



**PROPOSED RATE SCHEDULE
FOR
NEW MORGAN BOROUGH, BERKS COUNTY.
MUNICIPAL SERVICES
Year 2022/2023**

<u>CLASSIFICATION</u>	<u>HOURLY RATE</u>
Residential Building Inspections	\$70.35
Commercial Building Inspector	\$87.50
Zoning Officer	\$65.00
Secretarial/Clerical	\$35.00

NOTES:

- (1) Mileage is billed at the prevailing IRS rate.
- (2) Individuals classified as engineers will be billed at the engineering rate when performing Sewage Enforcement Officer or Zoning Officer functions that require the hourly rate.
- (3) Court appearances or related activities for criminal or civil actions where Technicon is acting as a municipal official will be billed in accordance with the above rate schedule.
- (4) The above rates are subject to revision in January 2024.



NEW MORGAN BOROUGH
YEAR 2022/2023

The following construction activities or structures are not regulated under Act 45 (Building Code) however, they shall require a Zoning Permit

Section A – Zoning Permits

1. The following structures, if the structure has a building area less than 1000 square feet, and is accessory to a detached one or two family dwelling, and multi-family dwelling units:

	TOTAL	BOROUGH	TEI
a. Detached Carport	\$85.00	\$85.00	\$0.00
b. Detached private garage less than 1000 sq. ft.	\$85.00	\$85.00	\$0.00
c. Greenhouse	\$85.00	\$85.00	\$0.00
d. Sheds and gazebos less than 1000 sq. ft.	\$85.00	\$85.00	\$0.00
2. All Agricultural Building(s), irrespective of size, as defined by Act 45 Section 103	\$85.00	\$85.00	\$0.00
3. Uncovered decks and patios, with a floor height of 30" or less above finished grade	\$85.00	\$85.00	\$0.00
4. Fences that are no more than 6'0" in height	\$65.00	\$65.00	\$0.00
5. Issuance of a Use and Occupancy Permit for a change of use of an existing building to a similar type use, with no structural alterations	\$85.00	\$85.00	\$0.00
6. Signs			
a. Residential Home Occupation or Home Related Business	\$65.00	\$65.00	\$0.00
b. Commercial Non-structural replacement or repair of an existing sign	\$85.00	\$85.00	\$0.00



NEW MORGAN BOROUGH
YEAR 2022/2023

Building Permits are required for the following, with the fees set as follows:

All residential buildings and structures over 1000 sq. ft. and addition(s) to any principal building require a building permit, see Section A. A state mandated fee of \$4.50 is charged to the applicant for issuance of building permit. **In addition to the PA State mandated fee, there shall be an additional \$25.00 administrative fee assessed to all residential building permits payable to the Borough at the time of application.**

Section B – Residential

1. New one and two family dwelling unit, multiple family dwelling unit, or similar residential structure; fee shall be computed on a square foot basis as measured out-to-out of the structure, and shall include basements, bays, hallways, stairways, utility rooms, storage rooms, lobbies, attached garages, foyers and attics that have a minimum of 6-foot headroom.
2. Attached and detached structures and additions accessory to a residential dwellings.
3. Manufactured Housing Units (inspection of basements, piers, footers and final inspection is required).
4. Alterations, renovations, or modifications of existing buildings or structures to include but not limited to: uncovered decks and patios with a floor height greater than 30" above finish grade.
5. Miscellaneous Structures
 - Structure to include but not limited to:
 - Communication towers or antennas
 - Retaining walls (over 4' in height)
 - Alternative energy systems
 - Plan review/re-reviews
 - Inspections to include electrical, if needed
6. Re-review
7. Re-inspection fee

