

City of Rockford, Illinois

Community & Economic Development Department
 Construction and Development Services
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Construction & Development Services Fees Explanation – 2015

How to determine Commercial, Industrial and Multi-Family permit fees

	Alteration / Remodel & Additions	New Stand-Alone Buildings
<p>Commercial / Industrial and Multi-Family (3+ units)</p> <p>Definition: anything that does not meet the definition for <i>Residential</i></p>	<ul style="list-style-type: none"> Permit fee is 1 Percent (.01) of <i>Total Reported Value*</i> of project (minimum fee of \$10.00), <p>PLUS</p> <ul style="list-style-type: none"> \$42.00 per permit to be issued (i.e. building, electrical, gas piping, HVAC, plumbing, fire suppression, etc.), <p>PLUS</p> <ul style="list-style-type: none"> \$55.00 for Planning review, <p>PLUS</p> <ul style="list-style-type: none"> Add 10% of total fee calculated above for Technology Fee 	<ul style="list-style-type: none"> Permit fee is 1 Percent (.01) of the <i>calculated construction value</i> which is calculated using the ICC BVD Data Report**, <p>PLUS</p> <ul style="list-style-type: none"> \$42.00 per permit to be issued (i.e. building, electrical, gas piping, HVAC, plumbing, fire suppression, etc.), <p>PLUS</p> <ul style="list-style-type: none"> \$110.00 for Planning review, <p>PLUS</p> <ul style="list-style-type: none"> Add 10% of total fee calculated above for Technology Fee
<p>Commercial Permit Fee Examples</p>	<p>Total reported value for remodeling project = \$12,500.00</p> <ul style="list-style-type: none"> 12,500 x 0.01 = \$125.00 PLUS 42 (bldg) + 42 (elec) + 42 (plbg) + 42 (mech) + 42 (gas) = \$210.00 \$55.00 (Planning review) <p>Subtotal: \$125.00 + \$210.00 + \$55.00 = \$390.00</p> <p>TOTAL = \$390.00 + 10% (\$39.00) = \$429.00</p>	<p>Calculated construction value from BVD Table = \$170,000.00</p> <ul style="list-style-type: none"> 170,000 x 0.01 = \$1,700.00 PLUS 42 (bldg) + 42 (elec) + 42 (plbg) + 42 (mech) + 42 (gas) + 42 (fire) = \$252.00 PLUS \$110.00 (Planning review) <p>Subtotal: \$1,700.00 + \$252.00 + \$110 = \$2,062.00</p> <p>TOTAL = \$2,062.00 + 10% (\$206.20) = \$2,268.20</p>
<p>Notes:</p> <ul style="list-style-type: none"> Each project shall have a designated responsible party who shall be responsible for payment of the permit fees for all the construction work involved in the project; and the responsible party shall pay all the permit fees at the time the first permit is issued. Subsequent trade permits will be issued as required for Mechanical, Electrical, Plumbing, and Fire Protection construction to the required licensed or registered contractors and no additional fee will be charged for these subsequent permits when the work was previously included in the original permit obtained by the responsible party. *For the purpose of determining permit fees, “total reported value” shall include structural, electrical, plumbing, mechanical, interior finish and normal site preparation including all labor, materials (including finish work), contractor overhead and profit, grading, retaining walls, paving, and other site work, and any demolition work unless such work was included in other permits issued. **See the August 2013 ICC Building Valuation Data Report for square footage costs used to determine permit fees. See next page for determining the <i>calculated construction value</i> using the ICC BVD. 		<p>Please note there may be Public Works fees due at permit issuance, please call to verify!</p>

Calculated Construction Value example using ICC BVD

Using the ICC Building Valuation Data table to calculate the cost of a new 2 story office building.

Construction Type = VB

Use Group = B

First and Second Level square footage = 5,000 s.f. per floor

Table says use \$120.48 per square foot for first and second floor (VB, B)

$5,000 \times \$112.00 = \$602,400.00$ per floor x two floors = **\$1,204,800.00**

Total Calculated Construction Cost = \$1,204,800.00

Use this value to determine your permit costs.

*******All fees and examples are based on the 2015 City of Rockford Fee Schedule*******