08 | Certificate of inspection (where inspected by insurance company), each | \$115.00 |
| BO11 | Shop inspection of boiler or pressure vessels per completed vessel (within Dade County only) | \$115.00 |

H. COST OF RECORDS

1. COPIES OF DEPARTMENTAL RECORDS⁴

| | | |
|-----|---|---------|
| H1 | Reproduced records (paper or electronic) up to 8-1/2" x 14", per page | \$0.15 |
| H2 | Double sided copies (paper or electronic) up to 8-1/2" x 14", per page | \$0.20 |
| H3 | Plan reproduction (paper or electronic) Excluding 8-1/2" x 14") – per sheet | \$5.00 |
| H4 | All other duplicated copies | Cost |
| H5 | Certified copies, per page | \$1.00 |
| H6 | Notary Public Service, per document | \$1.00 |
| H7 | Research and Ordering Plans per address or permit number | \$15.00 |
| H8 | Research of Open Permits per address or folio | \$35.00 |
| H9 | Lost Plans (Residential) See Fee Schedule Section A-3(a) | |
| H9B | Lost Plans (Commercial) See Fee Schedule Section A-3(a) | |
| H10 | Cost of CD media for electronic information (in addition to reproduction cost) | \$3.00 |

I. 40-YEAR RE-CERTIFICATION FEES

FY40 For every application for 40-year re-certification under Chapter 8 of the Miami-Dade County Code there shall be a fee paid to the Building Department for processing each application.

Re-Certification Fee, each *structure \$350.00

For every application for subsequent re-certification at 10-year intervals thereafter, there shall be a fee paid to the Building Department for processing of each application.

⁴ All records reproduced under this section are intended for reference only. While they are considered official copies, they are not valid for permitting or inspection purposes since they have not been reviewed, stamped, and approved as authentic. Please refer to the Lost Plans Section A-3(a) for fees related to re-certification of plans.

| | | |
|-------|--|----------|
| FY50 | Re-Certification Fee | \$350.00 |
| FY300 | Extension request for 40-year recertification (or subsequent 10-year interval recertification) under Chapter 8 of the Miami-Dade County Code there shall be a fee paid to the Building Department of | \$80.00 |
| FY10 | Recording Fees: as established by the Clerk of the Court (Recorder). | |

J. STRUCTURAL GLAZING SYSTEMS RE-CERTIFICATION FEES

For the initial application for structural glazing re-certification and each subsequent application under Chapter 8 of the Miami-Dade County Code there shall be a fee paid to the Building Department for the processing of each application.

| | | |
|-------|--|----------|
| FY41 | Re-Certification Fee | \$350.00 |
| FY10J | Recording Fees: as established by the Clerk of the Court (Recorder). | |

K. ENFORCEMENT FEES - UNSAFE STRUCTURES

When enforcement must be brought onto a property or structure, the following fees shall apply and be collected to recover costs incurred while processing the case.

| | | |
|--------|--|-------------|
| US100 | 1. Case Processing Fee, each | \$400.00 |
| US05 | 2. Pictures, each | \$2.25 |
| US230 | 3. Inspection Fee | \$125.00 |
| US230B | 4. Re-inspection Fee | \$85.00 |
| US10 | 5. Posting of Notices, each | \$40.00 |
| US125 | 6. Unsafe Structures Board Processing Fee | \$145.00 |
| US20 | 7. Title Search | Actual Cost |
| US30 | 8. Court Reporting Transcription | Actual Cost |
| US40 | 9. Legal Advertising | Actual Cost |
| US50 | 10. Permit Fees | Actual Cost |
| US60 | 11. Lien/Recordation/Cancellation of Notices, each | Actual Cost |
| US150 | 12. Bid Processing Fee | \$115.00 |
| US70 | 13. Demolition/Secure Services | Actual Cost |
| US80 | 14. Asbestos Sampling and Abatement | Actual Cost |

| | | |
|------|---------------------------|---------|
| US90 | 15. Corporate Information | \$25.00 |
|------|---------------------------|---------|

L. FLOODPLAIN REVIEW & DEVELOPMENT PERMIT PROCESSING FEES

| | | |
|-------|--|----------|
| FL100 | Flood Insurance Rate Map Determination Letter | \$15.00 |
| FL02 | New Construction Floodplain Review (including single-family residence, duplex, townhouse [Group R2, R3]) | \$90.00 |
| FL03 | Floodplain review for Interior or exterior alterations of existing structures (Residential, Commercial, and Industrial) | \$90.00 |
| FL04 | Floodplain review of any kind involving LOMR, CLOMR, LOMA and LOMC applications (Rework fees may apply.) | \$180.00 |

M. FIRE DEPARTMENT FEES

Processing and permit fees are established by the Miami-Dade Fire Prevention Division.

Miami-Dade Fire Rescue
11805 SW 26th Street
Suite 150
Miami, FL 33175

Telephone: 786-315-2768
Fax: 786-315-2922

<http://www.miamidade.gov/building/plan-review.asp>
<https://www8.miamidade.gov/apps/rer/bnz2/BNZM7015.aspx>
<http://egvsys.miamidade.gov:1608/WWWSERV/ggvt/bnzaw960.dia>

Z. ZONING DEPARTMENT FEES

See Zoning Department published fee schedule "B".

AA. BUILDING DEPARTMENT LOCATION

8401 NW 53rd Terrace
 2nd Floor
 Doral, Florida 33166
 Main (305) 593-6700
 Fax (305) 593-6614

<https://www.cityofdoral.com/all-departments/building/>

BB. OPERATING HOURS

| | | |
|-------------------------|--------------------------------|-------------------|
| Office Hours | Monday through Friday | 7:00am to 5:00pm |
| Permit Counter Hours | Monday through Friday | 7:00am to 2:00pm |
| Walk-thru | Monday through Thursday | 7:00am to 9:00am |
| Design Professional Day | Fridays | 7:00am to 12:00pm |
| Inspectors Available | Monday through Friday | 7:00am to 8:00am |
| Inspections Requests | Online Only – Monday to Friday | 7:00am to 4:00pm |
| TCO/TCC Applications | Monday through Friday | 8:00am to 2:00pm |

EXHIBIT “B”

