

**2026 FEE SCHEDULE  
UNION TOWNSHIP, BERKS COUNTY  
UCC ENFORCEMENT, ZONING AND STORMWATER FEES**

**Plan Application (Non-refundable) .....\$70.00 (to be submitted with application)**

**Plan Review**

New Construction (Including Additions)

Residential -- Less than 1,200 sq. ft. ....\$150.00

Residential --Greater than 1,200 sq. ft. ....\$200.00

Residential--Renovation, Alterations .....\$50.00 plus \$5.00 per \$1,000.00

..... of estimated cost (\$200.00 maximum)

Non-residential-New Construction (Including Additions) ....\$200.00 plus \$0.05 per sq. ft. for every sq.ft.  
over 2,000 sq. ft.

Non-residential Renovation, Alterations .....\$50.00 plus \$6.00 per \$1,000.00 of est. cost

Reviews for Misc. Projects (billed per hour) .....\$85.00/hr.

Decks, Swimming Pools, Signs, Misc. Structures.....\$75.00

Accessibility Review

Total Estimated Project Cost up to \$100,000.....\$200.00

Total Estimated Project Cost over \$100,000.....\$300.00

**Inspections/Permits**

New Construction (Including Additions)

- Residential .....\$0.50 per sq. ft of usable floor area
- Residential Accessory Structures .....\$0.35 per sq. ft of usable floor area  
(without mechanical, electrical, plumbing)
- Non-residential, Commercial, Industrial .....\$0.55 per sq. ft of usable floor area

Renovations, Alterations .....\$50.00 plus \$5.00 per \$1,000.00 of est. cost  
(incl. building, plumbing, mechanical & electrical) area

Demolition

Residential.....\$200.00

Non-Residential .....\$300.00

Accessibility Inspection.....\$85.00 per hour

Electrical

Residential Inspections (Rough, Final).....\$150.00

Residential Service.....\$75.00

Non-residential Inspections .....\$100.00 fee plus \$5.00 per \$1,000.00 of  
estimated cost

Non-residential Service 400 Amp or less .....\$100.00

Non-residential Service over 400 Amp to 1,000 Amp ....\$150.00

Non-residential Service over 1,000 Amp.....\$200.00

Plumbing

Residential.....\$50.00 fee plus \$5.00 per fixture

Non-residential.....\$100.00 fee plus \$5.00 per \$1,000.00 of  
estimated cost

Residential Sprinkler System.....\$85.00 per hour

## Inspections/Permits (cont.)

Building Sewer Service Inspection..... \$75.00

### Mechanical

Residential..... \$50.00 fee plus \$50.00 per heating/cooling unit

Non-residential.....\$100.00 fee plus \$5.00 per \$1,000.00 of estimated cost

### Pools:

In-ground Pool .....\$250.00

Above-ground Pool.....\$125.00

### Signs:

Residential..... \$50.00

Commercial, Industrial

Less than 10 sq. ft. .... \$50.00

Greater than 10 sq. ft. .... \$50.00 plus \$0.10 per sq. ft.

Decks & Patios.....\$50.00 plus \$0.10 per sq. ft.

Out of Pocket ..... At cost

## Stormwater Fees- Small Projects

### Stormwater Permit Application (Non-refundable)

Residential..... \$125.00

Non-Residential, Commercial, Industrial..... \$150.00

### Stormwater Plan Review and Inspections

#### Residential

Plan Review .....\$125.00

Inspection\* ..... \$125.00

\*(includes one (1) inspection – after BMP installation)

#### Non-Residential, Commercial, Industrial

Plan Review .....\$200.00

Inspection\* .....\$175.00

\*(includes one (1) inspection – after BMP installation)

### Additional Stormwater Fees (As Applicable)

Failed or Additional Inspections \$125.00 Each

Site Meeting or Site Visit \$125.00 Each

Hourly Rate for Specified Work \$85.00/hour

## Stormwater Fees- Projects that do not meet small project criteria

Stormwater Permit Application (Non-refundable) ..... \$75.00

Plan Review Escrow Account..... \$1,000.00

Hourly Rate for Specified Work ..... \$85.00/hour

## Other Fees

UCC Residential Application fee for New Buildings and Additions\*.....(See Plan Application Fee)

UCC Commercial Application fee for New Buildings, Additions, Renovations, and Alterations\*....\$250.00

