



TOWN OF COLONIE

Building and Fire Services Department

Public Operations Center

347 Old Niskayuna Road

Latham, New York 12110

Paula A. Mahan
Town Supervisor

Phone (518) 783-2706 Fax (518) 783-2772

www.colonie.org

2019 COMMERCIAL BUILDING PERMIT FEE SCHEDULE

1. **New Building for Non-Residential or Mixed Use**
 - Major Zoning Verification** \$ 205
 - For the first 1,000 SF \$ 615
 - Over 1,000 SF \$ 330/1,000 SF
2. **New Building for Multiple Dwelling units such as apartment house, hotels, motels, etc.**
 - Major Zoning Verification** \$ 205
 - For the first 1,000 SF \$ 615
 - Over 1,000 SF to 5,000 SF \$ 460/1000 SF
 - Over 5,000 SF to 15,000 SF \$ 410/1000 SF
 - Over 15,000 SF to 50,000 SF \$ 360/1000 SF
 - Over 50,000 SF \$ 310/1000 SF
3. **Additions, alterations, conversions, roof repairs, demolition and change of tenant (except Executive Office Suites) of commercial buildings, multiple dwellings and mixed use; and for work on all structures such as open air grandstands or bleachers, silos, radio or microwave towers, outdoor projection screens, docks or piers, oil or gas bulk stations, canopy, terminals and tank farms, electric substations, elevators and other construction not herein specifically enumerated or classified shall be based upon the total cost valuation of the work.**
 - Minor Zoning Verification** \$105
 - Total Cost of Construction is \$1,000 or less \$535
 - Each Additional \$1,000 \$ 10.00/\$1,000
4. **Zoning Verification (Other)** \$ 55
5. **Change in tenant (Executive Office Suite)** \$ 155
6. **Change in ownership (no work) Business name change (no work)** \$ 100
7. **Change in tenant- Cost of construction less than \$1000** \$ 305
8. **Mall Kiosk** \$ 205
9. **For new churches, parochial schools, private schools, convents, dormitory buildings or other building accessory to schools, colleges or churches or other not-for-profit organizations (with proof of non-profit status).**
 - First 1,000 SF \$ 180
 - For each 1,000 SF thereafter to 15,000 SF total \$ 105/1000 SF
 - Over 15,000 SF \$ 85/1000 SF
10. **Alterations, conversions, additions, demolition's or changes of tenant within above uses item #8 above**
 - Total cost of construction \$1,000 or less \$ 180
 - For each additional \$1,000 or fraction \$ 8/\$1,000.
11. **Application to Zoning Board of Appeals (not for profit)** \$ 410

12. Application to Zoning Board of Appeals/Special Use Permit (SUP)	\$ 610
13. Inspections made before or after working hours.	\$ 155 per hour (2 hour minimum)
14. Fee for returned check	\$ 20
15. Zoning Conformance Letter for all commercial property (minor)	\$ 105
(major)	\$ 260
16. Permit Extensions (1 year)	50% of the original permit fee (Minimum \$100)
17. Tents	
Temporary - retail use for a maximum of ten days for each tent.	\$ 210
Non retail use for a maximum of ten days for each site.	\$ 105
18. Billboards	
For a building permit or annual renewal permit.	\$ 135
19. Sign Permit	
(A) For a sign permit (a separate sign permit is required for each sign)	\$ 155
(B) For not-for-profit organization (with proof of non-profit status)	\$ 80
(C) Directional Signs	\$ 80
(D) Special Event Banner (30 days)	\$ 130
20. Application for Special Exception Sign Permits and/or Appeals to the Sign Review Board	
(A) For the first sign	\$ 305
(B) For each additional sign	\$ 155
(C) For not-for-profit organization (with proof of non-profit status)	\$ 130
21. Junkyard Annual License Fee	\$ 310
22. Temporary Sale of Christmas Trees (includes Fees for Planning Department & Refundable Site Restoration-Fee (\$500 cash or certified check)	\$ 725
23. Retention of Expert Assistance for Wireless Telecommunications	\$8,500
24. Application for Wireless Telecommunications Special Use Permit (New Tower or extension of existing tower)	\$6,000
25. Application for Wireless Telecommunications Special Use Permit (Other than New Tower or extension of existing tower)	\$3,500
26. Sheds under 144 SF	\$ 105
27. Miscellaneous	\$ 105

