



Charlestown Township

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RESOLUTION 948-2019 adopted 9/3/2019

PERMIT FEE SCHEDULE

To compute your Application Fees, include the following:

With Application(s):

Plan Review Fee: Residential New Construction & Additions	\$ 200.00
Plan Review Fee: All other Residential Projects	100.00
Plan Review Fee: Commercial as Noted on Page 3, No. 5	_____

(Plan Review Fees are credited toward final application fees. They are forfeited if the applicant terminates the permit review process.)

Following Review of Application(s):

Building Permit Fee	_____
Zoning Permit Fee (Residential, for all projects that change the amount of impervious coverage)	75.00
Zoning Permit Fee (Commercial, for all projects that change the amount of impervious coverage)	150.00
HVAC Permit Fee	_____
Electrical Permit Fee	_____
Plumbing Permit Fee	_____
Fire Suppression (if applicable)	_____
Erosion & Sedimentation (E & S) Permit Fee of \$200.00 (project over 500 sq. ft.)	_____
Erosion & Sedimentation (E & S) Permit Fee of \$100.00 (project under 500 sq. ft.)	_____
Building Plan Review (Commercial only; minimum \$500)	_____
Accessibility Plan Review (Commercial only; minimum \$250)	_____
Energy Plan Review (Commercial only; minimum \$250)	_____
Sprinkler Plan Review (Commercial only)	_____
Use & Occupancy Permit fee	50.00
Labor & Industry Fee	4.50
Total Application Fees:	\$ _____

I. SINGLE AND MULTI-FAMILY RESIDENTIAL DWELLING UNITS:

1. NEW CONSTRUCTION (PRINCIPAL STRUCTURE)

Includes Dwelling Units, including basements and garage areas; five (5) inspections. *

Each 100 square feet or fraction
Thereof per dwelling unit \$45.00

NOTE: excludes, for area calculation purposes, crawl spaces, unfinished attics, and other enclosed areas not having standard height clearance of 66 inches from finished floor elevation (in place or prospective);

Minimum charge \$1,500.00

2. LEVEL I ACCESSORY BUILDINGS AND STRUCTURES
(500 square feet or more with a permanent foundation)

Including but not limited to detached garages, bath houses, stables, barns and/or farm buildings and other structures; four (4) inspections. *

Each 100 square feet or fraction thereof \$40.00

Minimum charge \$500.00

3. LEVEL II ACCESSORY BUILDINGS AND STRUCTURES

Including but not limited to decks, cabanas
gazebos, porches, and carports - Three (3) Inspections * \$300.00

4. SHEDS – Zoning Only, without a Building Permit
(without ground foundation)

Less than 200 square feet – must have a building permit if 200 SF or larger \$150.00

NOTE: sheds more than 199 square feet and/or with a foundation,
see LEVEL I ACCESSORY BUILDINGS AND STRUCTURES

5. ADDITIONS – Five (5) Inspections *

Each 100 square feet or fraction thereof \$45.00

Minimum charge \$650.00

6. ALTERATIONS – Two (2) Inspections *

Alterations excluding Stucco Remediation:
Charge per \$1,000 of cost or any fraction thereof \$30.00 (3%)

Stucco Remediation:	
Charge per \$1,000 of cost or any fraction thereof	\$10.00
Minimum charge	\$300.00
* Additional inspections due to failure or segmented construction will be billed @	\$125.00 per 1/2 Hour

II. COMMERCIAL, INDUSTRIAL, INSTITUTIONAL (Non-Residential) BUILDINGS

Permit Fees: All construction costs are to be calculated by the applicant. If dispute, Building Code Official will use square foot values from the ICC "Valuation Chart."

(X = 3.0% for projects \$1 Million and under, 2% for projects over \$1 Million up to \$5 Million, 1.5% for projects over \$5 Million up to \$10 Million, and 1.0% for projects over \$10 Million.

