THE CITY OF ASHEVILLE

STAFF REPORT

Council Meeting Date: May 11, 2021

Subject: Proposed Fee Adjustments for 2021-22 Fiscal Year

Staff Resource: Tony McDowell, Finance & Management Services Director

Action Requested: Adoption of an ordinance establishing the fees and charges for Fiscal Year (FY) 2021-22.

Background:

- Fees and charges comprise 35% of City-wide revenue and 10% of General Fund revenue.
- In an effort to limit the financial impact of the COVID-19 pandemic some fees were waived, late charges were deferred, and no increases were proposed in FY21.
- Attachment A provides detailed information for proposed fee adjustments submitted during this year's annual budget process, including impacts on revenues, customers and service provision.
- Recommendations for changes to Water Resources rates and to formally include existing fee discounts offered to nonprofits for special events are included in separate staff reports.
- Adjustments to fees charged for stormwater and sanitation services are not recommended for adoption at this time.
- Instead, staff recommends a midyear review of stormwater and sanitation services during the next fiscal year (FY22) that includes more detailed information about service needs and financial context.
- Changes recommended for adoption include adjustments to fees and charges for
    - transit advertising,
    - design and subdivision review in special review areas,
    - sidewalk fee-in-lieu payments,
    - WNC Nature Center admissions,
    - fire safety inspections, and
    - monthly on-street, garage, and off-street lot parking.
- All recommended fee adjustments would become effective July 1, 2021, with the exception of changes to parking garage hourly rates.
- Parking garage rate changes would become effective with the completion of the replacement of garage gating equipment which is anticipated to be June 1, 2021.

Committee(s):

- Finance & Human Resources Committee - April 21, 2021 - unanimously recommended to move forward to full Council with the exception of a proposed $1.00 charge for the first hour of parking in garages. The new proposal recommends continuing the first hour of garage parking free of charge. This change will result in a $170,000 decrease in anticipated additional revenue.

Pros:

- Provides an opportunity to recover the cost of services from those that directly utilize or benefit from the service where appropriate, reducing the financial burden of City services on taxpayers.
- Provides additional revenue to help balance the FY 2021-22 budget.
- Allows staff to begin communicating fee changes to the public, customers, and stakeholders so they are aware of changes that will be implemented.

Con:

- A minimal increase in the cost to utilize certain city services.

Fiscal Impact:

- Additional for each proposal are shown in Attachment A.

Suggested Motion:

- Motion to approve an ordinance amending the fees and charges manual for Fiscal Year 2021-22.

Attachment:

- Ordinance
- A: Fee Proposals Summary
- B: Proposed Periodic Fire Inspection Fee Schedule
- C: Proposed changes to Parking Fees

ORDINANCE NO. _____

ORDINANCE ADOPTING THE FISCAL YEAR 2021-22 FEES & CHARGES

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ASHEVILLE THAT:

The attached Fiscal Year 2021-22 fees and charges, attached hereto and made a part hereof, be adopted.

That this ordinance shall be in full force and effective upon July 1, 2021, except for changes to the parking garage charges which will be effective June 1, 2021.

Read, approved and adopted this 11th day of May, 2021.

_____ _____

City Clerk Mayor

Approved as to form:

_____

City Attorney

Attachment A - Fee Requests and Recommendations

Stormwater Utility Fee (Stormwater Fund)

Description: Public Works Department fees charged to residents and businesses to fund the City's federally mandated stormwater management program.

Type of Change: Increase

Background:

- To limit the impact on residents during the coronavirus pandemic, fees were not increased for FY21.
- Identified maintenance and capital needs for the stormwater system far exceed the currently available financial capacity of the Stormwater Fund to address.
- Fee increases would follow a multi-year plan to increase Stormwater fees 5% annually. Proposed changes for FY22 are outlined below:

Property Size (Single Family) or Type	Current (per month)	Proposed (per month)	Change
225 - 2,000 Square Feet	$3.20	$3.36	$0.16
2,001 - 4,000 Square Feet	$5.10	$5.36	$0.26
> 4,001 Square Feet	$7.03	$7.38	$0.35
Non-Single Family Properties per ERU (Equivalent Residential Units)	$5.10	$5.36	$0.26

Customer: Although these fees are charged only to property owners, the entire community benefits from flood mitigation, water quality improvements, and other services provided by the stormwater system and staff that manage it.

