

**THE BOARD OF SUPERVISORS
UPPER MILFORD TOWNSHIP,
LEHIGH COUNTY, PENNSYLVANIA**

**Resolution No. 2015-014
Setting Fee Schedule -
Building Permits**

WHEREAS, The Board of Supervisors of Upper Milford Township sets the following Fee Schedule to be used by Upper Milford Township staff and officers for various permits and services;

RESIDENTIAL BUILDING PERMIT FEES:

(includes required inspections unless otherwise noted)

FEE:

Note: All permit applications require a non-refundable application processing fee of \$50.00 at the time of submission of the permit application. The final permit fee will be reduced by the processing fee at and upon final payment of the fee(s).

1. Residential / Construction, includes one and two family dwellings (including electric, plumbing, and HVAC)
 - A. First 1,000 square feet per dwelling unit \$ 535.00
 - B. Each additional 100 square feet \$ 15.00
 2. Residential / Construction for three, or greater in number, Townhouse or Condominium Units:
 - A. Per Unit without a deck or patio \$ 865.00
 - B. Per Unit with a deck or patio \$1,000.00

Fees Include: Zoning Use, Building, Electric, Plumbing, HVAC, Certificate of Occupancy, Driveway Permit, Sewer Lateral Connection Fee and Department of Labor and Industry Education Fee
 3. Industrialized (Modular) Homes: \$ 460.00
 4. Mobile / Manufactured Home (including electric) - 2 visits \$ 360.00
 5. Residential Additions: (excluding electric, plumbing and HVAC)
 - A. Minimum fee up to 500 square feet \$ 350.00
 - B. Plus \$20 per each additional 100 square feet
 6. Renovations / Alterations Basement Finish of Interior Alteration (excluding electric, plumbing and HVAC)
 - A. A minimum fee up to 500 square feet \$ 265.00
 - B. Plus \$20 per each additional 100 square feet
 7. Accessory Structures Pole Building (excluding electric, plumbing and HVAC)
 - A. A minimum fee up to 500 square feet \$ 225.00
 - B. Plus \$15 per each additional 100 square feet
 8. Pre-built sheds over 296 square feet up to 624 square feet (excluding electric, plumbing, and HVAC) \$ 100.00
- No building permit is required for detached accessory structures 296 square feet or less - only a zoning permit is required.**
9. Deck, Patio with footing \$ 125.00
 10. Demolition of structure, Fence over 6' high or wall over 4' high \$ 100.00

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11. Roof Structure (i.e. Roof over Existing Patio/Deck	\$ 125.00
12. Spa, Hot Tub (including electric)	\$ 150.00
13. Above-ground Pool (including electric, fence or barrier and zoning)	\$ 175.00
14. In-ground Pool (including electric, fence or barrier and zoning)	\$ 225.00
15. A Zoning use permit (no building permit) is required for a pool less than 24" height without a filtration system.	\$ 35.00

Fee does not include: Re-inspections in the event of failed inspections; re-inspections will be billed at the schedule rate.

16. Plan change / alteration / re-review / re-submission.	\$ 50.00
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RESIDENTIAL ELECTRICAL PERMIT FEES:

(if not part of a new permit structure)

FEE:

Note: All permit applications require a non-refundable application processing fee of \$50.00 at the time of submission of the permit application. The final permit fee will be reduced by the processing fee at and upon final payment of the fee(s).

1. Electric Service:	
to 200 AMPS	\$ 75.00
to 400 AMPS	\$ 100.00
over 400 AMPS	\$ 160.00
Additional meter or panel (each additional)	\$ 50.00
2. Electric Wiring:	
Up to 25 outlets - \$15 for each additional 25 outlets or devices	
Addition / Renovation (includes rough and final inspections)	\$ 100.00
Note: An outlet / device is a receptacle, light, switch, etc.	
3. Electric Re-Inspection Fee:	
Any type; if scheduled inspection failed	\$ 50.00
4. Solar Photovoltaic Systems (Roof Mounted)- up to 5kw - up to two visits	\$ 200.00
Solar Photovoltaic Systems (Ground Mounted)- up to 5kw - up to two visits	\$ 300.00
Each additional 5kw rating of system	\$ 25.00
5. Geothermal Systems (building and mechanical only)	\$ 225.00

