

ORDINANCE NO. _____

AN ORDINANCE AMENDING NORTH LITTLE ROCK MUNICIPAL CODE CHAPTER 4 (BUILDINGS AND BUILDING REGULATIONS) REGARDING FEE SCHEDULES; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, on November 14, 2016, the City of North Little Rock duly adopted Chapter 4 – Buildings and Building Regulations as part of the North Little Rock Municipal Code (“NLRMC”) pursuant to Ordinance No.; and

WHEREAS, building fees and permits were established in 1999 and have not been updated since that time, and the Community Planning Department has advised there is a need to update the fees charged for building permits, plan reviews, inspections and other related services performed by the City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NORTH LITTLE ROCK, ARKANSAS:

SECTION 1: That NLRMC Chapter 4 (Buildings and Building Regulations) is hereby amended to update fees (amounts *only*), **effective October 30, 2017**, as shown on the table attached hereto as Exhibit “A”.

Editor’s Note: Exhibit “A” shows fee changes in “red”.

SECTION 2: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.

SECTION 3: That the provisions of this Ordinance are hereby declared to be severable and if any section, phrase or provision shall be declared or held invalid, such invalidity shall not affect the remainder of the sections, phrases or provisions.

SECTION 4: It is hereby found and determined there is a need to increase fees charged for the City’s building regulations, which have not been changed since 1999, and the passage of this Ordinance is necessary in order to insure the proper and orderly growth of this land and of the City of North Little Rock, Arkansas, and being necessary for the immediate preservation of the public health, safety and welfare; THEREFORE, an emergency is hereby declared to exist, and this Ordinance shall be in full force and effect from and after its passage and approval.

PASSED:

APPROVED:

Mayor Joe A. Smith

SPONSORS:

Joe A. Smith
Mayor Joe A. Smith

Ron Harris
Council Member Ron Harris

APPROVED AS TO FORM:

C. Jason Carter
C. Jason Carter, City Attorney

ATTEST:

Diane Whitbey, City Clerk

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/b

FILED	11:09	A.M.	_____	P.M.
By	City Atty Jason Carter			
DATE	9-5-17			
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas				
RECEIVED BY	K. Thomas			

		Current fee schedule established in 1999	Proposed fee schedule
1.2.1 General fees			
(A)	Inspection	\$15	\$25
(B)	Investigative inspection, Consultation	\$30	\$40
(C)	Duplicate permit cards, per card	\$5	\$10
(D)	Duplicate copy of certificate of occupancy	\$10	\$10
1.2.2 Re-inspection fee			
	re-inspection	\$25	\$40
1.2.3 Minimum permit fee			
	Minimum permit \$30	\$30	\$30
1.2.4 Minimum residential repair by owner			
	no charge bldg permit if less than \$2500	\$0	\$0
1.2.6 Commercial and Industrial bldg permit fee			
(A)	Total valuation is \$100.00 and less	No fee, unless inspection required, in which case A \$15 fee for each inspection shall be charged	No fee, unless inspection required, in which case A \$25 fee for each inspection shall be charged
	Total valuation is \$101.00 to \$50,000	\$30 for the first \$2000 plus \$3.25 for each additional \$1000 or fraction of	\$50 for the first \$2000 plus \$4 for each additional \$1000 or fraction of
	Total valuation is \$50,001 to \$100,000	\$162 for the first \$50,000 plus \$2.75 for each additional \$1000 or fraction of	\$250 for the first \$50,000 plus \$3.50 for each additional \$1000 or fraction of
	Total valuation is \$100,001 to \$500,000	\$274.50 for the first \$100,000 plus \$2.25 for each additional \$1000 or fraction of	\$350 for the first \$100,000 plus \$3 for each additional \$1000 or fraction of
	Total valuation is \$500,000.00 and up	\$974.50 for the first \$500,000 plus \$1.75 for each additional \$1000 or fraction of	\$1200 for the first \$500,000 plus \$2.50 for each additional \$1000 or fraction of

EXHIBIT

tabbles

"A"

