

BUILDING INSPECTION AGREEMENT

It is AGREED between the Town of Namakagon and Boss Inspection Inc., located at 10480 N Red Pine Lane., Hayward, Wisconsin, 54843, that Boss Inspection Inc. provide contract services to the Town of Namakagon, Bayfield County, Wisconsin, for a one (1) year period from February 15, 2023 to February 15, 2024. After said period, this agreement may be continued as is, terminated, or modified with mutual consent. The Town of Namakagon shall have Boss Inspection Inc. perform the services outlined herein required by Wisconsin State Statute or regulation or by county ordinance.

The scope of services to be provided by Boss Inspection Inc. include the administration, fee collection and the notification of noncompliance of the Wisconsin Uniform Dwelling Code (U.D.C.) as per Wisconsin Department of Safety and Professional Services Administrative Code- SPS 320 to 325, and State of Wisconsin Statutes 101.65 and 101.76 for the Town of Namakagon.

The Town of Namakagon hereby acknowledges that these contracted services are for one and two family dwellings and this agreement does not include such items as POWTS (private on site waste systems), commercial buildings, legal work, zoning matters, culverts and fire ordinances.

The Town of Namakagon authorizes the Boss Inspection Inc. to issue stop work orders on jobs where necessary. This authority could be exercised in cases of noncompliance, nonpayment of fees or refusal to permit the inspector on the premises.

Boss Inspection Inc. further agrees to attend any meeting requested by the town board, for purposes of consultation, code information, or whatever the Town Board deems pertinent.

Boss Inspection Inc. shall maintain current State certification in all categories, namely construction, H.V.A.C., electrical, and plumbing

Boss Inspection Inc. shall be responsible for liability coverage.

Boss Inspection Inc. shall hold the Town of Namakagon harmless for his acts within the scope of his duties.

Fees for each inspection service shall be paid directly by the owner or his representative to Boss Inspection Inc.

The rates for an inspection are as follows:

New Dwellings: \$740.00 plus \$0.34 finished interior area (including finished basements, but not including attached garages, unfinished basement, breezeways, or decks) plus \$36 for state seal.

Fees for dwellings with neither plumbing, heating or electrical systems shall be 75% of the normal fee

Manufactured Dwellings/Homes: 75% of the normal fee for any closed-panel manufactured areas and full fee for site built areas.

Additions & Alterations:

0-100 Square Feet: No Permit Required.

101-500 Square Feet \$520.00 plus \$0.34 per square foot of finished interior area.

501 Square Feet or more \$740.00 plus \$0.34 per square foot of finished interior area

New or Replacements Decks over 100 Square Feet attached to or used as an exit path from a dwelling: \$360.00

Foundations for existing dwelling units: \$360.00

- 1) Said fee includes plan review, inspections, collection, travel expenses, forms, postage, issuing noncompliance reports, State correspondence, and one-time reinspection for noncompliance.
- 2) If there are unusual design plans, Boss Inspection Inc. shall be allowed to forward the plans to the Wisconsin Department of Commerce for plan review. Boss Inspection Inc. shall be allowed to make additional charges to the homeowner for fees assessed by the department, per current fee schedule s. Comm 2.34(2)(a)
- 3) Fees may be charged to the homeowner at \$120.00 per occurrence if additional noncomplying inspections are necessary.
- 4) A fee of \$380.00 will be charged to the homeowner if construction is started without a permit.
- 5) A fee of \$380.00 will be charged to the homeowner if the building is occupied before an occupancy is performed.
- 6) Boss Inspection Inc. shall be allowed to retain all such fees.
- 7) Boss Inspection Inc. may collect fees at the current IRS approved reimbursement rate plus \$86.00 per hour for services provided in addition to those outlined herein. This would be such services as court appearances, legal work, code interpretation, meetings, etc.
- 8) When a permit is more than two years old and either the dwelling exterior is not completed or there is unfinished critical health or safety items, a fee of 25% of the normally applicable fees will be due.

The agreement may be terminated by the Town of Namakagon as to the building inspector for fraud, deceit, loss of certification, negligence, incompetence, misconduct, criminal charges related to duties, conflict of interest or any violation of this agreement.

This agreement may be terminated by Boss Inspection Inc. as to the Town for noncooperation or any violation of this agreement.

Town of Namakagon

Dated: 2/15/2023

By Robert Rasmussen
Town Chairperson

Dated: 2/15/2023

Attest Sharon Boyd
Town Clerk

Boss Inspection Inc

Dated: 2/15/2023

Steven J. Boss
Steven J. Boss (President)
Cert. No. 679600