| Summary of 2021 Building Department Fee Schedule "A" Modifications or Clarifications | | | | | | |
|--|---|------------------------|------------------------|------------------------|--|---|
| Fee Code | Fee Name | Previous Factor/Amount | Proposed Factor Amount | % Increase/ (Decrease) | | Comments |
| AVERAGE INCREASE/DECREASE (for fees shown) | | | | -8.24% | | |
| BD02 | New Buildings (Industrial) psf | \$ 1.60 | \$ 0.50 | ● -68.75% | | Consistent base permit fee (residential and commercial) |
| BD03 | New Buildings (Other) | \$ 1.80 | \$ 0.50 | ● -72.22% | | Consistent base permit fee (residential and commercial) |
| BD100X | Lightweight Insulating Concrete | \$ 110.00 | \$ 115.00 | ● 4.55% | | Consistent base permit fee |
| BD100X | All minimum base permit fees (average) | \$ 94.25 | \$ 115.00 | ● 22.02% | | Minimum base permit fees varied across disciplines from \$85-\$110; provides for a consistent base permit fee across all trades |
| BD12AR, AC | Shutters (Residential & Commercial) psf | \$ 0.35 | \$ 0.13 | ● -62.86% | | Encourages protection of property |
| BD130 | Tents/Temporary Structures (up to 500 sf) | \$ 73.00 | \$ 115.00 | ● 57.53% | | Consistent base permit fee; change from "each" to total square feet |
| BD14 | Temp Trailer Tie Downs | \$ 110.00 | \$ 70.00 | ● -36.36% | | Consistent base permit fee |
| BD1503S | Expedite (Residential, >3 stories and all others) Base Rate | \$ 1,100.00 | \$ 1,500.00 | ● 36.36% | | Consistent review fee for cost recovery |
| BD150RS | Expedite (Residential, <3 stories) Hourly Rate | \$ 65.00 | \$ 90.00 | ● 38.46% | | Consistent review fee for cost recovery |
| BD17 | Prefab Sheds | \$ 59.00 | \$ 115.00 | ● 94.92% | | Multiple trade reviews and inspections cost recovery |
| BD40R,40C | Windows (Commercial) psf | \$ 180.00 | \$ 115.00 | ● -36.11% | | Reduced minimum fee |
| BD60 | Satellite Dish (All trades) | \$ 200.00 | \$ 115.00 | ● -42.50% | | Consistent base permit fee |
| BD61 | Communication Antenna | \$ 200.00 | \$ 115.00 | ● -42.50% | | Consistent base permit fee |
| BD70 | Event (Single Day) | \$ 86.00 | \$ 115.00 | ● 33.72% | | Multiple trade reviews and inspections cost recovery |
| BD70 | Event (Multi-Day) | \$ 160.00 | \$ 70.00 | ● -56.25% | | Per trade inspection |
| BD99 | Soil Improvement (1-10 acres) | \$ 110.00 | \$ 115.00 | ● 4.55% | | Consistent base permit fee |
| BD99 | Soil Improvement (10+ acres) | \$ 600.00 | \$ 115.00 | ● -80.83% | | Consistent base permit fee |
| BDSHOP | Shop Drawings | \$ 86.00 | \$ 90.00 | ● 4.65% | | Multiple trade reviews and inspections cost recovery |
| BO05 | Hot Water Boiler Inspection | \$ 90.00 | \$ 70.00 | ● -22.22% | | Consistent inspection fee |
| BO06 | Unfired Pressure Vessel Inspection | \$ 80.00 | \$ 70.00 | ● -12.50% | | Consistent inspection fee |
| BO07 | Miniature Boiler Inspection | \$ 80.00 | \$ 70.00 | ● -12.50% | | Consistent inspection fee |
| BO08 | Certificate of Inspection | \$ 125.00 | \$ 115.00 | ● -8.00% | | Consistent base permit fee |
| BO11 | Shop Inspection | \$ 125.00 | \$ 115.00 | ● -8.00% | | Consistent base permit fee |
| CC100 | Certificate of Completion | \$ 0.06 | \$ 0.055 | ● 0.00% | | Change: Removed maximum |

2021 Building Department Fee Schedule Update

| | | | | | |
|------------|---|-----------|-----------|-----------|--|
| CO07 | Certificate of Occupancy (Commercial) | \$ 0.055 | \$ 0.055 | ● 0.00% | Change: Removed maximum |
| CO07T | Temp Trailers TCO (additional 3 months) | \$ 250.00 | \$ 70.00 | ● -72.00% | Per open trade inspection |
| CO08 | Certificate of Occupancy (Other) | \$ 173.00 | \$ 174.00 | ● 0.58% | Change: Removed maximum |
| CO09 | Certificate of Occupancy (Hotel, Apt) | \$ 15.00 | \$ 15.00 | ● 0.00% | Change: Removed maximum unit |
| EL11C | Intercom | \$ 150.00 | \$ 115.00 | ● -23.33% | Consistent base permit fee |
| EL12R | Repairs & Additions to Fire Detection | \$ 100.00 | \$ 115.00 | ● 15.00% | Consistent base permit fee |
| EL15A | Lightning Protection System | \$ 100.00 | \$ 115.00 | ● 15.00% | Consistent base permit fee |
| EL18R | Swimming Pool / Spa | \$ 100.00 | \$ 115.00 | ● 15.00% | Consistent base permit fee |
| EL20R | Pool / Spa Combo | \$ 150.00 | \$ 115.00 | ● -23.33% | Consistent base permit fee |
| EL23 | Circus, Carnival, Rides, etc. (Changed from per structure to per 10 structures) | \$ 92.00 | \$ 11.50 | ● -87.50% | Consistent base permit fee; min. \$115 |
| FL02 | Floodplain Review | \$ 86.00 | \$ 90.00 | ● 4.65% | Consistent review fee |
| FS01, FS02 | Fire Sprinkler System | \$ 86.00 | \$ 90.00 | ● 4.65% | Consistent review fee for archive-only documents |
| FY300 | Extension Request | \$ 80.00 | \$ 70.00 | ● -12.50% | |
| GS15/GS17 | Underground/ above ground LP gas tanks | \$ 100.00 | \$ 115.00 | ● 15.00% | Consistent base permit fee |
| GS19 | Major gas repairs | \$ 60.00 | \$ 70.00 | ● 16.67% | Consistent inspection fee |
| ME909 | Energy Review | \$ 86.00 | \$ 90.00 | ● 4.65% | Consistent review fee for archive-only documents |
| PL15F | Temp Toilet (up to 10 Toilets including retention tank) | \$ 300.00 | \$ 115.00 | ● -61.67% | Consistent base permit fee; min. \$115 |
| PL32A | Oil Wells | \$ 85.00 | \$ 115.00 | ● 35.29% | Consistent base permit fee |
| PL32C | Wells (Commercial) | \$ 140.00 | \$ 115.00 | ● -17.86% | Consistent base permit fee |
| PL32R | Wells (Residential) | \$ 90.00 | \$ 115.00 | ● 27.78% | Consistent base permit fee |
| PL57 | Add or Replace Solar Panel | \$ 150.00 | \$ 115.00 | ● -23.33% | Consistent base permit fee |
| PLD | Discharge Wells | \$ 110.00 | \$ 115.00 | ● 4.55% | Consistent base permit fee |
| RE03 | Walk-in Cooler | \$ 110.00 | \$ 115.00 | ● 4.55% | Consistent base permit fee |
| US230 | Inspection Fee | \$ 125.00 | \$ 70.00 | ● -44.00% | Consistent inspection fee |
| US230B | Re-inspection Fee | \$ 85.00 | \$ 70.00 | ● -17.65% | Consistent inspection fee |
| XX230 | All re-inspection fees | \$ 60.00 | \$ 70.00 | ● 16.67% | Consistent inspection fee for cost recovery |

2021 Building Department Fee Schedule Update

| | | | | | |
|-------|-------------------------|----------|-----------|----------|---|
| XX501 | All minor revision fees | \$ 86.00 | \$ 115.00 | ● 33.72% | Consistent review fee for cost recovery |
| XX803 | All rework fees | \$ 85.00 | \$ 90.00 | ● 5.88% | Consistent review fee for cost recovery |
| | | | | | |

EXHIBIT “C”

CITY OF DORAL BUILDING PERMIT FEE SCHEDULE

NOVEMBER 2020

PMG Associates, Inc.