Service Impact: Additional revenue would primarily support adding staff resources to ensure compliance with federal and state mandates.

Revenue Impact: These fee changes would increase Stormwater Fund revenues by approximately $290,000 annually.

Staff Recommendation:
Not recommended for adoption July 1, but consider for mid-year service review and potential adjustment to fees during FY22.

Solid Waste Fee (General Fund)

Description: Public Works Department fee assessed for solid waste, recycling, and brush collection services.

Type of Change: Increase

Background:

- The City's solid waste fee is among the lowest charged by municipalities across North Carolina and does not include surcharges for services that other jurisdictions charge more for, such as brush and bulky item collection.
- Due to global trends in the recycling industry, staff anticipate a significant increase in the cost of recycling services beginning in FY22. The contract to collect and dispose of recycling was last negotiated in 2011.
- The proposed increase of the Solid Waste fees would increase the fee by $2 from $14 per month to $16 per month.

Customer: The fee is charged to all residents within the Asheville City limits. Residents in single-family homes must pay the sanitation fee for service and cannot opt-out. Multi-family units and businesses can opt-out of City sanitation service and engage a private collection service.

Service Impact: This increase would support the completion of a long-range plan to guide future service needs and changes. Additional service would also include enhanced staffing for recycling education and outreach, as well as the implementation of automatic vehicle location technology to increase efficiency and reliability of solid waste pick up from each location.

Revenue Impact: This fee change would increase revenue by approximately $744,000 annually.

Staff Recommendation:
Not recommended for adoption July 1, but consider for mid-year service review and potential adjustment to fees during FY22.

Transit Advertising Fee (Transit Services Fund)

Description: Transportation Department fees charged for the placement of advertising inside buses in the Asheville Redefines Transit system fleet.

Type of Change: Increase

Background:

- Advertising rates have remained at $20 per bus per month since 2008.
- Based on research, advertising fees are between 30% and 500% higher in other similarly-sized transit systems.
- A 10% discount is offered for non-partisan, non-profit groups as well as city-sponsored events and other city departments.
- The proposed fee change is an increase of 33% to the monthly rate for the shortest amount of time advertising. Fees vary based on the number of buses and the length of time an ad is placed.
- The proposed increases for advertising fees are as follows:

Interior Signs

Units	Current (1 month)	Proposed (1 month)	Change
1	$ 20	$ 27	$ 7
10	$ 200	$ 266	$ 66
20	$ 400	$ 532	$ 132

Interior Ceiling Signs

Units	Current (1 month)	Proposed (1 month)	Change
1	$ 100	$ 133	$ 33
10	$ 1,000	$ 1,330	$ 330
20	$ 2,000	$ 2,660	$ 660

Customer: This fee is paid by businesses or individuals who advertise their goods or services on transit buses.

Service Impact: The advertising revenue, though modest, offsets the operational costs of the transit system, which serves the whole community.

Revenue Impact: These changes will not significantly impact Transit Fund revenues. Recently, total advertising revenues in the Fund ranges from $2,000 to $5,000 annually.

Staff Recommendation:
Approve fee changes effective July 1, 2021.

Subdivision Review in Historic District Fee (General Fund)

Description: Planning and Urban Design Department fees assessed for subdivision review in local historic districts.

Type of Change: New Fee

Background:

- The UDO was recently updated to require that proposed subdivisions in local historic districts go before the Historic Resources Commission (HRC) for review.
- The current fee for this type of project would not cover the additional staff time required to complete this additional review step.
- These fees are similar to the Subdivision Review Fees that were analyzed in the Development Fee Study. The study recommended these fees be set at 55-60% cost recovery.
- The proposed new fee is a $260 fee for subdivision review in local historic districts and for local historic landmarks.

Customer:
The owner or applicant for the development is responsible for these fees.

Service Impact:
The proposed fee for the subdivision review in historic districts will recover a portion of the additional staff cost required to add HRC to the review process.

