

# NEW BUILDING PERMIT FEES

Approved by Town Council 05/02/13

## General Building Permits

(new construction, roofing, renovations. mechanical, electrical, plumbing, accessory structures, etc)

\$50 + \$5 per \$1,000 of construction cost

(example: a project with a construction cost of \$4,000 would be calculated as  
 $\$5 \times 4 = \$20 + \$50 = \$70$  total fee owed  
Construction costs will be rounded to the nearest thousand)

Sign, Demolition, Sidewalk Café, and Vending Stand Permits.....\$50

Health Inspections .....\$50

Re-inspection – after one.....\$50

### Exempt from permits (but still needs to meet building codes):

- Sheds <200 sq. ft. <10 ‘ high in one- and two-family use properties
- Sheds <120 sq. ft <10 ‘ high in commercial (may require site plan review... call)
- Decks <100 sq ft, not attached to structure and < 30” above grade, and not part of a required egress
- Window/door replacement of same size – must meet Life Safety Code requirements
- Siding

Penalty for work without a permit..... Double the scheduled permit fee

## APPEAL PROCEDURE

As outlined in RSA 673:1, the Newmarket Zoning Board of Adjustment shall act as the Building Code Board of Appeals until such time as the legislative body creates a separate and distinctive Building Code Board of Appeals. The Newmarket Zoning Board of Adjustment is authorized to review and decide on appeals from administrative decisions per the Newmarket Zoning Ordinance, Section 1.10

If an owner or builder feels aggrieved by a decision of the Building Official, he or she can appeal such decision to the Newmarket Zoning Board of Adjustment. After following the legal appeals process with the Zoning Board of Adjustment, their decision may be appealed to the Superior Court of Rockingham County.



**Permit Checklist –**  
***Please read carefully!!!***  
***Separate Electrical and Plumbing Permits are required***

It may be necessary to include the following items in your submittal.

\_\_\_\_\_ **Site Plan**

A site plan is required for all new structures or additions including any vertical or horizontal expansion of structure. It must show, at minimum, setbacks to wetlands, property lines, water lines, wells, electrical lines and meters, septic systems and rights of way. Indicate the location of the driveway, accessory structures, and any other feature unique to your property. New homes and other significant structures require a site plans by a NH Licensed Land Surveyor or Professional Engineer. Septic site plan will suffice.

\_\_\_\_\_ **Building Drawings and Specifications**

For houses and larger structures, a stamped structural plan may be required. Projects utilizing truss construction will require a Registered Professional Engineer's stamp. For smaller light wood frame projects, drawings indicating dimensions of materials, grade and species of lumber, spans may be sufficient. For small projects a cross sections detailing structural elements and plan view may be sufficient. If there are any renovations or alterations to existing structure, clearly indicate existing walls and layout and proposed walls and layout. Bearing and non-bearing walls are to be identified.

\_\_\_\_\_ **State and Local Permits**

If NH DES approval for a septic system, or CSPA, or wetlands permit is required, all permits must be in hand. If Zoning Board of Adjustment or Planning Board approval is necessary, provide all approvals and conditions of approval. Copies must be provided.

\_\_\_\_\_ **NH State Energy Code Form EC-1 or REScheck.Compliance Certificate**

We recommend building to Zone 6A criteria and that property owners are given an add alternative price from the Code minimum of Zone 5A.

\_\_\_\_\_ **Sign Permits**

Sign permits must include a rendering of the sign with dimensions, location of sign material used. Provide specifications for any lighting. Sign lighting must be dark sky compliant.

\_\_\_\_\_ **Hookup Fees**

If tying into town sewer or water, hookup fees must be paid PRIOR to the issuance of a building permit. Proof of payment must be submitted.

\_\_\_\_\_ **Oil Burner Permits and Fuel Gas Permits**

Permits must be obtained PRIOR to installation. Contact Fire Department to inspect the burner after installation. Leave a message at the Communications Center, 659-3950. Allow 7 days for the inspection.

\_\_\_\_\_ **Impact Fees**

Will be assessed at the time of issuance of the building permit and collected prior to the issuance of the Certificate of Occupancy payable by *bank certified check only*.

SITE PLAN- **If** any expansion of structure (either horizontally or vertically) Indicate location of structure on the property, showing distances from all property boundaries, rights of way, bodies of water, wetlands, etc.



I hereby certify that the above site plan is accurate to the best of my knowledge.

\_\_\_\_\_  
Owner's signature

Date: \_\_\_\_\_