CITY OF DORAL

BUILDING PERMIT FEE UTILIZATION REPORT & STUDY

EXECUTIVE SUMMARY

The Building Department of the City of Doral issues permits for construction, remodeling, and other activities. Under Florida Statute 166.222, the revenue from these permits cannot exceed the cost of providing the service. House Bills 447 and 127 approved in the 2019 session of the Florida Legislature establish specific reporting and permit fee requirements for municipalities. The bills prohibit local governments from carrying forward a budget balance greater than the average cost for enforcing the Building Code for the preceding four fiscal years. Any excess funds must have a specific purpose to better the Department or be returned to the customers. However, it is also essential for the revenue generated to cover all costs of maintaining the Department.

Due to this recent legislation, this report and study were initiated in order to analyze the existing Building Department Fee Schedule in comparison to the services to meet Department function, ensure the fees exceed Department utilization rate and address underfunded activities, and provide a recommendation for each fee item. This report provides several recommendations following a six-month review of the City of Doral Building Department's current fee schedule. The report also includes a sample annual reporting template to satisfy the new legislation.

A comparison of building fees in other South Florida communities was conducted to determine the relative position of the City of Doral vis-a-vis neighboring municipalities. The City of Doral is in the lower quadrant of the comparative cities with nearly 75% of the permit types shown below the average of all the communities represented. The average City of Doral permit fee for all types is approximately 35% lower than the regional average for all communities surveyed.

Key takeaways from this study include:

- Establish a base minimum permit fee commensurate with market analysis (See Table 1)
- Recover costs associated with labor-intensive projects
- Establish a means of associating any surplus funds with the Building Department to cover potential economic downturns, not to exceed statutory maximum

As a result of this study, the most significant increase in the Building Permit Fee Schedule would be the Minimum Base Permit Fee. This fee should address the cost of handling, processing, reviewing, inspecting, and archiving the permit.

The current minimum base permit fee is \$86 which does not cover these basic costs for the Building Department. The proposed minimum base permit fee is \$115, which would cover all costs of the City to provide the service. This increase may seem significant; however, the Minimum Base Fee is only a small percentage of the total Building Department Revenue. The increases proposed would increase the total revenue by an estimated 4.2%. Due to the fact that over the last

four years, the revenue has generally covered both Direct and Indirect Costs of the Department, no increase in the percentage rate method for alteration permits is recommended.

PURPOSE

Building permit fees are user fees assessed on a permit application to cover the associated costs of permitting which include the receipt, review, inspection and archiving of a building permit. Building Permits are required by Florida state statute for certain classes of construction in order that there may be oversight and the protection of the health, safety and welfare of building users and occupants through effective plans review and inspection processes.

State statutes also require that the fees associated with permitting do not exceed the operating costs of same. Thus, Building Departments are not-for-profit entities however recent legislation allows building departments to carryforward an amount not greater than 100% of the average of the previous four operating years' expenses. This amount should be contained in a separate fund for the exclusive use of the Building Department. Any monies in excess of this calculated surplus are expected to be refunded to the customer, however this is not common practice.

PMG Associates evaluated several data sets in the course of this study to evaluate the utilization of permit fees to cover the operating costs for the Building Department and found that generally, the department has sustained enough revenue to cover most permitting activities.

The Building Department of the City of Doral issues permits for construction, remodeling, and other activities. Under FS 166.222, the revenue from these permits cannot exceed the cost of providing the service. House Bills 447 and 127 approved in the 2019 session of the Florida Legislature establish specific reporting and permit fee requirements for municipalities. The bills prohibit local governments from carrying forward a budget balance greater than the average cost for enforcing the Building Code for the preceding four fiscal years. Any excess funds must have a specific purpose to better the Department or be returned to the customers. However, it is also essential for the revenue generated to cover all costs of maintaining the Department.

For the purpose of this study, Building Permit Fees are identified as any fee charged to obtain a permit for a construction, renovation, replacement, change of occupancy or physical improvement to a residential or commercial property within the corporate limits of the City of Doral. To clarify, revenues collected for permits issued under the title of building (structural), mechanical, electrical, roofing or plumbing are levied to offset the costs of providing this service. All revenues accrue and are identified in the Annual Budget. The Department also collects other revenues for permits issued related to public works (traffic impact), planning and zoning as part of the permitting process. These revenues are also deposited into their respective revenue accounts as outlined in the Annual Budget Book.

The legislation specifies that a Building Department's carryovers cannot have a surplus greater than the average of the Expenditures for the last four years. Based on analyses conducted by the Finance Department, which includes both Direct and Indirect Expenditures, the average annual expenditures over the past four years is approximately \$5.8 million. Information from the Finance

Department of the City of Doral reveals that the current surplus should approximately be \$4.6 million. This surplus amount is well within the new State of Florida requirements.

REPORTING REQUIREMENTS

The new legislation also requires the local agencies to report activities annually. The report must provide in substantial form the information contained in the template found in **Appendix B Reporting Template**.

The City of Doral currently produces weekly, monthly, and annual reports to the City Council that cover many of these requirements. Data is readily available from Building and Finance department records.

BUILDING DEPARTMENT FUNCTION¹

The Building Department is a professional, business-friendly organization committed to preserving the health, welfare, and safety of its residents, businesses, and the public, through effective and efficient administration and supervision of the Florida Building Code, Florida Statutes, and all local ordinances. This is accomplished by working together through open communication and cooperation with the community served. The Department is committed to providing quality services to all citizens through excellence in customer service, timely delivery, innovation, high level of professionalism, and continuous improvement. The Building Department believes that through education and cooperation, it can build positive working relationships within the building community, consumers, and citizens alike.

STUDY METHODOLOGY

This study focuses on establishing the costs to perform services and the revenue generated from the base permit fees. This method will consider the ability of the fees charged to cover the expenditures of the Building Department.

The methodology includes:

- Financial Statement Analysis
- Determination of the cost to provide the service
- Comparison of fee rates with other municipalities
- Revision of the fee schedule

MARKET COMPARISON WITH SOUTH FLORIDA JURISDICTIONS

A comparison with other communities in South Florida was conducted to determine the relative position of the City of Doral with the neighboring municipalities based on the charges for permit fees. The City of Doral is in the lower quadrant of the comparative cities with nearly 75% of the permit types shown below the average of all the communities represented. The average City of

¹ Excerpted from the City of Doral FY20 Annual Budget Book

Doral permit fee for all types is approximately 35% lower than the regional average for all communities surveyed.

(Remainder of page deliberately left blank. See next page for Table 1.)

