

Village of Oak Park Construction Fee(s) Effective on January 1, ~~2023~~ 2024

NEW CONSTRUCTION AND ADDITIONS	
New single family, multifamily, non-residential, mixed use, commercial, institutional structures and their accessory structures	Area x square feet ("SF") construction cost x .0194 (see International Code Council ("ICC") Fall 2019 Square Foot Construction Cost Chart attached hereto)
Demolition of any structure, including right-of-way("ROW") obstruction; water and sewer disconnection	\$.35 x SF Single family dwelling, multifamily dwelling, non-residential commercial building, mixed use building, institutional building = \$5,000 for each structure or \$.35 x SF, whichever is greater. Accessory structures and Right-Of-Way obstruction = \$.35 x SF. <i>Plus, restoration deposit (\$1,000.00 per opening)</i>
BUILDING ALTERATIONS TO 1 AND 2 SINGLE FAMILY DWELLINGS	
Accessory structure - non-structural/non-walkable structures (fences, fountains, pergola and other applicable work)	\$85.00 per alteration
Accessory structure - structural, and/or walkable structures (steps, stoops, flatwork/concrete, balconies, decks, patios, porches, driveways, sidewalks and other applicable work)	\$150.00 per alteration
Alteration - general (door replacement, window replacement, roofing, stucco/siding, gutters/downspouts, tuck-pointing/brickwork, re-drywalling, insulation installation and other applicable work)	\$100.00 per type
Remodel - general: attic, basement, bathroom, dormer, kitchen and other applicable work (newly built out or altered/remodeled)	Area x square foot construction cost x .008
Fire alarm system or fire sprinkler system (new or altered)	\$175.00 each
Grading/site development (re-landscaping/ re-grading)	\$100.00
Interior demolition (removal of non-structural elements/drywall etc.)	\$300.00
BUILDING ALTERATIONS TO MULTIFAMILY DWELLINGS, COMMERCIAL AND INSTITUTIONAL AND OTHER APPLICABLE WORK	
Project Completion Deposit (or another amount as deemed necessary by the Department Director)	\$1,000.00 +/-
Accessory structure- non-structural/non-walkable structures (fences, fountains, pergola and other applicable work)	\$200.00 per alteration
Accessory structure - structural, and/or walkable structures (steps, stoops, flatwork/concrete, balconies, decks, patios, sidewalks and other applicable work)	\$250.00 per alteration
Alteration - general (window replacement, door replacement, tuck-pointing, re-drywalling, insulation installation and other applicable work)	\$150.00 per unit, per type of work
Remodel- general: attic, basement, bathroom, dormer, kitchen and other applicable work (newly built out or altered /remodeled)	Area x square foot construction cost x .008
Build-out/white-box/vacancy preparation	\$400.00
Fire alarm system (final fire inspection) and/or fire sprinkler system (rough hydro, acceptance test & final inspection) (new or altered)	\$25.00 per unit or minimum of \$350.00
Grading/site development (re-landscaping/ re-grading)	\$200.00
Interior demolition (removal of non-structural elements/drywall etc.)	\$300.00 per unit
Parking lot/flatwork (new or resurfacing)	\$250.00
Roofing (new or altered)	\$200.00
Signage (permanent)	\$200.00 per business
Signage (temporary - per month)	\$100.00 per business

Structural alteration	\$250.00
Tenant buildout of non-residential, mixed use, commercial, and institutional structures	Area x square foot construction cost x .008
HEATING, VENTILATION, AIR CONDITIONING ("HVAC")	
Miscellaneous HVAC alterations, repairs, replacements and improvements (piping, venting, flue lining, fixtures and other applicable work)	\$85.00 per unit
Miscellaneous HVAC system installation(s) (new or replacement of a system, unit and/or device) (includes, but is not limited to, furnaces, boilers, heat pumps, radon systems, air distribution system, geothermal systems, air conditioning systems, refrigeration systems, fireplaces, hood/duct systems and other permanent appliance devices)	\$150.00 per system/unit

