



Town of Tewksbury
OFFICE OF BUILDING COMMISSIONER
 1009 MAIN STREET
 TEWKSBURY, MASSACHUSETTS 01876
 (978) 640-4430
 fax (978) 640-4434

Edward P. Johnson
Building Commissioner

BUILDING PERMIT FEES – EFFECTIVE 02/19/11 (Included Sheet Metal Fee)	
RESIDENTIAL	
	NEW FEE
New Foundation	\$25
New Framing	Min. \$30 + \$10 per \$1,000 Valuation (INCLUDES \$10 GIS FEE)
Additions, Alterations, Roofs, Siding, Pools, Sheds, Decks	Min. \$30 + \$10 per \$1,000 Valuation (INCLUDES \$10 GIS FEE)
Family Suites (Recording Fee)	\$500
Chimney Permits	\$75
Wood Burning Stoves/Pellet Stoves	\$50
Certificate of Occupancy	\$25
COMMERCIAL	
New Foundation	\$100
New Framing	Min. \$75 + \$10 per \$1,000 Valuation (INCLUDES \$25 GIS FEE)
Tenant Fitup	Min. \$75 + \$10 per \$1,000 Valuation (INCLUDES \$25 GIS FEE)
Sign Permit – New or Reface New Owner	\$5 per sq. ft or \$125 Min.
Sign Permit – Reface Same Owner	\$75
Certificate of Occupancy	\$75
RESIDENTIAL & COMMERCIAL	
Demolition & Moving Structure (Fee's based on Assessor's value of structure)	\$150 for first \$100,000 + \$2 for each Additional \$1,000
Mobil Homes & Trailers (on a temporary basis under Section 3232 of the Zoning By-Laws)	\$100
Earth Moving Permits	\$250
Stop Work Orders	\$150
Reissue of Revoked Permit	\$50
Change-Over Permit	\$75
Chapter 40A, Sect 6 (Grandfather Lots) Legal Fees	\$300
Reinspections	\$25
Work Without a Permit	Double the Fees
SHEET METAL	
Based on Cost of Job (Contract Required for Commercial)	\$10 per \$1,000 Valuation – Min. \$30

VALUATION OF THE BUILDING WILL BE ARRIVED AT BY FIGURING APPROXIMATELY:
 \$70 per sq. ft. for primary and additional levels. (Three season rooms).
 \$40 per sq. ft. for accessory areas, garages, open porches or screens only.
 \$35 per sq. ft. for sundecks, (including new dwellings).
 \$40 per sq. ft. for split entry lower level, except when a building has two stories above.
 \$50 per sq. ft. for commercial and industrial retrofits OR proof of contract amount.
 \$80 per sq. ft. for commercial and industrial new buildings (shell only) OR proof of contract amount.
 \$15 for Zoning Permits – Structures under 120 SF (Sheds)



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ELECTRIC PERMIT FEES - EFFECTIVE 04/01/08

RESIDENTIAL	
	NEW FEE
Single Family Dwelling (Service and Wiring of New House)	\$100 (Less Than 200 Amps) \$150 (200 Amps +)
Service Change/Sub-Panel	\$75 (Less Than 200 Amps) \$100 (200 Amps +)
Temporary Service	\$50
Additions – Outlets up to 30	\$50
Each group of 10 outlets over 30	\$10
Misc. Electric – Up to 2 Outlets	\$25
Multiple Family Dwellings / Family Suites	\$100
Swimming Pools & Hot Tubs	\$50
Panel Change, Additional Meter, Water Heater, Dryers, Heating Ranges, A/C and Alarm Systems, Conversion Burner	\$25
Waste Water pump & Alarm/Wiring of Wells	\$25
Generators	\$100
Vinyl Siding	\$25
Repair to service, outlets, fixtures etc	\$25
Re-inspection Fee	\$25
Work Without a Permit	Double the Normal Fee
COMMERCIAL & INDUSTRIAL	
New Construction	\$25 per 1,000 SF + Service
New Service	\$150 (Less Than 200 Amps) \$200 (200 Amps +)
Additional Panel	\$25 Each Add. Panel
Reinspection Fee	\$25
Work Without a Permit	Double the Normal Fee
Temporary Service	\$75
Service Change	\$100
Signs	\$35
400 AMP Sub Feeder	\$75
Parking Lot Lights	\$10 per fixture
Underground piping for site lights	\$75
Meter Socket Change	\$25
Motors	\$25
Rooftop A/C Units	\$50
Blanket Permit per Year	\$100
Low Voltage	\$100
Alarm Systems	\$100
Poles (Like a new service)	\$100
Terminating Wires	\$80
Tenant Retro-fits: See Addition Costs for Outlets. Minimum Fee for Commercial Retro-Fit: \$50 *Costs for Large Tenant Retro-fits will be calculated at "New Construction" fees.	
Special machinery, equipment or situations, contact the WIRING INSPECTOR for fee.	



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PLUMBING PERMIT FEES - EFFECTIVE 04/01/08	
RESIDENTIAL & COMMERCIAL	
	<i>NEW FEE</i>
Minimum – Up to 2 Fixtures	\$30
Each Additional Fixture	\$10
Underground Inspection	\$25
Partial or Reinspection	\$25
Work without a Permit	Double the normal fee
NOTE: Replacement of a Gas Fired Hot Water Heater is \$30.	

GAS PERMIT FEES - EFFECTIVE 04/01/08	
RESIDENTIAL & COMMERCIAL	
	<i>NEW FEE</i>
Minimum – Up to 2 Fixtures	\$30
Each Additional Fixture	\$10
Underground Inspection	\$25
Partial or Reinspection	\$25
Work without a Permit	Double the normal fee