TABLE 1 MARKET COMPARISON OF PERMIT TYPES WITH SOUTH FLORIDA JURISDICTIONS

| Summary (Doral:Average) | Brief Description | Doral | Miami-Dade | Coral Gables ^{1,2,5} | Miami ^{2b} | Miami Gardens ¹ | Miami Beach ^{1,2b,3} | Pembroke Pines ^{1,4} | Aventura ¹ | Bal Harbour ¹ |
|-------------------------|---|-------------|------------|-------------------------------|---------------------|----------------------------|-------------------------------|-------------------------------|-----------------------|--------------------------|
| Below | Reinspection Fees | \$ 60.00 | \$ 71.55 | \$ 75.00 | \$ 57.00 | \$ 75.50 | \$ 200.00 | \$ 96.62 | \$ 75.00 | No info |
| Below | After Hours / Overtime Inspections (First Hour) | \$ 225.00 | \$ 84.38 | No Info | N/A | \$ 273.45 | \$ 258.00 | \$ 446.01 | N/A | N/A |
| Below | Each additional hour | \$ 75.00 | - | N/A | N/A | \$ 91.15 | N/A | 3 hr min | N/A | N/A |
| Below | Double Fees (WWP) | \$ 100.00 | \$ 71.55 | \$ 152.25 | \$ 110.00 | \$ 126.00 | \$ 500.00 | - | \$ 200.00 | No Info |
| Above | Upfront Fee (Minimum) | \$ 80.00 | \$ 130.00 | \$ 114.19 | \$ 2.80 | 30% | \$ 52.00 | \$ 100.00 | \$ 130.00 | No Info |
| Below | Revisions (Per trade) | \$ 86.00 | | | \$ 56.00 | | | 123.16 | | |
| Below | Revisions (Per sheet) | | | \$ 60.90 | | | \$ 21.00 | | 28.75 | |
| Below | Revisions (Per hour) | | No info | | | \$ 78.75 | | | | Hourly |
| Above | Fence - Wood (plf) | \$ 1.00 | \$ 0.70 | No info | No info | \$ 1.00 | No info | No info | \$ 0.75 | |
| Below | Shop Drawings (min) (Per trade) | \$ 86.00 | \$ 58.75 | | \$ 100.00 | \$ 78.75 | No info | No info | \$ 130.00 | Hourly |
| Below | Shop Drawings (min) (Per sheet) | | | \$ 60.90 | | | | | | |
| Below | New Construction - Residential (psf) | \$ 0.50 | \$ 0.34 | \$ 1.83 | \$ 0.50 | \$ 1.10 | \$ 2,000 | | \$ 0.35 | Hourly |
| Below | New Construction - Residential (%) | | | | | | No info | 3.0% | | 2.0% |
| Above | Residential Alterations and Repairs (per \$100 of cost) | \$ 5.00 | \$ 1.41 | | | \$ 6.00 | | | \$ 6.00 | |
| Below | Residential Alterations and Additions (psf) | | | \$ 3.35 | \$ 0.50 | no info | | | | |
| Below | New Construction - Commercial (%) | | | | 1% | | No info | 3.0% | 1% | 2.0% |
| Below | New Construction - Commercial (psf) | \$ 1.80 | No info | \$ 2.50 | | \$ 1.70 | \$ 5,000 | | | |
| Above | Commercial Alterations and Repairs (per \$100 of cost) | \$ 2.00 | | | | no info | | | \$ 1.40 | |
| Above | Commercial Alterations and Repairs (%) | 2.0% | | | 1% | | No info | No info | | 2.0% |
| Below | Pools & Spas | \$ 200.00 | \$ 135.96 | \$ 114.19 | | \$ 750.00 | | No info | \$ 135.00 | |
| Below | Sign, non-illuminated (psf) | \$ 2.00 | \$ 1.43 | \$ 3.06 | No info | | | | | |
| Below | Sign, non-illuminated (each) | | | | | \$ 230.40 | | No info | \$ 130.00 | |
| Below | CO/TCO (psf w/ min), Commercial | \$ 174.00 | | | \$ 250.00 | \$ 192.00 | \$ 250.00 | No info | \$ 115.00 | No Info |
| Below | CO/TCO (each), Commercial | \$ 0.055 | \$ 49.88 | \$ 152.25 | | \$ 0.07 | \$ 0.07 | No info | \$ 0.0345 | |
| Above | CO/TCO (psf w/ max), Commercial | \$ 1,150.00 | | | \$ 0.10 | \$ 2,200.00 | | No info | | No Info |
| Above | CO/TCO (each), Residential | \$ 64.00 | \$ 49.88 | \$ 152.25 | \$ 105.00 | \$ 69.15 | \$ 150.00 | No info | \$ 40.00 | No Info |
| Above | Archive (per sheet) | \$ 3.00 | | \$ 1.45 | | \$ 1.10 | | No info | | |
| Below | Floodplain Plan Review (Residential) | \$ 15.00 | | | | | | No info | \$ 17.25 | |
| Below | Floodplain Plan Review (Commercial) | \$ 15.00 | | | | See Schedule | | No info | \$ 28.75 | |
| Above | Police Impact, Residential, per unit SFR | \$ 464.62 | | See Schedule | | \$ 410.70 | | No info | | |
| Below | Police Impact, Commercial, psf | \$ 0.0174 | | See Schedule | | \$ 0.29 | | No info | | |
| Above | Park Impact, Residential, per unit SFR | \$ 1,453.40 | | See Schedule | | \$ 1,403.00 | | No info | | |
| Below | DBPR State Fee | 3% | 3% | | 3% | | 3% | 3% | 3% | 3% |
| Below | Concurrency | 6% | | \$ 761.25 | | | | | | |

(1) Municipality has a tiered offense system where Double Fees (Work without Permit) and Re-inspection fees increase with multiple offenses.

(2)(a) Municipal fees for new commercial construction vary for threshold and non-threshold buildings, (2)(b) 2% of cost up to \$30 million, 1% for any amount over \$30 million

(3) Municipality has a tiered level for revisions, between commercial and residential, and by sheet count.

(4) Number of inspections are charged at \$92.80 per inspection required under the permit and are not included in base permit fee.

(5) Impact fees vary by use, and square footage.

FINANCIAL ANALYSIS

A review of the Expenditures for the Building Department was conducted through a detailed examination of the results by the Finance Department for the years beginning in FY2016 through FY2019. There was a significant increase in FY 2018, which returned to the steady pattern the following year. The Expenditure information is found in Table 2 Building Department Expenditures.

TABLE 2 BUILDING DEPARTMENT EXPENDITURES²

| Fiscal Year | Direct Expenditures | Indirect Expenditures | Total Expenditures |
|----------------------|----------------------------|------------------------------|---------------------------|
| FY 2016 ^a | \$3,687,056 | \$1,870,408 | \$5,557,464 |
| FY 2017 ^b | \$4,005,606 | \$2,200,363 | \$6,205,969 |
| FY 2018 ^c | \$3,715,534 | \$1,474,147 | \$5,189,681 |
| FY 2019 ^c | \$3,991,020 | \$2,225,589 | \$6,215,609 |
| AVERAGE | \$3,849,804 | \$1,942,627 | \$5,792,181 |

Source: City of Doral Finance Department; (a) FY19 Budget Book, (b) FY20 Budget Book, (c) FY21 Budget Book

Direct Expenditures are based on the actual spending of the Department for salaries, operating expenses, and other costs. However, other *Indirect Expenditures* should be allocated to the Department as well. PMG Group referenced the “Full Cost Allocation Plan” by Sequoia Consulting Group completed in August 2017. This report identifies the support costs provided by central service departments of City of Doral to the operating departments and special funds of the City.

Based on this report, the indirect expenditures that are allocated to the Building Department total \$1.5 million annually (based on 2016 figures). The City of Doral Finance Department used the same allocation used in the 2017 Sequoia report to assign costs to the Building Department in subsequent years.

² Report completed prior to close out of FY20 budget year.

