

RESOLUTION NO. 2026-3

Westfall Township Revised Fee Schedule

WHEREAS, the Westfall Township Board of Supervisors, Township of Westfall, County of Pike, Commonwealth of Pennsylvania, does hereby enact the following fees schedule:

SEWAGE DEPARTMENT:

TWP/SEO

Application fee for conventional or alternate and community on-lot or community system with less than 2,500 sq. ft. absorption area: \$125.00/\$375.00

Application fee for conventional and community or alternate on-lot systems with 2,500 sq. ft. or greater absorption area, & all community on-lot systems: \$500.00/\$500.00

Application fee for individual residential spray irrigation system, drip irrigation systems, Shallow limiting-zone type systems, and experimental systems: \$250.00/\$750.00

Application fee to connect to a community system (per structure): \$25.00/\$225.00

Planning approval testing:

First soil probe: \$20.00/\$80.00

Additional soil probes performed the same day, same project: \$5.00/\$45.00

Witnessing soil probes performed by others: \$5.00/\$20.00

First percolation test: \$20.00/\$80.00

Additional percolation tests, same project: \$5.00/\$45.00

Planning Module Review: (Each Submission)

\$2.50/\$7.50

Minimum \$2.50/\$47.50

Repair, Replacement or Modification:

To septic, aerobic, dosing, holding, chlorine contact, or filter tank, or distribution box: \$25.00/\$75.00

Repairs or replacement to piping: \$5.00/\$20.00

Repair or replacement of absorption area: Same as new system for that type Same split also

Repairs or replacement of drip or spray infiltration zones (other than pipe) \$150.00/\$850.00

Application for an experimental version of recognized conventional or alternate system when used for a repair shall be the same as the fee for a new applicable system.

Appeals of denied sewage permit by applicant:

\$250.00 N/A

All other sewage related appeals:

\$500.00 N/A

Special testing when required by Section 7.2 (a) (l) of the Pennsylvania Sewage Facilities Act

Performing percolation test: N/A \$500.00

Verification of soil probes, per probe: \$5.00/\$45.00

Permit application fee: \$100.00/\$400.00

Engineering Review fees (when applicable):

Fee
Reimbursement

Portable Chemical toilet:	No Charge
Other retaining tanks:	\$125.00/\$225.00
Investigating complaints and other work not related to permit issuance:	\$50.00 per hour
Prosecuting, defending, or testifying in court:	\$100.00 per hour.
Re-submission fee for applications returned deemed incomplete or incorrect:	\$50.00
Re-inspection fee for inspections that have failed or were cancelled less than 24 hours in advance:	\$50.00.

Note: The fee for other work and for going to court would be payable from the Township General Fund. It is not lawful to charge a property owner for investigation of a complaint.

BUILDING DEPARTMENT FEES:

➤ See attached fee schedules from SFM Consulting.

All Permits will be assessed as a \$4.50 PA UCC fee payable at permit issuance.

Miscellaneous:

➤ Demolition of a structure: \$100.00

➤ ANY WORK STARTED PRIOR TO MAKING APPLICATION FOR A PERMIT WILL BE SUBJECT TO 2 (TWO) TIMES THE BUILDING PERMIT AMOUNTS.

COMMERCIAL PERMITS:

(20% Administration fee to township)

(minimum fee: \$250.00)

➤ All commercial, multiple-dwellings, and buildings intended for public occupancy: \$1.50/sq.ft. GFA

➤ Renovations of existing buildings.. \$0.75/sq. Ft.

➤ Alterations .015% total construction cost ➤

➤ Sign Permit Fee: \$25.00 + \$2.00 per sq. ft.

○ (20% Administration fee to township)

Miscellaneous:

➤ Demolition of a structure: \$300.00

➤ Re-inspection fee (per permit): After 3rd Request — Direct Payment to SFM \$55.00

➤ ANY WORK STARTED PRIOR TO MAKING APPLICATION FOR A PERMIT WILL BE SUBJECT TO FEES TO TWO (2) TIMES THE AMOUNT LISTER ABOVE (THIS DOES NOT INCLUDE ANY FINES OR ACTION TAKE BY THE BUILDING DEPARTMENT.). THIS DOES NOT INCLUDE PERMTIS THAT QUALIFY AS “EMERGENCY TYPE” PERMITS.

