



# Community Planning & Permitting

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## BOCC BUSINESS MEETING

Time/Date of Meeting: 10:30 a.m., Tuesday, December 6, 2022

Location: Virtual Meeting

**TO:** Board of County Commissioners  
**FROM:** Dale Case, Community Planning & Permitting Director  
**RE:** **Revised Building Permit Fees for rebuilding after the Calwood and Marshall Fires**

**DATE:** December 6, 2022

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**Action requested:** Adoption of revised permit fee program for Calwood and Marshall fire rebuilds.

The County collects permit fees to fund the Building Safety & Inspection program to help ensure our built environment is safe. In May, the County Commissioner approved utilizing the revenue collected from fire rebuilds to help fund additional resources necessary to process permits and inspections. As part of the program, CP&P staff committed to reviewing and adjusting the program based on the information and permit issuance.

Currently, the County has issued 23 permits for new homes and over 10 for accessory structures (in addition to demolition permits on all the lost homes and structures). The staff has also analyzed the issue most residents face-- under insurance. The increased materials and labor costs have left most individuals with insufficient insurance coverage. As a result, many people who would choose to rebuild are left without enough money to do so and feel forced to move on. It is essential to the County and these local communities that efforts continue to get people back who want to rebuild. The people are what makes these communities thrive. With some increased financial efforts, people will be able to return and be part of their neighborhood.

The staff is recommending the following program to balance easing financial issues and resource needs for permit processing:

**Permit fee reduction for fire rebuilds** subject to the following:

- **Eligibility -**  
*Residential properties, owner of the subject property as of the event date. Complete Building Permit applications filed by the owner of record of a destroyed residential property lost due to either the Marshall Fire or Cal-Wood federal disasters (ownership of the subject property seeking reduction on either December 30, 2021, or October 17, 2020, respectively.) Property owners who meet all the criteria and have already paid the fees will be refunded the difference.*
- **Program Period – (3 Years)**  
Building permits are filed within three years (by December 31, 2024, for Marshall Fire-impacted properties and October 31, 2023, for Cal-Wood Fire-impacted properties.) Discount is available for eligible properties that have already remitted their fees.
- **Reduced fee**
  - **Single-family rebuilds - \$4,400 permit fee reduction** for new single-family homes (total est. less revenue up to ~\$600,000) -- the reduced revenues are offset by the higher construction

**Matt Jones** County Commissioner   **Claire Levy** County Commissioner   **Marta Loachamin** County Commissioner

*valuation calculations this past year and working to keep our costs down through review efficiencies.*

- ***Accessory Structure rebuilds – 25% reduction of permit fees*** (building permit, plan review, technology, and public health/zoning fee).

This program recognizes the increases in construction costs, underinsurance, and savings from reduced processing costs because of efficiencies related to economies of scale. This program will assist property owners in rebuilding and not drastically impact the permitting services.

Please note that the Sales and Use Taxes must be calculated on the total valuation but are eligible for the Federal Disaster Use Tax Rebate Program as approved.