	TOTAL	BOROUGH	TEI-II
1. New one and two family dwelling unit, multiple family dwelling unit, or similar residential structure; fee shall be computed on a square foot basis as measured out-to-out of the structure, and shall include basements, bays, hallways, stairways, utility rooms, storage rooms, lobbies, attached garages, foyers and attics that have a minimum of 6-foot headroom.	\$100.00 plus \$0.40 per sq. ft. of floor area	\$0.06 per sq. ft.	\$100.00 plus \$0.34 per sq. ft.
2. Attached and detached structures and additions accessory to a residential dwellings.	\$100.00 plus \$0.40 per sq. ft. of floor area (min. bldg fee \$375.00)	\$0.06 per sq. ft. \$0.00	\$100.00 plus \$0.34 per sq. ft. (min. bldg. fee \$375.00)
3. Manufactured Housing Units (inspection of basements, piers, footers and final inspection is required).	\$100.00 plus \$0.40 per sq. ft.	\$0.06 per per sq.ft.	\$100.00 plus \$0.34 per sq.ft.
4. Alterations, renovations, or modifications of existing buildings or structures to include but not limited to: uncovered decks and patios with a floor height greater than 30" above finish grade.	\$100.00 plus \$0.40 per sq.ft. of floor (min. bldg. fee \$250.00)	\$0.06 per sq. ft.	\$100.00 plus \$0.34 per sq.ft. (min. bldg. fee \$250.00)
5. Miscellaneous Structures	\$100.00 plus review and insp. fees	\$0.00	\$100.00 plus review and insp. fees
• Structure to include but not limited to:			
• Communication towers or antennas	\$70.35 per hr.	\$0.00	\$70.35 per hr.
• Retaining walls (over 4' in height)	\$95.00 per insp.	\$0.00	\$95.00 per insp
• Alternative energy systems	as determined by inspector		as determined by inspector
• Plan review/re-reviews			
• Inspections to include electrical, if needed			
6. Re-review	\$70.35/hr.	\$0.00	\$70.35/hr.
7. Re-inspection fee	\$95.00/insp.	\$0.00	\$95.00/insp.



NEW MORGAN BOROUGH
YEAR 2022/2023

Section C – Commercial

1. Commercial, Industrial, and Institutional Buildings or Structures

* a. First \$1,000.00 of project cost

Each additional \$1,000.00 or part thereof

b. Plan review and accessibility plan review

c. Minimum building permit fee

d. Accessibility Inspection

2. Review of revisions to previously approved plans

3. Additions, alterations, renovations, or modification of existing buildings or structures

* a. First \$1,000.00 of project cost

Each additional \$1,000.00 or part thereof

b. Plan review and accessibility plan review

c. Minimum building permit fee

d. Accessibility Inspection

4. Miscellaneous Structures to include, but not limited to towers, storage tanks, cell tower, retaining walls (over 4' in height), commercial signs, and ADA compliant ramps

a. Plan review

b. Inspection fee

	TOTAL	BOROUGH	TEI-II
* a. First \$1,000.00 of project cost	\$100.00	\$0.00	\$100.00
Each additional \$1,000.00 or part thereof	\$9.75	20%	80%
b. Plan review and accessibility plan review	\$87.50 per hr.	\$0.00	\$87.50 per hr.
c. Minimum building permit fee	\$425.00	\$0.00	\$425.00
d. Accessibility Inspection	\$225.00	\$0.0	\$225.00
2. Review of revisions to previously approved plans	\$87.50 per hr.	\$0.00	\$87.50 per hr.
3. Additions, alterations, renovations, or modification of existing buildings or structures			
* a. First \$1,000.00 of project cost	\$100.00	\$0.00	\$100.00
Each additional \$1,000.00 or part thereof	\$9.75	20%	80%
b. Plan review and accessibility plan review	\$87.50 per hr.	\$0.00	\$87.50 per hr.
c. Minimum building permit fee	\$425.00	\$0.00	\$425.00
d. Accessibility Inspection	\$225.00	\$0.0	\$225.00
4. Miscellaneous Structures to include, but not limited to towers, storage tanks, cell tower, retaining walls (over 4' in height), commercial signs, and ADA compliant ramps	\$200.00 plus review and inspect. fees	\$50.00	\$150.00 plus review and inspect. fees
a. Plan review	\$87.50\hr.	\$0.00	\$87.50\hr.
b. Inspection fee	\$95.00 per insp. as determined by inspector	\$0.00	\$95.00 per insp. as determined by inspector



NEW MORGAN BOROUGH
YEAR 2022/2023

***Note:** The term "project cost," for the purpose of this fee schedule, shall be defined as those costs associated with the construction of the building structure and its plumbing, mechanical/HVAC and electrical systems. "Project cost" shall be exclusive of the costs associated with site development.