Revenue Impact:
Staff estimate of 5 or more reviews to be processed annually, generating approximately $1,300 in revenue.

Staff Recommendation:
Approve fee changes effective July 1, 2021.

Major and Minor Works in Design Review Area Fees (General Fund)

Description: Planning and Urban Design Department fees assessed for design review for projects located within design review areas (Downtown, River, and Hotel)

Type of Change: New Fee

Background:

- Currently, there is a $1,500 fee for Major Works reviews in the Downtown and River Design Review Areas.
- No review fee exists for the newly created Hotel Design Review Area.
- A $50 fee is currently charged for Minor Works reviews in historic districts.
- No fee has been established for minor reviews in Downtown, River, and Hotel Design Review Areas.
- The proposed new fees are as follows:
    - A $1,500 fee for Major Works review in the Hotel District Design Review Area to align with the fee for Downtown and River Review Areas.
    - A $50 fee for Minor Works review in the Hotel Design Review Area, the Downtown Design Review Area, and the River Design Review Area.

Customer:
The owner or applicant for the development is responsible for these fees.

Service Impact:
The proposed fees would create consistency with how fees are applied in all design review areas.

Revenue Impact:
Based on prior year activity, staff estimate that these changes will generate approximately $8,000 in additional revenue.

Staff Recommendation:

Approve fee changes effective July 1, 2021.

Sidewalk Fee-In-Lieu (General Fund)

Description: Planning and Urban Design Department sidewalk fee-in-lieu

Type of Change: New Fee

Background:

- The authority to collect a fee-in-lieu of infrastructure, such as sidewalks, was previously unclear in the North Carolina General Statutes (NCGS); the recently adopted NCGS Chapter 160D clarifies a municipality's authority to charge fees-in-lieu.
- City Council has passed a zoning text amendment that aligns the City's Unified Development Ordinance (UDO) with NCGS 160D, including the establishment of sidewalk fee-in-lieu under certain conditions, and when specific criteria are satisfied.
- Property owners and developers can opt to pay the fee-in-lieu rather than constructing the sidewalk if it proves impractical or unfeasible or submitting formal variance requests.
- Fees would be collected and held in a dedicated account to be used for higher priority sidewalk connections elsewhere in the city.
- The proposed new fees for the Sidewalk Fee-in-lieu are as follows:

Sidewalk Infrastructure Element	Cost
5-foot-wide sidewalk (4" thick concrete)	$50 per square foot
5-foot-wide sidewalk (brick)	$75 per square foot
Retaining wall	$75 per square foot
Railing	$30 per linear foot
Curb & gutter	$50 per linear foot
ADA curb ramp without detectable warning plates	$3,000 each
ADA curb ramp with detectable warning plates	$3,500 each

Customer:
The property owner or developer is responsible for the fee.

Service Impact:
This option offers flexibility for property owners and developers while ensuring that investments in pedestrian infrastructure required by the UDO are still funded.

Revenue Impact:
The proposed changes are expected to minimally increase revenue. Formal variance requests have not been common in the past and eligibility requirements have been narrowed, so few projects are expected to qualify for this option.

Staff Recommendation:

Approve fee changes effective July 1, 2021.

Periodic Fire Safety Inspection Fees (General Fund)

Description: Fire Department fees assessed for inspections of all structures except single-family houses to ensure compliance with fire and life safety requirements.

Type of Change: Restructuring

Background:

- These fees are charged for inspections to ensure compliance with the NC State Fire Prevention Code and are mandated to be performed regularly by state law.
- The current fee structure, last updated in 2011, is based primarily on occupancy type, and does not adequately reflect new development and the cost to perform inspections.
- Fees for assembly, institutional and educational occupancies that are currently based primarily on occupancy capacity are proposed to be based on building size (square footage).
- Residential and hotel/motel fees are currently assessed based on grouping by number of units and other factors and are proposed to be assessed on a per-unit basis.
- The proposed new fee structure for the Periodic Fire Safety Inspection Fees is presented in Attachment B.

