

New Hanover Township

Fee Schedule



Montgomery County, Pennsylvania

**NEW HANOVER TOWNSHIP
FEE SCHEDULE
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PART 1 - BUILDING/ZONING PERMITS

1. Residential/Principal and Accessory Structures	<u>Fee</u>
A. Single Family Detached Dwelling	
Living space	\$0.40/SF
Unfinished basements and attached garages	\$0.30/SF
Decks and open porches	\$0.25/SF
Alterations/renovations/electrical/mechanical/any other construction	
\$0-\$1,000 of established cost	\$100.00
\$1,001-\$50,000 of established cost	\$10/thousand
> \$50,000 of established cost	\$5/thousand
B. Attached and Multi-Family Dwelling Units	
Living space	\$0.50/SF
Unfinished basements and attached garages	\$0.35/SF
Decks and open porches	\$0.25/SF
Alterations/renovations/electrical/mechanical/any other construction	
\$0-\$1,000 of established cost	\$100.00
\$1,001-\$50,000 of established cost	\$10/thousand
> \$50,000 of established cost	\$5/thousand
C. Accessory Buildings	
Private detached garages, utility sheds, carports, greenhouses, etc. > 200 SF	\$0.25/SF
Utility sheds < 200 SF	Zoning Permit Only
D. Swimming Pools/Hot Tubs/Spas (with water depth > 24"	
In-ground swimming pool	\$400.00
Above ground swimming pool	\$25.00
Hot tub or spa	\$25.00
E. Fence	Zoning Permit Only
F. Certificate of Occupancy (U&O) (all UCC permits)	\$25.00
G. Zoning Permit	\$30.00

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H. PA State Fee (all UCC permits) \$4.00

2. All Other Types of Construction and Uses

A. Building/Electrical/Mechanical

\$0-\$1,000 of established cost	\$100.00
\$1,001-\$1,000,000 of established cost	\$10/thousand
> \$1,000,000 of established cost	\$5/thousand

B. Permanent Signs (not including billboards) Building Fee + Zoning Fee + U&O Fee

C. Swimming Pools/Hot Tubs/Spas \$500 + \$0.20 SF of water surface + Zoning Fee + U&O Fee

D. Certificate of Occupancy (U&O) (all UCC permits) \$50.00

E. Zoning Permit \$100.00

F. Farming (principle use)

Agricultural Buildings (no employees)	\$0.20 per SF
Agricultural Buildings (with employees)	\$0.50 per SF

G. PA State Fee (all UCC permits) \$4

*The terms established cost is the reasonable value of all services, labor, materials and other appliances or devices entering into and necessary to the prosecution and completion of the work, including all excavations. Plumbing work and work covered under an improvement agreement with New Hanover Township is not included. The Township may establish a reasonable value for construction when not established by a contract.

3. Plumbing Permits

Residential	\$60 + \$5 per item on application
Commercial	\$100 + \$10 per item on application
Industrial	\$100 + \$10 per item on application

4. Sewer Lateral Inspections \$50 (\$25 for each additional inspection)

5. Board of Appeals (Building Code & Property Maintenance)

Residential Appeal	\$1,000
Non-Residential Appeal	\$1,500
Continuance Fee (continued for additional Applicant testimony)	50% of original fee

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paid prior to hearing

6. Permit and Inspection Penalties

Residential Appeal	\$1,000
Non-Residential Appeal	\$1,500
Continuance Fee (continued for additional Applicant testimony)	50% of original fee paid prior to hearing
Additional inspections due to failed inspections (per occurrence)	\$50.00

7. Demolition

\$0.015/cubic foot (all levels)

PART 2 - GENERAL PERMIT INSPECTION FEES

*These fees are applied to the costs incurred in the preliminary review of the location covered by the permit, and/or spot inspection of the permitted work, and/or subsequent inspection after the permitted work has been completed to ensure compliance with Township specifications and permit provisions.

1. Street Openings (Application Fee)

\$50.00

2. Linear Surface Openings

A. Total linear feet of opening each (100 foot increment or fraction thereof):

Opening in pavement	\$40.00
Opening in shoulder	\$20.00
Opening outside pavement and shoulder	\$10.00

*If a longitudinal opening simulatenously occupies two or more highway areas identified, only higher fee will be charged. Linear distances shall be measured to the nearest foot.

3. Surface Opening of Less Than 36 SF

Opening in pavement	\$30.00
Opening in shoulder	\$15.00
Opening outside pavement and shoulder	\$10.00

*If an opening simultaneously occupies two or more highway areas identified, only higher fee will be charged.