**NEW MORGAN BOROUGH
YEAR 2022/2023**

Section D - Electrical

1. Residential Inspections:

Any electrical work not associated with a building permit and not exempted by the Uniform Construction Code Section 403.62 Permit Requirements and Exemptions shall require a permit.

a. Service inspection

b. Rough wiring inspection

c. Final inspection

d. Plan review

e. Re-inspection fee

2. Commercial Inspections:

Any electrical work not associated with a building permit and not exempted by the Uniform Construction Code Section 403.62 Permit Requirements and Exemptions shall require a permit.

a. Plan review and revisions

b. First \$1,000.00 of electrical cost

c. Each additional \$1,000.00 or part thereof

d. Minimum building permit fee

e. Re-inspection fee

	TOTAL	BOROUGH	TEI-II
a. Service inspection	\$95.00	\$0.00	\$95.00
b. Rough wiring inspection	\$95.00	\$0.00	\$95.00
c. Final inspection	\$95.00	\$0.00	\$95.00
d. Plan review	\$70.35/hr.	\$0.00	\$70.35/hr.
e. Re-inspection fee	\$95.00	\$0.00	\$95.00
a. Plan review and revisions	\$87.50/hr.	\$0.00	\$87.50/hr.
b. First \$1,000.00 of electrical cost	\$100.00	\$0.00	\$100.00
c. Each additional \$1,000.00 or part thereof	\$9.75	20%	80%
d. Minimum building permit fee	\$350.00	\$0.00	\$350.00
e. Re-inspection fee	\$95.00	\$0.00	\$95.00



**NEW MORGAN BOROUGH
YEAR 2022/2023**

Section E – Plumbing, Mechanical and HVAC

1. Residential Permit
 - a. Any plumbing, mechanical and/or HVAC work not associated with a building permit and not exempted by the Uniform Construction Code Section 403.62 Permit Requirements and Exemptions shall require a permit.
 - b. Plan review
 - c. Re-inspection fee
2. Commercial Permit
 - a. Any plumbing, mechanical and/or HVAC work not associated with a building permit and not exempted by the Uniform Construction Code Section 403.62 Permit Requirements and Exemptions shall require a permit.
 - b. First \$1,000.00 of plumbing, mech/HVAC cost
 - c. Each additional \$1,000.00 or part thereof
 - d. Plan Review
 - e. Minimum building permit fee
 - f. Re-inspection fee

	TOTAL	BOROUGH	TEI-II
	\$95.00 per insp.	\$0.00	\$95.00 per insp.
	\$70.35/hr.	\$0.00	\$70.35/hr.
	\$95.00	\$0.00	\$95.00
	\$100.00	\$0.00	\$100.00
	\$9.75	20%	80%
	\$87.50/hr.	\$0.00	\$87.50/hr.
	\$350.00	\$0.00	\$350.00
	\$95.00	\$0.00	\$95.00



NEW MORGAN BOROUGH
YEAR 2022/2023

Section F - Miscellaneous

	TOTAL	BOROUGH	TEI-II
1. Demolition Permit:			
a. Residential and detached accessory structure	\$85.00	\$0.00	\$85.00
b. Commercial, Industrial, Institutional and detached accessory structures	\$170.00	\$0.00	\$170.00
2. Swimming Pools and spas:			
a. Above ground (pools capable of holding 24 inches or more of water) includes (1) electrical inspection	\$235.00	\$0.00	\$235.00
b. In-ground Includes (2) electrical inspections	\$475.00	\$0.00	\$475.00
3. Building Permit Renewal Fee	\$75.00	\$0.00	\$75.00
4. Rain Leader Piping	\$95.00	\$0.00	\$95.00
5. On-Lot Detention or Infiltration Systems (re-inspection fee)	\$375.00 \$95.00	\$0.00 \$0.00	\$375.00 \$95.00
6. Building permit review and issuance	\$50.00	\$0.00	\$50.00