**Square footage is determined by using the exterior dimensions of the building per story.
Building Permits expire two (2) years from date of issuance.
Fees are not refundable.**



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2019 RESIDENTIAL BUILDING PERMIT FEE SCHEDULE

1. New one or two family dwelling (including garages)	
up to 1,500 SF	\$820
over 1,500 SF to 3,000 SF	\$1,125
over 3,000 SF to 4,500 SF	\$1,430
over 4,500 SF to 6,000 SF	\$1,940
over 6,000 SF to 7,500 SF	\$2,450
over 7,500 SF	\$2,960
2. Additions, alterations, conversions, miscellaneous, demolition, etc., to one or two family dwellings (including garages and decks).	
(1) When the cost is \$1,000. or less	\$ 105
(2) For each additional \$1,000. or fraction thereof	\$ 8/\$1,000
3. Sheds & Pools	
(1) Sheds & Gazebos	\$ 55
(2) Hot Tub	\$ 80
(3) Swimming pools (above ground)	\$ 80
(4) Swimming pools (in ground)	\$ 255
4. Application to Zoning Board of Appeals	
(1) Home Occupation	\$ 130
(2) One family dwelling including accessory structure	\$ 130
(3) Two family dwelling including accessory structure	\$ 180
(4) Mobile Home Parks	\$ 310
(5) Subdivision	
Minor (as defined in Land Use Regulation)	\$ 255
Major (as defined in Land Use Regulation)	\$ 510
(6) Special Use Permit (SUP)	\$ 155
5. Inspections made before or after working hours.	\$155 per hour (2 hour minimum)
6. Fee for returned check	\$ 20
7. Permit Extension (6 months)	50% of original permit fee (Minimum \$50)
8. Zoning Conformance Letter (excluding apartment houses)	\$ 40
9. Zoning Verification	\$ 55
10. Zoning Application (Home Occupation)	\$ 40
11. Annual Home Occupation Renewal	\$ 30
12. Zoning Application for Subdivision (Minor)	\$180
13. Zoning Application for Subdivision (Major)	\$305
14. Zoning Application for Subdivision Revision (Major)	\$205

15. Fee for HUD Inspections	\$105
16. Miscellaneous	\$105

FARM BUILDINGS

- 1. For farm buildings, including barns, poultry houses, silos, animal shelters, sheds and buildings for the storage of implements used for farming purposes, the charges for permits shall be based upon the total cost of labor and material in accordance with the following:**
 - (1) When the cost of construction is \$1,000 or less \$ 105
 - (2) For each additional \$1,000 \$ 6/1,000
- 2. Application to Zoning Board of Appeals** \$ 255
- 3. Inspections made before or after working hours.** \$ 155 per hour (2 hour minimum)

ABANDONED/VACANT BUILDING REGISTRATION FEE SCHEDULE

1. For properties that are vacant for less than one year: \$300.
2. For properties that are vacant for more than one year on the anniversary, but less than two years: \$615.
3. For properties that are vacant for at least two years on the anniversary, but less than three years: \$1,225.
4. For properties that are vacant for at least three years on the anniversary, but less than four years: \$2,040.
5. For properties that are vacant for at least four years on the anniversary, but less than five years: \$3,060; and
6. For properties that are vacant for at least five years on the anniversary, but less than ten years: \$3,570; and
7. For properties that are vacant for at least 10 years on the anniversary: \$5,010; plus an additional \$510 for each year in excess of 10 years.

MANUFACTURED HOME PARK ANNUAL PERMIT FEE

(A) From 1 to 5 Mobile Homes	\$ 205
(B) From 6 to 25 Mobile Homes	\$ 255
(C) From 26 to 50 Mobile Homes	\$ 330
(D) From 51 to 75 Mobile Homes	\$ 405
(E) From 76 to 100 Mobile Homes	\$ 505
(F) From 101 to 150 Mobile Homes	\$ 605
(G) From 151 to 200 Mobile Homes	\$ 755
(H) Over 200 Mobile Homes	\$ 905

MANUFACTURED HOME REMOVAL \$155

NEW MANUFACTURED HOME \$360

Square footage is determined by using the exterior dimensions of the building.

Fees are not refundable.

Residential permits expire 1 year from date of issuance

Farm permits expire 2 years from date of issuance