

TOWNSHIP OF ANDOVER, COUNTY OF SUSSEX, STATE OF NEW JERSEY

ORDINANCE # 2008-03

AN ORDINANCE AMENDING CHAPTER 30, SECTION 30-10, "FEES" UNIFORM CONSTRUCTION CODE OF THE REVISED GENERAL ORDINANCES OF THE TOWNSHIP OF ANDOVER, COUNTY OF SUSSEX, STATE OF NEW JERSEY

BE IT ORDAINED, by the TOWNSHIP COMMITTEE of the TOWNSHIP OF ANDOVER, that CHAPTER 30, UNIFORM CONSTRUCTION CODE, of the REVISED GENERAL ORDINANCES, SECTION 30-10 be DELETED in its entirety and the following shall be adopted.

SECTION 1. 30-10 Fees (Amended 6-11-2007 by Ord. No. 2007-10)

A. Construction permit fees:

The fee for a construction permit shall be the sum of all subcode applications, plus all administrative and miscellaneous fees listed herein. All fees will be rounded to the nearest dollar and shall be paid before the permits are issued. Unless otherwise stated, the minimum construction permit fee shall be \$50.00.

B. Building Subcode fees are as follows:

1. For new construction, the fee shall be \$0.032 per cubic foot for all Use Groups provided that the minimum fee shall be \$50.00. The fee for new commercial farm structures as per N.J.A.C. 5:23-3.2(d) shall be \$0.008 per cubic foot, not to exceed \$1000. For pre-manufactured construction, in addition to applicable cubic footage, fees shall be computed at a rate of \$35.00 per \$1,000 of the estimated cost of onsite construction associated with completion of the structure.
2. Renovations, alterations, and repairs are based on the estimated cost of the work. The fee shall be \$20.00 per \$100.00 provided that the minimum fee shall be \$50.00.
3. Fees for combination renovations and additions shall be the sum of the fees computed separately in accordance with (1) and (2) above.
4. The fee for a permit to re-roof or re-side an existing structure of use group R-3, R-4 or R-5 shall be \$50.00.
5. Fees for retaining walls shall be as follows:
 - a. The fee for a retaining wall with a surface area greater than 550 square feet that is associated with a Class 3 residential structure shall be \$150.00.
 - b. The fee for a retaining wall with a surface of 550 square feet or less that is associated with a Class 3 structure shall be \$75.00.
 - c. The fee for a newly constructed retaining wall of any size at other than a Class 3 residential structure shall be based on the cost of the construction as per # 2 above.

6. The fee for temporary structures and structures for which volume cannot be computed, such as tents and open structural towers, shall be \$75.00. The fee for above ground swimming pools shall be \$75.00. The fee for an inground swimming pool shall be \$125.00. These fees shall include all required pool enclosures. The fee for inspection of pre-existing pools requiring inspection for compliance with the barrier requirements as defined in the building subcode shall be \$50.00.
7. The fee for fencing exceeding six feet in height shall be \$50.00.
8. The fee for a permit to construct a sign shall be \$1.00 per square foot computed on one side only for single or double-faced signs provided that the minimum fee shall be \$50.00.
9. The fee for installation or replacement of storage systems of flammable and combustible liquids shall be \$50.00.
10. The fee for a demolition permit issued for the removal of underground storage tanks for flammable and combustible liquids shall be \$50.00.
11. The fee for a permit to demolish a building or structure shall be as follows: Use Groups R-3 and R-5 shall be \$50.00; buildings and structures incidental to Use Groups R-3 and R-5 shall be \$25.00 and all other Use Groups shall be \$100.00.
12. The fee for mechanical inspection in a Use Group R-3 or R-5 structure by the plumbing inspector shall be \$50.00 for the first device and \$10.00 for each additional device. No separate fee shall be charged for gas, fuel oil, or water piping connections associated with the mechanical equipment inspected.

C. Plumbing Subcode fees are as follows:

1. The fee for each fixture, stack or appliance connected to the plumbing system shall be \$20.00.
2. The fee for each special device including grease traps, oil separators, air conditioning or refrigeration units, water and sewer connections, flammable and combustible liquid storage tanks, backflow preventers, steam or hot water boilers, gas piping, active solar systems, sewer pumps, interceptors and fuel oil piping shall be \$50.00.
3. The minimum permit fee for work including the plumbing subcode shall be \$50.00.