PLUMBING	
Miscellaneous plumbing alteration(s) - repair, replacement and improvement (piping, fixtures, device and other applicable work)	\$85.00 per unit
Miscellaneous plumbing system installation(s) - new or replacement of a system, unit and/or device (includes, but is not limited to, water heater, water softener, law irrigation, grease interceptor, triple basin, drainage system, cross connection control/RPZ device)	\$150.00 per system/unit
Flood control/sewer backup control (interior overhead modification, exterior backwater-valve and other applicable work)	\$150.00 per system/unit
Sanitary or storm sewer new service connection or repair and other applicable work (includes ROW opening permission)	\$250.00 <i>Plus \$1,000.00 restoration deposit, if applicable</i>
Repair and/or replacement of an existing water service (fee includes ROW opening permission and other applicable work). See Village of Oak Park Water & Sewer Division 2023 most current Schedule of Water Service Cost and Fees, if applicable.	\$250.00 <i>Plus \$1,000.00 restoration deposit, if applicable</i>
New water service -New Connection (fee includes ROW opening permission and other applicable work). See Village of Oak Park Water & Sewer Division 2023 most current Schedule of Water Service Cost and Fees, if applicable.	\$250.00 <i>Plus \$1,000.00 restoration deposit, if applicable</i>

ELECTRICAL	
Miscellaneous electrical alterations - replacements and improvements (wiring, outlets, lighting, fixtures, low voltage, exit signs)	\$85.00 per unit
Miscellaneous electrical system installation(s) (new or replacement of a system, unit and/or device includes, but is not limited to, services, feeders, alarm systems, generators, transformers, low-voltage systems, wind turbine, solar panel, and other applicable work)	\$150.00 per system/unit

MISCELLANEOUS	
Canopy or awnings (frame and/or fabric and other applicable work)	\$175.00 per business or multifamily building
Conveyance system (elevator, lift and other applicable work - altered or new)	\$300.00
Shoring, raising or moving of a building	\$450.00, \$1,000.00 PW deposit, if applicable
Structural (building or repair or alteration)	\$175.00
Storage tank (installation or removal)	\$175.00
Temporary tent	\$100.00 per event
Temporary stages	\$100.00 per stage

PUBLIC WORKS-Public Right-of-Way & Public Utilities	
ROW restoration deposit(or another amount as deemed necessary by the Village Engineer)	\$1,000.00 for each opening
Banners	\$100.00
ROW Utility conduit and/cable	\$2,000 minimum fee or \$1/foot of conduit, whichever is greater

<ul style="list-style-type: none"> ROW parkway construction related openings (landscaping, lawn irrigation, driveway aprons and other applicable work) (scaffolding, public/private utility work, aerial cables on existing power poles without digging 	\$200.00
ROW obstruction (dumpster, pod, moving vehicle, and scaffold, etc.), public sidewalk, parkway and/or street blockage/obstruction. Fee is per 25' measured linear (parking space), per day, with a maximum of 30 days)	1-10 days = \$10.00 per day + \$10.00 per day, per meter and/or paid permit spot, if applicable; and/or 11-25 days = \$25.00 per day + \$10.00 per day per meter and/or paid permit spot, if applicable
Obstruction of Village block (filming and other applicable work) (maximum allowable timeframe of one (1) week)	\$200.00 per 1/2 block (<350 ft.) or \$400.00 per whole block (>350 ft.)
Service disconnect - water or sewer (including ROW opening permission and other applicable work)	\$200.00 each <i>Plus \$1,000.00 restoration deposit, if applicable</i>
Water meter(s) with accessories (Sized by the Public Works Dept.)	Reimbursement of Village costs. See Village of Oak Park Water & Sewer Division 2023 most current Schedule of Water Service Cost and Fees.
Tapping sleeve, corporation cock, curb stop, b-box, and other misc. parts	Reimbursement of Village costs. See Village of Oak Park Water & Sewer Division 2023 most current Schedule of Water Service Cost and Fees.
Small Wireless Facility on an Existing Pole.	\$650.00 each (Ord. 18-393)
Multiple Small Wireless Facility on Existing Poles in one permit application	\$350.00 each (Ord. 18-393)
Small Wireless Facility on New Pole	\$1,000.00 each (Ord. 18-393)
Annual Fee to collocate a small wireless facility on a Village owner pole	\$200/each/year (Ord. 18-393)
Water System Fire Flow Determination or Annual Fire Pump Testing	\$250.00
New Water Main Service Connection	Work performed by Public Works. See Village of Oak Park Water & Sewer Division 2023 most current Schedule of Water Service Cost and Fees.

