

TOWN OF NORTH EAST
BUILDING DEPARTMENT FEE SCHEDULE
Effective January 1, 2020

ADMINISTRATIVE FEES

Fire Inspection (also required for Commercial Municipal Search)	\$ 50.00
Flood Zone Permit	\$ 75.00
Municipal Record Search - Residential	\$ 125.00
Municipal Record Search - Commercial (+ \$50 per each additional tenant)	\$ 150.00
Permit Renewal (6-month extension) - Single-Family Residence	\$ 200.00
Permit Renewal (6-month extension) - Other Construction	\$ 25.00
Permit Renewal (6-month extension) - Mechanical	\$ 15.00

Expired Permit after 6-month extension - resubmit for new permit.

If permit expired and work is completed within 3 months of expiration, \$50 charge for Certificate of Occupancy or Certificate of Compliance.

If work is done without obtaining a permit, original fee will be doubled.

Application Fee is non-refundable in the event that a permit is not issued.

For any work requiring a permit that is not listed in the Fee Schedule, the fee will be calculated by taking the Application Fee for the category of work plus a fee of \$75 for each required inspection as determined by the code official.

RESIDENTIAL

New Single-Family Residence

	App Fee	Permit	Total
Permit fee based on estimated cost of construction - \$50 for first \$1000, \$5 per \$1000 thereafter (based on \$200 per sq ft minimum)	\$ 75.00		

Multi-Family Residence

	App Fee	Permit	Total
Permit fee based on estimated cost of construction - \$50 for first \$1000, \$5 per \$1000 thereafter (based on \$200 per sq ft minimum) plus additional application fee for each additional dwelling unit.	\$ 75.00		

Additions

	App Fee	Permit	Total
Up to 500 Square Feet	\$ 35.00	\$ 150.00	\$ 185.00
501 to 600 Square Feet	\$ 35.00	\$ 175.00	\$ 210.00
601 to 700 Square Feet	\$ 35.00	\$ 200.00	\$ 235.00
701 to 800 Square Feet	\$ 35.00	\$ 225.00	\$ 260.00
801 to 900 Square Feet	\$ 35.00	\$ 250.00	\$ 285.00
901 to 1,000 Square Feet	\$ 35.00	\$ 275.00	\$ 310.00
Over 1,000 sq ft, \$25 for each additional 100 sq ft			

Interior/Exterior Alterations and Repairs

(for work confined to the original footprint of the building)

Work involving more than 1 project (i.e. kitchen + bathroom) will be 1 App Fee + Permit Fee for each.

	App Fee	Permit	Total
Bathroom Addition/Alteration	\$ 25.00	\$ 150.00	\$ 175.00
Garage Conversion	\$ 25.00	\$ 150.00	\$ 175.00
Finished Basement or Attic ≤ 300 sq ft	\$ 25.00	\$ 150.00	\$ 175.00
Finished Basement or Attic > 300 sq ft	\$ 25.00	\$ 175.00	\$ 200.00
Kitchen Alteration	\$ 25.00	\$ 150.00	\$ 175.00
Roof Repair/Replacement	\$ 25.00	\$ 50.00	\$ 75.00
Window/Door Replacement (structural)	\$ 25.00	\$ 75.00	\$ 100.00

All other renovations based on cost of construction.

(\$50 for first \$1000, \$5 per \$1000 thereafter)

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RESIDENTIAL continued

Accessory Structures

(Accessory Building, Garage, Pole Barn, Greenhouse, Carport, Shed, including moveable and membrane structures if to stay more than 6 months)

NOTE: Moveable structures ≤ 100 sq ft do not require a Building Permit.

	App Fee	Permit	Total
101 - 250 Square Feet	\$ 25.00	\$ 100.00	\$ 125.00
251 - 500 Square Feet	\$ 25.00	\$ 150.00	\$ 175.00
501 - 750 Square Feet	\$ 25.00	\$ 200.00	\$ 225.00
751 - 1000 Square Feet	\$ 25.00	\$ 250.00	\$ 275.00
Over 1,000 sq ft, \$50 for each additional 250 sq ft			

Deck, Porches, Sunrooms

	App Fee	Permit	Total
Awning (permanent, non-retractable)	\$ 25.00	\$ 25.00	\$ 50.00
Awning (retractable) - no permit required			
Deck	\$ 25.00	\$ 100.00	\$ 125.00
Pergola/Gazebo	\$ 25.00	\$ 100.00	\$ 125.00
Porch or Portico over 100 sq ft	\$ 25.00	\$ 75.00	\$ 100.00
Sunroom (manufactured)	\$ 25.00	\$ 150.00	\$ 175.00
Handicapped Ramp	\$ 25.00	\$ 25.00	\$ 50.00
Landing under 50 sq ft - no permit required			