TABLE 3 BUILDING DEPARTMENT INDIRECT EXPENDITURE ALLOCATION

| Department | Amount |
|---|-----------------------|
| Building Depreciation | \$92,945.04 |
| General Government | \$347,692.14 |
| Mayor & Council | \$146,825.76 |
| City Manager | \$95,302.11 |
| City Clerk | \$4,788.79 |
| Human Resources | \$134,994.42 |
| Information Technology | \$542,229.84 |
| Finance Department | \$37,149.88 |
| City Attorney | \$4,651.52 |
| Public Affairs | \$94,914.61 |
| Total Building Department Allocation | \$1,501,494.11 |

Source: Sequoia Consulting Group, 2017

Revenues for the Building Department have fluctuated based on the timing of the applications for building permits. There was a significantly higher amount of applications in FY 2016, which was followed by a large decrease in the next year. The department indicated this was likely due to an anticipated code change cycle. In addition, the department indicated that the next code cycle change is due December 31, 2020. Furthermore, the 2016 increase may have been since the permits were applied and paid for in one year and the projects' work continued into the next year. Overall, the average for the past four years has remained fairly steady.

TABLE 4 DEPARTMENT REVENUE

| Fiscal Year | Amount |
|--|--------------------|
| FY 2016 ^a | \$8,112,153 |
| FY 2017 ^a | \$4,916,533 |
| FY 2018 ^b | \$6,768,270 |
| FY 2019 ^c | \$6,551,616 |
| Average Building Department Base Permit Revenue | \$6,587,143 |

Source: Doral Building Department; PMG Associates, Inc.; (a) FY19 Budget Book, (b) FY20 Budget Book, (c) FY21 Budget Book

DEPARTMENT ACTIVITY

Table 5 lists the permitting volume of the Building Department for the last four fiscal years. The City has evidenced a decline in the number of permits over the years, with a slight increase in 2019. The Construction Value of the permits has shown a steady increase, except for 2017.

TABLE 5 PERMIT ACTIVITY 2016-2019

| Year | Number of Permits | Construction Value ³ |
|----------------------------------|-------------------|---------------------------------|
| 2016 | 10,706 | \$2,597,585,624 |
| 2017 | 8,335 | \$ 314,993,712 |
| 2018 | 6,225 | \$3,232,841,624 |
| 2019 | 7,073 | \$4,127,005,300 |
| Average Permitting Volume | 8,084 | \$2,568,106,565 |

Source: City of Doral Building Department

The data illustrates that the City of Doral maintains a significant volume of permitting activity with comparable economic impact.

TOP PERMITS BY TYPE (2016-2019)

The top ten most requested permits over the last four years are shown below. There is evidence of a high concentration of permit volume amongst the trades as well as interior alterations for both residential and commercial permits.

| PERMIT TYPE | Status | Qty | VALUE TOTAL: |
|-------------------------------|---------|-------|------------------|
| EL-ELECTRICAL GEN | ISSUED: | 1,793 | 100,130,430.71 |
| PL-GENERAL | ISSUED: | 1,114 | 3,547,452,872.97 |
| BL-WINDOWS/ DOORS RESIDENTIAL | ISSUED: | 878 | 6,767,374.84 |
| BL-PRIMARY | ISSUED: | 867 | 103,034,624.16 |
| TEMP FOR TEST | ISSUED: | 866 | 331,520.00 |
| BL-SHOP DRAWING | ISSUED: | 854 | 6,926,433.58 |
| BL-REVISION | ISSUED: | 795 | 57,700,036.63 |
| ME-MECHANICAL GEN SUB | ISSUED: | 771 | 2,559,644,517.89 |
| BL-FENCE/GATE | ISSUED: | 743 | 3,185,040.06 |
| BL-INTERIOR ALTERATION | ISSUED: | 692 | 123,221,800.13 |

COST OF SERVICE

The operating costs to the City of Doral Building Department includes the direct salary cost for each staff member that is responsible for addressing the permit. In addition, the indirect costs which are the Fringes and Salary Overhead expenses (FICA, Insurance, Pension, etc.) Administrative Overhead (Operating Expenditures and the allocation for the General Government expenditures) must be added. PMG Associates calculated the Overhead percentages based on data from the Budgets and actual experience of the Department.

³ Construction Value is computed based on all master and subsidiary permits and the current permitting system does not discount for duplicate values appearing in sub permits.

The Salary Overhead has been computed at 42.57% based on the annual budget. The Administrative Overhead includes the budgeted amount as well as the allocation from the Cost Allocation Study, has been calculated at 58.15%. Based on the experience of PMG Associates, with other jurisdictions, these percentages are reasonable.

The Department completed a template for the amount of time for the typical permits serviced by the City. However, the following nuances were noted by the Department during this review for costs for service.

- Permit costs do not contemplate reviews by outside departments; only recently did PZ begin charging a separate review or inspection fee
- Salary costs do not consider a position's tenure or range; for more on Department Salaries and Pay Ranges, refer to the Evergreen Solutions Study conducted by the Human Resources Department and published April 27, 2015.
- Cost analysis does not contemplate multiple re-inspections, revisions, or sub permits

Based on this template, the revised Fee Schedule was developed (located in the Appendix). Table 6 lists the calculation for the Minimum Permit Fee, which represents the basic cost for a smaller permit application. Table 7 is a selected Permit Fee Calculation to further illustrate the process.

TABLE 6 RECOMMENDED MINIMUM FEE CALCULATION FOR A TYPICAL PERMIT

| PROCESS | PERSONNEL | RATE | HOURS | COST |
|-------------------------|---------------------------|-------------|--------------|-----------------|
| Front Counter Submittal | Permit Clerk | \$16.52 | 0.50 | \$ 8.26 |
| Scanning & Archiving | Building Records Clerk | \$18.70 | 0.25 | \$ 4.68 |
| Plans Routed for Review | Plans Processing Clerk I | \$16.52 | 0.25 | \$ 4.13 |
| Plans Examination | Plans Examiner | \$38.37 | 0.50 | \$ 19.19 |
| Permit Issuance | Plans Processing Clerk II | \$18.62 | 0.25 | \$ 4.66 |
| Inspections | Inspector | \$33.11 | 0.50 | \$ 16.55 |
| | Sub-Total | | 2.25 | \$ 57.46 |
| Fringe & Overhead | | 42.57% | | \$ 24.46 |
| Administrative Overhead | | 58.15% | | \$ 33.41 |
| Total Cost | | | | \$115.34 |

Source: Doral Building Department; PMG Associates, Inc.

TABLE 7 SAMPLE PERMIT: TEMP ELECTRICAL SERVICE

| PROCESS | PERSONNEL | RATE | HOURS | COST |
|--|---------------------------|-------------|--------------|-------------------|
| Front Counter Submittal | Permit Clerk | \$16.52 | 0.50 | \$ 8.26 |
| Scanning & Archiving | Building Records Clerk | \$18.70 | 0.10 | \$ 1.87 |
| Plans Routed for Review | Plans Processing Clerk I | \$16.52 | 0.50 | \$ 8.26 |
| Plans Examination | Plans Examiner | \$38.37 | 1.67 | \$ 64.08 |
| Permit Issuance | Plans Processing Clerk II | \$18.62 | 0.50 | \$ 9.31 |
| Inspections | Inspector | \$33.11 | 0.75 | \$ 24.83 |
| | Sub-Total | | 7.60 | \$116.62 |
| Fringe & Overhead | | 42.57% | | \$ 49.65 |
| Administrative Overhead | | 58.15% | | \$ 67.81 |
| Actual Operating Cost for Sample Permit | | | | \$234.08 |
| Actual Revenue Collected | | | | \$130.00 |
| Surplus (Deficit) for Sample | | | | (\$104.08) |

Source: Doral Building Department; PMG Associates, Inc.

