

Keycodes Inspection Agency

PO Box 391
Bethlehem, Pennsylvania 18016-0391

Phone 610.866.9663
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2026 Fee Schedule – Commercial Inspection Services

COMMERCIAL DEPOSIT (DUE AT TIME OF SUBMITTAL): (This is non-refundable, but will be credited to your account for your specific project. **ALL PLANS MUST BE COLLATED**)

\$ 250.00 For alterations or single discipline
\$ 500.00 For new construction and additions

New Construction and Additions (includes plan review and inspections for building, energy and accessibility sub-codes):

Base Fee:	\$525.00 plus
First 25,000 square feet	\$0.29 per square foot plus
25,001 to 250,000 square feet	\$0.24 per square foot plus
Over 250,000 square feet	\$0.18 per square foot

Alterations, Renovations or tenant “fit-out” (includes plan review and inspections for building, energy and accessibility sub-codes):

Base Fee:	\$525.00 plus
First 25,000 square feet	\$0.29 per square foot plus
Over 25,000 square feet	\$0.14 per square foot

**Building and Sub-code Plan Review Fees –
New Construction:**

\$0.08 per square foot – (\$500.00 Minimum) Includes building, mechanical, plumbing, electrical, energy and accessibility

Alterations, Renovations or tenant “fit-out”

\$0.08 per square foot – (\$500.00 Minimum) Includes building, mechanical, plumbing, electrical, energy and accessibility

Individual Sub Code Submissions:

\$90.00 per hour – two hour minimum or \$0.013 per square foot.
(\$250.00 Minimum)

Commercial Building Inspections (not included in fees listed above and Consultation Fees on Behalf of the Municipality) and In-Municipal Office Services:

\$90.00 per hour with one hour minimum

Footing/Foundation Only Fees (includes plan review and inspections for the footing and foundation only):

First 25,000 square feet	\$1500.00
25,001 to 250,000	\$4000.00
Over 250,000 square feet	\$7500.00

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2026 Commercial Electrical sub-code fee (plus plan review):

WIRING OUTLET QUANTITIES:

\$180.00 – 1 to 25 outlets or devices
\$25.00 – each additional 25 outlets or devices
(Please note that an outlet or device is a receptacle, light, switch, etc.)

FIRE ALARM, SECURITY, NURSE CALL OR SIMILAR SYSTEM

\$180.00 – 1 to 25 devices
\$25.00 – each additional 25 devices

SERVICES AND FEEDERS:

\$95.00 – 200 Amps or less
\$140.00 – 400 Amps or less
\$200.00 – 800 Amps or less
\$225.00 – 1000 Amps or less
\$250.00 – 1500 Amps or less
\$380.00 – 2000 Amps or less
\$500.00 – Over 2000 Amps
\$ 55.00 – Cost for Additional Panel (at reviewer's discretion)
(x3) Multiplier for above items for voltages over 600

HEATING AND AIR CONDITIONING UNITS:

\$75.00 – up to 50 kW for first unit
\$32.00 – up to 50 kW for each additional unit
\$95.00 – 51 – 100 kW for first unit
\$42.00 – 51 kW – 100 kW for each additional unit
\$125.00 – over 100 kW for first unit
\$55.00 – over 100 kW for each additional unit

TRANSFORMERS AND MOTORS:

\$65.00 – up to 25hp or 50 Kva
\$75.00 – 26 to 50hp or 51 to 100 kVA
\$100.00 – 51 to 100hp or 101 to 200 kVA
\$125.00 – 101 to 200hp or 201 to 500 kVA
\$200.00 – over 200hp or 500 kVA
(x3) Multiplier for above items for voltages over 600

GENERATORS, VAULTS, SUBSTATIONS, ETC.:

\$160.00 - Up to 10KW/KVA
\$200.00 – 10 to 20KW/KVA
\$240.00 – 21 to 100KW/KVA
\$325.00 – 101 to 200KW/KVA
\$375.00 – 201 – 500KW/KVA
\$500.00 – over 500KW/KVA
(x3) Multiplier for above items for voltages over 600

MISCELLANEOUS ELECTRICAL FEES:

\$125.00 – Sign for first unit
\$ 55.00 – Sign for each additional unit
\$600.00 – Commercial Swimming Pool State of PA 3-year certification. This is per inspection – pass or fail.
\$90.00 Each additional pool or hot tub inspected at same time as main public pool.
\$125.00 For each re-inspection visit
\$125.00 – Communication or Data Wiring Systems
\$30.00 – Site Light and or pole standard (each)
\$200.00 – EV Charging Station – Includes one charger. Additional chargers @ \$50.00 per. Service and feeder fees are additional.

WIND TURBINE AND SOLAR PHOTOVOLTAIC SYSTEMS:

\$75.00 – Transfer, disconnect, metering or inverter equipment (each)
\$200.00 – for first 5kw rating of system
\$50.00 - for each additional 5kw rating of system

\$ 75.00 - RE-INSPECTION VISITS

\$ 90.00 - COST (PER VISIT) FOR ADDITIONAL VISITS. MINIMUM INSPECTION FEE (PER VISIT)

(All permits will be assigned a number of site visits depending on the scope of work and cost of the permit.)

\$ 150.00 - MINIMUM PERMIT FEE

\$ 35.00 - COST TO ISSUE PERMIT OR CERTIFICATE OF OCCUPANCY OR COMPLETION

\$ 100.00 – COST TO COLLATE PLANS (per set of plans)

\$ 5.00 – COST PER INSPECTION RESULT FOR REMOTE MUNICIPAL SOFTWARE DATA ENTRY

\$ 30.00 – COST TO MAKE 8 ½ X 11” COPIES PLUS \$1.00 PER PAGE.

\$ 50.00 – COST TO MAKE COPIES LARGER THAN 8 ½ X 11” PLUS 2.50 PER PAGE.

\$ 4.50 – STATE PERMIT FEE (COLLECTED FOR STATE)

\$ - AFTER HOUR INSPECTIONS – CALL FOR FEES Note: Projects which are phased may be assessed additional fees.

Please call 610-866-9663 for any costs not included on these sheets or with any questions.