(B)	Plan review fee	1/4 of the building permit fee, \$50 minimum for new construction, \$30 minimum for repair or remodel	1/4 of the building permit fee, \$100 minimum for new construction, \$50 minimum for repair or remodel
	Plan review fee for fences, retaining walls, grading, filling, footings, foundations, pools, parking lots	\$0	\$30
(C)	House moving fees	\$30	\$50
(D)	Demolition of structure	\$25	\$50
	Accessory building	\$10	\$30
(E)	Blasting fee	\$30	\$100
(F)	Parking lot fees (impervious surface)	\$0.03 per square foot	\$0.05 per square foot
(G)	Tent permit	\$30	\$50
(H)	Swimming pools	\$40	\$50
(I)	Fuel tanks and pumps each (new or replacement)	\$40	\$50
(J)	New communication towers from ground up	\$25 per foot	\$50 per foot
(K)	Fences and retaining walls	\$25	\$50
(L)	Foundation and Footing permit	\$0	\$200
1.2.7 Residential Building Permit Fees			
(A)	New Construction (total square footage of area under roof) 190235 sq ft	based on total cost	\$0.2 per sq foot, minimum of \$250
(B)	Additions to existing structure (increase of area under roof)	based on total cost	\$0.2 per sq foot, minimum of \$75
(C)	Remodel, decks, accessory structures, others not listed above (no increase of footage of area under roof of residence)	\$0.0046 of construction cost, min of \$30	\$0.006 of construction cost, minimum \$30
(D)	Demolition of structure	\$25	\$50
(E)	Swimming pools	\$40	\$50
(F)	Fences and retaining walls	\$15	\$30
1.2.8 Electrical Permit Fees			

(A)	New construction: One and two family dwellings, total square footage of area under roof	\$0.05 per square	\$0.1 per square foot
(B)	All other occupancies will utilize the unit cost schedule listed in subsection (C).		
(C)	Various fees:		
	Meter loops:		
	First	\$12	\$15
	Additional	\$6	\$10
	Load centers (regardless of voltage):		
	Up to 60 amp	\$7	\$10
	Up to 100 amp	\$14	\$20
	Up to 150 amp	\$22	\$25
	Up to 200 amp	\$30	\$35
	Over 200, per 100 amp over 200 amp	\$5	\$5
	Openings:		
	01 to 10	\$6	\$10
	11 to 20	\$10	\$20
	21 to 40	\$18	\$25
	41 to 60	\$23	\$30
	61 to 80	\$27	\$35
	81 to 100	\$29	\$40
	101 to 200	\$46	\$55
	201 to 300	\$58	\$75
	301 to 400	\$67	\$95
	Over 400, for each 25 over 400	\$4	\$5
	Motor and generator wiring: <i>Fraction horsepower motors can be grouped for their total horsepower and paid for as one unit.</i>		
	1/8 to 1 H.P. or K.W	\$4	\$5
	2 to 4 H.P. or K.W	\$7	\$10
	4 to 10 H.P. or K.W	\$11	\$15
	11 to 15 H.P. or K.W	\$14	\$15
	16 to 20 H.P. or K.W.	\$17	\$20
	21 or over H.P. or K.W.	\$20	\$25
	Temporary power to building	\$18	\$20
	Signs	\$15	\$20
	Smoke detectors, each: <i>For inspection purposes smoke detectors may be grouped in a ratio of five detectors to one inspection provided that all detectors are ready for inspection at the same time and are located in the same structure.</i>	\$4	\$5
	Electric stoves, ranges, dryers, water heaters	\$12	\$15
	Vent hoods/bath fan/exhaust fan	\$4	\$6

	Dishwashers/trash compactors		\$4		\$6
	Disposals/ceiling fans		\$4		\$6
	Electric heat:				
	One to 15 K. W.		\$6		\$10
	16 to 25 K. W.		\$10		\$15
	Special circuits such as window air conditioners:				
	20 to 30 amp		\$7		\$10
	30 to 60 amp		\$9		\$10
	Special equipment per 1,000 watts		\$3		\$5
	1.2.9 Plumbing Permit Fees				
(A)	New construction: One and two family dwellings, total square footage of area under roof		\$0.05 per square foot under roof		\$0.1 per square foot under roof
	All other occupancies will utilize the unit cost schedule listed in subsection (B).				
(B)	Repair/alteration/addition to existing construction:				
	Unit costs, each plumbing fixture outlet or appliance. <i>Shall include each water closet, urinal, bidet, sink, lavatory, basin, laundry sink, wash tray, dishwasher, garbage disposal, ice maker, beer or soda fountain, bath tub, hot tub, shower, sauna, drinking fountain, wet bar, washing machine, hose cabinet or hose rack, fire pump, sewer ejector, cooling tower, sill cock, dental unit, hub drain, floor, area or roof drain, sand trap, grease trap, sump pump or any other plumbing element commonly known as plumbing fixture.</i>		\$4		\$6
	Water service		\$25		\$35
	Lawn sprinkler service / RPZ		\$25		\$35
	Water house piping		\$12		\$20
	Swimming and wading pools		\$12		\$15
	Gas service (up to five meter openings)		\$15		\$20
	Gas house piping (up to five openings)		\$15		\$20
	Gas house piping (each additional opening)		\$3		\$5
	Each gas-fired appliance - <i>Shall include each water heater, floor furnace, unit heater, vented wall furnace, commercial clothes dryer, commercial range or oven, or other gas fired appliance not specifically mentioned excluding portable heating stoves and space heaters</i>		\$13		\$15
	1.2.10 Heating/Mechanical Permit Fees				
(A)	New construction: One and two family dwellings, total square footage of area under roof		\$0.05 per square foot under roof		\$0.1 per square foot under roof