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UPPER MILFORD TOWNSHIP,
LEHIGH COUNTY, PENNSYLVANIA**

**Resolution No. 2015-014
Setting Fee Schedule -
Building Permits**

RESIDENTIAL PLUMBING PERMIT FEES:

(if not part of a new structure)

FEE:

Note: All permit applications require a non-refundable application processing fee of \$50.00 at the time of submission of the permit application. The final permit fee will be reduced by the processing fee at and upon final payment of the fee(s).

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| 1. Plumbing: (Not part of new home construction) | |
| Up to five fixtures | \$ 100.00 |
| (Each additional fixture \$5.00) | |
| 2. Plumbing: Addition of plumbing system device: (i.e. expansion tank / check valve) | \$ 45.00 |
| 3. Sewer lateral connection to public sewer and building sewer installation. | \$ 110.00 |

RESIDENTIAL HVAC PERMIT FEES:

(if not part of a new structure)

FEE:

Note: All permit applications require a non-refundable application processing fee of \$50.00 at the time of submission of the permit application. The final permit fee will be reduced by the processing fee at and upon final payment of the fee(s).

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| 1. HVAC: | |
| For one unit (including electric) | \$ 110.00 |
| (Each additional unit \$50.00) | |
| 2. Baseboard: | |
| 5 units including electric | \$ 110.00 |
| (Each additional unit \$10.00 each) | |

RESIDENTIAL MISC. PERMIT FEES:

FEE:

Note: All permit applications require a non-refundable application processing fee of \$50.00 at the time of submission of the permit application. The final permit fee will be reduced by the processing fee at and upon final payment of the fee(s).

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| 1. Wind Turbines (New) | \$ 300.00 |
| Includes electric | |
| 2. Transfer Switch | \$ 60.00 |
| 3. Generator (back up power) or Geothermal Systems | \$ 240.00 |
| Up to 2 visits- Building and Mechanical only | |

RESIDENTIAL APPEALS:

FEE:

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| 1. Appeal to Building Board of Appeals | \$ 300.00 |
| 2. Hearing before Building Board of Appeals. | \$ 500.00 |

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LEHIGH COUNTY, PENNSYLVANIA**

**Resolution No. 2015-014
Setting Fee Schedule -
Building Permits**

COMMERCIAL BUILDING FEES:

FEE:

Note: All commercial permit applications require a non-refundable application processing fee of \$150.00 for alterations or single discipline and \$500.00 for new construction and additions at the time of submission of the permit application. The final permit fee will be reduced by the processing fee at and upon final payment of the fee(s).

1. **New Construction and Additions** (includes plan review and inspection for building, energy and accessibility sub-codes):

Base Fee:	\$500.00 plus
First 25,000 sq. ft.	\$0.20 per sq. ft. plus
24,001 to 250,000 sq. ft.	\$0.15 per sq. ft. plus
Over 250,000 sq. ft.	\$1.10 per sq. ft.

2. **Alterations, Renovations or tenant "fit out"** (includes plan review and inspections for building, energy and accessibility sub codes):

Base Fee:	\$500.00 plus
First 25,000 sq. ft.	\$0.20 per sq. ft. plus
Over 25,000 sq. ft.	\$0.04 per sq. ft. plus

3. **Commercial Building Inspections** (not included in fees listed above and Consultation Fees with the Township):

	\$60.00 per hour with a one hour minimum
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4. **Building Plan Review Fees** (Re-submission or fee if no inspections are to be performed) Single sub-code (building, mechanical, plumbing, electrical, energy or accessibility): Applicant will be invoiced for any or total of the single sub-code review costs at the time of building permit issuance. All Use Groups:

	\$60.00 per hour with a two hour minimum
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5. **Building Sub-code Systems** (including plan review fees):
 - A. Fire Protection - Sprinklers and Standpipes:

Including first 200 heads and one standpipe	\$350.00
Per sprinkler head (for over 200 heads)	\$0.32
Per standpipe (for over one standpipe)	\$100.00

 - B. Commercial Kitchen Exhaust (Type 1 Hood):

Per hood (includes building and mechanical)	\$350.00
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 - C. Sign - Parallel, Projecting, or Freestanding Signs (Up to 100 sq. ft.):
(for building only) up to two visits

	\$275.00
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 - D. Roof Replacement:

Up to two visits	\$150.00
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 - E. Commercial Wind Turbine and Solar Photovoltaic Systems:

for first 5kw rating of system (for building only)	\$325.00
for each additional 5kw rating of system (for building only)	\$25.00

 - F. Temporary Tent:

**THE BOARD OF SUPERVISORS
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**Resolution No. 2015-014
Setting Fee Schedule -
Building Permits**

one site visit	\$175.00
G. Demolition	
Up to 1,000 sf	\$100.00
Each additional 100 sf	\$15.00
H. Commercial Plumbing sub-code fee (plus plan review):	
including first (3) trapped fixtures	\$125.00
per each additional trapped fixture(s)	\$15.00
new water line	\$60.00
sanitary sewer hook-up (each lateral)	\$110.00
I. Commercial Mechanical sub-code (plus plan review):	
including first unit	\$125.00
per each additional mechanical unit (Units include each air handler and exhaust units over 150CFM, excluding commercial kitchen exhaust.)	\$30.00
J. Commercial Electrical sub-code fee (plus plan review):	
1. Wiring Outlet Quantities:	
1 to 25 outlets or devices	\$125.00
each additional 25 outlets or devices (please note that an outlet or device is a receptacle, light, switch, etc.)	\$15.00
2. Services and Feeders	
200 Amps or less	\$60.00
400 Amps or less	\$90.00
800 Amps or less	\$125.00
1000 Amps or less	\$150.00
1500 Amps or less	\$200.00
2000 Amps or less	\$300.00
Over 2000 Amps	\$400.00
3. Transformers, Generators, Vaults, Substations, Etc.:	
up to 100 kVA	\$125.00
101 to 200 kVA	\$175.00
201 to 500 Kva	\$200.00
501 to 1000 kVA	\$200.00
over 1000 KVA	\$300.00
(x3) Multiplier for above items for voltages over 600	

OTHER ELECTRICAL FEES:

FEE:

Note: All permit applications require a non-refundable application processing fee of \$50.00 at the time of submission of the permit application. The final permit fee will be reduced by the processing fee at and upon final payment of the fee(s).

- 1. Miscellaneous Electric Fees:**
 - State required 3 year certification for Commercial Swimming Pools. \$ 250.00
- 2. Protective Signaling Systems: (Not in conjunction with new construction)**

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Resolution No. 2015-014
Setting Fee Schedule -
Building Permits

Residential	\$ 50.00
Non-Residential	\$ 60.00
115 Volts, battery smoke detectors (each)	\$ 15.00

3. Area light and or pole standard (each) \$20.00

OTHER CODE FEES:

FEE:

- | | |
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| 1. Other Code / Improvement Permits:
(plus inspection costs based on time at \$60 per hour) | \$ 20.00 |
| 2. Occupancy Permit Fee: (Includes temporary occupancy permit) | \$ 35.00 |

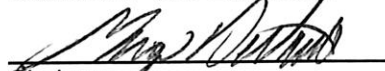
It shall be noted that each building permit fee includes a \$4, or as may be subsequently revised by the State of Pennsylvania, fee to subsidize the PA State Uniform Construction Code Program.

ADOPTED, this 5h day of January 2015.

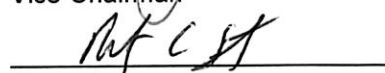
ATTEST


Township Secretary

UPPER MILFORD TOWNSHIP
BOARD OF SUPERVISORS


Chairman


Vice-Chairman


Supervisor