Section G – Permit Conditions

When scheduling inspections, the contractor must ensure he has completed all items necessary for the inspection. Should the Building Inspector/Zoning Officer be required to make additional inspections, a fee of \$95.00 will be due to defray the cost of the inspection. The entire fee must be paid prior to the inspection.



NEW MORGAN BOROUGH
YEAR 2022/2023

The following construction activities or structures are not regulated under Act 45 (Building Code) however, they shall require a Zoning Permit

Section A – Zoning Permits

1. The following structures, if the structure has a building area less than 1000 square feet, and is accessory to a detached one or two family dwelling, and multi-family dwelling units:

	<u>TOTAL</u>
a. Detached Carport	\$85.00
b. Detached private garage less than 1000 sq. ft.	\$85.00
c. Greenhouse	\$85.00
d. Sheds and gazebos less than 1000 sq. ft.	\$85.00
2. All Agricultural Building(s), irrespective of size, as defined by Act 45 Section 103	\$85.00
3. Uncovered decks and patios, with a floor height of 30" or less above finished grade	\$85.00
4. Fences that are no more than 6'0" in height	\$65.00
5. Issuance of a Use and Occupancy Permit for a change of use of an existing building to a similar type use, with no structural alterations	\$85.00
6. Signs	
a. Residential Home Occupation or Home Related Business	\$65.00
b. Commercial Non-structural replacement or repair of an existing sign	\$85.00



NEW MORGAN BOROUGH
YEAR 2022/2023

Building Permits are required for the following, with the fees set as follows:

All residential buildings and structures over 1000 sq. ft. and addition(s) to any principal building require a building permit, see Section A. A state mandated fee of \$4.50 is charged to the applicant for issuance of building permit. **In addition to the PA State mandated fee, there shall be an additional \$25.00 administrative fee assessed to all residential building permits payable to the Borough at the time of application.**

Section B – Residential

TOTAL

1. New one and two family dwelling unit, multiple family dwelling unit, or similar residential structure; fee shall be computed on a square foot basis as measured out-to-out of the structure, and shall include basements, bays, hallways, stairways, utility rooms, storage rooms, lobbies, attached garages, foyers and attics that have a minimum of 6-foot headroom.	\$100.00 plus \$0.40 per sq. ft. of floor area
2. Attached and detached structures and additions accessory to a residential dwellings.	\$100.00 plus \$0.40 per sq. ft. of floor area (min. bldg fee \$375.00)
3. Manufactured Housing Units (inspection of basements, piers, footers and final inspection is required).	\$100.00 plus \$0.40 per sq. ft.
4. Alterations, renovations, or modifications of existing buildings or structures to include but not limited to: uncovered decks and patios with a floor height greater than 30" above finish grade.	\$100.00 plus \$0.40 per sq.ft. of floor (min. bldg. fee \$250.00)
5. Miscellaneous Structures <ul style="list-style-type: none">• Structure to include but not limited to:• Communication towers or antennas• Retaining walls (over 4' in height)• Alternative energy systems<ul style="list-style-type: none">• Plan review/re-reviews• Inspections to include electrical, if needed	\$100.00 plus review and insp. fees \$70.35 per hr. \$95.00 per insp. as determined by inspector
6. Re-review	\$70.35/hr.
7. Re-inspection fee	\$95.00/insp.