Customer:
Owners or occupants of all institutional, educational, assembly, or multi-family residential occupancies pay this fee. While the restructuring does increase the minimum fee from $25 to $50, inspections for most small businesses are only required every three years.

Service Impact:
The proposed fee changes will better align fees with the time required to complete the inspection and simplify the fee structure for greater clarity. This new, streamlined fee structure will also support the use of a third-party billing system, which will provide customers with the ability to pay online, increase collections, reduce inconsistent billing, and substantially reduce workload for Finance Department staff currently responsible for billing.

Revenue Impact:
The proposed changes are expected to increase General Fund revenues by $30,000 annually.

Staff Recommendation:
Approve fee changes effective July 1, 2021.

WNC Nature Center Admission Fee (General Fund)

Description: Parks and Recreation fees for admission to the WNC Nature Center.

Type of Change: Increase

Background:

- Based on a 2015 fee study conducted by the City of Asheville's Finance Department, current admission fees for the WNC Nature Center are substantially lower than the national average for similar venues. The proposed changes would generate additional revenue, but still fall below the national average.
- The City's agreement with the Friends of the Nature Center, a local nonprofit that supports the Nature Center, to contribute $150,000 to offset operational costs has expired. The group is not expected to continue providing this financial support. Increasing admission fees will supplant this revenue loss and minimize additional support needed from General Fund revenues.
- The proposed increases to the WNC Nature Center Admission fees are as follows:

Admission Fee	Current	Proposed	Change
City Resident - Adult (Ages 13 - 64)	$ 7.95	$ 9.95	$ 2.00
City Resident - Senior (age 65+)	$ 6.95	$ 8.95	$ 2.00
City Resident - Child (age 3 - 12)	$ 5.95	$ 7.95	$ 2.00
Non-City Resident - Adult (Ages 13 - 64)	$ 10.95	$ 13.95	$ 3.00
Non-City Resident - Senior (age 65+)	$ 9.95	$ 12.95	$ 3.00
Non-City Resident - Child (age 3 - 12)	$ 6.95	$ 9.95	$ 3.00

Customer:
All visitors to the Nature Center pay these fees.

Service Impact:
This fee change will allow the Nature Center to continue service at the current level without additional support from General Fund revenues.

Revenue Impact:
The proposed changes are expected to increase the Nature Center's revenue by approximately $154,000.

Staff Recommendation:
Approve fee changes effective July 1, 2021.

Parking Garage, Lot, and Meter Fees (Parking Fund)

Description: Transportation Department, Parking fees for parking provided in the City-owned parking garages, in off-street lots, and at on-street metered spaces.

Type of Change: Increase, New Fees

Background:

- Historically, the City has maintained a lower rate for off-street parking to encourage use of garages and maximize availability of on-street, metered spaces in downtown. The hourly rate for garages is currently $1.25 per hour. To support short-term customer needs, parking for less than one hour is provided free of charge. Metered on-street spaces are $1.50 per hour with a maximum time limit of two hours for all spaces.
- Gating equipment in the garages is well beyond its expected useful life, resulting in lost revenues during frequent equipment down time. Immediate replacement for this equipment is planned. Due to changes in the market for this technology, the new equipment will not accept change.
- Proposed changes are detailed in Attachment C and summarized as follows:
    - Increase hourly garage parking rate to $2.00 for each hour, with a daily maximum of $20.00.
    - At the recommendation of City Council Finance and Human Resources Committee, a proposed $1.00 charge for the first hour of garage parking has been withdrawn. The proposed fee changes now include no charge for the first hour of garage parking for all hourly customers.
    - Provide additional monthly garage parking options for 12 hour daytime access ($80.00 to $100 per month) and an overnight/weekend “sunset” rate ($65.00 to $90.00 per month).
    - Remove existing discounted monthly garage parking rates for Vanderbilt and Battery Park residents at the Harrah's Center garage and monthly lots.
    - Lower monthly parking rates and remove existing special event rates in surface parking lots in order to increase the affordability and availability of monthly parking downtown.
    - Adjust rates for on-street monthly parking and add additional street segments to that program.
- In conjunction with these changes and to improve availability on on-street parking spaces, staff will undertake more active enforcement of on-street parking time limits.

