




CITY OF CHICAGO



DEPARTMENT OF BUILDINGS

## MEMORANDUM

To: The Honorable Jason Ervin  
Chairman, Committee on the Budget and Government Operations

From: Marlene Hopkins  
Commissioner, Department of Buildings 

CC: Kennedy Bartley  
Chief External Affairs Officer  
Mayor's Office of Intergovernmental Affairs

Date: November 20, 2024

Re: Request for Information from Annual Appropriation Committee Hearing

ID#: 067-001

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The following information is provided in response to questions posed at our department's hearing on November 7, 2024, to discuss the proposed 2025 budget.

Aldermen Harris and Manaa-Hoppenworth asked for the department to provide: (1) a list of permit fees that will increase in 2025—what are they now and where are they going; and (2) the amount of permit fee revenue collected year to date in 2024.

In 2021, the City Council adopted the following section, which tied fees for plan-based building permits to the Consumer Price Index, starting January 1, 2023.

### **14A-12-1204.3.1 Annual increase.**

Beginning in 2022, on or before October 1 of each year, the *building official* must determine the percentage change in the Consumer Price Index for All Urban Consumers, US City Average (CPI-U) from January 2021 to January of the present year and prepare fee schedules, based on Tables 14A-12-1204.3(1) through 14A-12-1204.3(6), with monetary values in the bodies of the table adjusted in proportion to the change in CPI-U. The *building official* may round minimum fees to the nearest \$50 increment. Fee schedules prepared by the *building official* in accordance with this section and published on the City's public web site are effective on January 1 of the succeeding year.



Pursuant to this section, fees for plan-based building permits have increased as follows:

<b>Date</b>	<b>Change from prior year</b>
January 1, 2023	+ 7.5%
January 1, 2024	+ 6.9%
January 1, 2025	+ 3.5%
<b>Cumulative increase</b>	<b>+ 17.9%</b>

Copies of the published fee schedules for 2024 and 2025 are attached to this response.

Through September 30, 2024, the Department has collected \$22,229,714.00 in permit fee revenue in 2024.

# Building Permit Fee Tables

Effective January 1, 2024

Issued September 29, 2023, pursuant to Section 14A-12-1204.3.1 of the Chicago Construction Codes Administrative Provisions.



**Table 14A-12-1204.3(1) Construction Factor for All Work Types**

Occupancy Classification per Chapter 14B-3 <sup>a</sup>	Construction Type per Chapter 14B-6 <sup>b</sup>				
	I	II	III	IV	V
Group A-1 (with stage)	\$1.00	\$0.93	\$0.90	\$0.86	\$0.79
Group A-1 (without stage)	\$0.92	\$0.85	\$0.81	\$0.78	\$0.62
Group A-2	\$0.81	\$0.76	\$0.71	\$0.69	\$0.62
Group A-3					
Group A-4					
Group A-5	\$0.90	\$0.84	\$0.81	\$0.77	\$0.70
Group B	\$0.79	\$0.73	\$0.70	\$0.65	\$0.57
Group E	\$0.82	\$0.76	\$0.74	\$0.69	\$0.61
Group F	\$0.54	\$0.42	\$0.40	\$0.37	\$0.30
Group H	\$0.79	\$0.73	\$0.70	\$0.65	\$0.57
Group I	\$1.00	\$0.93	\$0.92	\$0.81	\$0.73
Group M	\$0.57	\$0.53	\$0.49	\$0.47	\$0.40
Group R-1	\$0.79	\$0.73	\$0.73	\$0.66	\$0.59
Group R-2					
Group R-3					
Group R-4	\$0.49	\$0.47	\$0.46	\$0.45	\$0.41
Group R-5					
Group S	\$0.50	\$0.39	\$0.37	\$0.33	\$0.26
Group U	\$0.33	\$0.29	\$0.27	\$0.25	\$0.22

a. *Buildings* containing more than one occupancy will be assessed fees based on the gross floor area occupied by each occupancy. Common areas in mixed-occupancy buildings will be assessed fees based on the classification of the predominant occupancy. If a single occupancy occupies 85 percent or more of the *building area*, the entire fee will be based on that occupancy classification.

b. A *building* may only be classified as a single construction type.

**Table 14A-12-1204.3(3) Scope of Review Factor for New Construction <sup>a</sup>**

<b>Occupancy Classification per Chapter 14B-3</b>	<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
Group A	0.25	Not applicable	
	0.5		
	0.75		
	1	All new construction, including first buildout of tenant space	\$3,450
Group B	0.25	Not applicable	
	0.5	Free-standing kiosk used for business	\$850
		Initial buildout of a tenant space, including sales centers and model units, excluding <i>telecommunication equipment areas</i> and ambulatory care facilities	\$850 per story
	0.75	Construction of a single-story building, excluding <i>telecommunications equipment areas</i> and ambulatory care facilities	\$3,450
	1	Construction or initial buildout including a <i>telecommunication equipment area</i>	\$2,300
		Construction or initial buildout of an ambulatory care facility	\$3,450
		Construction of a multi-story building	\$3,450
Group E	0.25	Not applicable	
	0.5	Initial buildout of a tenant space	\$850 per story
	0.75	Not applicable	
	1	All other new construction	\$3,450
Group F	0.25	Not applicable	
	0.5		
	0.75	Single-story building without <i>regulated equipment</i>	\$2,300
	1	Multi-story building without <i>regulated equipment</i>	\$3,450
	1.25	Facility with <i>regulated equipment</i>	\$3,450
Group H	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$3,450
	1.25	Facility with <i>regulated equipment</i>	\$3,450
Group I	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$2,300
	1.25	Facility with <i>regulated equipment</i>	\$3,450

*(Table continues on next page)*

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group M	0.25	Not applicable	
	0.5	Free-standing kiosk used for retail	\$850
		Initial buildout of a tenant space, including sales centers and model units	\$850 per story
	0.75	Construction of a <i>single-story</i> building	\$3,450
1	Construction of a <i>multi-story</i> building	\$3,450	
Group R	0.25	Not applicable	
	0.5	Detached private garage or carport (fee in addition to primary residence fee)	\$550
	0.75	Residential construction with maximum of 4 <i>stories</i> and maximum of 3 dwelling units	\$2,300
	1	Residential construction with 5 or more <i>stories</i> or 4 or more dwelling units	\$3,450
Residential construction with any number of sleeping units		\$3,450	
Group S	0.25	Not applicable	
	0.5		
	0.75	Single-story facility without <i>regulated equipment</i>	\$2,300
	1	Multi-story facility without <i>regulated equipment</i>	\$3,450
	1.25	Facility with <i>regulated equipment</i>	\$3,450
Group U	0.25	Not applicable	
	0.5	Temporary structures not covered in Table 14A-12-1204.2	\$300
	0.75	Single-story building or structure not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall, not covered in Table 14A-12-1204.2	\$300
	1	Multi-story <i>building</i> or <i>structure</i> more than 15 feet above the ground, such as a utility plant, cell phone tower, or rail station	\$3,450
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$3,450
	1.25	Facility with <i>regulated equipment</i>	\$3,450

For SI: 1 foot = 304.8 mm.

- Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- A minimum fee of \$302 applies to all *permits*.

**Table 14A-12-1204.3(4) Scope of Review Factor for Rehabilitation <sup>a</sup>**

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>	
All	0.0 <sup>d</sup>	<i>Ordinary demolition</i> (Section 14A-4-407)	\$550	
		<i>Complex demolition</i> (Section 14A-4-407)	\$2,300	
		For interior demolition use Table 14A-12-1204.3(6)		
	0.25	<i>Repair</i> (nonstructural)	\$550	
		<i>In-kind replacement</i> of a single MEP system	\$550	
		<i>Alteration</i> without the reconfiguration of space, the addition or elimination of any door or window, the reconfiguration or extension of any system, or the installation of additional equipment (Level 1 <i>alteration</i> )	\$550	
		Roof <i>repair</i> , roof recover, or roof replacement with structural <i>repair</i>	\$850	
		<b>For any scope under this multiplier:</b> no structural work except as noted, no installation or <i>alteration</i> of <i>regulated equipment</i>		
	0.5	Structural <i>repair</i> as entire scope of work (except in residential buildings with 1 - 3 dwelling units and no mixed occupancy)		\$850
	0.75	Relocated building		\$1,700
		<i>Change of occupancy</i> without an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> ) and without creation of food-related facilities requiring a public health inspection		\$2,300
	1	<i>Change of occupancy</i> or change of use involving creation of food-related facilities requiring a public health inspection		\$1,700
		<i>Change of occupancy</i> with an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> )		\$3,450
Group A	0.25	Not applicable		
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)		\$1,700
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations		
	0.75	Level 2 or Level 3 <i>alteration</i> , occupant load less than 300		\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations		
	1	<i>Addition</i>		\$2,300
Creation or reconfiguration of mixed-occupancy or tenant separations		\$3,450		
Level 2 or Level 3 <i>alteration</i> , occupant load 300 or more		\$3,450		

*(Table continues on next page)*

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group B	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single <i>story</i> , including existing <i>telecommunication equipment area</i>	\$850
		Level 2 or Level 3 <i>alteration</i> to common areas on a single <i>story</i>	\$850
		<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$850
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no food-related facilities requiring public health inspection	
	0.75	Level 2 or Level 3 <i>alteration</i> to common areas on multiple <i>stories</i>	\$1,700
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple <i>stories</i>	\$1,700
		Level 2 or Level 3 <i>alteration</i> to restaurant or other food-related facility requiring public health inspection	\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,300
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,300
Creation or reconfiguration of mixed-occupancy or tenant separations		\$3,450	
Group E	0.25	Not applicable	
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i>	\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,300
Creation or reconfiguration of mixed occupancy or tenant separations		\$3,450	

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Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group F	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$850
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,700
		<i>Addition</i>	\$2,300
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,450
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>			
1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>		\$1,700
Group H	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$2,300
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	<i>Addition</i>	\$3,450
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,450
		Level 2 or Level 3 <i>alteration</i> to multi-story building	\$3,450
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>			
1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>		\$1,700

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Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group I	0.25	Not applicable	
	0.5	Not applicable	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building <b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no <i>alteration</i> or creation of machine room, no installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,700
	1	Creation or <i>alteration</i> of machine room	\$2,300
		<i>Addition</i>	\$3,450
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,450
		Level 2 or Level 3 <i>alteration</i> to multi-story building <b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>	\$3,450
	1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,700
Group M	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single story, including existing <i>telecommunication equipment area</i>	\$850
		Level 2 or Level 3 <i>alteration</i> to common areas on a single story	\$850
		<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$850
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i> involving structural work	\$1,700
		Level 2 or Level 3 <i>alteration</i> to common areas on multiple stories	\$1,700
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple stories	\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,300
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,300
Creation or reconfiguration of mixed occupancy or tenant separations		\$2,300	

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Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group R	0.25	<i>Repair</i> or <i>in-kind replacement</i> of existing porch, balcony, deck, exterior stair, or occupiable rooftop (no reconfiguration)	\$250 each
		Structural <i>repair</i> as entire scope of work, building with 1 - 3 dwelling units and no mixed occupancy	\$550
	0.5	Installation or <i>alteration</i> of porch, balcony, deck, exterior stair, or occupiable rooftop	\$250 per unit served
		Level 2 or Level 3 <i>alteration</i> , building with 1 - 3 dwelling units and no mixed occupancy	\$550
		Level 2 or Level 3 <i>alteration</i> to single dwelling unit	\$550
		<i>Repair</i> or <i>in-kind replacement</i> of more than one shared MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	0.75	Level 2 or Level 3 <i>alteration</i> to 4 - 29 dwelling units or sleeping units and common areas in same <i>building</i>	\$300 per unit
		<i>Addition</i> to building with 1 - 3 dwelling units and no mixed occupancy	\$850
		Level 2 <i>alteration</i> to common areas only in a building with 4 or more dwelling units or any number of sleeping units	\$1,700
		<b>For any scope under this multiplier:</b> no non-residential occupancy in scope, no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	1	Level 2 or Level 3 <i>alteration</i> to 30 or more dwelling units or sleeping units and common areas in same <i>building</i>	\$300 per unit
		Decrease in number of dwelling units or sleeping units	\$850
		Increase in number of dwelling units or sleeping units	\$1,700
		<i>Addition</i> to <i>building</i> with 4 or more dwelling units or any number of sleeping units	\$2,300
		<i>Alteration</i> to mixed occupancy or tenant separation	\$2,300

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Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group S	0.25	Not applicable	
	0.5	Repair or in-kind replacement of more than one MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of regulated equipment	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$850
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of regulated equipment	
	1	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,700
		<i>Addition</i>	\$2,300
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,450
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of regulated equipment			
1.25	Any work including installation or <i>alteration</i> of regulated equipment	\$1,700	
Group U	0.25	Not applicable	
	0.5		
	0.75	Level 2 or 3 <i>alteration</i> to a single-story <i>building</i> or <i>structure</i> not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall not covered in Table 14A-12-1204.2	\$300
	1	Level 2 or 3 <i>alteration</i> to a multi-story <i>building</i> or <i>structure</i> more than 15 feet above the ground, such as a utility plant, cell phone towers, or rail station	\$550
		<i>Addition</i> to building	\$550

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Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i> , no changes to mixed occupancy or tenant separations	\$1,700
	1	Facility without <i>regulated equipment</i> , creation or reconfiguration of mixed occupancy or tenant separations	\$3,450
1.25	Facility with <i>regulated equipment</i>	\$3,450	

For SI: 1 foot = 304.8 mm.

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits* .
- d. Demolition *permits* issued under Section 14A-4-407 are not subject to the area- and construction-factor-based fee formula and are only subject to the minimum fees in this table and inspection fees per Section 14A-5-503.

**Table 14A-12-1204.3(5) Scope of Review Factor for Exterior Wall Rehabilitation <sup>a</sup>**

<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
0.05	Tuckpointing and <i>repair</i> to unit masonry	\$350
	Siding <i>repair</i> or <i>in-kind replacement</i>	\$350
0.1	Window wall and curtain wall <i>repair</i> or <i>in-kind replacement</i>	\$550
0.5	Lintel <i>repair</i> (based on contributing area supported by lintel)	\$300
	Concrete <i>repair</i>	\$550
1	Parapet rebuilding	\$300
	Fascia <i>repair</i> or <i>in-kind replacement</i>	\$300
	<i>Repair</i> to decorative projecting elements, such as cornices	\$300

a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.

b. Where more than one scope of review factor applies to the proposed work, the permit application must indicate the area of each type of work, and the applicable factor will be applied to each area.

c. A minimum fee of \$302 applies to all *permits* .