Demolition

	App Fee	Permit	Total
Entire House	\$ 25.00	\$ 250.00	\$ 275.00
Interior	\$ 25.00	\$ 100.00	\$ 125.00
Accessory Building	\$ 25.00	\$ 50.00	\$ 75.00

Mechanical Permits

	App Fee	Permit	Total
Chairlift	\$ 15.00	\$ 25.00	\$ 40.00
Electrical Upgrade	\$ 15.00	\$ 50.00	\$ 65.00
Elevator	\$ 15.00	\$ 150.00	\$ 165.00
Fireplace Insert	\$ 15.00	\$ 50.00	\$ 65.00
Fireplace - Metalbestos®	\$ 15.00	\$ 100.00	\$ 115.00
Fireplace - masonry	\$ 15.00	\$ 210.00	\$ 225.00
Fuel Tank Installation (oil, propane)	\$ 15.00	\$ 50.00	\$ 65.00
Generator - outdoor stationary	\$ 15.00	\$ 75.00	\$ 90.00
Geothermal Heat System	\$ 15.00	\$ 100.00	\$ 115.00
Heating, Ventilation, and Air Conditioning (HVAC)	\$ 15.00	\$ 75.00	\$ 90.00
NFPA 13R Sprinkler System (low-rise residential)	\$ 15.00	\$ 100.00	\$ 115.00
Plumbing	\$ 15.00	\$ 50.00	\$ 65.00
Radon System	\$ 15.00	\$ 25.00	\$ 40.00
Solar Panels (ground-mount)	\$ 15.00	\$ 185.00	\$ 200.00
Solar Panels (roof-mount)	\$ 15.00	\$ 100.00	\$ 115.00
Stove (pellet, propane, wood, outdoor wood, boiler/furnace)	\$ 15.00	\$ 50.00	\$ 65.00
Windmill (not to exceed 35')	\$ 15.00	\$ 100.00	\$ 115.00

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RESIDENTIAL continued

Pools and Hot Tubs	App Fee	Permit	Total
Hot Tubs/Spas (plug in does not require a permit)	\$ 15.00	\$ 50.00	\$ 65.00
Pool - above ground	\$ 15.00	\$ 75.00	\$ 90.00
Pool - in-ground	\$ 15.00	\$ 200.00	\$ 215.00
Enclosure (fence for existing pool)	\$ 15.00	\$ 25.00	\$ 40.00

Miscellaneous Work Requiring a Permit	App Fee	Permit	Total
Blasting Permit (per site, valid for 1 year)	\$ 25.00	\$ 75.00	\$ 100.00
Fence ≥ 6' in height	\$ 25.00	\$ 25.00	\$ 50.00
Fuel Tank Abandonment	\$ 25.00	\$ 125.00	\$ 150.00
Fuel Tank Removal	\$ 25.00	\$ 100.00	\$ 125.00
Grading Permit - Minor (low impact, no contour change)	\$ 25.00	\$ 50.00	\$ 75.00
Grading Permit - Major (site regrading)	\$ 25.00	\$ 125.00	\$ 150.00
Retaining Wall ≥ 4' in height	\$ 25.00	\$ 25.00	\$ 50.00
Tennis Court	\$ 25.00	\$ 75.00	\$ 100.00

COMMERCIAL AND NON-RESIDENTIAL

New Commercial Building or Structure	App Fee	Permit	Total
Permit fee based on estimated cost of construction - \$50 for first \$1000, \$8 per \$1000 thereafter	\$ 100.00		
Permit Renewal (6-month extension) - original cost of permit up to	\$ 200.00		
Expired Permit after 6-month extension - resubmit for new permit.			

