BARRY ISETT & associates INC
MULTI-DISCIPLINE ENGINEERS AND CONSULTANTS
2 Market Plaza Way, Suite 7, Mechanicsburg, PA 17055
717.795.8575 717.795.9110
barryisett.com

Uniform Construction Code (UCC) Fee Schedule – 2026
Plan Review & Inspections

Definitions:
COMMERCIAL – All structures other than those regulated under the International Residential Code (IRC).

*** Projects involving new square footage shall be assessed fees based on the Construction Type & Occupancy Classification per the ICC Building Valuation Table of August 2022 OR per Construction Cost of a completed Construction Contract, whichever is greater.**

COMMERCIAL PROJECTS (Reviews & Inspections Combined)

Standard review: 10-12 business days. Expedited review: 7 business days (additional 5% of total fee) (minimum $500)

*New Construction, Additions, Alterations, Repairs & Accessory Structures
(All plan review & inspection disciplines including Fire Protection Systems)
0.012 x cost of construction for first $10 million
0.01 x cost of construction from $10 million to $100 million
0.006 x cost of construction above $100 million $700.00 minimum

Temporary Structures
$0.08 per gross sq. ft. of work area $425.00 minimum

Miscellaneous Construction Projects Involving:
Fences, Retaining Walls, Cell Towers, Racking, Conveyors, Industrial Equipment Only, HVAC/RTU Upgrades Only, Solar PV Systems, Roof Replacements, Pools, Monument Signs, Pole Signs, etc.
0.01 x cost of construction for first $1 million (and 0.005 x cost of construction per remaining value)
$650.00 minimum

Demolition $550.00

Wall Signs $350.00 per sign

All other Commercial Projects, Meetings, Re-inspections, Deferred Submittals, Revisions, Phased Permits, Etc.
$150/Hour (1 hour minimum)

* After Hours & Weekend Inspections $225/Hour

RESIDENTIAL PROJECTS (Reviews & Inspections Combined)

Standard review: 7-10 business days. Expedited review: 5 business days (additional $300.00)

*New Single-Family Dwellings, Duplexes, Townhouses & Additions
(Includes review & inspection disciplines: Building, Energy, Mechanical, Electrical & Plumbing)
Fire Protection Systems are additional fees.
0.008 x ICC Building Valuation Table or Construction Cost, whichever is greater $1,000.00 minimum

Residential Fire Protection Systems $250.00

New Accessory Structures Only: Garages, Covered Porches, Sunrooms, Carports, Decks, etc.
up to 100 gross sq. ft. $325.00
Per 100 sq. ft. remaining after first 100 sq. ft. $50.00

Solar PV Systems
0.015 x cost of construction $550.00 minimum

Swimming Pools, Spas & Hot Tubs (Includes Electrical and Guard requirements)

Spa / Hot Tub	$275.00
Above Ground Pool	$425.00
In-Ground Pool	$750.00

Manufactured Homes & Industrialized Dwellings $1,000.00

Demolition $250.00

Generators & HVAC Equipment Swap Outs (No new ductwork) *If permitted by municipality* $250.00

Roof Replacement (Non-structural) *If permitted by municipality* $125.00
Roof Replacement (Structural, Replacing Sheathing) $250.00

Water Heater Replacement *If permitted by municipality* $125.00

Electrical Panel Upgrades (Service Inspection Only) *If permitted by municipality* $175.00

All Other Residential Alterations (Not Listed Above), Revisions, Re-inspections, Meetings, Misc. Services, etc.
$125/Hour (1 hour minimum)

Important Points

- The BVD is not intended to apply to alterations or repairs to existing buildings. Because the scope of alterations or repairs to an existing building varies so greatly, the Square Foot Construction Costs table does not reflect accurate values for that purpose. However, the Square Foot Construction Costs table can be used to determine the cost of an addition that is basically a stand-alone building which happens to be attached to an existing building. In the case of such additions, the only alterations to the existing building would involve the attachment of the addition to the existing building and the openings between the addition and the existing building.

- For purposes of establishing the Permit Fee Multiplier, the estimated total annual construction value for a given time period (1 year) is the sum of each building's value (Gross Area x Square Foot Construction Cost) for that time period (e.g., 1 year).

- The Square Foot Construction Cost does not include the price of the land on which the building is built. The Square Foot Construction Cost takes into account everything from foundation work to the roof structure and coverings but does not include the price of the land. The cost of the land does not affect the cost of related code enforcement activities and is not included in the Square Foot Construction Cost.