**Table 14A-12-1204.3(6) Scope of Review Factor for Phased Permitting <sup>a</sup>**

<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
0.25	Caissons only, or slurry wall only, or grade beams only (no area)	\$6,850
	Interior demolition work, including the removal of mechanical, electrical, and plumbing systems, with no structural work and no <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$350
0.5	All other below-grade construction (foundation, below grade floors)	\$3,450
0.75	Above-grade new construction or <i>addition</i> work where same <i>building area</i> will be permitted in more than one phase of construction	\$3,450
	Interior demolition work, with structural work or <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$1,150
	<i>Rehabilitation</i> work with interior demolition work for same <i>building area</i> permitted as a separate phase	per Table 14A-12-1204.3(4)
1	Above-grade new construction or <i>addition</i> with only below-grade work as a separate phase	\$3,450

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits*.

# Building Permit Fee Tables

Effective January 1, 2025

Issued October 1, 2024, pursuant to Section 14A-12-1204.3.1 of the Chicago Construction Codes Administrative Provisions.

**Table 14A-12-1204.3(1) Construction Factor for All Work Types**

Occupancy Classification per Chapter 14B-3 <sup>a</sup>	Construction Type per Chapter 14B-6 <sup>b</sup>				
	I	II	III	IV	V
Group A-1 (with stage)	\$1.03	\$0.95	\$0.93	\$0.88	\$0.81
Group A-1 (without stage)	\$0.94	\$0.87	\$0.84	\$0.80	\$0.64
Group A-2	\$0.84	\$0.78	\$0.73	\$0.71	\$0.64
Group A-3					
Group A-4					
Group A-5	\$0.93	\$0.86	\$0.84	\$0.79	\$0.72
Group B	\$0.81	\$0.75	\$0.72	\$0.67	\$0.59
Group E	\$0.85	\$0.78	\$0.77	\$0.71	\$0.62
Group F	\$0.55	\$0.44	\$0.41	\$0.38	\$0.31
Group H	\$0.81	\$0.75	\$0.72	\$0.67	\$0.59
Group I	\$1.03	\$0.95	\$0.94	\$0.84	\$0.75
Group M	\$0.59	\$0.54	\$0.51	\$0.48	\$0.41
Group R-1	\$0.81	\$0.75	\$0.75	\$0.68	\$0.61
Group R-2					
Group R-3					
Group R-4	\$0.51	\$0.48	\$0.47	\$0.46	\$0.42
Group R-5					
Group S	\$0.52	\$0.40	\$0.38	\$0.34	\$0.27
Group U	\$0.34	\$0.29	\$0.28	\$0.26	\$0.22

a. *Buildings* containing more than one occupancy will be assessed fees based on the gross floor area occupied by each occupancy. Common areas in mixed-occupancy buildings will be assessed fees based on the classification of the predominant occupancy. If a single occupancy occupies 85 percent or more of the *building area*, the entire fee will be based on that occupancy classification.

b. A *building* may only be classified as a single construction type.

**Table 14A-12-1204.3(3) Scope of Review Factor for New Construction <sup>a</sup>**

<b>Occupancy Classification per Chapter 14B-3</b>	<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
Group A	0.25	Not applicable	
	0.5		
	0.75		
	1	All new construction, including first buildout of tenant space	\$3,550
Group B	0.25	Not applicable	
	0.5	Free-standing kiosk used for business	\$900
		Initial buildout of a tenant space, including sales centers and model units, excluding <i>telecommunication equipment areas</i> and ambulatory care facilities	\$900 per story
	0.75	Construction of a single-story building, excluding <i>telecommunications equipment areas</i> and ambulatory care facilities	\$3,550
	1	Construction or initial buildout including a <i>telecommunication equipment area</i>	\$2,350
		Construction or initial buildout of an ambulatory care facility	\$3,550
		Construction of a multi-story building	\$3,550
Group E	0.25	Not applicable	
	0.5	Initial buildout of a tenant space	\$900 per story
	0.75	Not applicable	
	1	All other new construction	\$3,550
Group F	0.25	Not applicable	
	0.5		
	0.75	Single-story building without <i>regulated equipment</i>	\$2,350
	1	Multi-story building without <i>regulated equipment</i>	\$3,550
	1.25	Facility with <i>regulated equipment</i>	\$3,550
Group H	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$3,550
	1.25	Facility with <i>regulated equipment</i>	\$3,550
Group I	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$2,350
	1.25	Facility with <i>regulated equipment</i>	\$3,550

*(Table continues on next page)*

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group M	0.25	Not applicable	
	0.5	Free-standing kiosk used for retail	\$900
		Initial buildout of a tenant space, including sales centers and model units	\$900 per story
	0.75	Construction of a <i>single-story</i> building	\$3,550
1	Construction of a <i>multi-story</i> building	\$3,550	
Group R	0.25	Not applicable	
	0.5	Detached private garage or carport (fee in addition to primary residence fee)	\$600
	0.75	Residential construction with maximum of 4 <i>stories</i> and maximum of 3 dwelling units	\$2,350
	1	Residential construction with 5 or more <i>stories</i> or 4 or more dwelling units	\$3,550
		Residential construction with any number of sleeping units	\$3,550
Group S	0.25	Not applicable	
	0.5		
	0.75	Single-story facility without <i>regulated equipment</i>	\$2,350
	1	Multi-story facility without <i>regulated equipment</i>	\$3,550
	1.25	Facility with <i>regulated equipment</i>	\$3,550
Group U	0.25	Not applicable	
	0.5	Detached private garage or carport (fee in addition to fee for main building)	\$600
		Temporary structures not covered in Table 14A-12-1204.2	\$300
	0.75	Single-story building or structure not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall, not covered in Table 14A-12-1204.2	\$300
	1	Multi-story <i>building</i> or <i>structure</i> more than 15 feet above the ground, such as a utility plant, cell phone tower, or rail station	\$3,550
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$3,550
	1.25	Facility with <i>regulated equipment</i>	\$3,550

For SI: 1 foot = 304.8 mm.

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits*.



**Table 14A-12-1204.3(4) Scope of Review Factor for Rehabilitation <sup>a</sup>**

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>	
All	0.0 <sup>d</sup>	<i>Ordinary demolition</i> (Section 14A-4-407)	\$600	
		<i>Complex demolition</i> (Section 14A-4-407)	\$2,350	
		For interior demolition use Table 14A-12-1204.3(6)		
	0.25	<i>Repair</i> (nonstructural)	\$600	
		<i>In-kind replacement</i> of a single MEP system	\$600	
		<i>Alteration</i> without the reconfiguration of space, the addition or elimination of any door or window, the reconfiguration or extension of any system, or the installation of additional equipment (Level 1 <i>alteration</i> )	\$600	
		Roof <i>repair</i> , roof recover, or roof replacement with structural <i>repair</i>	\$900	
		<b>For any scope under this multiplier:</b> no structural work except as noted, no installation or <i>alteration</i> of <i>regulated equipment</i>		
	0.5	Structural <i>repair</i> as entire scope of work (except in residential buildings with 1 - 3 dwelling units and no mixed occupancy)		\$900
	0.75	Relocated building		\$1,750
		<i>Change of occupancy</i> without an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> ) and without creation of food-related facilities requiring a public health inspection		\$2,350
	1	<i>Change of occupancy</i> or change of use involving creation of food-related facilities requiring a public health inspection		\$1,750
		<i>Change of occupancy</i> with an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> )		\$3,550
Group A	0.25	Not applicable		
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)		\$1,750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations		
	0.75	Level 2 or Level 3 <i>alteration</i> , occupant load less than 300		\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations		
	1	<i>Addition</i>		\$2,350
Creation or reconfiguration of mixed-occupancy or tenant separations		\$3,550		
Level 2 or Level 3 <i>alteration</i> , occupant load 300 or more		\$3,550		

*(Table continues on next page)*

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group B	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single <i>story</i> , including existing <i>telecommunication equipment area</i>	\$900
		Level 2 or Level 3 <i>alteration</i> to common areas on a single <i>story</i>	\$900
		<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$900
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no food-related facilities requiring public health inspection	
	0.75	Level 2 or Level 3 <i>alteration</i> to common areas on multiple <i>stories</i>	\$1,750
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple <i>stories</i>	\$1,750
		Level 2 or Level 3 <i>alteration</i> to restaurant or other food-related facility requiring public health inspection	\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,350
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,350
Creation or reconfiguration of mixed-occupancy or tenant separations		\$3,550	
Group E	0.25	Not applicable	
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i>	\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,350
Creation or reconfiguration of mixed occupancy or tenant separations		\$3,550	

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group F	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$900
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,750
		<i>Addition</i>	\$2,350
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,550
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>			
1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>		\$1,750
Group H	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$2,350
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	<i>Addition</i>	\$3,550
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,550
		Level 2 or Level 3 <i>alteration</i> to multi-story building	\$3,550
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>			
1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>		\$1,750

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group I	0.25	Not applicable	
	0.5	Not applicable	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building <b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no <i>alteration</i> or creation of machine room, no installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,750
	1	Creation or <i>alteration</i> of machine room	\$2,350
		<i>Addition</i>	\$3,550
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,550
		Level 2 or Level 3 <i>alteration</i> to multi-story building <b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>	\$3,550
	1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,750
Group M	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single story, including existing <i>telecommunication equipment area</i>	\$900
		Level 2 or Level 3 <i>alteration</i> to common areas on a single story	\$900
		<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$900
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i> involving structural work	\$1,750
		Level 2 or Level 3 <i>alteration</i> to common areas on multiple stories	\$1,750
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple stories	\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,350
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,350
Creation or reconfiguration of mixed occupancy or tenant separations		\$2,350	

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group R	0.25	<i>Repair</i> or <i>in-kind replacement</i> of existing porch, balcony, deck, exterior stair, or occupiable rooftop (no reconfiguration)	\$250 each
		Structural <i>repair</i> as entire scope of work, building with 1 - 3 dwelling units and no mixed occupancy	\$600
	0.5	Installation or <i>alteration</i> of porch, balcony, deck, exterior stair, or occupiable rooftop	\$250 per unit served
		Level 2 or Level 3 <i>alteration</i> , building with 1 - 3 dwelling units and no mixed occupancy	\$600
		Level 2 or Level 3 <i>alteration</i> to single dwelling unit	\$600
		<i>Repair</i> or <i>in-kind replacement</i> of more than one shared MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	0.75	Level 2 or Level 3 <i>alteration</i> to 4 - 29 dwelling units or sleeping units and common areas in same <i>building</i>	\$300 per unit
		<i>Addition</i> to building with 1 - 3 dwelling units and no mixed occupancy	\$900
		Level 2 <i>alteration</i> to common areas only in a building with 4 or more dwelling units or any number of sleeping units	\$1,750
		<b>For any scope under this multiplier:</b> no non-residential occupancy in scope, no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	1	Level 2 or Level 3 <i>alteration</i> to 30 or more dwelling units or sleeping units and common areas in same <i>building</i>	\$300 per unit
		Decrease in number of dwelling units or sleeping units	\$900
		Increase in number of dwelling units or sleeping units	\$1,750
		<i>Addition</i> to <i>building</i> with 4 or more dwelling units or any number of sleeping units	\$2,350
		<i>Alteration</i> to mixed occupancy or tenant separation	\$2,350

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group S	0.25	Not applicable	
	0.5	Repair or in-kind replacement of more than one MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of regulated equipment	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$900
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of regulated equipment	
	1	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,750
		<i>Addition</i>	\$2,350
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,550
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of regulated equipment			
1.25	Any work including installation or <i>alteration</i> of regulated equipment		\$1,750
Group U	0.25	Not applicable	
	0.5		
	0.75	Level 2 or 3 <i>alteration</i> to a single-story building or structure not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall not covered in Table 14A-12-1204.2	\$300
	1	Level 2 or 3 <i>alteration</i> to a multi-story building or structure more than 15 feet above the ground, such as a utility plant, cell phone towers, or rail station	\$600
		<i>Addition</i> to building	\$600

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i> , no changes to mixed occupancy or tenant separations	\$1,750
	1	Facility without <i>regulated equipment</i> , creation or reconfiguration of mixed occupancy or tenant separations	\$3,550
1.25	Facility with <i>regulated equipment</i>	\$3,550	

For SI: 1 foot = 304.8 mm.

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits* .
- d. Demolition *permits* issued under Section 14A-4-407 are not subject to the area- and construction-factor-based fee formula and are only subject to the minimum fees in this table and inspection fees per Section 14A-5-503.

**Table 14A-12-1204.3(5) Scope of Review Factor for Exterior Wall Rehabilitation <sup>a</sup>**

<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
0.05	Tuckpointing and <i>repair</i> to unit masonry	\$350
	Siding <i>repair</i> or <i>in-kind replacement</i>	\$350
0.1	Window wall and curtain wall <i>repair</i> or <i>in-kind replacement</i>	\$600
0.5	Lintel <i>repair</i> (based on contributing area supported by lintel)	\$300
	Concrete <i>repair</i>	\$600
1	Parapet rebuilding	\$300
	Fascia <i>repair</i> or <i>in-kind replacement</i>	\$300
	<i>Repair</i> to decorative projecting elements, such as cornices	\$300

a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.

b. Where more than one scope of review factor applies to the proposed work, the permit application must indicate the area of each type of work, and the applicable factor will be applied to each area.

c. A minimum fee of \$302 applies to all *permits* .



**Table 14A-12-1204.3(6) Scope of Review Factor for Phased Permitting <sup>a</sup>**

<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
0.25	Caissons only, or slurry wall only, or grade beams only (no area)	\$7,050
	Interior demolition work, including the removal of mechanical, electrical, and plumbing systems, with no structural work and no <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$350
0.5	All other below-grade construction (foundation, below grade floors)	\$3,550
0.75	Above-grade new construction or <i>addition</i> work where same <i>building area</i> will be permitted in more than one phase of construction	\$3,550
	Interior demolition work, with structural work or <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$1,200
	<i>Rehabilitation</i> work with interior demolition work for same <i>building area</i> permitted as a separate phase	per Table 14A-12-1204.3(4)
1	Above-grade new construction or <i>addition</i> with only below-grade work as a separate phase	\$3,550

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits*.




CITY OF CHICAGO



DEPARTMENT OF BUILDINGS

## MEMORANDUM

To: The Honorable Jason Ervin  
Chairman, Committee on Budget and Operations

From: Marlene Hopkins   
Commissioner

Date: November 20, 2024

Re: Request for Information from Annual Appropriation Committee Hearing  
ID#: 067-002

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The following information is provided in response to questions posed at our department's hearing on November 7, 2024, to discuss the proposed 2025 budget.

Vice Chairwoman Lee requested a list of all fees increased over the last three years.