1. NEW CONSTRUCTION OR ADDITIONS

Over 100 square feet – Five (5) Inspections	(X) Construction Cost
Minimum Charge	\$1,000.00

2. ALTERATION, RENOVATION OR MODIFICATION OF EXISTING BUILDING OR STRUCTURE

Over 100 Square Feet - Four – (4) Inspections	(X) Construction Cost
Minimum Charge	\$750.00

3. ACCESSORY BUILDINGS

Over 100 square feet – Three (3) Inspections	3% Construction Cost
Minimum Charge	\$500.00

4. ANY NEW BUILDING, ADDITION OR ACCESSORY BUILDING OR ALTERATION, RENOVATION OR MODIFICATION OF EXISTING BUILDING OR STRUCTURE

100 square feet or Under – Three (3) Inspections	Flat Fee \$500.00
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5. PLAN REVIEW FEES

The Plan Review fee is based on the estimated construction value in accordance with the Square Foot Construction Costs Table (gross area X Square Foot Construction Costs) published by the International Code Council (ICC). The values below are used with the current Building Valuation Data which is updated every six months, or February and August, of each year. If the permit process is terminated by the applicant, applicant forfeits all review fees remitted.

For buildings with an estimated construction value up to \$3,000,000, the Plan Review fee is 0.0008 of the estimated value (\$500.00 minimum). For buildings with an estimated value over \$3,000,000 up to \$6,000,000, the fee is \$2,400.00 plus 0.0005 of the estimated value over \$3,000,000. For buildings over \$6,000,000, the fee is \$3,900.00 plus 0.00035 of the valuation over \$6,000,000.

The Plan Review Fee for Accessibility, Energy, Mechanical, Plumbing and Electrical Reviews are computed at 20% of the Building Plan Review fee for each discipline (\$250.00 minimum). The Sprinkler review is based on the number of Sprinkler heads: 1-100, \$275.00; 100-200, \$325; 201-300, \$350; 301-400, \$375; 401-500, \$425; over 500, \$500.00 plus \$0.33 per sprinkler over 500. For hydraulically designed systems, multiply the fee by 2.

III. MISCELLANEOUS

1. SWIMMING POOLS AND HOT TUBS

In ground pools and hot tubs/spas more than 24 inches in depth
 Three (3) Inspections \$350.00 - pools
 \$250.00 - spas

2. DECORATIVE POOLS

(Landscaping ponds including garden pools and reflecting pools)

More than 18 inches deep \$250.00
 Less than 18 inches deep \$100.00

3. DEMOLITION

4% of Demolition Cost

4. HEATING & AIR CONDITIONING SYSTEMS (HVAC)

Residential: Two (2) Inspections –
 the greater of \$160.00 or 3% of Construction Cost

Commercial: Two (2) Inspections –
 the greater of \$500.00 or 3% of Construction Cost

5. PLUMBING PERMIT FEES

Residential: Three (3) Inspections –
 the greater of \$95.00 plus \$20.00 per fixture or 3% of Construction Cost

Commercial: Three (3) Inspections –
 the greater of \$500.00 or 3% of Construction Cost

6. ELECTRICAL PERMIT FEES

Residential, Service Inspection Only 125.00

Residential, 3 Inspections (Service, rough wiring, final, 200 amp) 300.00

Residential, 3 Inspections (Service, rough wiring, final, 400 amp) 375.00

Residential, 3 Inspections (Service, rough wiring, final, 600 amp) 425.00

Commercial the greater of \$500.00 or 3% of Construction Cost

7.	<u>RESIDENTIAL ROOFING</u> (2 inspections)	175.00
8.	<u>FUEL TANKS & PUMPS</u> (In-ground; not used for heating)	
	Charge per 1,000 gallons of capacity or any fraction thereof	\$125.00
	Minimum charge	\$125.00
9.	<u>SOLAR ENERGY SYSTEMS</u>	
	Residential	the greater of 350.00 or 3% of Construction Cost
	Commercial	the greater of 500.00 or 3% of Construction Cost
10.	<u>SIGNS</u>	
	Including, but not limited to election signs, commercial real estate advertisements, and business signs.	
	Charge per square foot per sign face	\$2.00
	Minimum charge	\$50.00
11.	<u>USE AND OCCUPANCY FEE</u>	\$50.00
12.	<u>PA DEPT. OF LABOR & INDUSTRY FEE</u> (as required by State Act 157 of 2006)	\$4.50

NOTES:

- Each inspection by the Building Inspector over and above the permitted number of inspections will be charged at \$125.00 per inspection.
- There is a \$125.00 fee for failure to keep an appointment with the inspector.

The fee for starting UCC work prior to obtaining all required permits is \$500.00 or double the applicable fees, whichever is greater.