Customer:
All users of City-owned parking facilities pay these fees. The proposed changes will impact residents, visitors, business owners, employees, and patrons in and around downtown.

Service Impact:
Overall, these changes are intended to encourage shorter-term parkers to use on-street spaces and longer-term parkers to use garages, with a goal of minimizing parking as a barrier to people working, operating a business, and taking advantage of services downtown.

- The proposed garage hourly rate changes will result in minor increases in the total cost for one and three hour parking, as well as a small decrease for two hour parking. Most

hourly garage parkers stay less than 3 hours. Eliminating coins from garage transactions will also minimize lines at exit lanes, especially during heavy traffic periods.

- Enforcing on-street time limits should improve parking availability by increasing turnover of on-street spots and eliminate the need to increase on-street hourly rates and maintain the differential with garage rates.
- Adding new, lower cost options for renting monthly garage spaces should provide more affordable parking options for downtown workers. Lower surface lot monthly parking rates would also provide more affordable options.
- Additional revenue generated by these changes will be utilized to address deferred maintenance needs that exist in parking decks and fund future expansions of on-street parking facilities.

Revenue Impact:
The proposed changes are expected to increase the Parking Services Fund revenues by $430,000 annually.

Staff Recommendation:
Approve parking garage fee changes effective June 1, 2021 to coincide with replacement of parking garage gating equipment. Approve lot and on-street rate changes effective July 1, 2021.

Attachment B - Periodic Fire Safety Inspection Fees (General Fund)

Proposed Fee Changes

Inspection Fees* see footnotes 1-8
A. Assembly, Business, Factory Industrial, High Hazard, Institutional, Mercantile, Storage, and Utility.

Current Square Footage	Current Fee	Proposed Square Footage	Proposed Fee
Less than 501	$ 25	1 - 999	$ 50
501 to 2,500	$ 75	1,000 - 2,999	$ 100
2,501 to 10,000	$ 125	3,000 - 6,999	$ 150
10,001 to 20,000	$ 175	7,000 - 11,999	$ 200
20,001 to 40,000	$ 225	12,000 - 19,999	$ 250
40,001 to 80,000	$ 275	20,000 - 29,999	$ 300
80,001 to 120,000	$ 325	30,000 - 99,999	$ 400
120,001 to 150,000	$ 375	100,000 +	$ 500
150,001 to 200,000.	$ 425		
200,001 +	$ 500		

B. Educational

Current Square Footage	Current Fee	Proposed Square Footage	Proposed Fee
Less than 501	$ 25	1 - 999	$ 50
501 to 2,500	$ 75	1,000 - 2,999	$ 100
2,501 to 10,000	$ 125	3,000 - 6,999	$ 150
10,001 to 20,000	$ 175	7,000 - 11,999	$ 200
20,001 to 40,000	$ 225	12,000 +	$ 250
40,001 to 80,000	$ 275		
80,001 to 120,000	$ 325		
120,001 to 150,000	$ 375		
150,001 to 200,000.	$ 425		
200,001 +	$ 500		

C. Residential (R1, R2, R3, & R4) - Not in a Complex

R-1 Where occupants are transient in nature.
Such as hotels and motels.
R-2 Where occupants are primarily permanent in nature.
Such as apartments.
R-3 Where occupants are primarily permanent but not R-1, R-2, R-4 or I.
Such as Lodging houses, Bed & Breakfast, licensed residential care facilities.

R-4 House more than 5 and fewer than 16 with custodial care.

Residential Rates

Per residential unit	$ 3
Minimum	$ 50
Maximum	$ 500

D. Complex - Residential

Per residential unit	$ 3

Accessory buildings are based on sq ft in section A

Minimum	$ 50
Maximum	$ 500

E. Complex - Each building in a designated complex is assessed one fee. The fees are then added together for the total complex cost.

Maximum	$ 1,500

F. High-Rise Common Areas - (Non-residential)

Common Areas	$ 250

G. Vacant Inspection-

Hourly rate with a 1 hour minimum charge

The frequency of a Vacant inspection is based on the last approved use of the space.

