

**BLAINE TOWNSHIP
WASHINGTON COUNTY, PENNSYLVANIA**

FEE SCHEDULE 2021

**Building Permit
Including Mobile Homes**

**Residential
per Building Inspection
Underwriters**

**Commercial
per Building Inspection
Underwriters**

SECTION 1. FEES.

New construction and additions	\$60.00 plus \$.22 per sq. ft. of GFA* Per Building Inspection Underwriters
Alterations & Repairs	.015 of total construction cost. (labor & material) (min. fee \$60.00 one visit) Per Building Inspection Underwriters
Utility & miscellaneous use groups (sheds, decks, fences, towers, pools concrete slabs, retaining walls. etc.)	.015 of total construction cost. (labor & material) (min. fee \$60.00 per inspection) Per Building Inspection Underwriters
Energy inspections	\$125.00 flat rate

Minimum Fee \$60.00

**SECTION 2. COMMERCIAL BUILDING FEES ALL OTHER USE GROUPS EXCEPT F
& S**

New construction and additions	\$100.00 plus \$.27 per sq. ft. of GFA* Per Building Inspection Underwriters
Alterations, renovations, and repairs	Up to \$500,000 x .025 (\$7,500.00) \$500,001 to \$1,000,000 x .015 plus (\$7,500.00) Above \$1,000,000 x .0125 plus (\$13,750.00) Per Building Inspection Underwriters
Building Plan Review	\$350.00

New Construction:

All appliances and fixtures including, but not limited to sinks, water closed, bath tub, shower, washing machine, hose bib, floor drains, dish washer, drinking fountain, cater heater, air handlers and any fuel burning device (gas, oil, wood, or coal)

Per appliance or fixture \$20.00

Per Building Inspection Underwriters

Utility service connections (water or sewer), boiler, grease traps, sewer pumps, refrigerator units, water-cooled air conditioners, etc.

Per appliance \$70.00

Alterations and Repairs: Per Building Inspection Underwriters

Plumbing \$40.00 plus \$10.00 per device

Per Building Inspection Underwriters

Mechanical 40.00 plus \$25.00 for each \$1,000 of cost

(must provide contract)

Per Building Inspection Underwriters

Minimum fee \$80.00

SECTION 5. COMMERCIAL FEES.

Mechanical & Plumbing:

All appliances and fixtures including, but not limited to sinks, water closet, bath tub, shower, washing machine, hose bib, floor drain, dish washer, drinking fountain, water heater, air handlers and any fuel burning device (gas, oil, wood, or coal)

Per appliance or fixture \$15.00

Per Building Inspection Underwriters

Utility service connections (water or sewer), boiler, grease traps, sewer pumps, refrigeration units, water-cooled air conditioners, etc.

Per appliance \$70.00

Per Building Inspection Underwriters

Minimum Fee \$100.00

Fire: All use groups except one and two family

Sprinklers \$60.00 plus \$.50 per sprinkler head

Standpipe Per Building Inspection Underwriters
\$100.00 each

Per Building Inspection Underwriters
Wet/Dry Carbon Dioxide \$100.00 up to 100 lbs. (\$.75 each pound over)

Commercial Cooking System \$160.00 per system (Hood, Duct, & Suppression)
Per Building Inspection Underwriters

Minimum Fee \$100.00

Demolition:

\$.01 per sq. ft. with a minimum of \$125.00.
Per Building Inspection Underwriters

Signs:

\$50.00 plus \$3.00 per sq. ft. of sign area [both sides when applicable].
Per Building Inspection Underwriters

Commercial Plan Review

For buildings with an estimated construction value up to \$3,000,000, the building plan review fee is .0019 of the estimated value (\$350.00 minimum).

For buildings with an estimated construction value over \$3,000,000 up to \$6,000,000, the fee is \$3,900.00 plus .009 of the estimated value over \$3,000,000.

For buildings over \$6,000,000, the fee is \$5,400.00 plus .005 of the estimated value over \$6,000,000.

The plan review fee for electrical, mechanical and plumbing are computed at 25 percent of the building plan review fee for each discipline (\$350.00 minimum).

The plan review fee for revisions is twenty five percent (25%) of original review fee.

Minimum Fee \$100.00

Electrical Inspection fees

Commercial/Residential

Service and Feeders

200 amps or less	\$80.00
201 amps to 400 amps	\$110.00
Over 400 amps: \$20.00 per 100 amps Sub-feeders or sub-panels	Per Building Inspection Underwriters
1/3 of the above fee, Over 250 volts, double above fees.	

Rough Wiring

All-switching, receptacles and lighting

1 to 25	\$45.00
	Per Building Inspection Underwriters
Each additional 10	\$15.00
	Per Building Inspection Underwriters

Residential Flat Rate Inspections

100 amp service and max

100 devices	\$150.00
	Per Building Inspection Underwriters

200 amp service and max

100 devices	\$175.00
	Per Building Inspection Underwriters

Finished Wiring

All switches, receptacle and lighting

outlets 1 to 25	\$45.00
	Per Building Inspection Underwriters
Each additional 10	\$15.00
	Per Building Inspection Underwriters

Mobile/Modular homes, 1 trip.

