

2023 Fee Guide 12, Standard Building Construction Values and Engineering Complexity Level Definitions

Value per Square Foot Occupancy Type	Construction Type (Minimum Required by Code)								
	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1: Assembly, theater, stage	341.86	330.34	322.57	310.34	291.96	282.93	300.86	270.73	262.11
A-1: Assembly, no stage	312.84	301.33	293.56	281.32	262.95	253.92	271.85	241.72	233.10
A-1: Assembly, nightclub	275.09	266.93	259.34	250.54	234.96	228.26	241.54	213.57	206.65
A-2: Assembly, restaurant	274.09	265.93	257.34	249.54	232.96	227.26	240.54	211.57	205.65
A-3: Assembly, church	317.43	305.92	298.14	285.91	267.99	258.96	276.44	246.76	238.14
A-3: Assembly, general	270.80	259.29	250.52	239.28	220.19	212.16	229.81	198.96	191.35
A-4: Assembly, arena	311.84	300.33	291.56	280.32	260.95	252.92	270.85	239.72	232.10
B: Business	265.63	255.90	246.45	236.05	215.01	206.57	226.78	189.75	181.18
E: Educational	282.69	273.02	265.84	254.38	237.44	225.45	245.61	207.53	201.06
F-1: Factory, moderate hazard	161.70	154.21	144.70	139.94	124.72	118.51	133.72	103.40	96.83
F-2: Factory, low hazard	160.70	153.21	144.70	138.94	124.72	117.51	132.72	103.40	95.83
H: High Hazard	150.85	143.36	134.84	129.08	115.17	107.96	122.87	93.86	86.28
H-5: HPM	265.63	255.90	246.45	236.05	215.01	206.57	226.78	189.75	181.18
I-1: Institutional, supervised	269.11	259.88	252.15	241.97	222.52	216.37	242.28	199.48	193.49
I-2: Institutional, hospital	442.38	432.64	423.19	412.79	390.61	0.00	403.53	365.36	0.00
I-2: Institutional, nursing	307.72	297.98	288.54	278.13	258.63	0.00	268.87	233.38	0.00
I-3: Institutional, restrained	301.48	291.74	282.29	271.89	252.65	243.22	262.63	227.40	216.82
I-4: Institutional, day care	269.11	259.88	252.15	241.97	222.52	216.37	242.28	199.48	193.49
M: Mercantile	205.22	197.06	188.47	180.67	164.83	159.13	171.67	143.44	137.53
R-1: Residential, hotel	271.95	262.72	254.98	244.80	225.03	218.88	245.11	201.99	196.00
R-2: Dwelling, multiple family	227.64	218.41	210.68	200.50	182.02	175.88	200.81	158.99	153.00
R-3: Dwelling, single/duplex	212.00	206.26	200.94	195.99	190.28	183.39	192.66	176.52	166.08
R-4: Dwelling, assisted living	269.11	259.88	252.15	241.97	222.52	216.37	242.28	199.48	193.49
S-1: Storage, moderate hazard	149.85	142.36	132.84	128.08	113.17	106.96	121.87	91.86	85.28
S-2: Storage, low hazard	148.85	141.36	132.84	127.08	113.17	105.96	120.87	91.86	84.28
U: Utility	115.48	108.95	102.64	98.13	88.49	81.89	93.86	69.76	66.48

2023-2024 Fee Guide 12,
Standard Building Construction Values and Engineering Complexity Level Definitions

Complexity Level Definitions and Typical Project Types
<p>Complex Level 1: Minimal Road Improvements; Minimal Drainage Review</p> <ul style="list-style-type: none"> • Small ROW use permit such as driveway, culvert, connection to existing catch basin • Small short plat condition review with no public improvements • Small conditional use permit • Revision to existing permit
<p>Complex Level 2: Private or Minor Public Road Improvements; Small Project Drainage, Dispersion, Flow Control BMPs, Conveyance Only and/or Detention Only</p> <ul style="list-style-type: none"> • Short urban frontage improvements, private access, or joint-use driveway • Short rural road connection or shoulder improvement • Larger ROW use permit such as multi-jurisdiction project • Grading permits for non-road construction • Conditional use permit • Small commercial or infill development
<p>Complex Level 3: Private or Public Road Improvements; Full Drainage Review with Detention and/or Water Quality</p> <ul style="list-style-type: none"> • Urban frontage or off-site improvements • Private road or long driveway • Grading permits with complex drainage or road construction • Commercial project w/o frontage improvements
<p>Complex Level 4: Private or Public Road Improvements; Full Drainage Review with Detention, Infiltration and/or Water Quality</p> <ul style="list-style-type: none"> • Small public or private road system; • Grading permit with complex drainage or multiple phases • Commercial project with frontage improvements
<p>Complex Level 5: Private or Public Road Improvements; Full Drainage Review with Multiple Basins</p> <ul style="list-style-type: none"> • Public or private road system • Grading permit with complex drainage or multiple phases • Large commercial project with frontage improvements
<p>Complex Level 6: Private or Public Road Improvements; Full Drainage Review with Multiple Basins</p> <ul style="list-style-type: none"> • Large public or private road system • Large commercial project with multiple frontages or off-site improvements
<p>Complex Level 7: Private or Public Road Improvements; Full Drainage Review with Multiple Basins</p> <ul style="list-style-type: none"> • New school • Surface mine or large materials processing facilities • Very large or technically complex commercial or right of way development