

**AN ORDINANCE**

**AMENDING THOSE PORTIONS OF THE CHARLESTON COUNTY CODE SECTION 2-137 DEALING WITH FEES IN THE BUILDING SERVICES DEPARTMENT**

**SECTION 1.0 Purpose of Amendment, Findings**

WHEREAS, County staff have reviewed Building Services fees as they compare to surrounding local governments and as they compare to the costs of supplying various services, and

WHEREAS, Council finds that certain fees charged by the Building Services Department should be changed,

NOW, THEREFORE, be it ordained by Charleston County Council, in meeting duly assembled, as follows:

**SECTION 2.0 Text Change**

1. The pertinent portions of Section 2-137 of the Charleston County Code of Ordinances entitled "Building Inspections" are hereby amended as follows:

**Building Inspections**

1. Contract Value Permit Fees For Construction / Trade Permit Fees

Total Valuation	Fee
\$1,000.00 and less	No fee, unless an inspection is required, in which case a \$50.00 fee shall be charged.
\$1,000 to \$2,000	\$50.00
\$2,001 to \$15,000	\$50.00 for the first \$2,000 + \$3.00 per \$1,000
\$15,001 to \$50,000	\$100.00 for the first \$15,000 + \$4.00 per \$1,000
\$50,001 to \$1000,000	\$240.00 for the first \$50,000 + \$3.50 per \$1,000
\$100,001 to \$500,000	\$415 for the first \$100,000 +3.35 per \$1,000
\$500,001 and up	\$1,755 for the first \$500,000 + \$2.50 per \$1,000
Plan Review Fee	1/2 Permit Fee
Moving Fee	\$100.00
Demolition Fee	\$50.00
"A" or "V" Flood Zone	\$20.00 per each permit

Filing Fee	
Trade Permit Fee	\$25.00

**2. License / Registration and Miscellaneous Fees.**

Contractor License Application Fee	\$50.00
Contractor License Fee	\$50.00
Annual Contractor License Renewal Fee	\$50.00
Registration Application Fee	\$50.00
Registration Fee	\$50.00
Annual Registration Renewal Fee	\$50.00
Existing Journeyman Annual License Renewal Fee	\$25.00
Construction Manager Application Fee	\$50.00
Construction Manager License Fee	\$50.00
Annual Construction Manager License Renewal Fee	\$50.00
Change License or Registration classification (other than at renewal time)	\$25.00
Vehicle Decal Fee	\$6.00/vehicle/set
Annual Vehicle	\$3.00
Floodplain Management Compliance Inspection	\$75.00

**3. Electrical Permit Fees**

- a. New or Upgrade Service: Electrical load at each meter location (expressed in amperes), up to 200 amps, the fee shall be \$70.00. *Above 200 amps.*, the fee shall be \$70.00, plus \$0.10 per each additional amp.
- b. Alterations or additions on the load side of existing meter, the fee shall be \$70.00.
- c. Connection to existing service or safety inspection fee shall be \$70.00.
- d. Permit fee shall not be required for such wiring, devices, and appliances operating at a voltage less than 70 volts; or repair or replacement of existing electrical systems costing less than \$100.00.

**4. Gas Permit Fees:**

- a. The fee for inspection of consumer's gas piping at one location (including both rough and final piping inspection) shall be \$50.00, plus \$2.00 for each outlet.

**5. Mechanical Permit Fees.**

- a. Fee for inspecting heating, ventilating, ductwork, air conditioning and refrigeration systems shall be \$50.00 for the first \$1,000.00 or fraction thereof, of valuation of the installation, plus \$2.00 for each additional \$1,000.00 or fraction thereof.
- b. Fee for inspecting repairs, alterations and additions to an existing system shall be \$50.00, plus \$2.00 for each \$1,000.00 or fraction thereof.
- c. Temporary Operation Inspection Fee: When preliminary inspection is requested for purposes of permitting temporary operation of a heating, ventilation, refrigeration or air conditioning system, or portion thereof, a fee of \$50.00 shall be paid by the contractor requesting such preliminary inspection. If the system is not approved for temporary operation on the first preliminary inspection, the usual re-inspection fee shall be charged for each subsequent preliminary inspection for such purpose.
- d. Any repairs, alterations and additions to an existing system where cost is under \$1,000.00 unless replacement or addition of a primary piece of equipment is involved shall not require a permit fee.

**6. Plumbing Permit Fees:**

- a. Fee for inspecting plumbing systems shall be \$50.00
- b. Additional fixture fees as follows:
  - 1. For each Plumbing Fixture, Floor Drain or Tap (including water and drainage piping) \$3.00
  - 2. For each House Sewer \$5.00
  - 3. For each House Sewer having to be replaced/repaired \$5.00
  - 4. For each House Water Service \$5.00
  - 5. For each Water Heater and/or Vent \$3.00
  - 6. For installation, alteration or repair of water piping and/or water treating equipment \$5.00
  - 7. For repair or alteration of Drainage or Vent Piping \$5.00

8. For vacuum breakers or backflow protective devices	
One to Five	\$3.00
Over Five, each	\$2.00

**7. Manufactured Housing Permit Fees:**

a. For setup on a new or existing site in an "A" Flood Zone	\$115.00
b. For setup on a new or upgraded site <b>not</b> in a Flood Zone	\$100.00
c. For an existing site, hookup/setup only <b>not</b> in a Flood Zone	\$ 70.00

*Fees for modular construction as defined by the South Carolina Modular Construction Act shall be based upon the fee schedule for building /roofing permits.*

**8. Replacement Fees:**

- a. Fees for replacement of any permit stickers shall be \$10.00.
- b. Fees for replacement of placards shall be \$25.00.

**9. Other Fees:**

- (1) Penalties. Where work for which a permit is required by this Code is started or proceeded prior to obtaining said permit, the fees herein specific shall be doubled, but the payment of such double fee shall not relieve any persons from fully complying with the requirements of this Code in the execution of work nor from any other penalties prescribed herein.
- (2) Re-inspection When a reinspection fee is required, an additional fee of \$50.00 will be charged for each inspection.
- (3) Minimum Permit or Inspection Fee: \$ 50.00
- (4) Hazardous Occupant Permits. \$100.00
- (5) Fireworks stand \$ 50.00

**SECTION 3.0 Effective dates; severability**

This ordinance shall be effective immediately following approval at third reading. The changes in the Building Services fees shall be effective as of August 1, 2008.

If any provision of this ordinance or its application to any circumstance is held by a court of competent jurisdiction to be invalid for any reason, this holding does not affect other provisions or applications of this ordinance which can be given effect without the invalid provision or application, and to this end, the provisions of this ordinance are severable.