



City and Borough of Sitka

PUBLIC WORKS

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City and Borough of Sitka Building Department

Standard for Establishing Building Valuation for the Purpose of Calculating Permit Fees

Policy 15-02

Effective Date: June 16, 2015

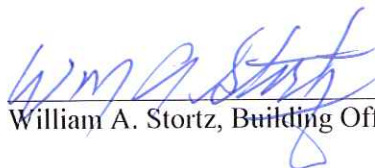
Purpose: To establish uniform standards for valuing new construction projects for the purpose of calculating building permit fees for commercial and residential construction.

Background: Historically there has been no policy as to when adjustments were made in determining building valuation data. Building valuations for permitting purposes are calculated by multiplying the cost per square foot of the construction type by the total square feet of constructed space. The resulting figure is used to calculate the building permit fee from the permit fee schedules found in Sitka General Code 19.01.020.

Policy:

1. Building valuation for the purpose of calculating building permit fees for new construction shall be established on an annual basis by using the following methods:
 - Building valuation for all occupancies shall be established in December of each year and shall be effective the first day of the following January. Valuations shall be determined by utilizing Building Valuation Data, published by the International Code Council in August of each year, and in consultation with the municipal assessor. A regional multiplier shall be established in consultation with the municipal assessor and shall be utilized to determine the final building valuation.
 - Building valuation for residential garages and associated utility structures, including decks, shall be established in consultation with the municipal assessor on the schedule established in the previous bullet point.
2. Building valuation for remodels and additions of any occupancy group shall be based on estimates supplied by the applicant, and as prescribed in section 109.3 of the International Building Code as adopted by the City and Borough of Sitka.

Approved:


William A. Stortz, Building Official


Date

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