Building Hearing Board:

All appeals of the interpretations of the Building Officer must be heard by the Township Building Hearing Board.

Hearing Fee:	\$500.00
Stenographic Deposit** :	<u>\$450.00</u>
Total fees:	\$950.00

** Stenographic fees in excess of the deposit paid are required to be reimbursed to the Township by the applicant. Any unused portion of the deposit will be refunded.

ZONING PERMIT FEES:

Residential Structures or Uses:

➤ New homes:	\$150.00
➤ Additions and Outbuildings	\$75.00
➤ Townhouses & multi-family (per unit):	\$75.00min plus/\$25.00each unit
➤ Floodplain permits:	\$75.00 plus Eng. fees
➤ Demolition:	No Charge

Commercial Structures or Uses:

➤ All new structures:	\$200.00
➤ Multi-unit structures:	\$200.00min plus/\$50.00per unit
➤ Floodplain permits:	\$200.00 plus Eng. fees \$200.00
➤ Demolition:	
➤ Change Of Use:	\$100.00

Road Occupancy Permits:

➤ New driveways (residential):	\$ 75.00
➤ New driveways (commercial) plus engineering fees if applicable:	\$200.00

Signs:

➤ Wall, Freestanding, Projecting & Graphic type signs:	\$150.00
➤ Group Commercial on-site signs:	\$200.00

Zoning Hearing:

➤ Variances:.	\$750.00
➤ Other Zoning Hearings:	\$500.00

- Conditional Use \$775.00
- Rezoning \$775.00

➤ Stenographic Fees: ** Deposit \$450.00

➤ Engineering Review Fees:** Deposit \$500.00

** Stenographic and engineering review fees in excess of the deposit paid are required to be reimbursed to the Township by the applicant. Any unused portion of the deposit will be refunded.

➤ **Curative Amendments:**

Hearing Fees-includes two sessions \$2,000.00

Review fee escrow \$2,700.00

Stenographic Deposit ** \$ 900.00

TOTAL: **\$5,000.00**

3RD and subsequent hearing session (each) \$ 500.00

** Stenographic fees in excess of the deposit paid are required to be reimbursed to the Township by the applicant. Any unused portion of the deposit will be refunded.

➤ **Engineering Fees**-May be reimbursable by the applicant. The Township may require a review escrow fee for engineering fees incurred for a project or hearings. Unused fees will be refunded.

➤ SALDO and Zoning Ordinances \$ 30.00

OPEN SPACE AND RECREATION AREAS AND FEES

➤ \$600.00 per dwelling unit.

➤ A fee of \$0.25 per square foot of any new nonresidential total building floor area will be assessed. No fee shall apply for a building of less than 1000 square feet of floor area, nor for agricultural, livestock, or poultry buildings, nor for buildings/lots that does not have to comply with Chapter 503.8 of the Subdivision and Land Development Ordinance.

STREET EXCAVATION FEES

➤ FEE FOR THE EXCAVATION PERMIT IS \$50.00 FOR THE FIRST 10 FEET AND AN ADDITIONAL \$100.00 FOR EACH 100 FEET OR FRACTION THEREOF.

➤ BOND WILL BE SET AT \$10,000.00

Short Term Rental LICENSE FEES

➤ Registration Fee: \$200

➤ Annual License Fee: \$200

➤ Inspection/Reinspection Fee: \$75.00

SHORT TERM RENTAL ORDINANCE APPEAL FEES

- Appeal Hearing: \$775.00
- Stenographic Fee Deposit: \$450.00**
** Stenographic fees in excess of the deposit paid are required to be reimbursed to the Township by the applicant. Any unused portion of the deposit will be refunded.

Tax Collector Fees

- Tax Certification: \$5.00
- Copy of Tax Bills: \$2.00
- Returned Check Fee: \$25.00

Be it hereby resolved on this 2nd day of February 2026. All Fees become effective immediately.


