

Palmerston North City Council

Building Services

Fees and Charges

In terms of the Building Act, the fees are effective 11 April 2011.
All figures are GST Inclusive.



Building services charges listed below are imposed under the Building Act 2004 to recover the cost to Palmerston North City Council for processing applications, undertaking inspections, and related work.

All fees and charges shown are GST inclusive unless indicated

Fixed Fees

These fixed fees incorporate scanning and digital storage charges, however additional to the fixed charges are any bonds that may be applicable, any structural engineering checking fees, vehicle crossing processing and inspection fees and any legal or consultancy cost that may be incurred by the Council during the processing of the applications

| Work Type | | Fixed Building Consent Fee (excludes PIM) |
|-------------------------------|---|---|
| FIREPLACES | | |
| J1 | Freestanding Fire | \$247 |
| J2 | Inbuilt Fire | \$364 |
| DEMOLITIONS | | |
| K1 | Residential | \$606 |
| K2 | Commercial | \$774 |
| CARPORTS/PERGOLA/SHEDS | | |
| L1 | Carport, Pergola, Garden Shed | \$696 |
| GARAGES | | |
| L2 | Standard Proprietary Garage | \$833 |
| L3 | Standard Proprietary Garage with P&D | \$948 |
| L4 | Standard Proprietary Garage with Fire wall and/or including P&D | \$1,191 |
| SIGNS (MINOR) | | |
| M1 | Temporary/ Freestanding | \$485 |
| CONSERVATORIES | | |
| N | Conservatory placed on existing deck | \$703 |
| N1 | Conservatory placed on new deck | \$833 |

| Work Type | | Fixed Building Consent Fee (excludes PIM) |
|--|--|---|
| MINOR BUILDING WORK (UNDER \$20,000 IN VALUE) | | |
| S1 | Grease trap installation | \$432 |
| S2 | Remove an interior wall | \$454 |
| S3 | Install exterior window/door | \$542 |
| S4 | Install stormwater drain | \$432 |
| S5 | Install WC/shower | \$432 |
| S6 | Install Hot Water Cylinder/ Solar Heating System | \$432 |
| S7 | Install On-site Effluent Disposal Field | \$648 |
| S8 | Install Continuous Flow Hot Water Heater | \$316 |
| PROJECT INFORMATION MEMORANDUM (FIXED FEE WORK) | | |
| PIM Fixed Fee Work | | \$105 |

Deposits: Applications where a PIM and Building Consent Fee Deposit Apply

Deposits are payable at the time the application is lodged. Total fees will be determined at the time the consent is granted, the outstanding balance is payable at the time the Project Information Memorandum (PIM) (if requested) and Building Consent are issued. The total fee will include officer's time per hour and consent specific costs such as structural engineer, New Zealand Fire service and other costs.

| Work Type | | Building Consent Deposit |
|----------------------------------|-----------------------|--------------------------|
| NEW RESIDENTIAL BUILDINGS | | |
| O1 | \$0 - \$100,000 | \$525 |
| O2 | \$100,001 - \$200,000 | \$525 |
| O3 | Above \$200,000 | \$630 |

| Work Type | | Building Consent Deposit |
|--|--------------------------|--------------------------|
| RESIDENTIAL ADDITIONS AND ALTERATIONS | | |
| P1 | \$0 - \$5,000 | \$260 |
| P2 | \$5,001 - \$20,000 | \$335 |
| P3 | \$20,001 - \$100,000 | \$450 |
| P4 | \$100,001 - \$200,000 | \$525 |
| P5 | \$200,001 - \$500,000 | \$630 |
| P6 | \$500,001 - \$1,000,000 | \$840 |
| P7 | Above \$1,000,000 | \$1,050 |
| NEW COMMERCIAL BUILDINGS | | |
| Q1 | Under \$100,000 | \$450 |
| Q2 | \$100,001 - \$200,000 | \$525 |
| Q3 | \$200,001 - \$500,000 | \$630 |
| Q4 | \$500,001 - \$1,000,000 | \$840 |
| Q5 | Above \$1,000,000 | \$1,050 |
| COMMERCIAL ADDITIONS AND ALTERATIONS | | |
| R1 | \$0 - \$5,000 | \$262 |
| R2 | \$5,001 - \$20,000 | \$335 |
| R3 | \$20,001 - \$100,000 | \$450 |
| R4 | \$100,001 - \$200,000 | \$525 |
| R5 | \$200,001 - \$500,000 | \$630 |
| R6 | \$500,001 - \$1,000,000 | \$840 |
| R7 | Above \$1,000,000 | \$1,050 |
| COMMERCIAL SIGNS | | |
| M2 | Signs Other (Commercial) | \$400 |
| PROJECT INFORMATION MEMORANDUM (DEPOSIT WORK) | | |
| PIM Deposit Work (Deposit Taken and work on PIM charged at hourly rate for officers) | | \$100 |

Other Fees

These fees may be applicable to building consents or may be applied as a single charge.

| PRIVATE BUILDING CONSENT AUTHORITIES | |
|--|--|
| BCA Filing Fee | \$90 |
| WARRANT OF FITNESS AND COMPLIANCE SCHEDULES | |
| New Compliance Schedule | \$115 |
| Alteration to existing compliance schedule | \$68 |
| Building Warrant of Fitness Site Audit/Reinspections | \$95 per inspection |
| IQP Registration (Initial) | \$415 |
| IQP Renewal (3 yr) | \$174 |
| Copy of IQP's list | \$27 |
| ENGINEERING CHECKING | |
| Structural Engineering Checking | At charge rate for Engineer Consultants per hour + 10% for admin/travel etc |
| Fire Engineering Checks sent to New Zealand Fire Service | As charged by the Fire Service |
| Producer Statement acceptance | \$72 each |
| ADVISORY SERVICE | |
| Applies where staff provide information in response to customer queries that is considered to be excessive | At cost after the first 15 minutes as per officer's time per hour listed below |
| PRE LODGEMENT VETTING | |
| Applies where staff vet information prior to the lodgement of an application | At cost after the first 15 minutes as per officer's time per hour listed below |

| OTHER FEES | |
|---|--|
| Code Compliance Certificate | \$147 |
| Standard Building Inspection | \$163 per inspection |
| Safe and Sanitary | \$474 |
| Section 72 certificate condition | \$332 |
| Section 75 certificate condition | \$738 |
| Application to extend building consent timeframes | \$74 |
| Exempt Building Work under Schedule 1(k) of the Building Act 2004 | \$100 deposit then billed at actual cost of officer's time per hour |
| Amendment to a Building Consent | \$100 Deposit, then billed at actual cost of officer's time per hour |
| Certificate of Acceptance | \$100 Deposit, then billed at actual cost of officer's time per hour |
| Certificate of Public Use | \$100 Deposit, then billed at actual cost of officer's time per hour |
| Waiver and Modifications | At cost of officer's time per hour |
| RECORDS FEES | |
| SCANNING AND DIGITAL STORAGE | |
| Scanning Fee (applies to all PIM and Building Consents other than fixed fee consents) | |
| A0-A3 | \$3.75/copy |
| A4 | \$2.25/copy |
| MICROFICHE COPYING FEE | |
| A3 | \$3.75/copy |
| A4 | \$2.25/copy |

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Further Information

If you have any questions or require further information please contact:

Palmerston North City Council

Phone: 06 356 8199

Website: www.pncc.govt.nz