D. Fire Protection Subcode fees are as follows:

1. Wet or dry sprinkler suppression systems as per the following numbers of heads:

1-50	-\$50.00
51-100	-\$100.00
101-400	-\$150.00
401-1000	-\$400.00
over1000	-\$650.00

2. Fee for each standpipe -\$150.00
3. Fee for each gas or oil fired appliance not connected to the plumbing system - \$50.00
4. Commercial kitchen exhaust system, each -\$50.00
5. Independent Pre-engineered suppression systems, each -\$100.00
6. Fuel storage tanks (underground or above ground, installation only) each:
 - a. 1 to 4000 gallons -\$50.00
 - b. over 4000 gallons -\$100.00
7. Smoke or heat detectors:
 - a. 1-20 -\$35.00
 - b. 21-100 -\$50.00
 - c. 101-200 -\$100.00
 - d. 201-400 -\$150.00
 - e. 401-1000 -\$250.00
 - f. over 1000 -\$350.00
8. Manual or automatic alarm systems -\$50.00
9. Central control system -\$50.00
The fire protection subcode fee shall be a minimum of \$50.00 for single-family dwellings; and \$75.00 for all other structures.

E. Electrical Subcode fees are as follows:

1. The fees for electrical receptacles, fixtures and devices are as follows:
 - a. For the first block consisting of one to 50 receptacles, fixtures, or devices - \$50.00
 - b. For each additional block consisting of up to 25 receptacles, fixtures, or devices-\$10.00
2. The fees for electrical devices/generators/transformers, motors, or air conditioner feeders and disconnects are as follows:
 - a. For each electrical device/generator/transformer or motor rated up to 10 kw or 10hp; - \$20.00
 - b. For each electrical device/ generator/ transformer rated over 10 kw to 45 kw; or for each motor rated over 10 hp to 50 hp; -\$45.00
 - c. For each electrical device/ generator/ transformer over 45 kw to 112.5 kw or for each motor rated over 50 hp to 100 -\$85.00
 - d. For each electrical device/ generator/ transformer rated over 112.5 kw or for each motor over 100hp -\$420.00

3. The fees for service panels/service entrances/ sub panels are as follows:
 - a. For each service panel/service entrance/sub panel from 0 to 200 amps -\$50.00
 - b. For each service panel/ service entrance/ sub panel over 200 to 1,000 amps - \$100.00
 - c. For each service panel/service entrance/sub panel over 1,000 amps -\$450.00
4. The fee charged for electrical work for each permanently installed private swimming pool, spa, hot tub or fountain as defined in the building subcode shall be a flat fee of \$65.00 which shall include any required bonding, and associated equipment such as filter pumps, motors, disconnecting means, switches, required receptacles, and heaters, etc., excepting panel boards and under-water lightening fixtures. For public swimming pools, the fee shall be charged on the basis of number of electrical fixtures and rating of electrical devices involved in accordance with 1 through 3 above. The fee for annual inspections for public swimming pools shall be \$50.00.
5. The fees for each under water pool light-\$10.00
6. The fee for storable pool/hot tub/spa-\$50.00
7. The minimum permit fee for work including the Electrical subcode shall be \$50.00.

F. Administrative and Miscellaneous Fees:

1. The fee for plan review shall be twenty percent(20%) of the amount to be charged for the construction permit .
2. The fee to process an application for a variance pursuant to N.J.A.C. 5:23-2.10 shall be as follows:
 - a. Class I Structure \$100.00
Resubmission \$50.00
 - b. Class II Structure \$50.00
Resubmission \$25.00
 - a. Class III Structure \$30.00
Resubmission \$15.00
3. An administrative surcharge fee of fifteen (15%) shall be charged on each subcode application issued by any third party agency contracted by the Township of Andover .
4. The fee for the reinstatement of a lapsed permit shall be twenty (20%) of the original fee calculated per subcode application; provided that the minimum fee shall be as per subcode.
5. The fee for each construction permit and certificate of occupancy issued for an asbestos hazard abatement project shall be as set forth in N.J.A.C. 5:23 8.10, 1 and 2.