WESTFALL TOWNSHIP BOARD OF SUPERVISORS



Robert Llewellyn,

Not Present


Paul Fischer,



David Twiss,

Not Present

J. Bernard Swartwood, III,



Peter Joannou,

Attest:


Kaitlin Hildebrandt, Secretary



WESTFALL TOWNSHIP
RESIDENTIAL BUILDING CODE FEE SCHEDULE
(Permits issued under the 2018 IRC)

PLAN REVIEW

- \$0.06 per square foot
- Minimum fee is \$50.00
- Administrative fee is 20% of Plan Review Fee

BUILDING PERMIT

New Construction and Additions

- \$40.00 plus \$0.15 per square foot of GFA*
 - * GFA – Gross Floor Area is defined as the total square footage of all floors within the perimeter of the outside walls, including basements, cellars, garages, roofed patios, covered walkways, and attics with a floor-to-ceiling height equal to or greater than 6.50 feet. It also includes decks and exterior concrete slabs. GFA is also defined as the Gross Face Area of fences in excess of 6.00 feet in height and retaining walls in excess of 4.00 feet in height.

Alterations and Repairs

- 1.00% of total construction cost (signed contract required); subject to the review and approval of the Building Code Official (BCO).

Re-inspection

- A \$50.00 re-inspection fee will be imposed if the project is not ready for inspection when the Inspector arrives.
- A \$50.00 re-inspection fee for each additional visit will be imposed if more than two (2) inspections are required for this permit.

Administrative fee

- 20% of Building Permit Fee and all re-inspection fees

Commonwealth of Pennsylvania Education Fee

- \$4.50

MECHANICAL PERMIT AND PLUMBING PERMIT

New Construction and Additions

- \$10.00 per fixture or appliance*

*An appliance and fixture includes, but is not limited to; sinks, water closets, bidet, bath tub, shower, washing machines, hose bibs, floor drains, dishwashers, drinking fountains, water heaters, air handlers and any fuel burning device (gas, oil, wood or coal).

Utility Service Connection (including private, community and central water and/or sewer systems)

- \$50.00 per fixture or appliance*

*An appliance and fixture includes, but is not limited to; boilers, furnaces, HVAC, sewer pumps, refrigeration units, and water cooled air conditioners.

Alterations and repairs

- Plumbing: \$30.00 plus \$10.00 per device
- Mechanical: \$30.00 plus \$25.00 for each \$1,000.00 of construction cost (signed contract required); subject to the review and approval of the Building Code Official (BCO).

Minimum Permit Fee

- \$50.00 for the Plumbing Permit
- \$50.00 for the Mechanical Permit

Re-inspection

- A \$50.00 re-inspection fee will be imposed if the project is not ready for inspection when the Inspector arrives.
- A \$50.00 re-inspection fee for each additional visit will be imposed if more than two (2) inspections are required for either permit.

Administrative fee

- 20% of Building Permit Fee and all re-inspection fees

ELECTRICAL PERMIT

Service and Feeders

- 200 amp or less \$50.00
- 201 AMP to 400 amp \$80.00
- Over 400 amp \$20.00 per 100 amp
- Sub-feeders or sub-panels 1/4 of above fees

<ul style="list-style-type: none"> • Over 600 volts 	double above fees
Residential inspections (2 trip maximum)	
<ul style="list-style-type: none"> • 100 amp service and max 100 devices • 200 amp service and max 200 devices 	 \$90.00 \$120.00
Modular and mobile homes (1 trip)	
<ul style="list-style-type: none"> • Service and feeder 	\$85.00
Minor alterations	
<ul style="list-style-type: none"> • Max 15 devices 	\$60.00
Rough Wiring (All switches receptacles and lighting outlets)	
<ul style="list-style-type: none"> • 1 to 25 above max • Each additional 10 above the 25 	 \$25.00 \$5.00
Finish Wiring (All switches receptacles and lighting outlets)	
<ul style="list-style-type: none"> • 1 to 25 above max • Each additional 10 above the 25 	 \$25.00 \$5.00
Heating, cooling, cooking, appliances, equipment, motors, generators, transformers, capacitors, etc.	
<ul style="list-style-type: none"> • Less than 1/3 hp, kw, kva use finish wiring fee • Over 1/3 hp, kw, kva <ul style="list-style-type: none"> ○ 1/3 to 1.0 ○ to 5.0 ○ 5.1 to 10.0 ○ 10.1 to 30.0 ○ 30.1 to 50.0 ○ 50.1 to 100.0 • Over 100.1 (per hp, kw, kva) • Over 600 (per hp, kw, kva) 	 \$15.00 \$20.00 \$25.00 \$30.00 \$35.00 \$40.00 \$1.00 \$2.00
Signaling, communication and alarm systems	
<ul style="list-style-type: none"> • 1 to 10 devices • Each additional device 	 \$75.00 \$2.00
Minimum Permit Fee	
<ul style="list-style-type: none"> • \$50.00 for the Plumbing Permit • \$50.00 for the Mechanical Permit 	
Re-inspection	

- A \$50.00 re-inspection fee will be imposed if the project is not ready for inspection when the Inspector arrives.
- A \$50.00 re-inspection fee for each additional visit will be imposed if more than two (2) inspections are required for either permit.

