

NOBLE COUNTY COMMISSIONERS
ORDINANCE NO. 2023-13

AN ORDINANCE REPLACING NOBLE COUNTY COMMISSIONERS'
ORDINANCE NOS. 2010-01 AND 2017-17, AN ORDINANCE FOR THE FEE SCHEDULE
FOR THE NOBLE COUNTY BUILDING DEPARTMENT

WHEREAS, on February 22, 2010 the Noble County Commissioners adopted an ordinance setting the Fee Schedule for the Noble County Building Department, Ordinance No 2010-01.

WHEREAS, on September 25, 2017 the Noble County Commissioners amended Noble County Ordinance No 2010-01, amending the Fee Schedule for the Noble County Building Department.

WHEREAS, Noble County desires to replace these ordinances and establishing a new Fee Schedule for the Noble County Building Department.

Therefore, be it enacted that Ordinance Nos. 2010-01 and 2017-27 are hereby replaced by the following ordinance establishing a new Fee Schedule for the Noble County Building Department:

\$.04	per square foot (Non-living area – unfinished basements) (includes all mechanicals)
	.08	per square foot (Living area) (includes all mechanicals)
	35.00	Garage / Accessory Building (Non-portable, portable – over 120 sq. ft.) / Deck / Porch / Patios / Gazebo (includes all mechanicals)
	35.00	Electrical Improvement
	35.00	Plumbing Improvement
	35.00	Gas Service / Heating and Air Conditioning
	.02	per square foot (Agricultural Use Structure) (includes all mechanicals)
	35.00	Grain Bins (includes electrical)
	35.00	Remodel (Roof, Structural Walls, Foundation Repairs)
	.08	per square foot (Commercial Structure)
	50.00	Foundation, Commercial
	35.00	Residential solar (under 41 kW)
	35.00	minimum permit fee

CELL TOWER / WIND TURBINE / ADVERTISING STRUCTURE

50.00	Foundation (Each Structure)
35.00	Electrical (Electrical - no building)
35.00	Building (includes electrical)

COMMERCIAL SOLAR (starts @ 41 Kilowatt)

(1,000 kW = 1 MW)

If adding to existing solar, total Kilowatt/Megawatt of existing and proposed are used to determine the fee.

Medium Solar: 41-Kilowatt (kW) to <1 (Megawatt) MW

250.00	41 kW to 250 Kw
500.00	251 kW to 500 Kw
750.00	501 kW to 750 Kw
1,000.00	751 kW to 999 kW

Large Solar: 1 Megawatt plus

5,000.00 + Consult Fee	1 MW to 40 MW
10,000.00 + Consult Fee	1 MW to 80 MW
15,000.00 + Consult Fee	81 MW and over

Consult Fee (Cost of outside consultant plus 5% surcharge): Fixed fee per project (per fees above) plus the cost of hiring any outside consultants to assist the Noble County Building Inspector in monitoring and approving development and construction plus a 5% surcharge on outside consultant fee. (Payable to the Noble County Building Department) on the total cost of all payments made to outside consultants that are hired by the Noble County Building Inspector on the project.

REQUIREMENTS TO OBTAIN BUILDING PERMITS

1. Legal description of property location
2. Blueprints on **ALL** Structural & Foundation Projects
3. Sewage permit or Sewer District Approval
4. Name and license of plumber (if doing plumbing on permit), upon request
5. Driveway permit
6. Surveyor's review
7. Copy of Recorded Deed
8. Improvement Location Permit
9. Agricultural Compatibility Form
10. Contractor must show proof of liability insurance, upon request

INSPECTIONS

Permit holder and/or contractor are responsible for ensuring that **ALL** inspections are made. Failure to obtain inspections as required constitutes a violation of the Building Ordinance and is subject to a \$50.00 Fine per violation.

RENEWAL FEE

If a permit is not completed within a one-year period from the time of its issuance, a **\$35.00** renewal fee will be charged. Project must show continued progress in order to renew permit otherwise a new permit must be obtained.

ADDITIONAL FINE IMPOSED DUE TO STARTING PROJECT PRIOR TO OBTAINING PERMIT.

Anyone not obtaining a permit prior to construction may be subject to a \$50.00 fine added to the cost of the building permit, at the discretion of the Building Inspector.

NOW, THEREFORE, BE IT ORDAINED that these rates will take effect on July 10, 2023.
ORDAINED AND PASSED, this 10th day of July, 2023.

THE NOBLE COUNTY BOARD OF COMMISSIONERS

Gary Leatherman, President

Anita Hess, Vice-President

Gary Timmerman, Member

ATTEST:

Michelle Mawhorter, Noble County Auditor