Pursuant to the Chicago Construction Code, section **14A-12-1204.3.1 Annual increase.**

Beginning in 2022, on or before October 1 of each year, the *building official* must determine the percentage change in the Consumer Price Index for All Urban Consumers, US City Average (CPI-U) from January 2021 to January of the present year and prepare fee schedules, based on [Tables 14A-12-1204.3\(1\)](#) through [14A-12-1204.3\(6\)](#), with monetary values in the bodies of the table adjusted in proportion to the change in CPI-U. The *building official* may round minimum fees to the nearest \$50 increment. Fee schedules prepared by the *building official* in accordance with this section and published on the City's public web site are effective on January 1 of the succeeding year.

Attached are the fee schedules that reflect the percentage of change for building permits for FY2022, 2023, 2024, and for 2025.

# **Excerpts of the Chicago Construction Codes related to building permit fees**

Effective January 1, 2022

## **14A-4-412 FEES.**

### **14A-4-412.1 Stand-alone permits.**

The fee for any *permit* covering only scopes of work described in Table 14A-12-1204.2 must be paid as provided in Sections 14A-4-412.1.1 through 14A-4-412.1.2. If the total scope of work described in the *permit* application includes more than one scope of work listed in Table 14A-12-1204.2, the total fee will include each applicable fee. Where a *permit* application is submitted electronically and it must be reviewed before issuance of a *permit*, the *building official* is authorized to collect a review fee, as provided in Table 14A-12-1204.1 before the application is reviewed. Where applicable, the review fee is in addition to the base *permit* fee and in lieu of the deposit fee provided for in Section 14A-4-412.1.2.

#### **14A-4-412.1.1 Drawings not required.**

If Table 14A-12-1204.2 indicates or the *building official* determines that drawings are not required for the scope of work covered by a *permit* application, the *permit* fee indicated in Table 14A-12-1204.2 must be paid to the City at the time of *permit* issuance.

#### **14A-4-412.1.2 Drawings required.**

If Table 14A-12-1204.2 indicates that drawings are required for any scope of work covered by a *permit* application, and the *permit* application is submitted electronically or the *building official* is unable to immediately review the drawings at the time when the *permit* application is submitted, a non-refundable deposit as provided in Section 14A-12-1204.1 must be paid to the City at the time of submission of the *permit* application. The balance of the *permit* fee indicated in Table 14A-12-1204.2, if any, must be paid to the City at the time of *permit* issuance.

### **14A-4-412.2 All other permits.**

The fee for any *permit* including a scope of work not listed in Table 14A-12-1204.2 must be calculated and paid as provided in Sections 14A-4-412.2.1 through 14A-4-412.6.

#### **14A-4-412.2.1 Deposit.**

A non-refundable deposit as provided in Section 14A-12-1204.1 must be paid to the City at the time of submission of the *permit* application.

**14A-4-412.2.2 Permit fee.**

The balance of the *permit* fee required by this section must be paid to the City when such *permits* are otherwise ready to issue. A *permit* is not valid until all fees required by this section have been paid to the City.

**14A-4-412.2.2.1 Calculation.**

The *permit* fee must be calculated as follows:

$$CF \times RF \times A$$

where:

CF = The construction factor determined using Table 14A-12-1204.3(1)

RF = The scope of review factor determined using Table 14A-12-1204.3(3), Table 14A-12-1204.3(4) or Table 14A-12-1204.3(6), as applicable

A = The *gross floor area* of all construction, demolition or *rehabilitation* work to be permitted, including the floor area of *basements* that are excluded from *building area*, in square feet

**14A-4-412.2.2.2 Calculation for exterior wall rehabilitation work.**

Where the entire scope of work is *exterior wall rehabilitation*, the *permit* fee must be calculated as follows:

$$CF \times RF \times A$$

where:

CF = The construction factor determined using Table 14A-12-1204.3(2)

RF = The scope of review factor determined using Table 14A-12-1204.3(5)

A = The surface area of a rectangular boundary enclosing all the work on each wall plane, or, if the surface area of the rectangular boundary exceeds 75 percent of the surface area of the wall plane, the surface area of the entire wall plane, in square feet

#### **14A-4-412.2.2.3 Penalty.**

Where the *building official* determines that a *permit* application is substantially incomplete or otherwise deficient, the *building official* may assess a penalty in an amount equal to the deposit provided for in Section 14A-4-412.2.1. The *building official* may require payment of this penalty either before issuance of the *permit* or before further review of the *permit* application.

#### **14A-4-412.2.2.4 Calculation for revision.**

Where the scope of work is revision to a permit for which the *permit* fee was calculated in accordance with Section 14A-4-412.2.2.1 or 14A-4-412.2.2.2, the *permit* fee for the subsequent *permit* may be calculated in accordance with Section 14A-4-412.2.2.1 or 14A-4-412.2.2.2 or as follows as determined by the *building official*:

$$F_{sp} = F_{op} : P_{op} \times P_{sp}$$

where:

$F_{sp}$  = The fee to be charged for the subsequent *permit*

$F_{op}$  = The fee charged for the original *permit*

$P_{op}$  = The number of pages of *construction documents* marked "reviewed for code compliance" in connection with issuance of the original *permit*

$P_{sp}$  = The number of pages of *construction documents* marked "reviewed for code compliance" in connection with issuance of the subsequent *permit*

The *permit* fee for the subsequent *permit* calculated in accordance with this section is subject to the minimum fee which applies to the scope of work covered by the original *permit* in accordance with Tables 14A-12-1204.3(3) through 14A-12-1204.3(6).

#### **14A-4-412.3 Additional fees.**

The cost-related fees identified in this section are not included in the fees required under this chapter. If a cost incurred by any City department in connection with the issuance of a *permit* under this chapter has not been calculated into the *permit* fee required under this chapter, a fee in addition to the *permit* fee required under

this chapter may be assessed, if applicable. Such additional fees include, but are not limited to, the following:

1. Zoning fees required by Title 17 of the *Municipal Code*.
2. Landmarking fees required by Article XVII of Chapter 2-120 of the *Municipal Code*.
3. Open space impact fees required by Chapter 16-18 of the *Municipal Code*.
4. Planned development fees required by Title 17 of the *Municipal Code*.
5. Fees under Section 2-102-080 of the *Municipal Code* for an official house number certificate.
6. Fees for project-specific approvals and appeals required by Chapter 14A-10.
7. Fees for work of any type on or under the *public way*, including, but not limited to, driveway *permit* fees, water and sewer connection fees, and scaffolding, barricading, and street-closure fees.
8. Plan review fees unrelated to the issuance of a *permit* under this chapter.
9. Inspection fees unrelated to the issuance of a *permit* under this chapter, such as annual, semi-annual, or periodic inspection fees.
10. Reinspection fees unrelated to the issuance of a *permit* under this chapter.
11. Reinspection fees related to the issuance of a *permit* under this chapter, if the reinspection fee is assessed pursuant to Section 14A-5-501.4 or 14A-6-601.1.5.
12. Fees for optional *permit* services.

A City department may not assess any fee in addition to the *permit* fees required under this chapter if the fee being assessed by such City department has already been calculated into the *permit* fee structure provided in this chapter.

#### **14A-4-412.3.1 Regulated equipment.**

If a *permit* is sought to install *regulated equipment*, the applicable stand-alone fee provided in Section 14A-4-412.1 must be assessed for each piece of equipment so installed, unless all of the following requirements are met:

1. A *permit* fee is charged in accordance with Section 14A-4-412.2.
2. The *regulated equipment* is clearly indicated on the *construction documents* submitted with the *permit* application.
3. Any application or form required by the Department of Health to install such *regulated equipment* is submitted with the *permit* application.
4. The Department of Health reviews and approves any required drawings or plans for the installation of the *regulated equipment* to be installed.

Where all of the requirements of this section are met, the permit fee assessed under Section 14A-4-412.1 or 14A-4-412.2 includes the fee that would otherwise apply to install such *regulated equipment*. If any requirement of this section is not met, a separate *permit* application must be submitted for installation of the *regulated equipment*.

#### **14A-4-412.3.2 Untimely submission of permit application for temporary structure.**

Where a complete *permit* application for installation of a *temporary* structure is submitted to the *building official* less than 14 calendar days before the intended installation date, the *permit* fee is three times the fee provided in Section 14A-4-412.1 or 14A-4-412.2, as applicable.

#### **14A-4-412.4 Permit issued after stop work order or unpermitted work.**

Whenever a *person* receives a new or revised *permit* after a stop work order has been issued for a site pursuant to Section 14A-3-306 or after work has been completed at a site either without a required *permit* or not in conformity with the terms of the *permit*, the subsequent *permit* must cover all previously-unauthorized work at the site. The *building official* must add a penalty to the regular *permit* fee provided in Section 14A-4-412.1 or 14A-4-412.2 for the subsequent *permit* as specified in Section 14A-12-1204.4.

#### **14A-4-412.5 Waivers.**

Except as expressly allowed in Section 14A-4-412.5.1, the *building official* may not waive or reduce for any *person* any fee required under this chapter or any other *permit-related fee*.



**14A-4-412.5.1 Low-income seniors.**

If the applicant for a *permit* is a natural person 65 years of age or older, the *building official* must waive all *permit-related fees* and zoning fees if all of the following requirements are shown to be met by the applicant:

1. The *permit* being sought is for *alterations* or *repairs* to a single *dwelling unit* or to a residential *building* containing not more than three *dwelling units*.
2. The *permit* applicant owns and has owned for a period of not less than ten years the *building* or *dwelling unit* identified in the *permit* application
3. The *permit* applicant occupies and has occupied for a period of not less than ten years one of the *dwelling units* located in the *building* identified in the *permit* application.
4. The *permit* applicant's household income does not exceed 80 percent of the Chicago area median family income as calculated by the U.S. Department of Housing and Urban Development.

**14A-4-412.6 Work by the City.**

The fees imposed by this title do not apply to *permits* issued to the City, to any City department or agency established under Title 2 of the *Municipal Code*, or to a contractor performing work for the City or one of its departments or agencies on a *structure* intended for public or governmental use or for work undertaken for governmental purposes.

**Exception:** Work paid for from a grant or enterprise fund or as directed by the Comptroller.

**14A-4-412.6.1 City digital signs.**

The fees imposed by this chapter do not apply to a contractor applying for a *permit* for a City digital sign identified in a coordinated City digital sign program agreement entered into pursuant to Section 10-28-046 of the *Municipal Code* or identified in an amendment to such a program agreement approved by the city council.

## **14A-4-413 LIMITATIONS.**

### **14A-4-413.1 Scope of permit.**

The issuance or granting of a *permit* does not authorize or allow work that would violate any provision of the *Chicago Construction Codes* or of the *Municipal Code*. A *permit* which attempts to give authority to violate or cancel the provisions of the *Chicago Construction Codes* or of the *Municipal Code* is void. The issuance of a *permit* based on *construction documents* and other data does not prevent the *building official* from requiring the correction of errors in the *construction documents* and other data. The *building official* is authorized to prevent occupancy or use of a *structure* where in violation of the *Chicago Construction Codes* or of the *Municipal Code*.

### **14A-4-413.2 Payment of fees.**

A *permit* is not valid until all *permit-related fees* and fees required under the *Chicago Zoning Ordinance* have been paid to the *City*.

### **14A-4-413.3 Approval of working drawings.**

All working drawings which are used in the construction of *buildings* or *structures* must be either made or checked by the *registered design professional* or Illinois-licensed professional engineer responsible for the *building* design. The *registered design professional* or Illinois-licensed professional engineer must mark each working drawing to certify that such drawings conform to the *permitted construction documents*. This certification must cover the size of wood or concrete members, the size and weight of structural steel members, and the size, length, and bending of concrete reinforcement, together with the adequacy of all connections.

### **14A-4-413.4 Issuance based on deceptive or materially false information.**

A *permit* issued based on deceptive or materially false information provided to the *building official* by the applicant or the applicant's agent is void, and any fee paid in connection with the *permit* is forfeited to the *City*.

#### **14A-4-413.4.1 Alteration of forms.**

It is unlawful and inherently deceptive to alter or add to any written or printed form prepared by the *building official* so as to change the original meaning without the written permission of the *building official*.

**14A-4-413.5 Duty to correct false or inaccurate information.**

A *permit holder* or *trade license holder* who becomes aware that false or inaccurate information was provided to the *building official* as part of a *permit* application must, within 7 days, notify the *building official* in writing by specifying the *permit* application number and describing the false or inaccurate information.

**14A-4-413.6 Use of permit issued to another.**

It is unlawful for any *person* to perform any work for which this code requires a *permit* by or under the authority of a *permit* issued to and for the use of some other *person*. It is unlawful for a *trade license holder* to perform work under a *permit* if the *trade license holder's* name and license or registration number was not provided to the *building official* as part of the *permit* application or a supplemental *permit* application.

**14A-4-413.7 Permit for person not entitled to one.**

It is unlawful for any *trade license holder* to procure or furnish a *permit* for the use of a *person* not entitled to such *permit* under the licensing provisions of the *Municipal Code*. A *permit* procured for such use is void and any fee paid in connection with the *permit* is forfeited to the *City*.

**14A-4-413.8 Revocation.**

The failure of a *permit* applicant to comply with any provision of the *Chicago Construction Codes* is grounds for revocation of a *permit* issued under this chapter. The *building official* must adopt and follow procedural rules for the revocation of *permits*, consistent with due process of law.

**14A-4-413.8.1 Work in violation of the Chicago Construction Codes.**

If work in, upon, or about any *building* or *structure* is performed in violation of the *Chicago Construction Codes*, the *building official* must revoke the *permit* for the building or wrecking operations in connection with which such violation has taken place. It is unlawful, after the revocation of a *permit*, to proceed with such building or wrecking operations unless the *permit* has been reinstated or re-issued by the *building official*. Before a *permit* so revoked may be lawfully re-issued or reinstated, the entire building and building site must first be put into a condition corresponding with the requirements of the *Chicago Construction Codes*, and any work or material applied in violation of any of the provisions must be first removed from such

building, and all material not in compliance with the *Chicago Construction Codes* must be removed from the *premises*.

**14A-4-413.8.2 Permit issued in error.**

Any City official who believes that a *permit* has been issued in error must notify the *building official*, who will review the application for *permit* and relevant portions of the *Municipal Code* to determine whether the *permit* was issued in error. If the *building official* determines that a *permit* was issued in error, the *building official* must notify the *permit* holder of the error, revoke the *permit*, and require the *permit* holder to revise the related application and *construction documents* to conform to the applicable provisions of the *Municipal Code*.