6. The fee for a permit for lead hazard abatement work shall be \$125.00. The fee for lead hazard abatement clearance certificate shall be \$25.00.
7. The fees for certificates of occupancy are as follows:
 - a. Certificate of occupancy for one and two family dwellings- \$75.00
 - b. Certificate of occupancy for accessory buildings to one and two family dwellings -\$20.00
 - c. Certificate of occupancy for buildings and structures of all other Use Groups- \$100.00
 - d. Certificate of occupancy for accessory buildings to all other Use Groups - \$35.00
 - e. Multiple certificates of occupancy for all Use Groups, per unit-\$50.00
 - f. Certificate of occupancy for Change of Use Group only-\$125.00
 - g. Certificate of Continued Use or occupancy\$150.00
 - h. The fee for the first issuance or renewal of a Temporary Certificate of Occupancy shall be-\$30.00
8. Certificates of Compliance as required by N.J.A.C. 5:23-2.23(l) are as follows:
 - a. High pressure boilers (12 months)-\$50.00
 - b. Refrigeration systems (12 months) -\$25.00
 - c. pressure vessels (12 months)-\$50.00
 - d. Cross connections and backflow preventers (12 months)-\$50.00
9. State of New Jersey permit fee shall be in the amount of \$0.00265 per cubic foot of volume of all new construction and \$1.35 per \$1,000 .00 of estimated cost for alterations and repairs or as currently posted in the regulations. These fees are set by and shall be accounted for and forwarded to the Bureau of Regulatory Affairs as per N.J.A.C. 5:23-4.19(c)1
10. The fee for a change of Contractor shall be\$20.00
11. The fee for a letter stating that no certificate of continued occupancy is required shall be \$20.00
12. There shall be an hourly fee of \$45.00 for review of any amendment or change to a plan that has already been released.
13. No permit or surcharge fee will be charged for any construction, reconstruction or alteration undertaken solely to promote accessibility by disabled persons to an existing public or private structure or any or the facilities therein.

SECTION 2. All ordinances of the Township of Andover, which are inconsistent with the provisions of this Ordinance, are hereby repealed to the extent of such inconsistency.

SECTION 3. If any section, subsection, sentence, clause or phrase of this Ordinance is for any reason held to be unconstitutional or invalid, such decision shall not affect the remaining portions of this Ordinance.

SECTION 4. This Ordinance shall take effect immediately upon final passage, approval, and publication as required by law.

Vita Thompson, R.M.C.
Municipal Clerk

INTRODUCED: February 11, 2008

ADOPTED: February 25, 2008

CERTIFIED: February 26, 2008

EFFECTIVE DATE: February 29, 2008

TOWNSHIP OF ANDOVER, COUNTY OF SUSSEX, STATE OF NEW JERSEY

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11. The fee for a letter stating that no certificate of continued occupancy is required shall be \$20.00
12. There shall be an hourly fee of \$45.00 for review of any amendment or change to a plan that has already been released.
13. No permit or surcharge fee will be charged for any construction, reconstruction or alteration undertaken solely to promote accessibility by disabled persons to an existing public or private structure or any or the facilities therein.

SECTION 2. All ordinances of the Township of Andover, which are inconsistent with the provisions of this Ordinance, are hereby repealed to the extent of such inconsistency.

SECTION 3. If any section, subsection, sentence, clause or phrase of this Ordinance is for any reason held to be unconstitutional or invalid, such decision shall not affect the remaining portions of this Ordinance.

SECTION 4. This Ordinance shall take effect immediately upon final passage, approval, and publication as required by law.

NOTICE OF PENDING ORDINANCE

PUBLIC NOTICE is hereby given that the foregoing Ordinance was introduced and passed at first reading at a Regular Meeting of the Township Committee of the Township of Andover held on February 11, 2008. A public hearing regarding same will be held at a meeting scheduled for February 25, 2008 beginning at 7:30 P.M., at the Municipal Building, 134 Newton-Sparta Road, Andover Township, NJ, at which time all persons interested both for and against said ordinance shall be given an opportunity to be heard concerning same.

Vita Thompson, R.M.C.
Municipal Clerk

TOWNSHIP OF ANDOVER, COUNTY OF SUSSEX, STATE OF NEW JERSEY

ORDINANCE # 2008-03

**AN ORDINANCE AMENDING CHAPTER 30, SECTION 30-10, "FEES" UNIFORM
CONSTRUCTION CODE OF THE REVISED GENERAL ORDINANCES OF THE
TOWNSHIP OF ANDOVER, COUNTY OF SUSSEX, STATE OF NEW JERSEY**

NOTICE OF FINAL ADOPTION

NOTICE is hereby given that the above entitled ordinance was introduced and passed on first reading at a meeting of the Township Committee of the Township of Andover held at the Municipal Building on the 11th day of February 2008. The same came up for final adoption at a meeting of the Township Committee of the Township of Andover held at the Municipal Building on the 25th day of January 2008, and, after all persons present were given an opportunity to be heard concerning same, it was finally passed and adopted and will be in full force in the Township according to law.

Vita Thompson, R.M.C.
Municipal Clerk