4. Above Ground Facilities

A. Up to 10 physically connected above ground facilities	\$20.00
B. Additional above ground physically connected facilities	\$2.00

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5. Crossings	\$80.00
6. Seismograph - Vibroseis Method	
A. First mile	\$50.00
B. Each additional mile	\$5.00
7. Non-emergency test holes in pavement or shoulder (each hole)	\$5.00
8. Other	\$20.00

PART 3 - ZONING HEARING BOARD AND BUILDING CODE BOARD OF APPEALS

1. Zoning Hearing Board Applications*

	<u>Filing Fee</u>
A. Variance, Special Exception, Interpretation	
Residential	\$750.00
Non-Residential	\$1,500.00
B. Appeal from Zoning Officer	
Residential	\$750.00
Non-Residential	\$1,500.00

*Applicant will be required to pay any expenses incurred by the Township over and above these amounts, including but not limited to compensation for the secretary and members of the Zoning Hearing Board, notice and advertising costs, court reporter charges for appearance, transcription and pages of testimony, and any other necessary administrative overhead connected with the hearing.

2. Building Code Board of Appeals

A. Residential	\$1,000.00
B. Nonresidential	\$1,500.00

PART 4 - SUBDIVISIONS AND LAND DEVELOPMENT

	<u>Base Fee + Fee per Lot or Dwelling Unit</u>	<u>Escrow*</u>
1. Residential		

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A. Sketch Plans	\$100.00	\$1,000.00
B. Minor Subdivisions	\$250.00	\$2,500.00
C. Preliminary Plans (Major Subdivisions/Land Developments)		
4 to 20 lots/units	\$500.00 + \$50 per unit	\$5,000.00
21 to 100 lots/units	\$1,000.00 + \$35 per unit	\$7,500.00
101 or more lots/units	\$1,500.00 + \$25 per unit	\$10,000.00
D. Final Plans (Major Subdivisions/Land Developments)		
4 to 20 lots/units	\$500.00 + \$50 per unit	\$5,000.00
21 to 100 lots/units	\$1,000.00 + \$35 per unit	\$7,500.00
101 or more lots/units	\$1,500.00 + \$25 per unit	\$10,000.00

2. Non-Residential

A. Sketch Plans	\$100.00	\$1,000.00
B. Minor Subdivisions	\$500.00	\$2,500.00
C. Preliminary Plans (Major Subdivisions/Land Developments)		
Up to 3,000 sq ft.	\$500.00	\$5,000.00
From 3,001 sq ft. to 25,000 sq ft.	\$500.00 + \$30 per 1,000 GSFFS	\$7,500.00
From 25,001 sq ft. to 50,000 sq. ft.	\$1,200.00 + \$25 per 1,000 GSFFS	\$7,500.00
From 50,001 sq ft. to 100,000 sq. ft.	\$2,000.00 + \$20 per 1,000 GSFFS	\$7,500.00
Over 100,001 sq. ft.	\$3,000.00 + \$15 per 1,000 GSFFS	\$10,000.00
D. Final Plans (Major Subdivisions/Land Developments)		
Up to 3,000 sq ft.	\$500.00	\$5,000.00
From 3,001 sq ft. to 25,000 sq ft.	\$500.00 + \$30 per 1,000 GSFFS	\$7,500.00
From 25,001 sq ft. to 50,000 sq. ft.	\$1,200.00 + \$25 per 1,000 GSFFS	\$7,500.00

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From 50,001 sq ft. to 100,000 sq. ft.	\$2,000.00 + \$20 per 1,000 GSFFS	\$7,500.00
Over 100,001 sq. ft.	\$3,000.00 + \$15 per 1,000 GSFFS	\$10,000.00

*GSFFS = Gross Square Footage of Floor Space
 **Square footage is based on new building construction

*Applicants must execute a Professional Services Agreement (PSA) with the Township that provides for establishing a professional services escrow account. Fees for professional consultants as defined in the Municipalities Planning Code (MPC) shall be charged to the applicant at the same hourly rate as the consultants charge the Township. This escrow account covers expenses incurred by the Township Board of Supervisors and Planning Commission and other advisory services provided to the Township for plan review. Professional services as defined by the MPC may include time spent for the services of consultants for engineering, planning, legal, site design, traffic design, landscaping, lighting or any other consulting services deemed necessary by the Township to properly examine the proposed subdivision and/or land development plan.

The professional services escrow account must be replenished when it is depleted to twenty percent (20%) of the original amount and further costs expected to be incurred by the Township.

A ten percent (10%) administration fee will be added to the first \$1,000 of all invoices. Invoices in excess of \$1,000 shall carry a flat administrative charge of \$150.

Any unused escrow account balance will be refunded to the applicant upon written request to the Township Manager within twelve (12) months of the final hearing. (?) Escrow funds not returned to the applicant with the twelve (12) month period following project completion shall be forfeited to the Township.

	<u>Filing Fee</u>
3. Escrow Releases	\$100.00
4. Conditional Use Applications*	\$750.00
5. Petition for Zoning Change*	\$2,000.00
6. Curative Amendment Application*	\$2,000.00
7. Preliminary Opinion of the Zoning Officer*	\$1,500.00

*Applicant will be required to pay any expenses incurred by the Township over and above these amounts, including but not limited to compensation for the secretary and members of the Zoning Hearing Board, notice and advertising costs, court reporter charges for appearance, transcription and pages of testimony, and any other necessary administrative overhead connected with the hearing.