**14A-4-413.9 Suspension.**

If the work authorized by a *permit* is not started within 180 days after issuance of the *permit*, the *permit* is suspended, and work may not proceed unless the *permit* is reinstated. For *permits* other than the stand-alone *permits* provided for in Section 14A-4-412.1, if none of the inspections required by Section 14A-5-502 are requested within 180 days after issuance of the *permit*, the *permit* is suspended, and work may not proceed unless the *permit* is reinstated. If the work authorized by a *permit* ceases for a cumulative period of 365 days after the *start of construction* or there is a period of 365 days without an inspection being requested, the *permit* is suspended, and work may not proceed unless the *permit* is reinstated. The *building official* must collect a fee as provided in Table 14A-12-1204.1 before reinstating a suspended *permit*.

**14A-4-413.9.1 Extension of time or reinstatement.**

For each *permit*, the *building official* may grant up to two extensions of time or reinstatements, for periods of 180 days each, prior to the start of construction activities, and up to four extensions of time or reinstatements, for periods of 180 days each, after the start of construction activities, provided that the cumulative duration of extensions of time and reinstatements for the same *permit* or group of related *permits* may not exceed 720 days. The *building official* must collect a fee as provided in Table 14A-12-1204.1 before granting an extension of time or reinstatement.

**14A-4-413.10 Expiration.**

If the work authorized by a *permit* is not started within 540 days after issuance of the *permit*, the *permit* is void and may not be reinstated. If the work authorized by a *permit* ceases for a consecutive period of 730 days, the *permit* is void and may not be reinstated.

**14A-12-1204 CHAPTER 4.**

**14A-12-1204.1 General.**

Fees applicable to the provisions of Chapter 4, other than *permit* fees and stop work order fees, are as provided in Table 14A-12-1204.1.

**Table 14A-12-1204.1 General Fees – Chapter 4**

<b>Section</b>	<b>Description</b>	<b>Amount<sup>a</sup></b>
14A-4-403.1	Monthly permit (per service, per month)	\$75
14A-4-409.1	Accessibility pre-review first hour	\$150
	additional hour or portion of an hour	\$100
14A-4-409.2	Pre-permit debt check (per request)	\$30
14A-4-412.1	Stand-alone permit review fee	\$25
14A-4-412.1.2 14A-4-412.2.1	Permit fee deposit	\$300
14A-4-413.9.1	Extension of time or reinstatement (per permit, per 180-day period)	25% of original permit fee

a. Fees specified in this table are nonrefundable.

**14A-12-1204.2 Stand-alone permit fees.**

Stand-alone *permit* fees and *permit* fee factors applicable to Section 14A-4-412.1 are as provided in Table 14A-12-1204.2.

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**Table 14A-12-1204.2  
 Stand-Alone Permit Fees**

Category of Work	Scope of Work	Drawings required	Zoning fee required	Permit fee
Administrative issues	Change of owner or contractor, extension of time, permit reinstatement <sup>g</sup>	No	No	\$75 per permit number
	Filing deferred submittal documents <sup>c</sup>	Yes	No	\$500
	Reprint permit	No	No	\$25
Alteration	Interior <i>alteration</i> up to 500 square feet in floor area, with no <i>change of occupancy</i> and no change to load-bearing elements or <i>means of egress</i>	Yes <sup>a</sup>	Yes	\$250
	Interior <i>alteration</i> up to 2,000 square feet in floor area within single <i>dwelling unit</i> or tenant space, with no <i>change of occupancy</i> and no change to load-bearing elements or <i>means of egress</i>	Yes <sup>a</sup>	Yes	\$500
Communication equipment <sup>c</sup>	Antenna, monopole, or satellite dish for commercial use	Yes	Yes	\$750
	Installation or <i>alteration</i> of cell phone tower equipment box	Yes	Yes	\$750 per box
	Installation or <i>alteration</i> of cell phone antennas	Yes	Yes	\$750 per tower
	<i>Repair</i>	No	No	\$175 per location
Construction equipment <sup>c</sup>	Class I or Class II crane or similar construction equipment	Yes	No	\$450 each phase
	Temporary construction tower or personnel, material, or skip hoist associated with construction site	Yes	No	\$750 each

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
 Effective January 1, 2022

Category of Work	Scope of Work	Drawings required	Zoning fee required	Permit fee
Conveyance devices <sup>c</sup>	Automotive lift	Yes <sup>a</sup>	Yes	\$200 per vehicle
	Elevator or lift serving no more than 5 levels	Yes <sup>a</sup>	No	\$300
	Elevator or lift serving at least 6 and no more than 20 levels	Yes <sup>a</sup>	No	\$300
	Elevator or lift serving at least 21 and no more than 30 levels	Yes <sup>a</sup>	No	\$450
	Elevator or lift serving 31 or more levels	Yes <sup>a</sup>	No	\$600
	Escalator or moving walk	Yes <sup>a</sup>	No	\$300
	Major <i>repair</i> work or <i>alterations</i> (not routine maintenance)	Yes <sup>a</sup>	No	\$150 per device
	Material lift, loading or truck dock lift, or dumbwaiter	Yes <sup>a</sup>	No <sup>e</sup>	\$150
	<i>Mechanical amusement riding device, temporary installation - 1 device</i>	No	No	\$300 per event
	<i>Mechanical amusement riding device, temporary installation - 2-7 devices</i>	No	No	\$500 per event
	<i>Mechanical amusement riding device, temporary installation - 8-14 devices</i>	No	No	\$1,200 per event
	<i>Mechanical amusement riding device, temporary installation - more than 14 devices</i>	No	No	\$1,200 plus \$300 per device in excess of 14
	<i>Mechanical amusement riding device, other than temporary installation</i>	No	Yes	\$500 each
	Stage or orchestra lift or specialized conveyance device	Yes <sup>a</sup>	No	\$300
	Platform lift, inclined wheelchair lift, or stairway chairlift	Yes <sup>a</sup>	No	\$150
	Window washer power-operated platform	Yes <sup>a</sup>	No	Same as for elevator
Vertical reciprocating conveyor	Yes <sup>a</sup>	No	\$300	

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
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Category of Work	Scope of Work	Drawings required	Zoning fee required	Permit fee
Electrical	Installation of electrical service only, less than 400 amps	See Section 14 E-2-215.5	No	\$75
	Installation of electrical service only, 400 to less than 1,000 amps		No	\$300
	Installation of electrical service only, 1,000 amps or more		No	\$750
	Installation of low-voltage electrical system		No	\$75 per system <sup>f</sup> per floor
	Installation of low-voltage electrical system <sup>f</sup> within or serving single <i>dwelling unit</i>		No	\$75 per system <sup>f</sup>
	Installation of power generator, whether required or discretionary		Yes <sup>e</sup>	\$750
	Installation of power generator for residential building with 3 or fewer <i>dwelling units</i> (no mixed occupancy)		Yes <sup>e</sup>	\$75
	Installation of emergency lighting system		No	\$125
	Installation of electrical system for outdoor illumination per 1,000 square feet of parking lot or landscape area		No	\$75
	Installation of up to 10 new circuits on a single service		No	\$150
	Installation of 11 to 20 new circuits on a single service		No	\$300
	Installation of 21 to 40 new circuits on a single service		No	\$600
	Installation of 41 to 80 new circuits on a single service		No	\$1,500
	Installation of 81 new circuits or more on a single service		No	\$2,250
	<i>Repair or alteration</i> of devices on existing electrical circuits	No	No	\$75 per service
	Solar panel installation (less than 13.44 kW)	No	Yes	\$225
	Temporary electrical service	No	No	\$150

(Table continues on following page)



EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
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Category of Work	Scope of Work	Drawings required	Zoning fee required	Permit fee
Environmental	Asbestos removal	See Section 11-4-2170 of the <i>Municipal Code</i>		
	Installation of <i>regulated equipment</i> <sup>h</sup>	Yes <sup>a</sup>	No <sup>e</sup>	\$225 per piece
	Sandblasting, grinding, or chemically washing any structure <sup>c</sup>	See Section 11-4-130 of the <i>Municipal Code</i>		
Fences, freestanding walls, and trash enclosures	Installation of fence up to 6 feet high, any length, any material except masonry	No	No	\$150
	Installation of fence over 6 feet high, any length, any material	Yes	Yes	\$300
	Installation of non-masonry trash enclosure	Yes <sup>a</sup>	Yes	\$150 each
	Installation of freestanding masonry wall, any height or length	Yes <sup>a</sup>	Yes	\$300
	Installation of masonry trash enclosure	Yes	Yes	\$300 each
Fire <sup>b, c</sup>	New fire detection systems, voice systems, fire command panel, exit signs, special locking arrangements, or fire alarm system or other new fire safety system-related review	Yes	No	\$150 per floor (minimum fee \$600)
	Modification of existing fire detection systems, voice systems, fire command panel, exit signs, special locking arrangements, or fire alarm system or other existing fire safety system-related review	Yes	No	\$150 per floor
	Fire escape installation, <i>alteration</i> , or <i>repair</i> on building up to 4 stories	Yes <sup>a</sup>	Yes	\$150
	Fire escape installation, <i>alteration</i> or <i>repair</i> on building more than 4 stories, other than <i>high-rise building</i>	Yes <sup>a</sup>	Yes	\$450
	Fire escape installation, <i>alteration</i> or <i>repair</i> on <i>high-rise building</i>	Yes <sup>a</sup>	Yes	\$900

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
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Category of Work	Scope of Work	Drawings required	Zoning fee required	Permit fee
Mechanical (HVAC)	Duct extension or reconfiguration for existing ventilation system	No	No	\$75
	Installation of new equipment for air conditioning (individual equipment)	Yes <sup>a</sup>	No	\$150 per dwelling unit or tenant space
	Installation of new chiller, cooling tower, or air-handling equipment serving more than one dwelling unit or tenant space, with no <i>alterations</i> to equipment room and no other construction	Yes <sup>a</sup>	Yes	\$600
	Installation of new refrigeration equipment to serve food cooling, not part of other construction, including associated piping	Yes <sup>a</sup>	Yes	\$450
	<i>Repair or in-kind replacement</i> of heating, cooling, or air-handling equipment (individual equipment)	No	No	\$75 per equipment type and per dwelling unit or tenant space
	<i>Repair or in-kind replacement</i> of heating, cooling, or air-handling equipment serving more than one dwelling unit or tenant space, with no <i>alteration</i> to equipment room	No <sup>d</sup>	No	\$300 per equipment type
Miscellaneous structures	Canopy or marquee, installation or <i>alteration</i>	Yes	Yes	\$150
	Wrecking detached <i>private garage</i> or <i>carport</i>	No	No	\$125
	Detached <i>private garage</i> or <i>carport</i> of frame construction up to 600 square feet in <i>building area</i> , not more than 12 feet in <i>building height</i> , and without <i>occupiable rooftop</i> (includes electrical work and wrecking of existing <i>private garage</i> or <i>carport</i> , if any)	No	Yes	\$500

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
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Category of Work	Scope of Work	Drawings required	Zoning fee required	Permit fee
Plumbing	Install private swimming pool or hot tub (electrical work as separate permit)	Yes	Yes	\$400
	Repair or in-kind replacement of hot water heater (individual equipment) or plumbing fixtures without alteration to plumbing in walls	No	No	\$75 per dwelling unit, toilet room, or tenant space
	Repair or in-kind replacement of hot water heater serving more than one dwelling unit or tenant space without alteration to plumbing in walls	No	No	\$150 each
	Repair or in-kind replacement of plumbing piping, all occupancies	No <sup>a, d</sup>	No	\$150 per dwelling unit, toilet room, or tenant space
	Repair or in-kind replacement of plumbing riser within existing plumbing chase	No <sup>a, d</sup>	No	\$150 per dwelling unit, toilet room, or tenant space served
Repairs	Repair or in-kind replacement for minor scope of work, such as window or door replacement, not involving HVAC, electrical, or plumbing work	No	No	\$175 per dwelling unit or tenant space
Roof	Installation, alteration, or repair for a rooftop structure	Yes <sup>a</sup>	Yes	\$175
	Roof repair or roof recover (no tear off)	No	No	\$175
	Roof replacement	No	No	\$450

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
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Category of Work	Scope of Work	Drawings required	Zoning fee required	Permit fee
Signs <sup>c</sup>	Sign less than 50 square feet in area	Yes	Yes	\$50 per face
	Sign from 50 square feet to less than 100 square feet in area	Yes	Yes	\$100 per face
	Sign from 100 square feet to less than 200 in area	Yes	Yes	\$200 per face
	Sign from 200 square feet to less than 500 square feet in area	Yes	Yes	\$500 per face
	Sign 500 square feet or greater in area	Yes	Yes	\$1,000 per face
Temporary structures	Construction trailers (single story)	No	No	\$250 per year
	Scaffolding	No	No	\$150 each
	Temporary structures, such as canopies, platforms, tents, trailers, seating stands, shipping containers, and stages, not exceeding 2,500 square feet in total floor area per event <sup>i</sup>	Yes <sup>a</sup>	Yes	\$250
	Temporary seating stands covering more than 2,500 square feet of ground area	Yes	Yes	\$450

For SI: 1 foot = 304.8 mm; 1 square foot = 0.0929 m<sup>2</sup>.

- a. Requirement for drawings or that drawings be prepared by a *registered design professional* may be waived by the *building official* based on specific scope of work.
- b. Fees for sprinkler system and/or standpipe reviews in Section 15-16-190 of the *Municipal Code* will be assessed in addition to the fees in Table 14A-12-1204.2.
- c. The fee for this scope of work will be assessed in addition to the *permit fee* calculated in accordance with Section 14A-12-1204.3.
- d. Where drawings are required, the fee will be assessed in accordance with Section 14A-12-1204.3.
- e. A zoning fee may be required based on the specific equipment and installation location.
- f. Telephone, security, cable, and media are each separate systems.
- g. This fee is in addition to any other fines, penalties, or other fees associated with the administrative request. See Sections 14A-4-413.9 and 14A-4-413.10 regarding time limits, Section 14A-4-413.9 regarding *permit* reinstatement, and Section 14A-4-412.4 regarding *permits* issued to resolve stop work orders.
- h. This fee is in addition to any *permit fees* for associated plumbing or electrical work.
- i. Where the total floor area of *temporary structures*, other than seating stands, exceeds 2,500 square feet per event, the permit fee must be calculated in accordance with Table 14A-12-1204.3(1) for Group U occupancies of Type V construction.

**14A-12-1204.3 Permit fee factors.**

Permit fee factors applicable to Section 14A-4-412.2 are as provided in Tables 14A-12-1204.3(1) through 14A-12-1204.3(6).