UP-FRONT FEE

The City currently levies an Up-Front Fee to ensure that the applicants actually pull the permit and begin work. This upfront fee, in effect, covers the initial administrative costs of the clerical team that is handling the permit intake.

The Department is currently configuring a new permitting system that will offer many benefits to the customers including complete electronic permitting intake and issuance, online inspection schedule, permit and administrative fee payments and more. The system also incorporates a "Fee Estimator Tool" which allows potential applicants to thoroughly estimate total permitting fees prior to submittal. Past consultants' reports have indicated that a more transparent system, including such a fee estimation tool, would be highly desirable. During configuration, the software development team found that the Fee Estimator tool could not be properly used if the Department continued to charge an upfront fee.

In lieu of the upfront fee then, the Department has requested PMG Associates to analyze the use of an application fee. Like the upfront fee, this fee would be assessed *after* submittal and after the clerical team has audited the submittal and approved it to move through the permitting process. The fee, essentially, would cover the costs of that "first touch". While the times vary based on project size and completeness of the submittal, PMG Associates anticipates that this fee could cover costs at a rate of \$25 per master permit submittal.

In addition, for larger projects, the Building Department would retain the right to invoice up to 50% of the base permit fees for larger projects that could take up a significant amount of staff time. PMG Associates concurs that this would be the appropriate route to both maintain the Fee Estimator Tool and provide for transparency to the customers.

PROSPECTIVE PRO FORMA

As a result of this study, the most significant increase in the Building Permit Fee Schedule would be the Minimum Base Permit Fee. This fee should address the cost of handling, processing, reviewing, inspecting, and archiving the permit.

The current minimum base permit fee is \$86 which does not cover these basic costs for the Building Department. The proposed minimum base permit fee is \$115, which would cover all costs of the City to provide the service. This increase may seem significant; however, the Minimum Base Fee is only a small percentage of the total Building Department Revenue. The increases proposed would increase the total revenue by an estimated 4.2%. Based on the fact that over the past four years, the revenue has generally covered both Direct and Indirect Costs of the Department, no increase in the percentage rate method for alteration permits is recommended.

A Pro Forma of the revenue and expenditure projections are based on the previous year’s actual results. This exercise is intended to illustrate the impacts of the increases.

TABLE 8 PRO FORMA

| CATEGORY | AMOUNT | | |
|---|-------------|-------------|-------------|
| Base Revenue 2019 | \$6,559,287 | | |
| Estimated Increase in Base Permit Fees | \$ 275,500 | | |
| Total Revenue | \$6,834,787 | | |
| Expenditures (Direct and Indirect) | | \$6,218,609 | |
| Estimated Surplus/(Deficit) | | | \$619,178 |
| Estimated Annual Percentage of Surplus/(Deficit) over Expenditures | | | 9.9% |

In addition to the above pro forma, further analysis shows the potential increase or decrease in fees based on permit fee & permit type. The fee schedule changes contemplated are loosely summarized below and in Appendix D - Performance Projections by Fee Code.

TABLE 9 - PERFORMANCE PROJECTIONS BY FEE CODE FOR FY2019

| FY19 Performance by Fee Code Sample Pro Forma | | | | | | | |
|---|--|----------------------------|-----------------------|--------------|--------------------|-------------------|---|
| Fee code | Fee Type | Factor/ Description | FY19 Revenue Received | Actual SF/\$ | Proposed Factor | Estimated Revenue | FY19 Revenue Potential Increase/(Deficit) |
| BD01 | Residential New Construction | \$0.50 psf | \$ 1,731,138.50 | 3,462,277 | \$0.50 | \$ 1,731,138.50 | \$ - |
| BD02 | Commercial New Construction | \$0.18 psf | \$ 138,124.00 | 767,356 | \$0.50 | \$ 383,677.78 | \$ 245,553.78 |
| BD12AC | Commercial Shutters | \$0.35 psf | \$ 1,061.25 | 2,123 | \$0.13 | \$ 275.93 | \$ (785.33) |
| BD12AR | Residential Shutters | \$0.35 psf | \$ 13,751.80 | 27,504 | \$0.13 | \$ 3,575.47 | \$ (10,176.33) |
| BD230 | Reinspection Fee | \$60.00 | \$ 7,800.00 | 130 | \$70.00 | \$ 9,100.00 | \$ 1,300.00 |
| BD501 | Revision (Minor, Bldg) | \$86.00 | \$ 77,658.00 | 903 | \$90.00 | \$ 81,270.00 | \$ 3,612.00 |
| BD60, BD61 | Satellite Dish, Antennae, Communication Towers | \$200.00 | \$ 2,400.00 | 12 | \$115.00 | \$ 1,380.00 | \$ (1,020.00) |
| BD803 | Reworks (Building) | \$85.00 | \$ 9,860.00 | 116 | \$90.00 | \$ 10,440.00 | \$ 580.00 |
| BD99 | Soil Improvement | \$109 to \$600 + \$30 Acre | \$ 2,149.00 | 51 | \$115 (0-10 acres) | \$ 805.00 | \$ (1,344.00) |
| | | | | | | Gain/Loss | \$ 237,720.12 |

RECOMMENDATIONS

The following recommendations are designed to ensure that the fees are based on sound research and industry standards, provide resources to meet the operational demands of the Doral community and meet the operational expenditure needs of the Building Department.

1. Make the Minimum Base Permit Fees for all applications identical and establish this fee at \$115.
2. Adopt the fees based on the attached schedule in **Appendix A**.
3. Establish a policy of maintaining a surplus of at least 100% of planned Expenditures based on the preceding four-year average via a Council Resolution (Refer to **Appendix E - Council Resolution for Maintaining Separate Building Fund Balance**).
4. Continue to require executed contracts (or good-faith estimates) for construction where a dispute regarding Construction Value exists between the Applicant and the Building Department.
5. Continue to use industry standard information, such as RS Means, to settle differences in construction values.
6. Review permit fee factors periodically, at least every three years, to ensure that they are up-to-date and competitive within the marketplace.
7. Maintain appropriate staff levels to keep pace with operational needs.
8. Continue to develop online transparency portals that highlight statistics such as approval times and permit volume.
9. Continue to hold regular meetings with contractors, builders, developers, permit expeditors and general public to facilitate customer feedback and proactive continuous improvement.

