the $5.00 permit fee paid by the property owner prior to anyone moving into a premises.

It is also the owner's responsibility to file a *Departure Application* whenever anyone moves out of a premises. No fee for departure applications.

**SIDEWALK AND/OR DRIVEWAY PERMIT:**

Property owners are responsible for the repair and maintenance of all sidewalks whether within lot lines or along any City streets or alleys.

Along streets or alleys curbs must extend 12" below road surface. It must be 6" above road surface or level with surrounding curbing.

Sidewalks must be at least 4" thick and constructed out of concrete or brick pavers. Black top and gravel are not permitted.

A driveway must be constructed of concrete, black top or brick pavers. Gravel and other materials are no longer permitted. Location and length must be approved.

**SIDEWALK/DRIVEWAY PERMIT FEE: $40.00**
**COMMERCIAL (PARKING & DRIVEWAY) FEE: $75.00**

**SIGN PERMITS:**

Strict guidelines as to type, size, location, and number apply to both residential and commercial properties. Some areas prohibit certain signs.

**SIGN PERMIT FEE: $75.00 per sign**

# CITY OF MONONGAHELA

# CONSTRUCTION AND PERMIT REQUIREMENTS

**CODE ENFORCEMENT OFFICE**
**CITY OF MONONGAHELA**
**PUBLIC SAFETY DEPARTMENT**
**449 WEST MAIN STREET**
**MONONGAHELA, PA 15063**
**PHONE: (724) 258-4750**
**FAX: (724) 258-8785**
**www.cityofmonongahela-pa.gov**

Any person and/or corporation who fails to obtain the required permits or approval for construction will be issued a citation(s) which carries a fine of up to $1,000.00 plus the cost of prosecution for each violation.

## BUILDING PERMITS:

Building permits are required for the construction of homes, commercial buildings, storage sheds, swimming pools, garages, porches, decks, carports, etc. Specific drawings or plans may be required depending on what is being constructed.

Contact office to obtain set backs, permitted structures, and permitted property uses as these vary for each zoning district.

Depending on what work is being performed, permits are also required for interior remodeling of properties including plumbing and electrical work.

Fees for building permits vary based on construction cost and number of plumbing and electrical fixtures.

## DEMOLITION PERMIT:

A demolition permit is required for the removal of principal structures, garages, storage sheds, etc. Demolition procedure listing available.

Permit Fees Per Structure

Residential: $50.00 Commercial: $100.00

## FENCE PERMIT:

All fences shall be located so as to not obstruct pedestrian access, visibility for traffic on adjacent street or traffic entering or leaving the property or adjacent properties.

Maximum height of a fence is four (4) feet from front property line to front of house and must be a picket or chain link material. Maximum fence height from side of house along side lot lines and along rear lot line is six (6) feet and may be a privacy, decorative or security fence.

Fences must be installed at least 12 inches inside your property line. Placement of fence must be approved by Code Enforcement Officer prior to installation.

FENCE PERMIT FEE: $40.00

## ROOF PERMIT:

Required in order to replace shingles on existing structure including houses, garages, porches, etc.

Residential Roof Permit Fee: $40.00
Commercial Roof Permit Fee: $75.00

## RESIDENCY PERMITS:

All property owners are to notify the City at least five (5) days prior to anyone moving into or out of property within the City Limits. This applies to owner occupied, rental, and business property.

The property must be inspected by a Code Enforcement Officer, a *Residency Application* filed, and