**14A-12-1204.3.1 Annual increase.**

Beginning in 2022, on or before October 1 of each year, the *building official* must determine the percentage change in the Consumer Price Index for All Urban Consumers, US City Average (CPI-U) from January 2021 to January of the present year and prepare fee schedules, based on Tables 14A-12-1204.3(1) through 14A-12-1204.3(6), with monetary values in the bodies of the table adjusted in proportion to the change in CPI-U. The *building official* may round minimum fees to the nearest \$50 increment. Fee schedules prepared by the *building official* in accordance with this section and published on the City's public web site are effective on January 1 of the succeeding year.

**Table 14A-12-1204.3(1)  
 Construction Factor for All Work Types**

Occupancy Classification per Chapter 14B-3 <sup>a</sup>	Construction Type per Chapter 14B-6 <sup>b</sup>				
	I	II	III	IV	V
Group A-1 (with stage)	\$0.87	\$0.81	\$0.79	\$0.75	\$0.69
Group A-1 (without stage)	\$0.80	\$0.74	\$0.71	\$0.68	\$0.54
Group A-2 Group A-3 Group A-4	\$0.71	\$0.66	\$0.62	\$0.60	\$0.54
Group A-5	\$0.79	\$0.73	\$0.71	\$0.67	\$0.61
Group B	\$0.69	\$0.64	\$0.61	\$0.57	\$0.50
Group E	\$0.72	\$0.66	\$0.65	\$0.60	\$0.53
Group F	\$0.47	\$0.37	\$0.35	\$0.32	\$0.26
Group H	\$0.69	\$0.64	\$0.61	\$0.57	\$0.50
Group I	\$0.87	\$0.81	\$0.80	\$0.71	\$0.64
Group M	\$0.50	\$0.46	\$0.43	\$0.41	\$0.35
Group R-1 Group R-2 Group R-3	\$0.69	\$0.64	\$0.64	\$0.58	\$0.52
Group R-4 Group R-5	\$0.43	\$0.41	\$0.40	\$0.39	\$0.36
Group S	\$0.44	\$0.34	\$0.32	\$0.29	\$0.23
Group U	\$0.29	\$0.25	\$0.24	\$0.22	\$0.19

a. *Buildings* containing more than one occupancy will be assessed fees based on the gross floor area occupied by each occupancy. Common areas in mixed-occupancy buildings will be assessed fees based on the classification of the predominant occupancy. If a single occupancy occupies 85 percent or more of the *building area*, the entire fee will be based on that occupancy classification.

b. A *building* may only be classified as a single construction type.

**Table 14A-12-1204.3(2)  
 [Reserved]**

**Table 14A-12-1204.3(3)  
 Scope of Review Factor for New Construction<sup>a</sup>**

<b>Occupancy Classification per Chapter 14B-3</b>	<b>Factor<sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee<sup>c</sup></b>
Group A	0.25	Not applicable	
	0.5		
	0.75		
	1.0	All new construction, including initial buildout of a tenant space	\$3,000
Group B	0.25	Not applicable	
	0.5	Free-standing kiosks used for business	\$750
		Initial buildout of a tenant space, including sales centers and model units, excluding <i>telecommunication equipment areas</i> and ambulatory care facilities	\$750 per story
	0.75	Construction of a single-story building, excluding <i>telecommunications equipment areas</i> and ambulatory care facilities	\$3,000
	1.0	Construction or initial buildout including a <i>telecommunication equipment area</i>	\$2,000
		Construction or initial buildout of an ambulatory care facility	\$3,000
Construction of a multi-story building		\$3,000	
Group E	0.25	Not applicable	
	0.5	Initial buildout of a tenant space	\$750 per story
	0.75	Not applicable	
	1.0	All other new construction	\$3,000

*(Table continues on following page)*

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
 Effective January 1, 2022

<b>Occupancy Classification per Chapter 14B-3</b>	<b>Factor<sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee<sup>c</sup></b>
Group F	0.25	Not applicable	
	0.5		
	0.75	Single-story facility without <i>regulated equipment</i>	\$2,000
	1.0	Multi-story facility without <i>regulated equipment</i>	\$3,000
	1.25	Facility with <i>regulated equipment</i>	\$3,000
Group H	0.25	Not applicable	
	0.5		
	0.75		
	1.0	Facility without <i>regulated equipment</i>	\$3,000
	1.25	Facility with <i>regulated equipment</i>	\$3,000
Group I	0.25	Not applicable	
	0.5		
	0.75		
	1.0	Facility without <i>regulated equipment</i>	\$2,000
	1.25	Facility with <i>regulated equipment</i>	\$3,000
Group M	0.25	Not applicable	
	0.5	Free-standing kiosks used for retail	\$750
		Initial buildout of a tenant space, including sales centers and model units	\$750 per story
	0.75	Construction of a single-story building	\$3,000
	1.0	Construction of a multi-story building	\$3,000

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
Effective January 1, 2022

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group R	0.25	Not applicable	
	0.5	Detached private garage or carport (fee in addition to primary residence fee)	\$500
	0.75	Residential construction with maximum of 4 stories and maximum of 3 dwelling units	\$2,000
	1.0	Residential construction with 5 or more stories or 4 or more dwelling units	\$3,000
		Residential construction with any number of sleeping units	\$3,000
Group S	0.25	Not applicable	
	0.5	Not applicable	
	0.75	Single-story facility without <i>regulated equipment</i>	\$2,000
	1.0	Multi-story facility without <i>regulated equipment</i>	\$3,000
	1.25	Facility with <i>regulated equipment</i>	\$3,000
Group U	0.25	Not applicable	
	0.5	Temporary structure not covered in Table 14A-12-1204.2	\$250
	0.75	Single-story <i>building</i> or <i>structure</i> not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall, not covered in Table 14A-12-1204.2	\$250
	1.0	Multi-story <i>building</i> or <i>structure</i> more than 15 feet above the ground, such as a utility plant, cell phone tower, or rail station	\$3,000
Mixed Occupancy	0.25	Not applicable	
	0.5	Not applicable	
	0.75	Not applicable	
	1.0	Facility without <i>regulated equipment</i>	\$3,000
	1.25	Facility with <i>regulated equipment</i>	\$3,000

For SI: 1 foot = 304.8 mm.

a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.

b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.

c. A minimum fee of \$302 applies to all *permits*.



**Table 14A-12-1204.3(4)**  
**Scope of Review Factor for Rehabilitation<sup>a</sup>**

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>	
All	0.0 <sup>d</sup>	Ordinary demolition (Section 14A-4-407)	\$500	
		Complex demolition (Section 14A-4-407)	\$2,000	
		For interior demolition use Table 14A-12-1204.3(6)		
	0.25	Repair (nonstructural)	\$500	
		In-kind replacement of a single MEP system	\$500	
		Alteration without the reconfiguration of space, the addition or elimination of any door or window, the reconfiguration or extension of any system, or the installation of additional equipment (Level 1 alteration)	\$500	
		Roof repair, roof recover, or roof replacement with structural repair	\$750	
		<b>For any scope under this multiplier:</b> no structural work except as noted, no installation or alteration of regulated equipment		
	0.5	Structural repair as entire scope of work (except in residential buildings with 1-3 dwelling units and no mixed occupancy)		\$750
	0.75	Relocated building		\$1,500
		Change of occupancy without an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> ) and without creation of food-related facilities requiring a public health inspection		\$2,000
	1.0	Change of occupancy or change of use involving creation of food-related facilities requiring a public health inspection		\$1,500
		Change of occupancy with an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> )		\$3,000

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
 Effective January 1, 2022

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group A	0.25	Not applicable	
	0.5	Repair or <i>in-kind</i> replacement of more than one MEP system (no alteration)	\$1,500
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 alteration, occupant load less than 300	\$1,500
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1.0	Addition	\$2,000
		Creation or reconfiguration of mixed-occupancy or tenant separations	\$3,000
Level 2 or Level 3 alteration, occupant load 300 or more		\$3,000	
Group B	0.25	Not applicable	
	0.5	Level 2 or Level 3 alteration to a single tenant space on a single story, including existing telecommunication equipment area	\$750
		Level 2 or Level 3 alteration to common areas on a single story	\$750
		Repair or <i>in-kind</i> replacement of more than one MEP system (no alteration)	\$750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no food-related facilities requiring public health inspection	

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
 Effective January 1, 2022

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group B (continued)	0.75	Level 2 or Level 3 <i>alteration</i> to common areas on multiple stories	\$1,500
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple stories	\$1,500
		Level 2 or Level 3 <i>alteration</i> to restaurant or other food-related facility requiring public health inspection	\$1,500
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1.0	<i>Addition</i>	\$2,000
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,000
		Creation or reconfiguration of mixed-occupancy or tenant separations	\$3,000
Group E	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no <i>alteration</i> )	\$1,500
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i>	\$1,500
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1.0	<i>Addition</i>	\$2,000
Creation or reconfiguration of mixed occupancy or tenant separations		\$3,000	

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
 Effective January 1, 2022

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group F	0.25	Not applicable	
	0.5	Repair or <i>in-kind</i> replacement of more than one MEP system (no alteration)	\$1,500
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or alteration of regulated equipment	
	0.75	Level 2 or Level 3 alteration to single-story building	\$750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or alteration of regulated equipment	
	1.0	Level 2 or Level 3 alteration to multi-story building	\$1,500
		Addition	\$2,000
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,000
		<b>For any scope under this multiplier:</b> no installation or alteration of regulated equipment	
	1.25	Any work including installation or alteration of regulated equipment	
Group H	0.25	Not applicable	
	0.5	Repair or <i>in-kind</i> replacement of more than one MEP system (no alteration)	\$1,500
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or alteration of regulated equipment	
	0.75	Level 2 or Level 3 alteration to single-story building	\$2,000
<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or alteration of regulated equipment			

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
 Effective January 1, 2022

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group H (continued)	1.0	Addition	\$3,000
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,000
		Level 2 or Level 3 alteration to multi-story building	\$3,000
		<b>For any scope under this multiplier:</b> no installation or alteration of regulated equipment	
	1.25	Any work including installation or alteration of regulated equipment	\$1,500
Group I	0.25	Not applicable	
	0.5		
	0.75	Level 2 or Level 3 alteration to single-story building	\$1,500
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no alteration or creation of machine room, no installation or alteration of regulated equipment	
	1.0	Creation or alteration of machine room	\$2,000
		Addition	\$3,000
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,000
		Level 2 or Level 3 alteration to multi-story building	\$3,000
		<b>For any scope under this multiplier:</b> no installation or alteration of regulated equipment	
	1.25	Any work including installation or alteration of regulated equipment	\$1,500

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
 Effective January 1, 2022

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group M	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single story, including existing <i>telecommunication equipment area</i>	\$750
		Level 2 or Level 3 <i>alteration</i> to common areas on a single story	\$750
		Repair or <i>in-kind</i> replacement of more than one MEP system (no <i>alteration</i> )	\$750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i> involving structural work	\$1,500
		Level 2 or Level 3 <i>alteration</i> to common areas on multiple stories	\$1,500
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple stories	\$1,500
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1.0	<i>Addition</i>	\$2,000
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,000
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,000
	Group R	0.25	Repair or <i>in-kind</i> replacement of existing porch, balcony, deck, exterior stair, or occupiable rooftop (no <i>alteration</i> )
Structural <i>repair</i> as entire scope of work, building with 1-3 dwelling units and no mixed occupancy			\$500

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
 Effective January 1, 2022

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group R (continued)	0.5	Installation or <i>alteration</i> of porch, balcony, deck, exterior stair, or occupiable rooftop	\$200 per unit served
		Level 2 or Level 3 <i>alteration</i> , building with 1-3 dwelling units and no mixed occupancy	\$500
		Level 2 or Level 3 <i>alteration</i> to single dwelling unit	\$500
		Repair or <i>in-kind</i> replacement of more than one MEP system (no <i>alteration</i> )	\$1,500
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	0.75	Level 2 or Level 3 <i>alteration</i> to 4-29 dwelling units or sleeping units and common areas in same <i>building</i>	\$250 per unit
		Addition to building with 1-3 dwelling units and no mixed occupancy	\$750
		Level 2 <i>alteration</i> to common areas only in a building with 4 or more dwelling units or any number of sleeping units	\$1,500
		<b>For any scope under this multiplier:</b> no non-residential occupancy in scope, no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	

(Table continues on following page)

EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
 Effective January 1, 2022

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group R (continued)	1.0	Level 2 or Level 3 <i>alteration</i> to 30 or more dwelling units or sleeping units and common areas in same <i>building</i>	\$250 per unit
		Decrease in number of dwelling units or sleeping units	\$750
		Increase in number of dwelling units or sleeping units	\$1,500
		<i>Addition</i> to <i>building</i> with 4 or more dwelling units or any number of sleeping units	\$2,000
		<i>Alteration</i> to mixed occupancy or tenant separation	\$2,000
Group S	0.25	Not applicable	
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no <i>alteration</i> )	\$1,500
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1.0	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,500
		<i>Addition</i>	\$2,000
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,000
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>			
1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>		\$1,500

(Table continues on following page)



EXCERPTS OF THE CHICAGO CONSTRUCTION CODES RELATED TO BUILDING PERMIT FEES  
 Effective January 1, 2022

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group U	0.25	Not applicable	
	0.5		
	0.75	Level 2 or 3 <i>alteration</i> to a single-story building or structure not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall not covered in Table 14A-12-1204.2	\$250
	1.0	Level 2 or 3 <i>alteration</i> to a multi-story building or structure more than 15 feet above the ground, such as a utility plant, cell phone towers, or rail station	\$500
		<i>Addition to building</i>	\$500
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1.0	Facility without <i>regulated equipment</i> , no changes to mixed occupancy or tenant separations	\$1,500
		Facility without <i>regulated equipment</i> , creation or reconfiguration of mixed occupancy or tenant separations	\$3,000
	1.25	Facility with <i>regulated equipment</i>	\$3,000

For SI: 1 foot = 304.8 mm.

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits*.
- d. Demolition *permits* issued under Section 14A-4-407 are not subject to the area- and construction-factor-based fee formula and are only subject to the minimum fees in this table and inspection fees per Section 14A-5-503.

**Table 14A-12-1204.3(5)  
 Scope of Review Factor for Exterior Wall Rehabilitation<sup>a</sup>**

<b>Factor<sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee<sup>c</sup></b>
0.05	Tuckpointing and <i>repair</i> to unit masonry	\$300
	Siding <i>repair</i> or <i>in-kind replacement</i>	\$300
0.10	Window wall and curtain wall <i>repair</i> or <i>in-kind replacement</i>	\$500
0.5	Lintel <i>repair</i> (based on contributing area supported by lintel)	\$250
	Concrete <i>repair</i>	\$500
1.0	Parapet rebuilding	\$250
	Fascia <i>repair</i> or <i>in-kind replacement</i>	\$250
	<i>Repair</i> to decorative projecting elements, such as cornices	\$250

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies to the proposed work, the *permit* application must indicate the area of each type of work, and the applicable factor will be applied to each area.
- c. A minimum fee of \$302 applies to all *permits*.