ADMINISTRATION	
Issuance of a temporary occupancy of a building/structure/space without passing all required final passing inspections	\$500.00
Issuance of a certificate of occupancy	\$100.00
Plan review for construction for one (1) and two (2) single family dwelling units	
Non-roofed accessory structures	\$25.00
Roofed accessory structures	\$100.00
New one (1) and two (2) family dwelling units/Additions	\$500.00 per unit
Interior alterations	\$150.00 per floor
Plan review for construction for multifamily, commercial, or institutional	
Non-roofed accessory structures	\$100.00
Roofed accessory structures	\$100.00
New structure/Additions	\$500.00 per floor
Interior alterations	\$300.00 per floor
Plan Review for a conveyance system	\$300.00
Fire Department fire alarm review	\$200.00
Fire Department fire sprinkler review	\$400.00
Plan review - expedited plan review	200% of the original permit and plan review fee

Plan review - re-review of structural, electrical, plumbing and/or mechanical revisions after a permit has been issued	\$200.00
Re-inspection fee after the second inspection, per inspection	\$100.00
Permit extensions after the permit expires	Half of the original permit fee excluding plan review fees
Work exceeding the approved plans/scope of the approved permitted construction documentation	200% of the original fee, minimum of \$300.00
Work started without a permit Posting a Stop Work Order	200% of the original fee, minimum of \$300.00 and/or \$100.00
ZONING	
Map text amendment	\$675.00
Appeals	\$165.00
Construction necessitated variations after the commencement of construction	\$2,750.00
Planned development	\$2,000.00
Special use	\$675.00
Special use renewal	\$165.00
Variance	\$335.00
Adaptive Reuse	\$675.00

REMOVE

2023 International Code Council Square footage Construction Cost Chart

Square Foot Construction Costs ^{a, b, c}

Group (2021 International Building Code)	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 Assembly, theaters, with stage	309.06	298.66	291.64	280.58	263.98	255.82	272.02	244.80	237.02
A-1 Assembly, theaters, without stage	282.85	272.45	265.42	254.37	237.77	229.61	245.81	218.59	210.80
A-2 Assembly, nightclubs	237.31	230.23	224.56	215.36	202.99	197.40	207.69	183.68	177.40
A-2 Assembly, restaurants, bars, banquet halls	236.31	229.23	222.56	214.36	200.99	196.40	206.69	181.68	176.40
A-3 Assembly, churches	286.90	276.49	269.47	258.42	242.23	234.07	249.86	223.05	215.26
A-3 Assembly, general, community halls, libraries, museums	244.77	234.37	226.34	216.29	198.94	191.79	207.73	179.77	172.98
A-4 Assembly, arenas	281.85	271.45	263.42	253.37	235.77	228.61	244.81	216.59	209.80
B Business	240.90	232.07	223.51	214.08	194.91	187.36	205.68	172.02	164.34
E Educational	257.70	248.89	242.35	231.90	216.47	205.54	223.92	189.21	183.31
F-1 Factory and industrial, moderate hazard	144.93	138.11	130.39	125.40	112.49	107.10	120.02	92.69	86.88
F-2 Factory and industrial, low hazard	143.93	137.11	130.39	124.40	112.49	106.10	119.02	92.69	85.88
H-1 High Hazard, explosives	135.29	128.47	121.75	115.76	104.14	97.75	110.39	84.34	N.P.
H234 High Hazard	135.29	128.47	121.75	115.76	104.14	97.75	110.39	84.34	77.53
H-5 HPM	240.90	232.07	223.51	214.08	194.91	187.36	205.68	172.02	164.34
I-1 Institutional, supervised environment	244.45	236.08	229.06	219.82	202.16	196.58	220.10	181.25	175.81
I-2 Institutional, hospitals	401.22	392.40	383.83	374.40	354.29	N.P.	366.00	331.40	N.P.
I-2 Institutional, nursing homes	279.15	270.32	261.76	252.33	234.64	N.P.	243.93	211.75	N.P.
I-3 Institutional, restrained	273.40	264.57	256.00	246.57	229.13	220.58	238.17	206.24	196.56
I-4 Institutional, day care facilities	244.45	236.08	229.06	219.82	202.16	196.58	220.10	181.25	175.81
M Mercantile	177.02	169.94	163.27	155.07	142.48	137.88	147.40	123.17	117.89
R-1 Residential, hotels	246.94	238.56	231.54	222.30	204.35	198.77	222.58	183.44	178.00
R-2 Residential, multiple family	206.81	198.43	191.41	182.17	165.41	159.83	182.46	144.50	139.06
R-3 Residential, one- and two-family ^d	192.58	187.37	182.53	178.04	172.85	166.59	175.01	160.35	150.87
R-4 Residential, care/assisted living facilities	244.45	236.08	229.06	219.82	202.16	196.58	220.10	181.25	175.81
S-1 Storage, moderate hazard	134.29	127.47	119.75	114.76	102.14	96.75	109.39	82.34	76.53
S-2 Storage, low hazard	133.29	126.47	119.75	113.76	102.14	95.75	108.39	82.34	75.53
U Utility, miscellaneous	104.98	99.04	93.31	89.21	80.44	74.45	85.33	63.42	60.43

- a. Private Garages use Utility, miscellaneous
- b. For shell only buildings deduct 20 percent
- c. N.P. = not permitted
- d. Unfinished basements (Group R-3) = \$23.20 per sq. ft.