**APPENDIX A
REVISED CITY OF DORAL BUILDING DEPARTMENT
BASE PERMIT FEE SCHEDULE**

| Permit Type | Code | Current Fee | Proposed Fee |
|--|-------------|--|---|
| Re-Inspection Fee | BD230 | Initial Inspection included with base permit. \$60 for each inspection | Initial Inspection included with base permit. \$70 for each re-inspection |
| Return Inspection (same inspection in one day) | BD235 | \$60 | \$70 |
| Revised Plans Processing Fee Minor (all disciplines) | BD501 | \$86 each review less than 5 minutes | \$115 each review less than 5 minutes |
| Reworks (all disciplines) | BD803 | \$85 may be charged | \$90 may be charged after 2 nd round |

| | | | |
|--|----------|--------------------------|---------------------------------|
| Expedited 1 or 2 Family R3 | BD150R3 | \$65/Hour, \$500 Minimum | \$90/Hour, \$500 Minimum |
| Expedited all others up to 3 stories | BD1503S | \$1,100 | \$1,500 |
| Expedited all others over 3 stories | | \$1,100 plus \$65/hour | \$1,500 plus \$90/hour |
| Expedited Reworks | BD150RWK | \$65/hour | \$90/Hour |
| Minimum Non-Refundable Application Submittal Fee | BDAP999 | New | \$25.00 per primary application |
| Minimum Base Permit Fee (All trades) | | \$86 | \$115 |
| New Buildings or Additions Industrial | BD02 | \$16 per 100 sq.ft. | \$0.50 per sq.ft. |
| New Buildings or Additions all others | BD03 | \$18 per 100 sq. ft. | \$0.50 per sq.ft. |

| | | | |
|--|-------|-----------------|------------------------------------|
| Roof Rework | RF803 | \$85 | \$90 |
| Roof Additional inspections | RF230 | \$60 | \$70 |
| Roof Return Inspection | RF235 | \$60 | \$70 |
| Fences Wood/Iron including Ornamental Ironwork | BD07 | \$1.00 per foot | \$1.00 per lineal foot; min. \$115 |
| Prefabricated Utility Sheds | BD17 | \$59 | \$115 |

**APPENDIX A
REVISED CITY OF DORAL BUILDING DEPARTMENT
BASE PERMIT FEE SCHEDULE**

| Permit Type | Code | Current Fee | Proposed Fee |
|---|---------|-------------------------------------|-------------------------------------|
| Demolitions (Whole building); for partial interior demo, see BD01E or BD02A | BD10 | \$20 per 1,000 sq. ft. | \$20 per 1,000 sq. ft. |
| Shop Drawing Review | various | \$86 | \$115 |
| Shutters Residential | BD12AR | \$0.35 per sq. ft. \$86 minimum | \$0.13 per sq. ft. \$115 minimum |
| Shutters Commercial | BD12AC | \$0.35 per sq. ft. \$180 minimum | \$0.13 per sq. ft. \$115 minimum |
| Temporary Trailers 0-6 months | CO07T | \$500 | \$70 per trade inspection |
| Temporary Trailers additional 3 months | | \$250 | \$70 per trade inspections |
| Temporary Trailers including Tie Down Inspection | BD14 | \$110 | \$115 |
| Satellite Dish (all trades) | BD60 | \$200 | \$115 |
| Communication Antennas | BD61 | \$200 per tower | \$115 per tower |

| | | | |
|---|-------|---|--|
| Lightweight Insulating Concrete | BD100 | \$110 | \$115 |
| Soil Improvement under 1-10 acres | BD99 | \$109 | \$115 |
| | | | |
| | | | |
| Soil Improvement over 10 acres | | \$600 plus \$30/acre | \$115 plus \$30/acre |
| Event single day | BD70 | \$86 | \$115 |
| Event multi-day | | \$160 | \$70 each daily inspection |
| Re-inspection (failed) | BD230 | \$60 | \$70 |
| Certificate of Occupancy MF/Hotel/Motel | CO02 | \$15/unit Minimum \$174 Maximum \$1,150 | \$15/unit Minimum \$174 Maximum (None) |
| Certificate of Occupancy others | CO08 | \$173 | \$174 |
| Certificate of Occupancy Commercial | CO07 | \$0.055/sq.ft. Minimum \$174 Maximum \$1,150 | \$0.055/sq.ft. Minimum \$174 Maximum None |
| Certificate of Completion Comm/Ind | CC100 | \$0.055/sq.ft. Minimum \$174 Maximum \$1,150 | \$0.055/sq.ft. Minimum \$174 Maximum None |

**APPENDIX A
REVISED CITY OF DORAL BUILDING DEPARTMENT
BASE PERMIT FEE SCHEDULE**

| Permit Type | Code | Current Fee | Proposed Fee |
|--------------------------------|------|-------------|--------------|
| Minimum Plumbing or Gas Permit | | \$85 | \$115 |

| | | | |
|---|-------|-------|-------|
| Wells res | PL32R | \$90 | \$115 |
| Wells Comm | PL32C | \$140 | \$115 |
| Discharge wells | PLD | \$110 | \$115 |
| Oil Wells | PL32A | \$85 | \$115 |
| Temporary Toilet f(0-10 toilets including retention tank) | PL15F | \$80 | \$115 |

| | | | |
|-----------------------------------|-------|-------------------------|-------------------------------|
| Additional Inspections | PL230 | \$85 | \$70 |
| Minimum Electrical Base Permit | | \$85 | \$115 |
| Circus Carnivals, etc | EL23 | \$92 per ride/structure | \$115 per 10 rides/structures |
| Intercom other | EL11C | \$150 | \$115 |
| Swimming Pool or Spa Electric Res | EL18R | \$100 | \$115 |
| Swimming Pool Combo Res | EL20R | \$150 | \$115 |

| | | | |
|------------------------------------|-------|-------|-------|
| Additional Inspection | EL230 | \$60 | \$70 |
| Minimum Mechanical Base Permit Fee | | \$85 | \$115 |
| Fire Sprinkler Systems | FS01 | \$86 | \$90 |
| Walk-in Cooler | RE03 | \$110 | \$115 |
| Re-Inspection | ME230 | \$60 | \$70 |
| Energy Review | ME909 | \$86 | \$90 |
| Hot Water Boiler Inspection | BO05 | \$90 | \$70 |
| Unfired Pressure Vessel Inspection | BO06 | \$80 | \$70 |

| | | | |
|-----------------------------|--------|-------|-------|
| Miniature Boiler Inspection | BO07 | \$80 | \$70 |
| Certificate of Inspection | BO08 | \$125 | \$115 |
| Shop Inspection of Boiler | BO11 | \$125 | \$115 |
| Extension Request | FY300 | \$80 | \$70 |
| Inspection Fee | US230 | \$125 | \$70 |
| Re-inspection | US230B | \$85 | \$70 |
| Floodplain Review new | FL02 | \$86 | \$90 |

APPENDIX B



BUILDING DEPARTMENT ANNUAL PERFORMANCE & PERMIT FEE UTILIZATION REPORT TEMPLATE

Report Year:

Reporting Dates:

| Annual Performance Statistics | Sum/ Average |
|---|-----------------|
| Customer Service Activity | |
| Total Customers Assisted - In-person | 0 |
| Average Lobby Wait Time (Goal 15 minutes) | #DIV/0! |
| Total Customers Assisted - Online Chat Portal | 0 |
| Total Customers Assisted - Via Telephone | 0 |
| Permitting Activity | |
| Total Building Permit Applications Received | 0 |
| Building Permit Applications Approved (Issued) Permits Issued | 0 |
| Inspection Activity | |
| Inspections Requested | 0 |
| Inspections Conducted | 0 |
| Permit Completion / Occupancy Data | |
| Temporary Certificates of Occupancy Issued | 0 |
| Certificates of Occupancy Issued | 0 |
| Private Provider Activity | |
| Inspections by a Private Provider | 0 |
| Plans Reviews by a Private Provider | 0 |
| Audits Performed on Inspections by a Private Provider | 0 |
| Other Permissible Activities not contemplated above | 0 |
| Building Department Positions (FTE) | 37 |
| Revenue/Expenses | |
| Direct Expenditures (unaudited)* | \$ - |
| Indirect Expenditures (unaudited)** | \$ - |
| Total Expenditures (unaudited) | \$ - |
| Revenue from Base Permit Fees (unaudited)* | \$ - |
| Revenue from Fines (unaudited)* | \$ - |
| Previous Balance Carryforward | \$ - |
| Balances Refunded by Local Government | \$ - |
| Other Sources Revenue or Interest | \$ - |
| Estimated Surplus Fund Balance *** | \$ - |