Footnotes:

1. For multi-occupancy/tenant buildings, fees are per occupancy/tenant.
2. For multiple buildings owned by the same owner(s) the fees are per building as defined by the NC State Building Code.
3. Inspections will match the State mandated minimum inspection frequency. The Fire Chief can authorize a specific occupancy classification to be inspected more frequently, but not less frequently such as private schools.
4. At the time of the periodic inspection for the occupancy or premise operation, if an operational permit is required, that permit fee is included with the periodic inspection fee for that permit type.
5. Premises, complexes, and/or uses that are not covered by the above fee schedule will be charged according to the hourly rate fee schedule for the specialist rank.
6. Business & Mercantile common areas, Parking garages, greenhouses, sheds, stables, tanks, vacant tenants or buildings, and towers will be charged according to the hourly rate fee schedule for the specialist rank with a minimum of 1 hour charge.
7. Accessory buildings, such as clubhouses, maintenance sheds, etc. are inspected and charged independently based on their occupancy type.
8. Bed and Breakfast home carbon monoxide/smoke alarm reinspections are charged an inspection fee per trip per NC GS143-138 (b2)(5).

Fees For Adopted State Fire Code Permits

Description	Current	Proposed	Change
Carnivals and Fairs	$ 100/event	$ 100/event	No Change
Covered Mall Buildings	$ 500/event	$ 500/event	No Change
Explosives (Does not include standby fees)	$ 100/48 hours or $ 200/30 days	$ 50/48 hours or $ 100/30 days	($ 50)/48 hours or ($ 100)/30 days
Use of Outdoor Fireworks (Does not include standby fees)	$ 100/event or $ 500/event after 5th permit issued in fiscal year	$ 100/event or $ 500/event after 5th permit issued in fiscal year	No Change
Flammable Liquids (Items 6-11)	$ 50	$ 50	No Change
Fumigation and thermal fogging	$ 100	$ 100	No Change
Liquid or gas fueled vehicles or equipment in assembly buildings	$ 50	$ 50	No Change
Open burning and open flame use*	$ 50	$ 50	No Change
Pyrotechnics Special Effects (Does not include standby fees)	$ 100	$ 50	($50)
Fireworks Tent/Structure	$ 300/30 days	$ 300/30 days	No Change
Assembly Tent	Follow Assembly inspection fee schedule in section A or C	Follow Assembly inspection fee schedule in section A or C	No Change
Tents requiring a permit	$ 50/30 days	$ 50/30 days	No Change
Any other operational permits not listed above and required by the fire code	$ 50	$ 50	No Change

Fees for Dedicated Services Of Fire And Rescue Personnel

Rank/Band Required for Duty	Current Hourly Rate	Proposed Hourly Rate	Change
Firefighter	$ 30	$ 35	$ 5
Senior Firefighter	$ 35	$ 40	$ 5
Engineer	$ 40	$ 45	$ 5
Specialist	$ 45	$ 50	$ 5
Sr. Specialist	N/A	$ 55	$ 55
Company Officer	$ 50	$ 60	$ 10
Chief Officer	$ 55	$ 65	$ 10

Proposed Fire Safety Inspection Fee Schedule

Proposed Professional Services User Fees
A. FEES FOR STATE MANDATED PERIODIC FIRE INSPECTIONS *(see footnotes 1-10)*
A 5% TECHNOLOGY FEE WILL BE ADDED TO ALL FIRE INSPECTION FEES

INSPECTION FEES -
The frequency of inspections is based on the current adopted NC Fire Prevention Code with the exception of private schools, which will be inspected annually. Inspection schedules range from minimum, six months to maximum, three years, based on occupancy (or use of the building).

If violations are found during an inspection, The owner/occupant is notified by the written report/notice of violation. The violations should be corrected AS SOON AS POSSIBLE, but before the re-inspection date set (usually 15 days) to correct those hazards. Where violations that pose an immediate danger to life safety, compliance or abatement of such hazards may be ordered immediately as well as fines assessed.