	All other occupancies will utilize the unit cost schedule listed in subsection (B).			
(B)	New commercial, replacements, repairs, alterations and additions.	\$30 for the first \$1000 plus \$3 for each additional \$1000 or fraction of	\$40 for the first \$1000 plus \$5 for each additional \$1000 or fraction of	
6.1.1 Application fees:				
(A)	Preliminary Plat, Replat or Final Plat	\$100-200	\$250	
(B)	Site Plan Review	\$100	\$200	
(C)	Vacating a Plat	\$100	\$100	
(D)	Conditional Use, Special Use	\$150	\$200	
(E)	Planned Unit Development (PUD)	\$150	\$200	
(F)	Rezone to Commercial	\$300	\$400	
(G)	Rezone to Industrial	\$300	\$400	
(H)	Rezone to Residential	\$100-150	\$200	
(I)	Board of Adjustment	\$95	\$150	
(J)	Housing and Building Board of Adjustment (Sign Board)	\$95	\$150	
(K)	Annexations	\$50	\$100	
6.1.2 Permits:				
(A)	Driveway / Curb Cut - <i>required any time a curb will be cut within street right-of-way or when residential, commercial or industrial driveways will be constructed within street right -of-way.</i>	\$25	\$25	
(B)	Flood Plain - <i>required for all development within the 100 year floodplain / Special Flood Hazard Area (SFHA).</i>	\$25	\$25	
(C)	Stormwater - <i>for required erosion control on all new developments.</i>			
	Single family dwelling	\$25	\$35	
	Multi family dwelling (2 or more units)	\$50	\$50	
	Commercial and industrial bldgs. (less than a 1/4 acre)	\$100	\$125	
	Commercial and industrial bldgs. (1/4 to 1 acre)	\$100	\$150	
	Commercial and industrial bldgs. (more than 1 acre)	\$150	\$200	
	Commercial and industrial bldgs. additions (less than 1 acre)	\$50	\$75	

	Commercial and industrial bldgs. additions (1 acre +)	\$100	\$150
	Parking lots (less than a 1/4 acre)	\$25	\$35
	Parking lots (1/4 to 1 acre)	\$50	\$75
	Parking lots (more than 1 acre)	\$50	\$100
	Subdivisions (up to 5 lots)	\$50	\$75
	Subdivisions (6 to 20 lots)	\$100	\$125
	Subdivisions (21 lots +)	\$100	\$150
	Other activities that disturb less than or equal to 3 acres	\$50	\$75
	Other activities that disturb more than 3 acres	\$100	\$125
(D)	Excavation, cuts, borings - <i>required for all utility excavations within street right-of-way.</i>		
	per 100 square feet in paved portion of the right-of-way	\$200	\$200
	per 100 square feet in non paved portions of the right-of-way	\$100	\$100
(E)	Grading / Fill - <i>required for any excavation, filling or redistribution of soil on a site.</i>		
	less than .5 acres	\$0	\$50
	.5 acres to .999 acre	\$0	\$100
	1 acre to 1.999 acre	\$0	\$150
	2 acre to 2.99 acre	\$0	\$200
	3 acre and greater	\$0	\$250
6.1.4 Fire Department Plan Review and Inspections:			
(A)	Automatic Sprinkler		
	Up to 10,000 sq. ft. (bldg area)	\$0	\$100
	10,000 to 50,000 sq. ft. (bldg area)	\$0	\$200
	50,001 sq. ft. and up (bldg area)	\$0	\$300
(B)	Fire Alarm		
	Up to 10,000 sq. ft. (bldg area)	\$0	\$50
	10,000 to 50,000 sq. ft. (bldg area)	\$0	\$100
	50,001 sq. ft. and up (bldg area)		\$150
(C)	Type 1 Kitchen Hood Suppression System		
	Per hood system	\$0	\$25