**Table 14A-12-1204.3(6)  
 Scope of Review Factor for Phased Permitting<sup>a</sup>**

<b>Factor<sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee<sup>c</sup></b>
0.25	Caissons only, or slurry wall only, or grade beams only (no area)	\$6,000
	Interior demolition work, including the removal of mechanical, electrical, and plumbing systems, with no structural work and no <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$300
0.5	All other below-grade construction (foundation, below grade floors)	\$3,000
0.75	Above-grade new construction or <i>addition</i> work where same <i>building area</i> will be permitted in more than one phase of construction	\$3,000
	Interior demolition work, with structural work or <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$1,000
	<i>Rehabilitation</i> work with interior demolition work for same <i>building area</i> permitted as a separate phase	per Table 14A-12-1204.3(4)
1.0	Above-grade new construction or <i>addition</i> with only below-grade work as a separate phase	\$3,000

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits*.

**14A-12-1204.4 Stop work order.**

Where a penalty must be added to the permit fee in accordance with Section 14A-4-412.4 it must be assessed in accordance with Table 14A-12-1204.4.

Where the stop work order was issued because work was done by a *person* lacking a *trade license* required under the *Municipal Code* or by a *person* required by the *Municipal Code* to be listed on the *permit* application who was not listed, the penalty is the amount provided in Table 14A-12-1204.4 based on the amount of the regular permit fee plus \$1,000.

**Table 14A-12-1204.4  
Stop Work Order Penalty**

<b>Regular Permit Fee</b>	<b>Penalty Amount</b>
Up to \$500	100% of regular permit fee
\$501 to \$1,000	\$625
\$1,001 to \$1,500	\$750
\$1,501 to \$2,000	\$875
\$2,001 to \$2,500	\$1,000
\$2,501 to \$3,000	\$1,125
\$3,001 to \$3,500	\$1,375
Greater than \$3,500	\$1,375 plus \$75 for each increment or partial increment of \$500 by which the regular permit fee exceeds \$3,500



# Building Permit Fee Tables

Effective January 1, 2023

Issued October 1, 2022, pursuant to Section 14A-12-1204.3.1 of the Chicago Construction Codes Administrative Provisions.

**Table 14A-12-1204.3(1) Construction Factor for All Work Types**

Occupancy Classification per Chapter 14B-3 <sup>a</sup>	Construction Type per Chapter 14B-6 <sup>b</sup>				
	I	II	III	IV	V
Group A-1 (with stage)	\$0.94	\$0.87	\$0.85	\$0.81	\$0.74
Group A-1 (without stage)	\$0.86	\$0.80	\$0.76	\$0.73	\$0.58
Group A-2	\$0.76	\$0.71	\$0.67	\$0.65	\$0.58
Group A-3					
Group A-4					
Group A-5	\$0.85	\$0.78	\$0.76	\$0.72	\$0.66
Group B	\$0.74	\$0.69	\$0.66	\$0.61	\$0.54
Group E	\$0.77	\$0.71	\$0.70	\$0.65	\$0.57
Group F	\$0.51	\$0.40	\$0.38	\$0.34	\$0.28
Group H	\$0.74	\$0.69	\$0.66	\$0.61	\$0.54
Group I	\$0.94	\$0.87	\$0.86	\$0.76	\$0.69
Group M	\$0.54	\$0.49	\$0.46	\$0.44	\$0.38
Group R-1	\$0.74	\$0.69	\$0.69	\$0.62	\$0.56
Group R-2					
Group R-3					
Group R-4	\$0.46	\$0.44	\$0.43	\$0.42	\$0.39
Group R-5					
Group S	\$0.47	\$0.37	\$0.34	\$0.31	\$0.25
Group U	\$0.31	\$0.27	\$0.26	\$0.24	\$0.20

a. *Buildings* containing more than one occupancy will be assessed fees based on the gross floor area occupied by each occupancy. Common areas in mixed-occupancy buildings will be assessed fees based on the classification of the predominant occupancy. If a single occupancy occupies 85 percent or more of the *building area*, the entire fee will be based on that occupancy classification.

b. A *building* may only be classified as a single construction type.

**Table 14A-12-1204.3(3) Scope of Review Factor for New Construction <sup>a</sup>**

<b>Occupancy Classification per Chapter 14B-3</b>	<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
Group A	0.25	Not applicable	
	0.5		
	0.75		
	1	All new construction, including first buildout of tenant space	\$3,250
Group B	0.25	Not applicable	
	0.5	Free-standing kiosk used for business	\$800
		Initial buildout of a tenant space, including sales centers and model units, excluding <i>telecommunication equipment areas</i> and ambulatory care facilities	\$800 per story
	0.75	Construction of a single-story building, excluding <i>telecommunications equipment areas</i> and ambulatory care facilities	\$3,250
	1	Construction or initial buildout including a <i>telecommunication equipment area</i>	\$2,150
		Construction or initial buildout of an ambulatory care facility	\$3,250
		Construction of a multi-story building	\$3,250
Group E	0.25	Not applicable	
	0.5	Initial buildout of a tenant space	\$800 per story
	0.75	Not applicable	
	1	All other new construction	\$3,250
Group F	0.25	Not applicable	
	0.5		
	0.75	Single-story building without <i>regulated equipment</i>	\$2,150
	1	Multi-story building without <i>regulated equipment</i>	\$3,250
	1.25	Facility with <i>regulated equipment</i>	\$3,250
Group H	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$3,250
	1.25	Facility with <i>regulated equipment</i>	\$3,250
Group I	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$2,150
	1.25	Facility with <i>regulated equipment</i>	\$3,250

*(Table continues on next page)*

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group M	0.25	Not applicable	
	0.5	Free-standing kiosk used for retail	\$800
		Initial buildout of a tenant space, including sales centers and model units	\$800 per story
	0.75	Construction of a <i>single-story</i> building	\$3,250
1	Construction of a <i>multi-story</i> building	\$3,250	
Group R	0.25	Not applicable	
	0.5	Detached private garage or carport (fee in addition to primary residence fee)	\$550
	0.75	Residential construction with maximum of 4 <i>stories</i> and maximum of 3 dwelling units	\$2,150
	1	Residential construction with 5 or more <i>stories</i> or 4 or more dwelling units	\$3,250
		Residential construction with any number of sleeping units	\$3,250
Group S	0.25	Not applicable	
	0.5		
	0.75	Single-story facility without <i>regulated equipment</i>	\$2,150
	1	Multi-story facility without <i>regulated equipment</i>	\$3,250
	1.25	Facility with <i>regulated equipment</i>	\$3,250
Group U	0.25	Not applicable	
	0.5	Temporary structures not covered in Table 14A-12-1204.2	\$250
	0.75	Single-story building or structure not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall, not covered in Table 14A-12-1204.2	\$250
	1	Multi-story <i>building</i> or <i>structure</i> more than 15 feet above the ground, such as a utility plant, cell phone tower, or rail station	\$3,250
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$3,250
	1.25	Facility with <i>regulated equipment</i>	\$3,250

For SI: 1 foot = 304.8 mm.

- Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- A minimum fee of \$302 applies to all *permits*.

**Table 14A-12-1204.3(4) Scope of Review Factor for Rehabilitation <sup>a</sup>**

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
All	0.0 <sup>d</sup>	<i>Ordinary demolition</i> (Section 14A-4-407)	\$550
		<i>Complex demolition</i> (Section 14A-4-407)	\$2,150
		For interior demolition use Table 14A-12-1204.3(6)	
	0.25	<i>Repair</i> (nonstructural)	\$550
		<i>In-kind replacement</i> of a single MEP system	\$550
		<i>Alteration</i> without the reconfiguration of space, the addition or elimination of any door or window, the reconfiguration or extension of any system, or the installation of additional equipment (Level 1 <i>alteration</i> )	\$550
		<i>Roof repair</i> , roof recover, or roof replacement with structural <i>repair</i>	\$800
		<b>For any scope under this multiplier:</b> no structural work except as noted, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.5	Structural <i>repair</i> as entire scope of work (except in residential buildings with 1 - 3 dwelling units and no mixed occupancy)	\$800
	0.75	Relocated building	\$1,600
		<i>Change of occupancy</i> without an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> ) and without creation of food-related facilities requiring a public health inspection	\$2,150
	1	<i>Change of occupancy</i> or change of use involving creation of food-related facilities requiring a public health inspection	\$1,600
		<i>Change of occupancy</i> with an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> )	\$3,250
Group A	0.25	Not applicable	
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,600
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i> , occupant load less than 300	\$1,600
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,150
		Creation or reconfiguration of mixed-occupancy or tenant separations	\$3,250
Level 2 or Level 3 <i>alteration</i> , occupant load 300 or more		\$3,250	

(Table continues on next page)



Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group B	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single <i>story</i> , including existing <i>telecommunication equipment area</i>	\$800
		Level 2 or Level 3 <i>alteration</i> to common areas on a single <i>story</i>	\$800
		<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$800
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no food-related facilities requiring public health inspection	
	0.75	Level 2 or Level 3 <i>alteration</i> to common areas on multiple <i>stories</i>	\$1,600
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple <i>stories</i>	\$1,600
		Level 2 or Level 3 <i>alteration</i> to restaurant or other food-related facility requiring public health inspection	\$1,600
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,150
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,150
		Creation or reconfiguration of mixed-occupancy or tenant separations	\$3,250
Group E	0.25	Not applicable	
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,600
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i>	\$1,600
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,150
Creation or reconfiguration of mixed occupancy or tenant separations		\$3,250	

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group F	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,600
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$800
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,600
		<i>Addition</i>	\$2,150
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,250
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>			
1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,600	
Group H	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,600
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$2,150
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	<i>Addition</i>	\$3,250
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,250
		Level 2 or Level 3 <i>alteration</i> to multi-story building	\$3,250
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>			
1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,600	

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group I	0.25	Not applicable	
	0.5	Not applicable	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$1,600
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no <i>alteration</i> or creation of machine room, no installation or <i>alteration</i> of regulated equipment	
	1	Creation or <i>alteration</i> of machine room	\$2,150
		<i>Addition</i>	\$3,250
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,250
		Level 2 or Level 3 <i>alteration</i> to multi-story building	\$3,250
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of regulated equipment			
1.25	Any work including installation or <i>alteration</i> of regulated equipment	\$1,600	
Group M	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single story, including existing <i>telecommunication equipment area</i>	\$800
		Level 2 or Level 3 <i>alteration</i> to common areas on a single story	\$800
		<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$800
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i> involving structural work	\$1,600
		Level 2 or Level 3 <i>alteration</i> to common areas on multiple stories	\$1,600
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple stories	\$1,600
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,150
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,150
		Creation or reconfiguration of mixed occupancy or tenant separations	\$2,150

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group R	0.25	<i>Repair</i> or <i>in-kind replacement</i> of existing porch, balcony, deck, exterior stair, or occupiable rooftop (no reconfiguration)	\$200 each
		Structural <i>repair</i> as entire scope of work, building with 1 - 3 dwelling units and no mixed occupancy	\$550
	0.5	Installation or <i>alteration</i> of porch, balcony, deck, exterior stair, or occupiable rooftop	\$200 per unit served
		Level 2 or Level 3 <i>alteration</i> , building with 1 - 3 dwelling units and no mixed occupancy	\$550
		Level 2 or Level 3 <i>alteration</i> to single dwelling unit	\$550
		<i>Repair</i> or <i>in-kind replacement</i> of more than one shared MEP system (no reconfiguration)	\$1,600
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	0.75	Level 2 or Level 3 <i>alteration</i> to 4 - 29 dwelling units or sleeping units and common areas in same <i>building</i>	\$250 per unit
		<i>Addition</i> to building with 1 - 3 dwelling units and no mixed occupancy	\$800
		Level 2 <i>alteration</i> to common areas only in a building with 4 or more dwelling units or any number of sleeping units	\$1,600
		<b>For any scope under this multiplier:</b> no non-residential occupancy in scope, no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	1	Level 2 or Level 3 <i>alteration</i> to 30 or more dwelling units or sleeping units and common areas in same <i>building</i>	\$250 per unit
		Decrease in number of dwelling units or sleeping units	\$800
		Increase in number of dwelling units or sleeping units	\$1,600
		<i>Addition</i> to <i>building</i> with 4 or more dwelling units or any number of sleeping units	\$2,150
		<i>Alteration</i> to mixed occupancy or tenant separation	\$2,150

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group S	0.25	Not applicable	
	0.5	Repair or in-kind replacement of more than one MEP system (no reconfiguration)	\$1,600
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$800
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,600
		<i>Addition</i>	\$2,150
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,250
		<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,600
Group U	0.25	Not applicable	
	0.5		
	0.75	Level 2 or 3 alteration to a single-story building or structure not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall not covered in Table 14A-12-1204.2	\$250
		Level 2 or 3 <i>alteration</i> to a multi-story building or structure more than 15 feet above the ground, such as a utility plant, cell phone towers, or rail station	\$550
	1	<i>Addition to building</i>	\$550

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i> , no changes to mixed occupancy or tenant separations	\$1,600
		Facility without <i>regulated equipment</i> , creation or reconfiguration of mixed occupancy or tenant separations	\$3,250
1.25	Facility with <i>regulated equipment</i>	\$3,250	

For SI: 1 foot = 304.8 mm.

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits* .
- d. Demolition *permits* issued under Section 14A-4-407 are not subject to the area- and construction-factor-based fee formula and are only subject to the minimum fees in this table and inspection fees per Section 14A-5-503.

**Table 14A-12-1204.3(5) Scope of Review Factor for Exterior Wall Rehabilitation <sup>a</sup>**

<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
0.05	Tuckpointing and <i>repair</i> to unit masonry	\$300
	Siding <i>repair</i> or <i>in-kind replacement</i>	\$300
0.1	Window wall and curtain wall <i>repair</i> or <i>in-kind replacement</i>	\$550
0.5	Lintel <i>repair</i> (based on contributing area supported by lintel)	\$250
	Concrete <i>repair</i>	\$550
1	Parapet rebuilding	\$250
	Fascia <i>repair</i> or <i>in-kind replacement</i>	\$250
	<i>Repair</i> to decorative projecting elements, such as cornices	\$250

a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.

b. Where more than one scope of review factor applies to the proposed work, the permit application must indicate the area of each type of work, and the applicable factor will be applied to each area.

c. A minimum fee of \$302 applies to all *permits* .