RE-INSPECTION FEES -
If all violations found upon inspection are corrected, there is no re-inspection fee.
If violations found upon inspection are NOT corrected, the re-inspection fee is double the amount of the original inspection fee, and will be in addition to the previous fees.
If violations found upon the re-inspection are NOT corrected, the re-inspection fee doubles each subsequent visit with no cap.
Example:

Inspection fee		$ 100
1st Re-inspection - All violation were corrected		No fee
1st Re-inspection - did not make corrections to violations		$ 200
2nd Re-inspection - did not make corrections to violations		$ 400
Fees will double and compound for every non-compliant re-inspection -		No cap
Total charges for all inspections	$ 100 + $ 200 + $ 400	$ 700

(Plus 5% technology fee)

Inspection Fees * see footnotes 1-8
A. Assembly, Business, Factory Industrial, High Hazard, Institutional, Mercantile, Storage, and Utility.

Square Footage	Inspection Fee
1 - 999	$ 50
1,000 - 2,999	$ 100
3,000 - 6,999	$ 150
7,000 - 11,999	$ 200
12,000 - 19,999	$ 250
20,000 - 29,999	$ 300
30,000 - 99,999	$ 400
100,000 +	$ 500

B. Educational

Square Footage	Inspection Fee
1 - 999	$ 50
1,000 - 2,999	$ 100
3,000 - 6,999	$ 150

7,000 - 11,999	$ 200
12,000 +	$ 250

C. Residential (R1, R2, R3, & R4) - Not in a Complex

R-1 Where occupants are transient in nature.
Such as hotels and motels.
R-2 Where occupants are primarily permanent in nature.
Such as apartments.
R-3 Where occupants are primarily permanent but not R-1, R-2, R-4 or I.
Such as Lodging houses, Bed & Breakfast, licensed residential care facilities.
R-4 House more than 5 and fewer than 16 with custodial care.

Per residential unit	$ 3
Minimum	$ 50
Maximum	$ 500

D. Complex - Residential

Per residential unit	$ 3

Accessory buildings are based on sq ft in section A

Minimum	$ 50
Maximum	$ 500

E. Complex - Each building in a designated complex is assessed a fee. The fees are then added together for the total complex cost.

Maximum	$ 1,500

F. High-Rise Common Areas - (Non-residential)

Common Areas	$ 250

G. Vacant Inspection-

Hourly rate with a 1 hour minimum charge
The frequency of a Vacant inspection is based on the last approved use of the space.

Footnotes:

1. For multi-occupancy/tenant buildings, fees are per occupancy/tenant.
2. For multiple buildings owned by the same owner(s) the fees are per building as defined by the NC State Building Code.
3. Inspections will match the State mandated minimum inspection frequency. The Fire Chief can authorize a specific occupancy classification to be inspected more frequently, but not less frequently such as private schools.
4. At the time of the periodic inspection for the occupancy or premise operation, if an operational permit is required, that permit fee is included with the periodic inspection fee for that permit type.
5. Premises, complexes, and/or uses that are not covered by the above fee schedule will be charged according to the hourly rate fee schedule for the specialist rank.
6. Business & Mercantile common areas, Parking garages, greenhouses, sheds, stables, tanks, vacant tenants or buildings, and towers will be charged according to the hourly rate fee schedule for the specialist rank with a minimum of 1 hour charge.
7. Accessory buildings, such as clubhouses, maintenance sheds, etc. are inspected and charged independently based on their occupancy type.
8. Bed and Breakfast home carbon monoxide/smoke alarm reinspections are charged an inspection fee per trip per NC GS143-138 (b2)(5).

G. FEES FOR NEW CONSTRUCTION INSPECTION SERVICES

Fees for new construction services provided by the Fire Department are identified within the Development Services Department's fee schedule as an integral component of the City's development review and inspection services.