Service & feeder	\$90.00
-----------------------------	---------

Per Building Inspection Underwriters

Minor Alterations and Service

Max. 15 devices \$90.00

Per Building Inspection Underwriters

Heating, Cooling, Cooking, Equipment,

Motors, Generators, Solar Panels,

Capacitors, Inverters, etc.

Less than 1/3 hp, kw, kva, or kvar use

finish wiring fee.

Over 1/3 hp, dw, kva, or kvar:

1/3 to 1.0	\$25.00	
	1.1 to 5.0	\$30.00
	5.1 to 10.0	\$35.00
	10.1 to 30.0	\$40.00
	30.1 to 50.0	\$50.00
	50.1 to 100	\$60.00
	Over 100 @ \$1.25 per hp, kva, or kvar	
	Over 600 volts, 2 X above fees.	
	Per Building Inspection Underwriters	

Storable & Therapeutic/

Hydrotherapeutic Pools \$90.00

Per Building Inspection Underwriters

Permanent Pools & Hot tubs

Signaling, Communication, and Alarm

Systems \$175.00

Per Building Inspection Underwriters

Electrical Survey Only \$135.00

Per Building Inspection Underwriters

Signaling, Communication and

Alarm Systems

1 to 10 devices \$75.00

Per Building Inspection Underwriters

each additional \$2.50

Per Building Inspection Underwriters

\$80.00 – residential/\$150.00 - commercial minimum fee applies

Miscellaneous

**Penalty for not Obtaining a Permit/
Appropriate Permit** \$100.00

The Township shall assess any person, corporation, etc. for failure and/or refusal to obtain any necessary permit, etc. any cost of labor, material, etc. incurred to enforce any Township Ordinances, Resolution, etc.

**THE FOLLOWING FEES ARE EXEMPT FROM 11(a) & 11(b) OF THE CONTRACT
AND ARE BILLED AT 100%.**

Administrative/Court Appearance

Should Building Inspection Underwriters of PA need to perform administrative duties or have to appear in court on behalf of the Blaine Township the fee will be \$75.00 for the first hour then \$18.75 per fifteen (15) minutes thereafter.

Code Enforcement

Building Inspection Underwriters of PA will provide code enforcement inspections at the fee of \$65.00 per inspection which includes one re-inspection. Every re-inspection there after will be at the rate of \$65.00. Every citation issued will be at the rate of \$65.00 per property address.

Occupancy Inspections

Building Inspection Underwriters of PA will perform occupancy inspections for Blaine Township for the following fees:

1 & 2 Family dwellings	\$60.00 / per Unit Per Building Inspection Underwriters
Apartments	\$60.00 / per unit Per Building Inspection Underwriters
Re-inspections	\$60.00 / per unit for every re-inspection Per Building Inspection Underwriters
Commercial	\$100.00 / per unit Per Building Inspection Underwriters

Zoning

Building Inspection Underwriters of PA will perform zoning inspection for Blaine Township for \$65.00 per application/inspection. The fee for zoning hearings/meetings will be at the rate of \$65.00 for the first hour then \$16.25 for every additional fifteen (15) minutes.

Zoning Variance/Application

Special Exception Application	\$650.00
Appeal	\$650.00
Variance Application	\$650.00
Validity Challenge of a Zoning Ordinance	\$1,000.00
Additional Hearing Request – Fee	\$350.00

For each subsequent exception or variance
Hearing to cover administrative costs and
any applicable public notification

Consultation Fees

Building Inspection Underwriters of PA will perform consultation services when requested for Blaine Township at \$125.00 per hour.

Commercial Fire Safety Inspections

Building Inspection Underwriters of PA will provide commercial fire safety inspections for Blaine Township which includes one re-inspection. Every re-inspection there after is subjected to an additional fee. Fees are below.

Fire Inspection Fees

Inspection on a non-residential property, vehicle, materials or items for compliance with the Fire Code, including one re-inspection:

FULL FIRE CODE INSPECTION – COMMERCIAL

Assembly Groups 1-5 and Group E	0 to 15,000 sq ft	\$60.00
	15,001 to 50,000 sq ft	\$75.00
	50,001 to 200,000 sq ft	\$95.00
	200,001 sq ft +	\$105.00
	Per Building Inspection Underwriters	
Institutional & Residential Groups 1-4	0 to 15,000 sq ft	\$50.00
	15,001 to 50,000 sq ft	\$65.00
	50,001 to 200,000 sq ft	\$85.00
	200,001 sq ft +	\$95.00
	Per Building Inspection Underwriters	
Factory & Storage 1-2 Utility Groups	0 to 15,000 sq ft	\$50.00
	15,001 to 50,000 sq ft	\$60.00
	50,001 to 200,000 sq ft	\$80.00