**Table 14A-12-1204.3(6) Scope of Review Factor for Phased Permitting <sup>a</sup>**

<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
0.25	Caissons only, or slurry wall only, or grade beams only (no area)	\$6,450
	Interior demolition work, including the removal of mechanical, electrical, and plumbing systems, with no structural work and no <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$300
0.5	All other below-grade construction (foundation, below grade floors)	\$3,250
0.75	Above-grade new construction or <i>addition</i> work where same <i>building area</i> will be permitted in more than one phase of construction	\$3,250
	Interior demolition work, with structural work or <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$1,100
	<i>Rehabilitation</i> work with interior demolition work for same <i>building area</i> permitted as a separate phase	per Table 14A-12-1204.3(4)
1	Above-grade new construction or <i>addition</i> with only below-grade work as a separate phase	\$3,250

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits* .



# Building Permit Fee Tables

Effective January 1, 2024

Issued September 29, 2023, pursuant to Section 14A-12-1204.3.1 of the Chicago Construction Codes Administrative Provisions.

**Table 14A-12-1204.3(1) Construction Factor for All Work Types**

Occupancy Classification per Chapter 14B-3 <sup>a</sup>	Construction Type per Chapter 14B-6 <sup>b</sup>				
	I	II	III	IV	V
Group A-1 (with stage)	\$1.00	\$0.93	\$0.90	\$0.86	\$0.79
Group A-1 (without stage)	\$0.92	\$0.85	\$0.81	\$0.78	\$0.62
Group A-2	\$0.81	\$0.76	\$0.71	\$0.69	\$0.62
Group A-3					
Group A-4					
Group A-5	\$0.90	\$0.84	\$0.81	\$0.77	\$0.70
Group B	\$0.79	\$0.73	\$0.70	\$0.65	\$0.57
Group E	\$0.82	\$0.76	\$0.74	\$0.69	\$0.61
Group F	\$0.54	\$0.42	\$0.40	\$0.37	\$0.30
Group H	\$0.79	\$0.73	\$0.70	\$0.65	\$0.57
Group I	\$1.00	\$0.93	\$0.92	\$0.81	\$0.73
Group M	\$0.57	\$0.53	\$0.49	\$0.47	\$0.40
Group R-1	\$0.79	\$0.73	\$0.73	\$0.66	\$0.59
Group R-2					
Group R-3					
Group R-4	\$0.49	\$0.47	\$0.46	\$0.45	\$0.41
Group R-5					
Group S	\$0.50	\$0.39	\$0.37	\$0.33	\$0.26
Group U	\$0.33	\$0.29	\$0.27	\$0.25	\$0.22

a. *Buildings* containing more than one occupancy will be assessed fees based on the gross floor area occupied by each occupancy. Common areas in mixed-occupancy buildings will be assessed fees based on the classification of the predominant occupancy. If a single occupancy occupies 85 percent or more of the *building area*, the entire fee will be based on that occupancy classification.

b. A *building* may only be classified as a single construction type.

**Table 14A-12-1204.3(3) Scope of Review Factor for New Construction <sup>a</sup>**

<b>Occupancy Classification per Chapter 14B-3</b>	<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
Group A	0.25	Not applicable	
	0.5		
	0.75		
	1	All new construction, including first buildout of tenant space	\$3,450
Group B	0.25	Not applicable	
	0.5	Free-standing kiosk used for business	\$850
		Initial buildout of a tenant space, including sales centers and model units, excluding <i>telecommunication equipment areas</i> and ambulatory care facilities	\$850 per story
	0.75	Construction of a single-story building, excluding <i>telecommunications equipment areas</i> and ambulatory care facilities	\$3,450
	1	Construction or initial buildout including a <i>telecommunication equipment area</i>	\$2,300
		Construction or initial buildout of an ambulatory care facility	\$3,450
		Construction of a multi-story building	\$3,450
Group E	0.25	Not applicable	
	0.5	Initial buildout of a tenant space	\$850 per story
	0.75	Not applicable	
	1	All other new construction	\$3,450
Group F	0.25	Not applicable	
	0.5		
	0.75	Single-story building without <i>regulated equipment</i>	\$2,300
	1	Multi-story building without <i>regulated equipment</i>	\$3,450
	1.25	Facility with <i>regulated equipment</i>	\$3,450
Group H	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$3,450
	1.25	Facility with <i>regulated equipment</i>	\$3,450
Group I	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$2,300
	1.25	Facility with <i>regulated equipment</i>	\$3,450

*(Table continues on next page)*

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group M	0.25	Not applicable	
	0.5	Free-standing kiosk used for retail	\$850
		Initial buildout of a tenant space, including sales centers and model units	\$850 per story
	0.75	Construction of a <i>single-story</i> building	\$3,450
1	Construction of a <i>multi-story</i> building	\$3,450	
Group R	0.25	Not applicable	
	0.5	Detached private garage or carport (fee in addition to primary residence fee)	\$550
	0.75	Residential construction with maximum of 4 <i>stories</i> and maximum of 3 dwelling units	\$2,300
	1	Residential construction with 5 or more <i>stories</i> or 4 or more dwelling units	\$3,450
Residential construction with any number of sleeping units		\$3,450	
Group S	0.25	Not applicable	
	0.5		
	0.75	Single-story facility without <i>regulated equipment</i>	\$2,300
	1	Multi-story facility without <i>regulated equipment</i>	\$3,450
	1.25	Facility with <i>regulated equipment</i>	\$3,450
Group U	0.25	Not applicable	
	0.5	Temporary structures not covered in Table 14A-12-1204.2	\$300
	0.75	Single-story building or structure not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall, not covered in Table 14A-12-1204.2	\$300
	1	Multi-story <i>building</i> or <i>structure</i> more than 15 feet above the ground, such as a utility plant, cell phone tower, or rail station	\$3,450
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$3,450
	1.25	Facility with <i>regulated equipment</i>	\$3,450

For SI: 1 foot = 304.8 mm.

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits*.

**Table 14A-12-1204.3(4) Scope of Review Factor for Rehabilitation <sup>a</sup>**

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
All	0.0 <sup>d</sup>	<i>Ordinary demolition</i> (Section 14A-4-407)	\$550
		<i>Complex demolition</i> (Section 14A-4-407)	\$2,300
		For interior demolition use Table 14A-12-1204.3(6)	
	0.25	<i>Repair</i> (nonstructural)	\$550
		<i>In-kind replacement</i> of a single MEP system	\$550
		<i>Alteration</i> without the reconfiguration of space, the addition or elimination of any door or window, the reconfiguration or extension of any system, or the installation of additional equipment (Level 1 <i>alteration</i> )	\$550
		Roof <i>repair</i> , roof recover, or roof replacement with structural <i>repair</i>	\$850
		<b>For any scope under this multiplier:</b> no structural work except as noted, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.5	Structural <i>repair</i> as entire scope of work (except in residential buildings with 1 - 3 dwelling units and no mixed occupancy)	\$850
	0.75	Relocated building	\$1,700
		<i>Change of occupancy</i> without an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> ) and without creation of food-related facilities requiring a public health inspection	\$2,300
	1	<i>Change of occupancy</i> or change of use involving creation of food-related facilities requiring a public health inspection	\$1,700
		<i>Change of occupancy</i> with an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> )	\$3,450
Group A	0.25	Not applicable	
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i> , occupant load less than 300	\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,300
		Creation or reconfiguration of mixed-occupancy or tenant separations	\$3,450
Level 2 or Level 3 <i>alteration</i> , occupant load 300 or more		\$3,450	

*(Table continues on next page)*

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group B	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single <i>story</i> , including existing <i>telecommunication equipment area</i>	\$850
		Level 2 or Level 3 <i>alteration</i> to common areas on a single <i>story</i>	\$850
		<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$850
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no food-related facilities requiring public health inspection	
	0.75	Level 2 or Level 3 <i>alteration</i> to common areas on multiple <i>stories</i>	\$1,700
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple <i>stories</i>	\$1,700
		Level 2 or Level 3 <i>alteration</i> to restaurant or other food-related facility requiring public health inspection	\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,300
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,300
Creation or reconfiguration of mixed-occupancy or tenant separations		\$3,450	
Group E	0.25	Not applicable	
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i>	\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,300
Creation or reconfiguration of mixed occupancy or tenant separations		\$3,450	

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group F	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$850
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,700
		<i>Addition</i>	\$2,300
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,450
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>			
1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,700	
Group H	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$2,300
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	<i>Addition</i>	\$3,450
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,450
		Level 2 or Level 3 <i>alteration</i> to multi-story building	\$3,450
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>			
1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,700	

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group I	0.25	Not applicable	
	0.5	Not applicable	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no <i>alteration</i> or creation of machine room, no installation or <i>alteration</i> of regulated equipment	
	1	Creation or <i>alteration</i> of machine room	\$2,300
		<i>Addition</i>	\$3,450
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,450
		Level 2 or Level 3 <i>alteration</i> to multi-story building	\$3,450
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of regulated equipment			
1.25	Any work including installation or <i>alteration</i> of regulated equipment	\$1,700	
Group M	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single story, including existing <i>telecommunication equipment area</i>	\$850
		Level 2 or Level 3 <i>alteration</i> to common areas on a single story	\$850
		<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$850
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i> involving structural work	\$1,700
		Level 2 or Level 3 <i>alteration</i> to common areas on multiple stories	\$1,700
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple stories	\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,300
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,300
		Creation or reconfiguration of mixed occupancy or tenant separations	\$2,300

(Table continues on next page)



Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group R	0.25	<i>Repair</i> or <i>in-kind replacement</i> of existing porch, balcony, deck, exterior stair, or occupiable rooftop (no reconfiguration)	\$250 each
		Structural <i>repair</i> as entire scope of work, building with 1 - 3 dwelling units and no mixed occupancy	\$550
	0.5	Installation or <i>alteration</i> of porch, balcony, deck, exterior stair, or occupiable rooftop	\$250 per unit served
		Level 2 or Level 3 <i>alteration</i> , building with 1 - 3 dwelling units and no mixed occupancy	\$550
		Level 2 or Level 3 <i>alteration</i> to single dwelling unit	\$550
		<i>Repair</i> or <i>in-kind replacement</i> of more than one shared MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	0.75	Level 2 or Level 3 <i>alteration</i> to 4 - 29 dwelling units or sleeping units and common areas in same <i>building</i>	\$300 per unit
		<i>Addition</i> to building with 1 - 3 dwelling units and no mixed occupancy	\$850
		Level 2 <i>alteration</i> to common areas only in a building with 4 or more dwelling units or any number of sleeping units	\$1,700
		<b>For any scope under this multiplier:</b> no non-residential occupancy in scope, no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	1	Level 2 or Level 3 <i>alteration</i> to 30 or more dwelling units or sleeping units and common areas in same <i>building</i>	\$300 per unit
		Decrease in number of dwelling units or sleeping units	\$850
		Increase in number of dwelling units or sleeping units	\$1,700
		<i>Addition</i> to <i>building</i> with 4 or more dwelling units or any number of sleeping units	\$2,300
		<i>Alteration</i> to mixed occupancy or tenant separation	\$2,300

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group S	0.25	Not applicable	
	0.5	Repair or in-kind replacement of more than one MEP system (no reconfiguration)	\$1,700
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$850
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,700
		<i>Addition</i>	\$2,300
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,450
		<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,700
Group U	0.25	Not applicable	
	0.5		
	0.75	Level 2 or 3 <i>alteration</i> to a single-story <i>building</i> or <i>structure</i> not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall not covered in Table 14A-12-1204.2	\$300
		Level 2 or 3 <i>alteration</i> to a multi-story <i>building</i> or <i>structure</i> more than 15 feet above the ground, such as a utility plant, cell phone towers, or rail station	\$550
	1	<i>Addition to building</i>	\$550

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i> , no changes to mixed occupancy or tenant separations	\$1,700
		Facility without <i>regulated equipment</i> , creation or reconfiguration of mixed occupancy or tenant separations	\$3,450
1.25	Facility with <i>regulated equipment</i>	\$3,450	

For SI: 1 foot = 304.8 mm.

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits* .
- d. Demolition *permits* issued under Section 14A-4-407 are not subject to the area- and construction-factor-based fee formula and are only subject to the minimum fees in this table and inspection fees per Section 14A-5-503.

**Table 14A-12-1204.3(5) Scope of Review Factor for Exterior Wall Rehabilitation <sup>a</sup>**

<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
0.05	Tuckpointing and <i>repair</i> to unit masonry	\$350
	Siding <i>repair</i> or <i>in-kind replacement</i>	\$350
0.1	Window wall and curtain wall <i>repair</i> or <i>in-kind replacement</i>	\$550
0.5	Lintel <i>repair</i> (based on contributing area supported by lintel)	\$300
	Concrete <i>repair</i>	\$550
1	Parapet rebuilding	\$300
	Fascia <i>repair</i> or <i>in-kind replacement</i>	\$300
	<i>Repair</i> to decorative projecting elements, such as cornices	\$300

a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.

b. Where more than one scope of review factor applies to the proposed work, the permit application must indicate the area of each type of work, and the applicable factor will be applied to each area.

c. A minimum fee of \$302 applies to all *permits* .

**Table 14A-12-1204.3(6) Scope of Review Factor for Phased Permitting <sup>a</sup>**

<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
0.25	Caissons only, or slurry wall only, or grade beams only (no area)	\$6,850
	Interior demolition work, including the removal of mechanical, electrical, and plumbing systems, with no structural work and no <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$350
0.5	All other below-grade construction (foundation, below grade floors)	\$3,450
0.75	Above-grade new construction or <i>addition</i> work where same <i>building area</i> will be permitted in more than one phase of construction	\$3,450
	Interior demolition work, with structural work or <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$1,150
	<i>Rehabilitation</i> work with interior demolition work for same <i>building area</i> permitted as a separate phase	per Table 14A-12-1204.3(4)
1	Above-grade new construction or <i>addition</i> with only below-grade work as a separate phase	\$3,450

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits* .

# Building Permit Fee Tables

Effective January 1, 2025

Issued October 1, 2024, pursuant to Section 14A-12-1204.3.1 of the Chicago Construction Codes Administrative Provisions.