ADD

**2024 International Code Council Square footage Construction Cost Chart
(ICC AUGUST 2023)**

Square Foot Construction Costs ^{a, b, c}

Group (2021 International Building Code)	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 Assembly, theaters, with stage	335.89	324.58	316.94	304.93	286.87	278.00	295.62	266.02	257.55
A-1 Assembly, theaters, without stage	307.39	296.08	288.44	276.42	258.37	249.50	267.12	237.51	229.05
A-2 Assembly, nightclubs	269.94	261.93	254.48	245.85	230.56	223.99	237.02	209.57	202.79
A-2 Assembly, restaurants, bars, banquet halls	268.94	260.93	252.48	244.85	228.56	222.99	236.02	207.57	201.79
A-3 Assembly, churches	311.88	300.57	292.93	280.91	263.30	254.43	271.60	242.45	233.98
A-3 Assembly, general, community halls, libraries, museums	266.07	254.76	246.12	235.10	216.33	208.46	225.80	195.47	188.01
A-4 Assembly, arenas	306.39	295.08	286.44	275.42	256.37	248.50	266.12	235.51	228.05
B Business	260.69	251.13	241.86	231.65	210.99	202.73	222.56	186.21	177.81
E Educational	273.46	263.96	255.62	245.04	228.69	217.00	236.61	200.36	193.94
F-1 Factory and industrial, moderate hazard	160.20	152.78	143.34	138.64	123.55	117.41	132.48	102.44	95.93
F-2 Factory and industrial, low hazard	159.20	151.78	143.34	137.64	123.55	116.41	131.48	102.44	94.93
H-1 High Hazard, explosives	149.46	142.04	133.60	127.90	114.12	106.97	121.74	93.00	N.P.
H234 High Hazard	149.46	142.04	133.60	127.90	114.12	106.97	121.74	93.00	85.50
H-5 HPM	260.69	251.13	241.86	231.65	210.99	202.73	222.56	186.21	177.81
I-1 Institutional, supervised environment	262.22	252.95	244.31	235.67	215.42	209.47	235.71	193.82	187.73
I-2 Institutional, hospitals	434.15	424.59	415.32	405.12	383.35	N.P.	396.02	358.57	N.P.
I-2 Institutional, nursing homes	302.01	292.45	283.18	272.97	253.83	N.P.	263.88	229.05	N.P.
I-3 Institutional, restrained	295.86	286.31	277.03	266.83	247.95	238.69	257.74	223.17	212.77
I-4 Institutional, day care facilities	262.22	252.95	244.31	235.67	215.42	209.47	235.71	193.82	187.73
M Mercantile	201.37	193.36	184.91	177.28	161.72	156.15	168.45	140.73	134.95
R-1 Residential, hotels	264.67	255.41	246.77	238.13	218.35	212.40	238.17	196.75	190.67
R-2 Residential, multiple family	221.32	212.06	203.42	194.78	175.96	170.01	194.82	154.36	148.28
R-3 Residential, one- and two-family ^d	209.61	203.74	198.94	195.12	188.41	181.45	191.77	175.86	165.67
R-4 Residential, care/assisted living facilities	262.22	252.95	244.31	235.67	215.42	209.47	235.71	193.82	187.73
S-1 Storage, moderate hazard	148.46	141.04	131.60	126.90	112.12	105.97	120.74	91.00	84.50
S-2 Storage, low hazard	147.46	140.04	131.60	125.90	112.12	104.97	119.74	91.00	83.50
U Utility, miscellaneous	114.09	107.37	99.89	95.60	85.13	79.54	90.99	67.39	64.19

- a. Private Garages use Utility, miscellaneous
- b. For shell only buildings deduct 20 percent
- c. N.P. = not permitted
- d. Unfinished basements (Group R-3) = \$31.50 per sq. ft.