PART 5 - IMPACT FEES/FEES IN LIEU OF

1. Fee in Lieu of Park and Recreation Area	<u>Fee</u>
A. Annexation	\$500.00

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B. Minor Subdivision \$500.00

C. All other Subdivisions

Heavy Industrial (HI)	\$75,000 per acre
Light Industrial (LI)	\$75,000 per acre
Commercial Business 1 (CB1)	\$75,000 per acre
Commercial Business 2 (CB2)	\$75,000 per acre
Residential 15 (R-15)	\$55,000 per acre
Residential 25 (R-25)	\$55,000 per acre
Residential 50 (R-50)	\$35,000 per acre
Residential 2 (R-2)	\$35,000 per acre

*An acre is determined by multiplying the number of proposed lots by 0.0124.

2. Act 209

A. Advanced Review/Estimate of Act 209 Impact Fees \$300.00

B. Pre-Act 209 Impact Fee \$500.00

C. Residential Service Areas

Service Area 1	\$1,972.50
Service Area 2	\$3,695.00

D. Non-Residential Service Areas Calculated by Traffic Engineer

PART 6 - PARK RENTAL FEES

Resident

Non-Resident

1. Hickory Park

A. Pavilion 1	\$75.00	\$125.00
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B. Pavilion 2	\$75.00	\$125.00
C. Pavilion 3	\$125.00	\$175.00
D. Pavilion 4	\$50.00	\$75.00
E. Pavilion 5	\$75.00	\$125.00
F. Entertainment Gazebo	\$50.00	\$60.00
G. Food Service Pavilion	\$20.00	\$35.00

2. New Hanover Community Park

A. Pavilion	\$75.00	\$125.00
B. Indoor Facility	\$150.00	\$200.00

3. Recreation Center Fees

Fee

A. Gym Use Fee (No Furniture or Kitchen)

Resident/Non-Profit	\$30 per hour/2 hour minimum
Non-Resident	\$45 per hour/2 hour minimum

B. Gym Use Fee (with Furniture and Kitchen)

Resident/Non-Profit	\$50 per hour/2 hour minimum
Non-Resident	\$75 per hour/2 hour minimum

C. Individual Room (No Furniture)

Resident/Non-Profit	\$10 per hour/2 hour minimum
Non-Resident	\$20 per hour/2 hour minimum

D. Individual Room (Furniture)

Resident/Non-Profit	\$15 per hour/2 hour minimum
Non-Resident	\$25 per hour/2 hour minimum

PART 7 - MISCELLANEOUS

Fees

1. Grading and Excavating Permit

< 5,000 SF of disturbance	\$75 fee; \$700 escrow
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> 5,000 SF of disturbance \$75 fee; \$2,000 escrow

*In the event that the cost of review and inspection exceeds the fees set forth above, the property owner shall be required to reimburse the Township in the full amount of the deficiency. In the event that the fee paid above exceeds the actual review and inspection costs, the Township shall reimburse the remaining amount to the applicant.

2. Driveways

- A. Driveway Permit \$35.00
- B. Highway Occupancy Permit (site specific permit) \$35.00

3. Snow Clearing (Clearing Unshoveled Sidewalks) (per hour) \$65.00

4. Police Accident Report \$15.00

5. Applicant Finger Printing \$10 per resident; \$25 per non-resident; \$5 per additional card

6. Towing Registration (annual) \$50.00

7. Hauler Registration \$150.00

8. Copies of Ordinances and Publication

- A. Act 209, Traffic Sufficiency Analysis \$17.00
- B. Appendix \$20.00
- C. Act 537 Plan \$40.00
- D. Comprehensive Plan \$30.00
- E. Open Space Plan and Update \$30.00
- F. Sanitary Sewer Standard Construction Specifics \$30.00
- G. Subdivision and Land Development Ordinance \$30.00
- H. Township Construction Specifications Manual \$30.00
- J. Bicycle and Pedestrian Trails Master Plan \$25.00

9. Licenses

- A. Junkyard License \$500.00
- B. Peddling License \$50 per day or \$500 per year
- C. Contractor's license (when applicable) \$50.00

10. Oil and Gas Drilling Applications

- A. Initial Application \$1,500.00
- B. Initial Permit \$500.00
- C. Renewal Permit \$500.00

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D. Rework Permit

\$500.00

11. Landlord Rental Unit Registration

A. All rental/rentable units

Registration

\$25 initial registration or upon conversion of the use or change

Inspection

Fee as contracted by BOS with independent contractor

12. Service Charge

A service charge of one and one-half percent (1.5%) per month will be applied to balances over 30 days old. In the event that the invoice remains unpaid, payee will be responsible for all costs incurred during collection, including but not limited to legal, interest and reasonable attorney fees.