H. FEES FOR ADOPTED STATE FIRE CODE PERMITS

Code Section	Description	Fees
105.6.4	Carnivals and Fairs	$ 100/event
105.6.9	Covered Mall Buildings	$ 500/year
105.6.14	Explosives (Does not include standby fees; Apparatus or personnel)	$ 100/48 hrs or $ 200/30 days
105.6.14	Use of Outdoor Fireworks; (Does not include standby fees; Apparatus or personnel)	$ 100/event or $ 500/event after 5th permit issued in fiscal year
105.6.16	Flammable Liquids (Items 6-11)	$ 50
105.6.19	Fumigation and thermal fogging	$ 100
105.6.26	Liquid or gas fueled vehicles or Equipment in assembly buildings	$ 50
105.6.30-32	Open burning and open flame use *	$ 50
105.6.36	Pyrotechnics Special Effects (Does not include standby fees; Apparatus or personnel)	$ 100
105.6.43	Fireworks Tent/Structure	$ 300/30 days
105.6.43	Assembly Tent	Follow Assembly inspection fee schedule in section A or C
105.6.43	Tents requiring a permit	$ 50/30 days
105.6.XX	Any other operational permits not listed above and required by the fire code	$ 50

*Open burning for the purpose of the proper disposal of the United States flag according to the United States Flag Code will have the associated open burning permit fee waived.

I. DEDICATED SERVICES OF FIRE AND RESCUE PERSONNEL

Appropriate personnel and apparatus necessary for a requested or required service will be determined by the Fire Chief. A written agreement of the supplemental service will be in place prior to AFD providing any services, or may be used by the judicial system as necessary.

Rank/band required for duty hourly rate or portion of any hour (two hour minimum charge)

Firefighter	$ 35
Senior Firefighter	$ 40
Engineer	$ 45
Specialist	$ 50
Sr. Specialist	$ 55
Company Officer	$ 60
Chief Officer	$ 65

J. DEDICATED STANDBY OF EMERGENCY APPARATUS

Apparatus required for duty hourly rate or portion of any hour (two hour minimum charge).

Support vehicle, trailer	$ 50
Light duty quick response vehicle, boat	$ 100
Fire Engine	$ 200
Rescue Truck or Quint	$ 250
Ladder Truck	$ 300

Attachment C - Parking Garage, Lot, and Meter Fees

On and Off-Street Parking Rate Changes (Parking Fund)

Hourly Parking Garage Changes	**Current**	**Proposed**	**Change**
Second Hour	$ 2.50	$ 2.00	($ 0.50)
Additional Hours (per hour)	$ 1.25	$ 2.00	$ 0.75
Maximum All Day (24 hours)	$ 12.00	$ 20.00	$ 8.00
Lost Access Card Fee	$ 10.00	$ 25.00	$ 15.00
Lost Ticket Fee	$ 20.00	$ 25.00	$ 5.00
Validation Coupons (cost per hour)	$ 1.50	$ 2.25	$ 0.75
Monthly Parking Garage Rate Changes	**Current**	**Proposed**	**Change**
12 Hour Monthly (7:00am-7:00pm, 7 days/week) HCCA Rankin Ave Wall St Biltmore Ave	New	 $ 80.00 $ 90.00 $ 100.00 $ 110.00	N/A
Sunset Rate (4:00pm-7:00am M-F, 24/7 Sat + Sun) HCCA Rankin Ave Wall St Biltmore Ave	New	 $ 65.00 $ 75.00 $ 85.00 $ 90.00	N/A
Monthly On-street Rate Changes	**Current**	**Proposed**	**Change**
Grove St.	$ 40.00	$ 50.00	$ 10.00
N. French Broad St.	$ 40.00	$ 50.00	$ 10.00
Aston St.	$ 55.00	$ 50.00	($ 5.00)
S. Market St.	$ 40.00	$ 50.00	$ 10.00
Oak St. (currently metered)	New	$ 40.00	N/A
Ravenscroft Dr.	New	$ 30.00	N/A
Sawyer St.	New	$ 30.00	N/A
S. Church St. (between Hilliard and S. Lexington)	New	$ 30.00	N/A
Central Ave., Woodfin St., Elm St.	$ 55.00	$ 30.00	($ 25.00)
Monthly Off-street Lots Rate Changes	**Current**	**Proposed**	**Change**
Lots 13, 14, 17, 18, and 19	$ 70.00	$ 60.00	($ 10.00)
Lot 15 (currently metered)	New	$ 50.00	N/A
Lot 20	$ 70.00	$ 50.00	($ 20.00)