NEW MORGAN BOROUGH
YEAR 2022/2023

Section C – Commercial

TOTAL

1. Commercial, Industrial, and Institutional Buildings or Structures

* a. First \$1,000.00 of project cost \$100.00

Each additional \$1,000.00 or part thereof \$9.75

b. Plan review and accessibility plan review \$87.50 per hr.

c. Minimum building permit fee \$425.00

d. Accessibility Inspection \$225.00

2. Review of revisions to previously approved plans \$87.50 per hr.

3. Additions, alterations, renovations, or modification of existing buildings or structures

* a. First \$1,000.00 of project cost \$100.00

Each additional \$1,000.00 or part thereof \$9.75

b. Plan review and accessibility plan review \$87.50 per hr.

c. Minimum building permit fee \$425.00

d. Accessibility Inspection \$225.00

4. Miscellaneous Structures to include, but not limited to towers, storage tanks, cell tower, retaining walls (over 4' in height), commercial signs, and ADA compliant ramps \$200.00 plus review and inspection fees

a. Plan review \$87.50\hr.

b. Inspection fee \$95.00 per insp. as determined by inspector



NEW MORGAN BOROUGH
YEAR 2022/2023

***Note:** The term "project cost," for the purpose of this fee schedule, shall be defined as those costs associated with the construction of the building structure and its plumbing, mechanical/HVAC and electrical systems. "Project cost" shall be exclusive of the costs associated with site development.



NEW MORGAN BOROUGH
YEAR 2022/2023

Section D - Electrical

TOTAL

1. Residential Inspections:

Any electrical work not associated with a building permit and not exempted by the Uniform Construction Code Section 403.62 Permit Requirements and Exemptions shall require a permit.

a. Service inspection	\$95.00
b. Rough wiring inspection	\$95.00
c. Final inspection	\$95.00
d. Plan review	\$70.35/hr.
e. Re-inspection fee	\$95.00

2. Commercial Inspections:

Any electrical work not associated with a building permit and not exempted by the Uniform Construction Code Section 403.62 Permit Requirements and Exemptions shall require a permit.

a. Plan review and revisions	\$87.50/hr.
b. First \$1,000.00 of electrical cost	\$100.00
c. Each additional \$1,000.00 or part thereof	\$9.75
d. Minimum building permit fee	\$350.00
e. Re-inspection fee	\$95.00



NEW MORGAN BOROUGH
YEAR 2022/2023

Section E – Plumbing, Mechanical and HVAC

TOTAL

1. Residential Permit	
a. Any plumbing, mechanical and/or HVAC work not associated with a building permit and not exempted by the Uniform Construction Code Section 403.62 Permit Requirements and Exemptions shall require a permit.	\$95.00 per insp.
b. Plan review	\$70.35/hr.
c. Re-inspection fee	\$95.00
2. Commercial Permit	
a. Any plumbing, mechanical and/or HVAC work not associated with a building permit and not exempted by the Uniform Construction Code Section 403.62 Permit Requirements and Exemptions shall require a permit.	
b. First \$1,000.00 of plumbing, mech/HVAC cost	\$100.00
c. Each additional \$1,000.00 or part thereof	\$9.75
d. Plan Review	\$87.50/hr.
e. Minimum building permit fee	\$350.00
f. Re-inspection fee	\$95.00



NEW MORGAN BOROUGH
YEAR 2022/2023

<u>Section F - Miscellaneous</u>	<u>TOTAL</u>
1. Demolition Permit:	
a. Residential and detached accessory structure	\$85.00
b. Commercial, Industrial, Institutional and detached accessory structures	\$170.00
2. Swimming Pools and spas:	
a. Above ground (pools capable of holding 24 inches or more of water) includes (1) electrical inspection	\$235.00
b. In-ground Includes (2) electrical inspections	\$475.00
3. Building Permit Renewal Fee	\$75.00
4. Rain Leader Piping	\$95.00
5. On-Lot Detention or Infiltration Systems (re-inspection fee)	\$375.00 \$95.00
6. Building permit review and issuance	\$50.00

Section G – Permit Conditions

When scheduling inspections, the contractor must ensure he has completed all items necessary for the inspection. Should the Building Inspector/Zoning Officer be required to make additional inspections, a fee of \$95.00 will be due to defray the cost of the inspection. The entire fee must be paid prior to the inspection.