ICC Building Valuation Table
August 2022

Square Foot Construction Costs [a, b, c]

Group (2021 International Building Code)	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 Assembly, theaters, with stage	341.86	330.34	322.57	310.34	291.96	282.93	300.86	270.73	262.11
A-1 Assembly, theaters, without stage	312.84	301.33	293.56	281.32	262.95	253.92	271.85	241.72	233.10
A-2 Assembly, nightclubs	275.09	266.93	259.34	250.54	234.96	228.26	241.54	213.57	206.65
A-2 Assembly, restaurants, bars, banquet halls	274.09	265.93	257.34	249.54	232.96	227.26	240.54	211.57	205.65
A-3 Assembly, churches	317.43	305.92	298.14	285.91	267.99	258.96	276.44	246.76	238.14
A-3 Assembly, general, community halls, libraries, museums	270.80	259.29	250.52	239.28	220.19	212.16	229.81	198.96	191.35
A-4 Assembly, arenas	311.84	300.33	291.56	280.32	260.95	252.92	270.85	239.72	232.10
B Business	265.63	255.90	246.45	236.05	215.01	206.57	226.78	189.75	181.18
E Educational	282.69	273.02	265.84	254.38	237.44	225.45	245.61	207.53	201.06
F-1 Factory and industrial, moderate hazard	161.70	154.21	144.70	139.94	124.72	118.51	133.72	103.40	96.83
F-2 Factory and industrial, low hazard	160.70	153.21	144.70	138.94	124.72	117.51	132.72	103.40	95.83
H-1 High Hazard, explosives	150.85	143.36	134.84	129.08	115.17	107.96	122.87	93.86	N.P.
H234 High Hazard	150.85	143.36	134.84	129.08	115.17	107.96	122.87	93.86	86.28
H-5 HPM	265.63	255.90	246.45	236.05	215.01	206.57	226.78	189.75	181.18
I-1 Institutional, supervised environment	269.11	259.88	252.15	241.97	222.52	216.37	242.28	199.48	193.49
I-2 Institutional, hospitals	442.38	432.64	423.19	412.79	390.61	N.P.	403.53	365.36	N.P.
I-2 Institutional, nursing homes	307.72	297.98	288.54	278.13	258.63	N.P.	268.87	233.38	N.P.
I-3 Institutional, restrained	301.48	291.74	282.29	271.89	252.65	243.22	262.63	227.40	216.82
I-4 Institutional, day care facilities	269.11	259.88	252.15	241.97	222.52	216.37	242.28	199.48	193.49
M Mercantile	205.22	197.06	188.47	180.67	164.83	159.13	171.67	143.44	137.53
R-1 Residential, hotels	271.95	262.72	254.98	244.80	225.03	218.88	245.11	201.99	196.00
R-2 Residential, multiple family	227.64	218.41	210.68	200.50	182.02	175.88	200.81	158.99	153.00
R-3 Residential, one- and two-family [d]	212.00	206.26	200.94	195.99	190.28	183.39	192.66	176.52	166.08
R-4 Residential, care/assisted living facilities	269.11	259.88	252.15	241.97	222.52	216.37	242.28	199.48	193.49
S-1 Storage, moderate hazard	149.85	142.36	132.84	128.08	113.17	106.96	121.87	91.86	85.28
S-2 Storage, low hazard	148.85	141.36	132.84	127.08	113.17	105.96	120.87	91.86	84.28
U Utility, miscellaneous	115.48	108.95	102.64	98.13	88.49	81.89	93.86	69.76	66.48

* Outdoor open structures, use Utility (VB)

a. Private Garages use Utility, miscellaneous
b. For shell only buildings deduct 20 percent
c. N.P. = not permitted
d. Unfinished basements (Group R-3) = $31.50 per sq. ft.

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MUNICIPAL HOURLY FEES - 2026 (CENTRAL REGION)

UCC Building Code Official Enforcement/Assistance	
Per hour	$145.00
Flood Plain Management Services	
Per hour	$145.00
Property Maintenance Services	
Per hour	$102.00
Zoning/Local Code Enforcement Services	
Per hour	$102.00
Rental Inspection Program Services	
Per hour	$102.00
Code Admin Services	
Per hour	$ 75.00

Code Inspection & Plan Review