



Town of Union Vale

Town Fees - 2021

BUILDING DEPT.	DESCRIPTION	FEE
Building Permit Applications (except where "flat fee" is indicated)	Non-refundable	\$100.00
Electrical Permit (service upgrades, repairs, etc.)	Flat Fee	\$100.00
Municipal Abstract Search	Flat Fee - Residential	\$250.00
Municipal Abstract Search per occupancy	Flat Fee - Commercial	\$125.00
Certificate of Occupancy	Flat Fee	\$100.00
Certificate of Change of Use	Flat Fee	\$100.00
Certificate of Compliance	Flat Fee	\$100.00
Public Assembly Permit	Flat Fee	\$100.00
Legalization Fee	For structures for which no previous permit or Certificate of Occupancy was sought or obtained	Permit Fee plus 3 x Permit Fee as penalty
New Construction Living Space	Residential	\$1.00 per sq. ft.
New Construction partially enclosed. Contains open space (decks, garages, etc.).	Residential	\$0.50 per sq. ft.
Renovation of Existing Space	Residential	\$0.50 per sq. ft.
New Construction	Commercial	\$1.00 per sq. ft.
Renovation of Space	Commercial	\$0.75 per sq. ft.
Agricultural Buildings	Residential	\$0.20 per sq. ft.
Above Ground Pools, Hot Tubs		\$100.00
In Ground Pools		\$350.00
Tennis Court (per court)	Residential	\$200.00
Storage Sheds	In excess of 100 Square Feet	\$0.50 per sq. ft.
Boiler Replacement/Furnace		\$50.00
Woodstove/Fireplace/Wood Boiler/Chimney		\$50.00
Solar Panel Installation		\$50.00
Plumbing Permit	Residential or Commercial	\$75.00 per Inspection
Fence Permit		\$0.10 per lineal ft.
<i>Additional Fees that may apply:</i>		
Plan Review		\$75.00 per Hour
Additional Inspections	For Violation (s)	\$75.00 per Inspection
Driveway Permits (new)	Flat Fee	\$1,000.00
Driveway Re-pave Permits	Flat Fee	\$100.00
Firework Display Permit	Flat Fee	\$150.00
Demolition Permit		\$0.10 per sq. ft.
Generator Installation		\$50.00
Tank Removal		\$50.00
Tank Installation		\$50.00
Building Department Review	Plans	\$75.00 per hr.
Building Department Review	Inspections	\$75.00 flat fee per inspection

BUILDING DEPT.	DESCRIPTION	FEE
Agricultural building permit/nonresident buildings defined as "farm use" under New York Agriculture and Markets Law (new construction and additions)	New Construction or Additions	\$50 or \$0.10 per square foot of enclosed constructed space, whichever is greater, flat fee
Residential (one- and two-family) building permit (new construction and additions)	New Construction or Additions	\$0.75 per square foot of enclosed and \$0.50 per square foot of either open or partially enclosed constructed space*
Other (including multifamily, institutional and commercial) building permit (new construction and additions)	New Construction or Additions	\$1.00 per square foot of enclosed and \$0.75 per square feet of either open or partially enclosed constructed space*
Residential (one- and two-family) building permit (major alterations or renovation)	Alterations or Renovation	\$0.50 per square foot of enclosed and \$0.25 per square foot of either open or partially enclosed constructed space*
Other (including multifamily, institutional and commercial) building permit (major alterations or renovation)	Alterations or Renovation	\$0.75 per square foot of enclosed and \$0.35 per square foot of either open or partially enclosed constructed space*
Agricultural building permit/nonresident buildings defined as "farm use" under New York Agriculture and Markets Law (alterations or renovation)	Alterations or Renovation	\$50 or 40% of above fee (see "other" as described in line immediately above) for nonagricultural building, whichever is greater, flat fee
Customary accessory structure permit: Garden or storage shed less than 100 square feet in floor area		A building permit is not required; all setback and other bulk regulations set forth within Town Code Chapter 210, Zoning, must however be met
Customary accessory structure permit: Garden or storage shed in excess of 100 square feet in floor area and any other nonhabitable accessory building and/or structure		\$0.50 per square foot
Sign permit per Chapter 210 , Zoning: Residential, including home occupations, per § 210-26D(1) and (3)		\$50.00 per sign
Sign permit per Chapter 210 , Zoning: Nonresidential, per § 210-26D(2), (4) and (5)		\$50.00 per sign
Sign permit per Chapter 210 , Zoning: Directional, per § 210-26E		\$50.00 per sign
Sprinkler system permit		Fee based upon number of inspections performed
Blasting permit (earthmoving/demolition)		\$150 (greater of 5 blasts or 5 days); \$500 (greater than 5 blasts or 5 days, not to exceed 90 days)
Blasting permit (mining/quarrying)		\$1,000.00 annual fee
Operational permit		\$100.00 annual flat fee
Commercial hazardous material storage permit		\$100.00 annual flat fee
Public assembly permit		\$100.00 flat fee

BUILDING DEPT.	DESCRIPTION	FEE
1203 annual inspections (multifamily residential, institutional, commercial and light industrial)		\$100 flat fee, maximum of 2,500 square feet; \$250 flat fee, 2,501 to 10,000 square feet; \$500 flat fee, more than 10,000 square feet
Abstract certificate letter of record (An on-site inspection of both the exterior and interior of a residential or commercial property will be required prior to the issuance of an abstract certificate of record.)	Residential	\$250.00
Abstract certificate letter of record (An on-site inspection of both the exterior and interior of a residential or commercial property will be required prior to the issuance of an abstract certificate of record.)	Commercial	\$250.00 per occupancy flat fee
Renewal of expired building permit within 30 calendar days of expiration		50% of fee as computed in accordance with this chapter
Legalization and compliance fee for structure or use for which no building permit or certificate of occupancy was obtained		The legalization fee is determined by three times the building permit fee plus cost of building permit for structure use as computed in accordance with this chapter
Reinspection fee for prior noncompliance (third and subsequent visits)		\$75 per inspection for permit inspections requiring third or additional compliance inspections for Building Code issues; any and all inspections for violations to all Town of Union Vale adopted Code provisions and follow-up inspections for compliance to verified violations
<p>*NOTE: "Constructed space" includes both enclosed building space, not including unoccupied basement or cellar, and unenclosed, or partially enclosed, areas such as porches, decks, carports, loading docks and similar spaces.</p>		