Administrative fee

- 20% of Electrical Permit Fee and all re-inspection fees

MISCELLANEOUS RESIDENTIAL PERMITS

Swimming pools and outdoor whirlpools

- Building sub-code plus 1% of total construction cost (signed contract required); subject to the review and approval of the Building Code Official (BCO).

Demolition

- \$50.00

Re-inspection

- A \$50.00 re-inspection fee will be imposed if the project is not ready for inspection when the Inspector arrives.
- A \$50.00 re-inspection fee for each additional visit will be imposed if more than two (2) inspections are required for either permit.

Administrative fee

- 20% of Permit Fee and all re-inspection fees

WESTFALL TOWNSHIP
OTHER THAN RESIDENTIAL BUILDING CODE
(Permits issued under the 2018 IBC)
FEE SCHEDULE

PLAN REVIEW

- 0.0013 of the estimated value* for structures up to \$3,000,000.00.
- \$3,900.00 plus 0.0005 of the estimated value* for structures between \$3,000,000.00 and \$6,000,000.00.
- \$5,400.00 plus 0.0004 of the estimated value* for structures over \$6,000,000.00.
- Mechanical Plan review fee is 25% of the Building Plan review fee.
- Plumbing Plan review fee is 25% of the Building Plan review fee.
- Electrical Plan review fee is 25% of the Building Plan review fee.
- Administrative fee is 20% of overall Plan Review Fee
- Minimum fee is \$250.00
- *Estimated value will be taken from the building valuation tables found at www.iccsafe.org/cs/techservices at the time the application for a permit is filed

BUILDING PERMIT

New Construction and Additions

- \$60.00 plus \$0.27 per square foot of GFA*
 - * GFA – Gross Floor Area is defined as the total square footage of all floors within the perimeter of the outside walls, including basements, cellars, garages, roofed patios, covered walkways, and attics with a floor-to-ceiling height equal to or greater than 6.50 feet. It also includes decks and exterior concrete slabs. GFA is also defined as the Gross Face Area of fences in excess of 6.00 feet in height and retaining walls in excess of 4.00 feet in height.

Alterations and Repairs

- \$50.00 plus 0.015 of total construction cost (signed contract required, subject to the review and approval of the Building Code Official (BCO)), for projects up to \$500,000.00.

- \$7,500.00 plus 0.0125 of that portion of the construction cost (signed contract required, subject to the review and approval of the BCO), between \$500,000.00 and \$1,000,000.00.
- \$13,750.00 plus 0.010 of that portion of the construction cost (signed contract required, subject to the review and approval of the BCO), over \$1,000,000.00.

Re-inspection

- A \$50.00 re-inspection fee will be imposed if the project is not ready for inspection when the inspector arrives.
- A \$50.00 re-inspection fee for each additional visit will be imposed if more than two (2) inspections are required for this permit.

Administrative fee

- 20% of Building Permit Fee and all re-inspection fees

Commonwealth of Pennsylvania Education Fee

- \$4.50

MECHANICAL PERMIT AND PLUMBING PERMIT

New Construction and Additions

- \$10.00 per fixture or appliance*
*An appliance and fixture includes, but is not limited to: sinks, water closets, bidet, bath tub, shower, washing machines, hose bibs, floor drains, dishwashers, drinking fountains, water heaters, air handlers and any fuel burning device (gas, oil, wood or coal).

Utility Service Connection (including private, community and central water and/or sewer systems)

- \$50.00 per fixture or appliance*
*An appliance and fixture includes, but is not limited to: boilers, furnaces, HVAC, sewer pumps, refrigeration units, and water cooled air conditioners.

Alterations and repairs

- Plumbing: \$30.00 plus 10.00 per device
- Mechanical: \$30.00 plus \$25.00 for each \$1,000.00 of construction cost (signed contract required); subject to the review and approval of the BCO).

