



CITY OF FORT BRAGG

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DATE: August 7, 2023

SUBJECT: **SAMPLE** City of Fort Bragg Fees for Single-Family Homes

The City of Fort Bragg permit fees for a single-family residence shown below are based on a typical 2,000 square foot home in a low density residential zone with a building permit valuation of \$250,000.

Building permits for new construction are also subject to school impact fees and Building Department fees. ***Please contact the County Building Department for more information about County fees.***

Fees will vary depending on the individual situation. Below are some **SAMPLE ESTIMATED CITY** fee calculations:

Water and Sewer:

Description	Cost	Comment
Permit & Inspection Fee	\$255	Inspection Fees for sewer and water connections
Capacity Fee - Water	\$4,631	Fixed cost
Capacity Fee - Sewer	\$3,640	Fixed cost
Connection Fee Water	\$2,624	This is the standard fee for a ¾" meter, 30' or less from the City water line. <i>For larger meters and greater distances, prices will increase.</i>
Connection Fee Sewer	\$2199	This is the standard fee for a 4" sewer lateral, 4' deep or less. <i>For greater distances or deeper sewer connections, prices will increase.</i>
Total Cost	\$13,349	

Drainage:

Drainage fees are paid for any development increasing the impervious area on a parcel by 120 sq ft or more. The fee depends on the size of the development and the zoning district of the property. Following is an example of a typical single-family residence drainage fee calculation:

		Comment
Size of Structure	2000 sq.ft.	Size of proposed building footprint & any other proposed impervious lot cover.
Zone	RL	Additional zone information can be obtained from the City of Fort Bragg Community Development Department.
Cost in this zone	\$0.37054 per sq.ft.	The cost per sq.ft. ranges depending on zoning designation. Contact the City of Fort Bragg Department of Public Works for specific costs per sq. ft.
Total Cost	\$740.00	2,000 sq.ft. x \$0.370 = \$740.00

Other City fees:

Some City fees are based on the valuation of the work being done. The Mendocino County Building Department determines valuations of building permits based on work being done.

		Comment
Type of permit	New single family residence	
Valuation	\$250,000	This sum is used for example purposes only. Valuation fees for single family homes vary. Contact the County Building Department for more information.
Business License Surcharge	\$100	Contractor's business license fee applies per FBMC 5.04.260(A). Fee based on .04% of valuation.
Planning Department Building Permit Fee	\$80	Costs for City review and routing of a building permit application for conformance with General Plan, zoning requirements, and City standards.
Public Works Department Building Permit Fees	\$381	Costs for City review of a building permit application for grading, drainage, frontage improvements, City utility connections and fire sprinklers and the encroachment permit for the installation of frontage improvements.
General Plan Maintenance Fee	\$1,325	Costs incurred for maintaining General Plan and Local Coastal Plan plans, policies and regulations necessary to meet State zoning codes. Fee based on .53% of valuation.
Construction and Demolition Deposit (refundable after construction)	\$740 \$55 (non-refundable processing fee)	Construction and Demolition (C&D) materials account for approximately 25% of all material in landfills. In an effort to reduce waste, the State of California instituted AB939 and SB1374 both of which aim to divert waste from landfills. The City's
Total Cost	\$2,681	

FEE SUMMARY:

		Comment
Type of permit	New single family residence	Fees shown are based on a 2,000 square foot development in a low-density residential zone with a building permit valuation of \$250,000.00.
Water and Sewer	\$13,349	
Drainage	\$740	
Other City fees	\$2681	
Total Cost	\$16,770	