

City of Big Bear Lake



BUILDING AND SAFETY DIVISION

The following is a sample calculation for Building & Safety fees for a new 2,000 square foot single-family house, with a 400 square foot garage, 100 square foot covered porch, and 200 square foot uncovered deck. To compute the building permit fees, the valuation needs to be determined first. Fees are subject to change.

I. CALCULATION OF VALUATION

Residence:	2,000 sq. ft. x \$104.00/sq. ft. =	\$208,000
Garage:	400 sq. ft. x \$36.91/sq. ft. =	14,764
Porch:	100 sq. ft. x \$20.00/sq. ft. =	2,000
Deck:	200 sq. ft. x \$16.30/sq. ft. =	<u>3,260</u>
TOTAL VALUATION		\$228,024

Building permit fees based on valuation (**effective November 27, 2006**):

\$ 993.75	Base fee for first \$100,000 of valuation up to \$500,000
<u>716.80</u>	\$5.60 for each addition \$1,000 of valuation up to \$500,000 = \$5.60 x 128
\$1,710.55	

II. BUILDING PERMIT FEES

1.	\$ 1,710.55	Building Permit fee
2.	1,453.97	Plan Check fee (85% of Building Permit fee)
3.	63.00	Fire Flow Review fee
4.	65.00	Zoning Clearance
5.	172.75	Approx electrical fee = .056 x habitable space + \$7.25 insurance fee + \$5.50 garage (per fixture/outlet – based on 5) + \$48.00 temporary power pole
6.	198.75	Approx plumbing fee (based on number of fixtures)
7.	66.10	Approx mechanical fee (based on equipment installed)
8.	22.80	Strong Motion Instrumentation and Seismic Hazard Mapping fee (.0001 x valuation)
9.	539.00	Developer fee (per unit)
10.	28.00	Road encroachment fee (per driveway cut)
11.	479.00	Engineering Grading Plan Check Fee (verify applicability of this fee for your project)
	\$ 4,798.92	Fees

III. DEVELOPMENT FEES

1.	\$ 334.00	Fire Department Impact Fee
2.	3,239.99	Sewer connection fee (per each EDU; 1 EDU assumed)
3.	5,942.00	Water connection fee *
4.	1,640.00	School fees (\$0.82 per sq. ft. of habitable space effective)
	\$ 15,954.91	Fees

*Base Fee for one (1) equivalent dwelling unit (EDU). Additional fee will be assessed if fixture units exceed 1 EDU equivalent.

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City of Big Bear Lake Civic Center and Performing Arts Center
39707 Big Bear Boulevard, P.O. Box 10000, Big Bear Lake CA 92315-8900
909/866-5831 •Fax 909/878-4511