



LOWER PROVIDENCE TOWNSHIP

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CODE ENFORCEMENT PERMIT POLICY GUIDELINES

Why Is A Permit Necessary?

A building permit is a license to begin construction of a building project or to install equipment regulated by the code. Permits and inspections are necessary to verify that Township building and fire code standards are met to ensure the public's health, safety and welfare. The Township has currently adopted the International Residential Code in conjunction with the Pennsylvania Uniform Construction Code as its standard for residential construction and equipment installations.

If you hire a professional contractor to do the work, select a qualified builder who is familiar with Township building codes and procedures. This could save you time, money and eliminate potential problems. The codes apply whether a professional or a do-it-yourselfer does the job. Under the [Home Improvement Consumer Protection Act](#), All home remodeling contractors are required to be registered with the PA Attorney General's Office.

What Is the Process?

You must complete an application and submit the permit fee, plans and information in order to obtain a building permit. Code officials can provide information that will help your project be a success and avoid potential problems, which could cost you time and money.

The permit application will require basic information about the project, such as who will perform the work, what work will be done and how the work will be done. The application also will ask you to submit sketches, plans or other documentation for review. If the construction plans do not comply with the Building Code, Zoning and other related Ordinances, a code official can help you adjust your plan to meet the requirements for a permit.

To receive a permit you will have to pay a permit fee. The fee helps defray the cost of the Township's resources spent on the application, review and inspection process. The fee also gives you access to the Department's knowledge and experience when you have questions about the construction project.

You must post the building permit at the construction site so it is visible from the street.

Work must be performed in accordance with the approved plans. Any proposed changes to the original approved plans need to be brought to the attention of the Code Official. Some changes will require review and approval of revised plans.

When Will Inspections Take Place?

Once the work begins, the Township will inspect each phase of construction; that is, footings, foundation, framing and final inspection. It is the responsibility of the permit applicant to schedule inspections. Normally, you want to give the Department at least two days notice for an inspection. If the code official finds that some work does not meet code, our inspector will tell you so and what needs to be done to bring the work up to acceptable compliance standards.

When the work is complete and the code official approves the final project, you will receive a Certificate of Use and Occupancy. This Certificate formally marks completion of the project with the knowledge that it meets Building Code and Zoning Requirement standards.