*From Finance department records

**From application of Cost Allocation Study

***If no separate fund exists, amount reserved in General Fund for exclusive use of Building Department

Key to chart

| | |
|--|--------------------------------------|
| | Not Required |
| | Required and currently performed |
| | Required and not currently performed |

APPENDIX C



BUILDING DEPARTMENT ANNUAL PERFORMANCE & PERMIT FEE UTILIZATION REPORT

Report Year: FY2019¹

Reporting Dates: October 1, 2018 to September 30, 2019

| PERFORMANCE STATISTICS FY2019 | |
|---|--------------------|
| Customer Service Activity | |
| Customers Assisted - In-person ² | 13,741 |
| Customer Assisted – Design Professional Meetings | 42 |
| Customers Assisted - Online Chat Portal | 223 |
| Customers Assisted - Via Telephone | 17,717 |
| Permitting Activity | |
| Building Permit Applications Received | 6,792 |
| Building Permit Applications Approved (Issued) Permits Issued | 4,364 |
| Inspection Activity | |
| Inspections Requested | 30,683 |
| Inspections Conducted | 30,678 |
| Permit Completion / Occupancy Data | |
| Temporary Certificates of Occupancy Issued | 205 |
| Certificates of Occupancy Issued | 224 |
| Private Provider Activity | |
| Inspections by a Private Provider | 64 |
| Plans Reviews by a Private Provider | 0 |
| Audits Performed on Inspections by a Private Provider | 28 |
| Other Permissible Activities not contemplated above | 0 |
| Building Department Positions | 37 FTE |
| BUDGETING STATISTICS | |
| Expenditures | |
| Direct Expenditures (unaudited) ³ | \$3,991,020 |
| Indirect Expenditures (unaudited) ⁴ | \$2,224,589 |
| Total Expenditures (unaudited) | \$6,215,609 |
| Revenue | |
| Revenue from Base Permit Fees (unaudited) ³ | \$6,559,288 |
| Revenue from Fines (unaudited) ³ | \$0.00 |
| Previous Balance Carryforward | \$4,264,090 |
| Balances Refunded by Local Government | \$0.00 |
| Other Sources Revenue or Interest | \$0.00 |
| Estimated Surplus Fund Balance⁵ | \$4,607,769 |

¹ FY2019 Unaudited numbers; Completed audit expected March 2021.

² No data from March 23, 2020 through June 5, 2020 during DGC Closure.

³ Source: Finance Department Records (Unaudited or FY19)

⁴ Source: 2017 Cost Allocation Study by Sequoia Consulting

⁵ Source: If no separate fund exists, amount reserved in General Fund for exclusive use of Building Department

Appendix D - Performance Projections by Fee Code

| FY19 Performance by Fee Code Sample Pro Forma | | | | | | | |
|---|---|-------------------------------|--------------------------|--------------|-----------------------------------|----------------------|---|
| Fee code | Fee Type | Factor/ Description | FY19 Revenue Received | Actual SF/\$ | Proposed Factor | Estimated Revenue | FY19 Revenue Potential Increase/(Deficit) |
| BD01 | Residential New Construction | \$0.50 psf | \$ 1,731,138.50 | 3,462,277 | \$0.50 | \$ 1,731,138.50 | \$ - |
| BD02 | Commercial New Construction | \$0.18 psf | \$ 138,124.00 | 767,356 | \$0.50 | \$ 383,677.78 | \$ 245,553.78 |
| BD12AC | Commercial Shutters | \$0.35 psf | \$ 1,061.25 | 2,123 | \$0.13 | \$ 275.93 | \$ (785.33) |
| BD12AR | Residential Shutters | \$0.35 psf | \$ 13,751.80 | 27,504 | \$0.13 | \$ 3,575.47 | \$ (10,176.33) |
| BD230 | Reinspection Fee | \$60.00 | \$ 7,800.00 | 130 | \$70.00 | \$ 9,100.00 | \$ 1,300.00 |
| BD501 | Revision (Minor, Bldg) | \$86.00 | \$ 77,658.00 | 903 | \$90.00 | \$ 81,270.00 | \$ 3,612.00 |
| BD60, BD61 | Satellite Dish, Antennae, Communication Towers | \$200.00 | \$ 2,400.00 | 12 | \$115.00 | \$ 1,380.00 | \$ (1,020.00) |
| BD803 | Reworks (Building) | \$85.00 | \$ 9,860.00 | 116 | \$90.00 | \$ 10,440.00 | \$ 580.00 |
| BD99 | Soil Improvement | \$109 to \$600 + \$30 Acre | \$ 2,149.00 | 51 | \$115 ⁽⁰⁻ 10 acres) | \$ 805.00 | \$ (1,344.00) |
| | | | | | | Gain/Loss | \$ 237,720.12 |

**APPENDIX E
SAMPLE RESOLUTION**

Res. No. 20-XX
Page 1 of 2

RESOLUTION 20-XX

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF DORAL ESTABLISHING A POLICY TO MAINTAIN A SEPARATE BUILDING FUND BALANCE FOR THE BUILDING DEPARTMENT; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Florida Legislature enacted HB 447 amending 125.56 F.S. to limit any surplus maintained by a local Building Department to a maximum of the four-year average of the actual costs of that Department over the past four years; and

WHEREAS, there is a need to serve the public with a fully functioning, Building Department and to preserve the health, safety and welfare of building users and occupants through efficient and effective permit processing and inspections; and

WHEREAS, it is prudent and Best Business Practices to maintain a surplus reserve that does not exceed statutory limits to provide for sufficient annual operating expenses in the event of declining Building Permit activity while maintaining a fully functioning Building Department

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DORAL AS FOLLOWS:

Section 1. Recitals. The foregoing recitals are hereby ratified and confirmed as being true and correct and hereby made a specific part of the Resolution upon adoption hereof.

Section 2. Policy. The City Council of the City of Doral, Florida hereby directs the City Manager, Finance Department and the Building Department to establish a procedure to maintain a surplus of Building Permit Revenue over Building Permit Expenditures of a figure of 100% of planned Expenditures based on the proceeding four-year average of the Expenditures of the Department.

Section 3. Effective Date. This Resolution will become effective immediately upon adoption.

[Intentionally left blank]

The foregoing resolution was offered by _____ who moved its adoption. The motion was seconded by _____ and upon being put to a vote, the vote was as follows:

Mayor Juan Carlos Bermudez
Vice Mayor Pete Cabrera
Councilwoman Digna Cabral
Councilwoman **Claudia Mariaca**
Councilman _____

PASSED and ADOPTED this **13th** day of **January, 2021**

JUAN CARLOS BERMUDEZ, MAYOR

ATTEST:

CONNIE DIAZ, MMC
CITY CLERK

APPROVED AS TO FORM AND LEGAL SUFFIENCY
FOR THE USE AND RELIANCE OF THE CITY OF DORAL ONLY:

LUIS FIGUEREDO, ESQ.
CITY ATTORNEY