



VILLAGE OF NORTHBROOK

Development & Planning Services

1225 Cedar Lane
Northbrook, Illinois 60062
847 272-5050 FAX: 847 272-5068
www.northbrook.il.us

EXPLANATION OF IMPERVIOUS COVERAGE FEES

The impervious coverage fee is applied to all building permits (including driveways, patios, and sidewalks) that increase the impervious surface of the property. For instance, if a resident wants to widen their driveway, they will be charged a per square foot fee for any additional “hard” surface that is installed. This charge only applies to areas that were grass and will now be covered in hard surface (no longer allowing rainwater to penetrate the ground).

The fee varies depending on where the property is located in the Village. There are three classes and each class has a different fee.

- Class III** areas without stormwater detention \$1.60 per square foot
- Class II** areas that meet some of the stormwater detention requirements \$0.80 per square foot
- Class I** areas where stormwater detention is provided \$0.00 fee (this class is located in fairly new subdivisions where detention was a requirement when the development was developed).

The fees collected go into a stormwater management fund and are used to make stormwater improvements throughout the Village and to retire bond debt for previously completed projects.