Minimum Permit Fee

- \$50.00 for the Plumbing Permit
- \$50.00 for the Mechanical Permit

Fire protection systems

- \$40.00 plus \$0.25 per sprinkler head for sprinkler systems
- \$80.00 for each standpipe
- \$100.00 for wet/dry/carbon dioxide extinguisher systems up to 100 pounds

- \$100.00 plus \$0.75 per pound for wet/dry/carbon dioxide extinguisher systems over 100 pounds
- \$150.00 per system (hood, duct and suppression) for commercial cooking systems

Re-inspection

- A \$50.00 re-inspection fee will be imposed if the project is not ready for inspection when the Inspector arrives.
- A \$50.00 re-inspection fee for each additional visit will be imposed if more than two (2) inspections are required for either permit.

Administrative fee

- 20% of Building Permit Fee and all re-inspection fees

ELECTRICAL PERMIT

Service and Feeders

- 200 amp or less \$50.00
- 201 AMP to 400 amp \$80.00
- Over 400 amp \$20.00 per 100 amp
- Sub-feeders or sub-panels 1/4 of above fees
- Over 600 volts double above fees

Residential Inspections (2 trip maximum)

- 100 amp service and max 100 devices \$90.00
- 200 amp service and max 200 devices \$120.00

Modular and mobile homes (1 trip)

- Service and feeder \$85.00

Minor alterations

- Max 15 devices \$60.00

Rough Wiring (All switches receptacles and lighting outlets)

- 1 to 25 above max \$25.00
- Each additional 10 above the 25 \$5.00

Finish Wiring (All switches receptacles and lighting outlets)

- 1 to 25 above max \$25.00
- Each additional 10 above the 25 \$5.00

Heating, cooling, cooking, appliances, equipment, motors, generators, transformers, capacitors, etc.

- Less than 1/3 hp, kw, kva use finish wiring fee
- Over 1/3 hp, kw, kva
 - 1/3 to 1.0 \$15.00
 - to 5.0 \$20.00
 - 5.1 to 10.0 \$25.00
 - 10.1 to 30.0 \$30.00
 - 30.1 to 50.0 \$35.00
 - 50.1 to 100.0 \$40.00

<ul style="list-style-type: none"> • Over 100.1 (per hp, kw, kva) \$1.00 • Over 600 (per hp, kw, kva) \$2.00 	
Signaling, communication and alarm systems	
<ul style="list-style-type: none"> • 1 to 10 devices \$75.00 • Each additional device \$2.00 	
Minimum Permit Fee	
<ul style="list-style-type: none"> • \$50.00 for the Plumbing Permit • \$50.00 for the Mechanical Permit 	
Re-inspection	
<ul style="list-style-type: none"> • A \$50.00 re-inspection fee will be imposed if the project is not ready for inspection when the Inspector arrives. • A \$50.00 re-inspection fee for each additional visit will be imposed if more than two (2) inspections are required for either permit. 	
Administrative fee	
<ul style="list-style-type: none"> • 20% of Electrical Permit Fee and all re-inspection fees 	

MISCELLANEOUS OTHER THAN RESIDENTIAL PERMITS

Swimming pools and outdoor whirlpools	
<ul style="list-style-type: none"> • All applicable sub-codes plus 1% of total construction cost (signed contract required); subject to the review and approval of the Building Code Official (BCO) 	
Demolition	
<ul style="list-style-type: none"> • \$0.01 per square foot • Minimum fee: \$100.00 	
Signs with utilities	
<ul style="list-style-type: none"> • \$50.00 plus \$2.00 per square foot 	
Re-inspection	
<ul style="list-style-type: none"> • A \$50.00 re-inspection fee will be imposed if the project is not ready for inspection when the Inspector arrives. • A \$50.00 re-inspection fee for each additional visit will be imposed if more than two (2) inspections are required for any permit. 	
Administrative fee	
<ul style="list-style-type: none"> • 20% of Permit Fee and all re-inspection fees 	

ADOPTED BY RESOLUTION OF THE WESTFALL TOWNSHIP BOARD OF SUPERVISORS

Chairman

Vice-Chairman

Treasurer

(TOWNSHIP SEAL)

Attest: _____
Secretary, Westfall Township