	200,001 sq ft +	\$100.00
	Per Building Inspection Underwriters	
Business & Mercantile Groups	0 to 15,000 sq ft	\$50.00
	15,001 to 50,000 sq ft	\$70.00
	50,001 to 200,000 sq ft	\$90.00
	200,001 sq ft +	\$100.00
	Per Building Inspection Underwriters	
High-Hazard Groups 1-5	0 to 15,000 sq ft	\$75.00
	15,001 to 50,000 sq ft	\$90.00
	50,001 to 200,000 sq ft	\$105.00
	200,001 sq ft +	\$115.00
	Per Building Inspection Underwriters	
Preparation of Hazardous Materials Inventory Statement Each		\$55.00
Grading Application:		\$50.00
Grading Permit:	Up to 1,000 cubic yards	\$80.00
	1,001 to 5,000 cubic yards	\$120.00
	5,001 to 10,000 cubic yards	\$180.00
	10,001 to 20,000 cubic yards	\$260.00
	20,001 to 40,000 cubic yards	\$400.00
	40,001 to 50,000 cubic yards	\$500.00

**Square footage = gross square feet of all occupiable floors and basements
*** Non-residential/commercial structures shall be those per the definitions of Commercial Construction found in Part XIV, Section 401.1 of the Pennsylvania Uniform Construction Code.

Additional fees for each additional inspection
After the first re-inspections – Fire Code compliance

Additional Fees:

Residential Water Permit Fee		\$25.00
Residential Subdivision, Land Development and Non Residential Subdivisions /Application Fee:	Property Line Shifts	\$25.00
	1-2 Lots or Units	\$25.00
	3-10 Lots or Units	\$30.00 + \$5.00 for each Lot over 3
	11+ Lots or Units	\$75.00 + \$5.00 for each Lot over 11

Non Residential Land Developments:

* Blaine Township will not charge a fee for any review of Land Development Plans. Blaine Township would still request a copy of Land Development Plan for office records.

The term "lots" includes the parent tract and conveyances, tracts, or parcels of land for the purpose, whether immediate or future, of lease, transfer of ownership or building development.

In general, all charges are intended to cover the entire review process, from preliminary to final plans, except as follows:

1. Each resubmission of a plan containing ten (10) lots or less at the preliminary or final stage shall be subject to an additional \$10.00 fee. A subdivision which proposes not more than two (2) lots may be resubmitted one time without an additional charge for review.
2. Each resubmission of a preliminary or final plan involving more than ten (10) lots shall be required to pay an additional fee of \$50.00. However, a plan with major revisions that substantially increase or reduce the number of lots, streets or the amount of acreage involved will be charged a fee as described in the above tables.
3. No fees will be assessed on reviews done for any governmental unit, including school districts or for a nonprofit organization that presents verification of nonprofit status.

Road Crossing Permit Fee:	\$100.00
Heavy Hauling Permit:	\$250.00 per Road/ Agreement
Heavy Hauling Escrow Fee:	\$3,000.00 per Road/ Agreement
Heavy Hauling Bonding Fee:	\$12,500 per mile of road
Road Cut/Bore Application Fee:	\$300.00 per Road/ Agreement
Road Cut/Road Bore Escrow Fee:	\$3,000.00 per Road/ Agreement
Road Cut/Road Bore Bonding Fee:	\$10,000.00
Road Encroachment Application Fee:	\$300.00
Right-to-Know Request Fees:	As set by the Office of Open Records
No Lien Letter Fee:	\$25.00
Use and Occupancy Permits/Application:	
Residential	\$104.50/Unit
Non Residential (Commercial/Industrial/Institutional)	\$204.50/unit
Occupancy Without Proper Certificate of Occupancy	Permit fee is Doubled
Student Housing Registration	\$104.50/Unit
Temporary Certificate of Occupancy – Residential	\$54.50/Unit
Temporary Certificate of Occupancy – Non-Residential	\$104.50/Unit

Trailer Fee/Application:

Per Trailer	\$160.00
Administration Fee	\$64.00

Electrical Permit/Application:

Electrical Permit for Temporary Service Required:

Temporary Service up to 200 amps	\$100.00
Temporary Service Over 200 amps	\$125.00
Administration Fee	\$64.00

Water Tap In Fee/Application:

See Water Tap In Fee Ordinance.

Fireworks Permit/Application:

Application Fee:	\$50.00
Bond Fee:	\$500.00

Peddling/Solicitation Fee:

New Application Fee	\$145.00
Renewal	\$25.00

Mobile Home/Trailer Removal Permit/Application:

Application Fee:	\$125.00
------------------	----------

Driveway Permit/Application:

Application Fee:	\$50.00
Permit Fee:	\$100.00
Engineering Review/per hour:	\$90.00
Construction Observation:	\$60.00

Road Opening

Application Fee:	\$50.00
Permit Fee:	\$100.00
Escrow Fee:	\$3,000.00

ALL FEES SHALL BE PAID IN ADVANCE

“ANY FEES THAT ARE INCURRED OVER THE INITIALLY COLLECTED FEE WILL BE INVOICES TO THE APPLICANT”

When projects are complete all escrows will be reconciled (if any monies are left over), records and remaining monies or invoices (in applicable) will be sent to the applicant.