**Table 14A-12-1204.3(1) Construction Factor for All Work Types**

Occupancy Classification per Chapter 14B-3 <sup>a</sup>	Construction Type per Chapter 14B-6 <sup>b</sup>				
	I	II	III	IV	V
Group A-1 (with stage)	\$1.03	\$0.95	\$0.93	\$0.88	\$0.81
Group A-1 (without stage)	\$0.94	\$0.87	\$0.84	\$0.80	\$0.64
Group A-2	\$0.84	\$0.78	\$0.73	\$0.71	\$0.64
Group A-3					
Group A-4					
Group A-5	\$0.93	\$0.86	\$0.84	\$0.79	\$0.72
Group B	\$0.81	\$0.75	\$0.72	\$0.67	\$0.59
Group E	\$0.85	\$0.78	\$0.77	\$0.71	\$0.62
Group F	\$0.55	\$0.44	\$0.41	\$0.38	\$0.31
Group H	\$0.81	\$0.75	\$0.72	\$0.67	\$0.59
Group I	\$1.03	\$0.95	\$0.94	\$0.84	\$0.75
Group M	\$0.59	\$0.54	\$0.51	\$0.48	\$0.41
Group R-1	\$0.81	\$0.75	\$0.75	\$0.68	\$0.61
Group R-2					
Group R-3					
Group R-4	\$0.51	\$0.48	\$0.47	\$0.46	\$0.42
Group R-5					
Group S	\$0.52	\$0.40	\$0.38	\$0.34	\$0.27
Group U	\$0.34	\$0.29	\$0.28	\$0.26	\$0.22

a. *Buildings* containing more than one occupancy will be assessed fees based on the gross floor area occupied by each occupancy. Common areas in mixed-occupancy buildings will be assessed fees based on the classification of the predominant occupancy. If a single occupancy occupies 85 percent or more of the *building area*, the entire fee will be based on that occupancy classification.

b. A *building* may only be classified as a single construction type.

**Table 14A-12-1204.3(3) Scope of Review Factor for New Construction <sup>a</sup>**

<b>Occupancy Classification per Chapter 14B-3</b>	<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
Group A	0.25	Not applicable	
	0.5		
	0.75		
	1	All new construction, including first buildout of tenant space	\$3,550
Group B	0.25	Not applicable	
	0.5	Free-standing kiosk used for business	\$900
		Initial buildout of a tenant space, including sales centers and model units, excluding <i>telecommunication equipment areas</i> and ambulatory care facilities	\$900 per story
	0.75	Construction of a single-story building, excluding <i>telecommunications equipment areas</i> and ambulatory care facilities	\$3,550
	1	Construction or initial buildout including a <i>telecommunication equipment area</i>	\$2,350
		Construction or initial buildout of an ambulatory care facility	\$3,550
		Construction of a multi-story building	\$3,550
Group E	0.25	Not applicable	
	0.5	Initial buildout of a tenant space	\$900 per story
	0.75	Not applicable	
	1	All other new construction	\$3,550
Group F	0.25	Not applicable	
	0.5		
	0.75	Single-story building without <i>regulated equipment</i>	\$2,350
	1	Multi-story building without <i>regulated equipment</i>	\$3,550
	1.25	Facility with <i>regulated equipment</i>	\$3,550
Group H	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$3,550
	1.25	Facility with <i>regulated equipment</i>	\$3,550
Group I	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$2,350
	1.25	Facility with <i>regulated equipment</i>	\$3,550

*(Table continues on next page)*



Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group M	0.25	Not applicable	
	0.5	Free-standing kiosk used for retail	\$900
		Initial buildout of a tenant space, including sales centers and model units	\$900 per story
	0.75	Construction of a <i>single-story</i> building	\$3,550
1	Construction of a <i>multi-story</i> building	\$3,550	
Group R	0.25	Not applicable	
	0.5	Detached private garage or carport (fee in addition to primary residence fee)	\$600
	0.75	Residential construction with maximum of 4 <i>stories</i> and maximum of 3 dwelling units	\$2,350
	1	Residential construction with 5 or more <i>stories</i> or 4 or more dwelling units	\$3,550
Residential construction with any number of sleeping units		\$3,550	
Group S	0.25	Not applicable	
	0.5		
	0.75	Single-story facility without <i>regulated equipment</i>	\$2,350
	1	Multi-story facility without <i>regulated equipment</i>	\$3,550
	1.25	Facility with <i>regulated equipment</i>	\$3,550
Group U	0.25	Not applicable	
	0.5	Detached private garage or carport (fee in addition to fee for main building)	\$600
		Temporary structures not covered in Table 14A-12-1204.2	\$300
	0.75	Single-story building or structure not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall, not covered in Table 14A-12-1204.2	\$300
1	Multi-story <i>building</i> or <i>structure</i> more than 15 feet above the ground, such as a utility plant, cell phone tower, or rail station	\$3,550	
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i>	\$3,550
	1.25	Facility with <i>regulated equipment</i>	\$3,550

For SI: 1 foot = 304.8 mm.

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits*.

**Table 14A-12-1204.3(4) Scope of Review Factor for Rehabilitation <sup>a</sup>**

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
All	0.0 <sup>d</sup>	<i>Ordinary demolition</i> (Section 14A-4-407)	\$600
		<i>Complex demolition</i> (Section 14A-4-407)	\$2,350
		For interior demolition use Table 14A-12-1204.3(6)	
	0.25	<i>Repair</i> (nonstructural)	\$600
		<i>In-kind replacement</i> of a single MEP system	\$600
		<i>Alteration</i> without the reconfiguration of space, the addition or elimination of any door or window, the reconfiguration or extension of any system, or the installation of additional equipment (Level 1 <i>alteration</i> )	\$600
		Roof <i>repair</i> , roof recover, or roof replacement with structural <i>repair</i>	\$900
		<b>For any scope under this multiplier:</b> no structural work except as noted, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.5	Structural <i>repair</i> as entire scope of work (except in residential buildings with 1 - 3 dwelling units and no mixed occupancy)	\$900
	0.75	Relocated building	\$1,750
		<i>Change of occupancy</i> without an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> ) and without creation of food-related facilities requiring a public health inspection	\$2,350
	1	<i>Change of occupancy</i> or change of use involving creation of food-related facilities requiring a public health inspection	\$1,750
		<i>Change of occupancy</i> with an increase in any hazard category (per Chapter 10 of the <i>Chicago Building Rehabilitation Code</i> )	\$3,550
Group A	0.25	Not applicable	
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i> , occupant load less than 300	\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,350
		Creation or reconfiguration of mixed-occupancy or tenant separations	\$3,550
Level 2 or Level 3 <i>alteration</i> , occupant load 300 or more		\$3,550	

*(Table continues on next page)*

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group B	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single <i>story</i> , including existing <i>telecommunication equipment area</i>	\$900
		Level 2 or Level 3 <i>alteration</i> to common areas on a single <i>story</i>	\$900
		<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$900
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no food-related facilities requiring public health inspection	
	0.75	Level 2 or Level 3 <i>alteration</i> to common areas on multiple <i>stories</i>	\$1,750
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple <i>stories</i>	\$1,750
		Level 2 or Level 3 <i>alteration</i> to restaurant or other food-related facility requiring public health inspection	\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,350
Installation of new <i>telecommunication equipment area</i> where none previously existed		\$2,350	
Creation or reconfiguration of mixed-occupancy or tenant separations		\$3,550	
Group E	0.25	Not applicable	
	0.5	<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i>	\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,350
Creation or reconfiguration of mixed occupancy or tenant separations		\$3,550	

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group F	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$900
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,750
		<i>Addition</i>	\$2,350
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,550
		<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,750
Group H	0.25	Not applicable	
	0.5	<i>Repair or in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$2,350
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	<i>Addition</i>	\$3,550
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,550
		Level 2 or Level 3 <i>alteration</i> to multi-story building	\$3,550
		<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,750

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group I	0.25	Not applicable	
	0.5	Not applicable	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no <i>alteration</i> or creation of machine room, no installation or <i>alteration</i> of regulated equipment	
	1	Creation or <i>alteration</i> of machine room	\$2,350
		<i>Addition</i>	\$3,550
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,550
		Level 2 or Level 3 <i>alteration</i> to multi-story building	\$3,550
<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of regulated equipment			
1.25	Any work including installation or <i>alteration</i> of regulated equipment	\$1,750	
Group M	0.25	Not applicable	
	0.5	Level 2 or Level 3 <i>alteration</i> to a single tenant space on a single story, including existing <i>telecommunication equipment area</i>	\$900
		Level 2 or Level 3 <i>alteration</i> to common areas on a single story	\$900
		<i>Repair</i> or <i>in-kind replacement</i> of more than one MEP system (no reconfiguration)	\$900
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations	
	0.75	Level 2 or Level 3 <i>alteration</i> involving structural work	\$1,750
		Level 2 or Level 3 <i>alteration</i> to common areas on multiple stories	\$1,750
		Level 2 or Level 3 <i>alteration</i> to multiple tenant spaces or multiple stories	\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations	
	1	<i>Addition</i>	\$2,350
		Installation of new <i>telecommunication equipment area</i> where none previously existed	\$2,350
		Creation or reconfiguration of mixed occupancy or tenant separations	\$2,350

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group R	0.25	<i>Repair</i> or <i>in-kind replacement</i> of existing porch, balcony, deck, exterior stair, or occupiable rooftop (no reconfiguration)	\$250 each
		Structural <i>repair</i> as entire scope of work, building with 1 - 3 dwelling units and no mixed occupancy	\$600
	0.5	Installation or <i>alteration</i> of porch, balcony, deck, exterior stair, or occupiable rooftop	\$250 per unit served
		Level 2 or Level 3 <i>alteration</i> , building with 1 - 3 dwelling units and no mixed occupancy	\$600
		Level 2 or Level 3 <i>alteration</i> to single dwelling unit	\$600
		<i>Repair</i> or <i>in-kind replacement</i> of more than one shared MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	0.75	Level 2 or Level 3 <i>alteration</i> to 4 - 29 dwelling units or sleeping units and common areas in same <i>building</i>	\$300 per unit
		<i>Addition</i> to building with 1 - 3 dwelling units and no mixed occupancy	\$900
		Level 2 <i>alteration</i> to common areas only in a building with 4 or more dwelling units or any number of sleeping units	\$1,750
		<b>For any scope under this multiplier:</b> no non-residential occupancy in scope, no changes to mixed occupancy or tenant separations, no change in number of dwelling units or sleeping units	
	1	Level 2 or Level 3 <i>alteration</i> to 30 or more dwelling units or sleeping units and common areas in same <i>building</i>	\$300 per unit
		Decrease in number of dwelling units or sleeping units	\$900
		Increase in number of dwelling units or sleeping units	\$1,750
		<i>Addition</i> to <i>building</i> with 4 or more dwelling units or any number of sleeping units	\$2,350
		<i>Alteration</i> to mixed occupancy or tenant separation	\$2,350

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Group S	0.25	Not applicable	
	0.5	Repair or in-kind replacement of more than one MEP system (no reconfiguration)	\$1,750
		<b>For any scope under this multiplier:</b> no structural work, no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	0.75	Level 2 or Level 3 <i>alteration</i> to single-story building	\$900
		<b>For any scope under this multiplier:</b> no changes to mixed occupancy or tenant separations, no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1	Level 2 or Level 3 <i>alteration</i> to multi-story building	\$1,750
		<i>Addition</i>	\$2,350
		Creation or reconfiguration of mixed occupancy or tenant separations	\$3,550
		<b>For any scope under this multiplier:</b> no installation or <i>alteration</i> of <i>regulated equipment</i>	
	1.25	Any work including installation or <i>alteration</i> of <i>regulated equipment</i>	\$1,750
Group U	0.25	Not applicable	
	0.5		
	0.75	Level 2 or 3 <i>alteration</i> to a single-story <i>building</i> or <i>structure</i> not more than 15 feet above the ground, such as a parking lot, bridge, bus shelter, or retaining wall not covered in Table 14A-12-1204.2	\$300
		Level 2 or 3 <i>alteration</i> to a multi-story <i>building</i> or <i>structure</i> more than 15 feet above the ground, such as a utility plant, cell phone towers, or rail station	\$600
	1	<i>Addition to building</i>	\$600

(Table continues on next page)

Occupancy Classification per Chapter 14B-3	Factor <sup>b</sup>	Description of Work	Minimum Fee <sup>c</sup>
Mixed Occupancy	0.25	Not applicable	
	0.5		
	0.75		
	1	Facility without <i>regulated equipment</i> , no changes to mixed occupancy or tenant separations	\$1,750
		Facility without <i>regulated equipment</i> , creation or reconfiguration of mixed occupancy or tenant separations	\$3,550
1.25	Facility with <i>regulated equipment</i>	\$3,550	

For SI: 1 foot = 304.8 mm.

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits* .
- d. Demolition *permits* issued under Section 14A-4-407 are not subject to the area- and construction-factor-based fee formula and are only subject to the minimum fees in this table and inspection fees per Section 14A-5-503.



**Table 14A-12-1204.3(5) Scope of Review Factor for Exterior Wall Rehabilitation <sup>a</sup>**

<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
0.05	Tuckpointing and <i>repair</i> to unit masonry	\$350
	Siding <i>repair</i> or <i>in-kind replacement</i>	\$350
0.1	Window wall and curtain wall <i>repair</i> or <i>in-kind replacement</i>	\$600
0.5	Lintel <i>repair</i> (based on contributing area supported by lintel)	\$300
	Concrete <i>repair</i>	\$600
1	Parapet rebuilding	\$300
	Fascia <i>repair</i> or <i>in-kind replacement</i>	\$300
	<i>Repair</i> to decorative projecting elements, such as cornices	\$300

a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.

b. Where more than one scope of review factor applies to the proposed work, the permit application must indicate the area of each type of work, and the applicable factor will be applied to each area.

c. A minimum fee of \$302 applies to all *permits* .

**Table 14A-12-1204.3(6) Scope of Review Factor for Phased Permitting <sup>a</sup>**

<b>Factor <sup>b</sup></b>	<b>Description of Work</b>	<b>Minimum Fee <sup>c</sup></b>
0.25	Caissons only, or slurry wall only, or grade beams only (no area)	\$7,050
	Interior demolition work, including the removal of mechanical, electrical, and plumbing systems, with no structural work and no <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$350
0.5	All other below-grade construction (foundation, below grade floors)	\$3,550
0.75	Above-grade new construction or <i>addition</i> work where same <i>building area</i> will be permitted in more than one phase of construction	\$3,550
	Interior demolition work, with structural work or <i>alteration</i> of fire separations, in preparation for <i>rehabilitation</i> work	\$1,200
	<i>Rehabilitation</i> work with interior demolition work for same <i>building area</i> permitted as a separate phase	per Table 14A-12-1204.3(4)
1	Above-grade new construction or <i>addition</i> with only below-grade work as a separate phase	\$3,550

- a. Stop work order penalties provided for in Section 14A-4-412.4 are in addition to these *permit* fees.
- b. Where more than one scope of review factor applies because of the diverse scope of work, the highest applicable multiplier applies to all areas.
- c. A minimum fee of \$302 applies to all *permits*.