\*(non-refundable, due at time of filing)

## Other Fees (cont.)

### Zoning Permit

|   |              |
|---|--------------|
| Agricultural & Residential .....  | \$75.00      |
| Commercial, Industrial & Institutional .....  | \$125.00     |
| Requests for Zoning Interpretation, Reviews, Telephone Calls, etc. exceeding 15 Minutes to be charged ..... | \$70.00/hour |

### Use & Occupancy Permit

|                         |                           |
|-------------------------|---------------------------|
| Residential.....        | \$50.00                   |
| Non-residential.....    | \$75.00                   |
| Administrative Fee..... | \$15% of Total Permit Fee |

UCC (Act 45) PA State Department Community & Economic  
Development Training Charge ..... \$4.50 each permit

### Driveways

|                       |          |
|-----------------------|----------|
| Residential.....      | \$50.00  |
| Non-Residential ..... | \$100.00 |

### Street Cutting Permit (Revised Resolution No. 2024-11 adopted 2/21/24)

Street Opening Permit Application Fee (Non-Refundable) ..... \$250.00

The fee includes the review and processing of the permit application. The fee is non-refundable. If the permit application needs to be returned for simple corrections, this fee includes one (1) simple re-review. If the permit application needs to be returned for extensive revisions/corrections, an additional fee in the amount of \$150.00 must be submitted to the Township before the application is re-reviewed. If multiple roads are involved in the project, a separate permit with separate fees is required for each road.

Time Extension Fee ..... \$250.00

Inspection Fee for the Street Opening Permit – Non-Refundable and Based on the Following:

|  |                       |
|--|-----------------------|
| Boring and Non-paved Areas.....                                      | \$20.00 per 100 ft.   |
| Improved Shoulders – Open Cut.....                                   | \$30.00 per 100 ft.   |
| Paved Areas – Open Cut .....   | \$80.00 per 100 ft.   |
| Potholing .....  | \$200.00 per crossing |
| Features such as pits, pedestals, poles, guywires, vaults, etc. .... | \$75.00 per feature   |

Bond/Deposit Fee Refundable if Conditions Warrant Refund and Based on the Following:

Restoration costs for the Street Opening, Excavation, and/or Boring

|  |                   |
|--|-------------------|
| Boring and Non-Paved Areas Restoration .....   | \$0.50 per foot   |
| Improved Shoulder, i.e. gravel/stone .....   | \$6.00 per foot.  |
| Paving, Trench Restoration, and Backfill for a 3 ft. wide trench<br>and 1 ft. wearing course overlay ..... | \$30.00 per foot. |

### Penalties

Permits obtained as a result of a stop work order being ..... Normal Fee x 2  
issued and/or construction installation, etc. that has been  
completed without permit/inspection

**Notes:**


- Usable Floor Space -- Defined as areas within a structure designed for use by occupants, whether finished or unfinished.
- Building permit fee schedule includes the cost for all required inspections including an allowance for one re-inspection. Additional reviews, failed or additional inspections will be billed an additional charge at **\$85.00 per hour**, to be paid by applicant prior to Use & Occupancy Permit.
- Commercial electrical inspections shall be by others.
- If no new buildings or additions are involved, the plumbing, mechanical and permit fees shall be in accordance with Renovations, Alterations
- Rough plumbing, rough mechanical and framing inspections assumed to be preformed concurrently.
- Certain commercial/industrial inspections may require permitting and inspections by Labor and Industry.
- In accordance with Act 37 of 2017, a \$4.50 State charge will be added on every permit issued.
- A local municipal fee of 15% to cover administrative costs will be added to every permit issued.
- The Code Enforcement Officer is not authorized to issue a permit or approval to start work for Emergencies until a deposit of \$500.00 is made to the Township.
- Any work started without an approved Township permit will be issued a Stop Work Order until a permit is granted by Township with all permit fees being doubled.

The Code Enforcement Officer is authorized to collect fees and will deliver the fees to the Township on a regular basis with his activity report.

**UNION TOWNSHIP, BERKS COUNTY  
UCC ENFORCEMENT, ZONING AND STORMWATER FEES  
RESOLUTION**

Passed and adopted the 5<sup>th</sup> day of January, 2025<sup>6</sup>

  
Chairman



  
Township Secretary