Residential Over Commercial Occupancy	App Fee	Permit	Total
First Dwelling Unit	\$ 100.00	\$ 200.00	\$ 300.00
Each Additional Dwelling Unit (Apartment)		\$ 75.00	\$ 75.00

Additions	App Fee	Permit	Total
First 500 Square Feet	\$ 100.00	\$ 400.00	\$ 500.00
501 to 600 Square Feet	\$ 100.00	\$ 425.00	\$ 525.00
601 to 700 Square Feet	\$ 100.00	\$ 450.00	\$ 550.00
701 to 800 Square Feet	\$ 100.00	\$ 475.00	\$ 575.00
801 to 900 Square Feet	\$ 100.00	\$ 500.00	\$ 600.00
901 to 1,000 Square Feet	\$ 100.00	\$ 525.00	\$ 625.00
Over 1,000 sq ft, \$25 for each additional 100 sq ft			

Interior Fit Up (Commercial Tenant Space)	App Fee	Permit	Total
Up to 500 Square Feet	\$ 50.00	\$ 50.00	\$ 100.00
501 to 1000 Square Feet	\$ 50.00	\$ 100.00	\$ 150.00
1001 to 1500 Square Feet	\$ 50.00	\$ 150.00	\$ 200.00
1501 to 2000 Square Feet	\$ 50.00	\$ 500.00	\$ 550.00
2001 to 5000 Square Feet	\$ 50.00	\$ 525.00	\$ 575.00

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COMMERCIAL continued

Demolition	App Fee	Permit	Total
Commercial Structure	\$ 50.00	\$ 100.00	\$ 150.00
Fuel Tank Abandonment (under 1100 gallons)	\$ 50.00	\$ 50.00	\$ 100.00
Fuel Tank Removal (under 1100 gallons)	\$ 50.00	\$ 50.00	\$ 100.00
Fuel Tank Removal (1100 gallons and over)	\$ 50.00	\$ 100.00	\$ 150.00
Fuel Tank Removal of additional tanks over 1100 gallons	\$ 50.00	\$ 50.00	\$ 100.00

Mechanical Permits	App Fee	Permit	Total
Boiler	\$ 15.00	\$ 100.00	\$ 115.00
Chairlift	\$ 15.00	\$ 25.00	\$ 40.00
Electrical Upgrade	\$ 15.00	\$ 75.00	\$ 90.00
Elevator	\$ 15.00	\$ 150.00	\$ 165.00
Fuel Tank Installation (oil, propane)	\$ 15.00	\$ 50.00	\$ 65.00
Generator - outdoor stationary	\$ 15.00	\$ 125.00	\$ 140.00
Geothermal Heat System	\$ 15.00	\$ 100.00	\$ 115.00
Heating, Ventilation, and Air Conditioning (HVAC)	\$ 15.00	\$ 75.00	\$ 90.00
NFPA 13D Sprinkler System (one- & two-family & manufactured home)	\$ 15.00	\$ 150.00	\$ 165.00
NFPA 13R Sprinkler System (low-rise residential)	\$ 15.00	\$ 100.00	\$ 115.00
NFPA 72® Alarm System (National Fire Alarm & Signaling Code®)	\$ 15.00	\$ 100.00	\$ 115.00
Plumbing	\$ 15.00	\$ 75.00	\$ 90.00
Radon System	\$ 15.00	\$ 50.00	\$ 65.00
Solar Panels (roof-mount)	\$ 15.00	\$ 100.00	\$ 115.00
Windmill	\$ 15.00	\$ 100.00	\$ 115.00

Solar Panels (community solar)	\$ 50.00	\$ 2,500.00	\$ 2,550.00
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Cellular Towers	App Fee	Permit	Total
Up to 75 feet	\$ 50.00	\$ 1,000.00	\$ 1,050.00
76 to 100 feet	\$ 50.00	\$ 1,500.00	\$ 1,550.00
Over 100 feet	\$ 50.00	\$ 2,000.00	\$ 2,050.00
Antennas (\$500 per antenna)	\$ 50.00	\$ 500.00	\$ 550.00
Co-Locators on Existing Towers (may require Planning Board approval)	\$ 50.00	\$ 750.00	\$ 800.00
Upgrade of Existing Co-Locator	\$ 50.00	\$ 250.00	\$ 300.00

ZONING FEES

Sign Permits	App Fee	Permit	Total
Directional	\$ 10.00	\$ 10.00	\$ 20.00
Directional - off premise	\$ 10.00	\$ 10.00	\$ 20.00
Façade	\$ 10.00	\$ 25.00	\$ 35.00
Free Standing	\$ 10.00	\$ 50.00	\$ 60.00
Hanging	\$ 10.00	\$ 10.00	\$ 20.00
Monument	\$ 10.00	\$ 50.00	\$ 60.00
Temporary	\$ 10.00	\$ 10.00	\$ 20.00
Window	\$ 10.00	\$ 20.00	\$ 30.00