

Robert J. Willert
Township Manager

Pennoni Associates Inc.
Township Engineer

Hugh A. Donaghue
Township Solicitor



Township of Concord

DELAWARE COUNTY

BOARD OF SUPERVISORS

Dominic A. Pileggi
Dominic J. Cappelli, Jr.
Colleen P. Morrone
Kevin P. O'Donoghue
John J. Gillespie

Meeting Night - 1st Tuesday

RESOLUTION NO. 17 - 2010

RESOLUTION OF THE BOARD OF SUPERVISORS OF CONCORD TOWNSHIP TO ESTABLISH A COMBINATION SCHEDULE OF FEES BY COMBINING AND AMENDING RESOLUTION NUMBERS 17-1998, RESOLUTION NO. 11-2008, RESOLUTION NO. 60-2002, RESOLUTION NO. 59-2002 AND RESOLUTION NO. 11-2007 AS FOLLOWS

NOW, THEREFORE, BE IT RESOLVED that the Concord Township Board of Supervisors do hereby amend the following escrow deposit and fee schedule for both Conditional Use, Fee-in-Lieu, Sediment and Erosion Control, Subdivision and Land Development and Zoning Hearing Board applications as follows:

CONDITIONAL USE APPLICATIONS
Formerly 17-1998

Escrow deposit and fee schedule for subdivision, land development and designated historical property conditional use hearing applications as follows:

(1) Residential Applications:

2 to 3 lots: \$1,000.00 escrow deposit and Township fee of \$500.00;
4 to 9 lots: \$1,500.00 escrow deposit and Township fee of \$500.00;
10 to 24 lots: \$2,500.00 escrow deposit and Township fee of \$500.00;
Over 24 lot: \$3,000.00 escrow deposit and Township fee of \$500.00

(2) Land Development Applications:

All land development applications: \$2,500.00 escrow deposit and Township fee of \$500.00.

(3) Designated Historical Property Applications:

All designated historical property applications: escrow deposit may be required at the discretion of the Concord Township Historical Commission and/or Planning Commission, and a Township fee of \$500.00.

Applicant is responsible for all engineering and consultant expenses incurred by Concord Township pursuant to the review of the proposed conditional use plans. If the actual costs exceed the charged fees, the township reserves the right to assess the applicant for the actual additional expense.

Conditional use hearing requests will not be accepted without payment of the appropriate escrow deposit and Township fees. Escrow funds will be used to offset the cost of plan reviews and preparation of documents by the Township engineer, Township solicitor and any other required consultants. When the escrow balance is reduced to less than 40% of the original amount, applicant will deposit the amount necessary to bring the escrow fund back up to the original amount escrowed. Charges will be made on a per hour basis and may be adjusted from time-to-time. Unused escrow balances will be returned to the applicant upon completion of the conditional use process.

43 Thornton Road • Glen Mills, PA 19342

Phone: 610-459-8911 • Fax: 610-459-8917 • Email: office@concordtownship.org • www.twp.concord.pa.us

Sediment and soil erosion control permit applications will not be accepted without payment of the appropriate escrow deposit and application fees. Escrow funds will be used to offset the cost of processing the application, site reviews, preparation of documents by the Township engineer, Township solicitor and any other required consultants. When the escrow balance is reduced to less than 75% of the original amount, applicant will deposit **within ten (10) days** the amount necessary to bring the escrow fund back up to the original amount escrowed. If the escrow is not restored aforementioned the Township will discontinue any further processing and/or review of the subject Sediment and Erosion Control Application. Charges will be made on a per hour basis and may be adjusted from time-to-time. Unused escrow balances will be returned to the applicant upon completion of the project and issuance of the permit.

SUBDIVISION AND LAND DEVELOPMENT APPLICATION
Escrow Deposit and Review Fee Schedule as Provided for by the Pennsylvania
Municipalities Planning Code
Formerly 59-2002

A. Detached Single-Family Residential Applications:

Sketch plan minor subdivisions of 2 to 3 lots: plan fee of \$75.00 and per lot fee of \$50.00.

Final minor plan subdivisions of 2 to 3 lots: \$1,500.00 escrow deposit, plan fee of \$500.00, and per lot fee of \$60.00.

Sketch plan major subdivisions of 4 to 9 lots: plan fee of \$150.00 and per lot fee of \$35.00.

Preliminary plan major subdivisions of 4 to 9 lots: \$3,500.00 escrow deposit, plan fee of \$750.00, and per lot fee of \$75.00.

Sketch plan major subdivisions of 10 to 24 lots: plan fee of \$350.00 and per lot fee of \$50.00.

Preliminary plan major subdivisions of 10 to 24 lots: \$6,000.00 escrow deposit, plan fee of \$900.00, and per lot fee of \$75.00.

Sketch plan major subdivisions of over 24 lots: plan fee of \$500.00 and per lot fee of \$60.00

Preliminary plan major subdivisions of over 24 lots: \$8,000 escrow deposit, plan fee of \$1,500.00, and per lot fee of \$75.00.

B. Multi-Family Residential Applications:

Sketch plan escrow deposit of \$3,000, plan fee of \$400.00 and, per multi-family dwelling/condominium fee of \$40.00.

**ZONING HEARING BOARD PETITION/APPLICATION,
ZONING MAP/ORDINANCE AND CURATIVE AMENDMENTS**
Formerly 11-2007

1. Petitions and/or applications submitted to the Concord Township Zoning Hearing Board:

- a. Single-family residential application fee of \$500.00
- b. Multi-family residential application fee of \$1,050.00
- c. Non-residential including commercial, industrial, business and institutional, an application fee of \$1,200.00
- d. Continued hearing fee (if requested by applicant) of \$450.00 per hearing.

If the actual costs exceed the charged fees, the township reserves the right to assess the applicant for the actual additional expense.

2. Application to amend Zoning Map/Ordinance \$1000.00

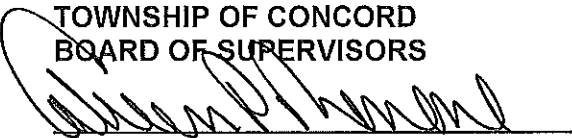
If the actual costs exceed the charged fees, the township reserves the right to assess the applicant for the actual additional expense.

3. Curative Amendment \$1,500.00

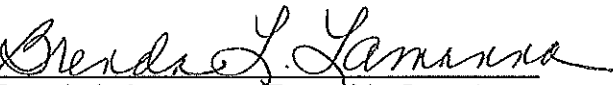
If the actual costs exceed the charged fees, the township reserves the right to assess the applicant for the actual additional expense.

RESOLVED this 2nd day of February 2010.

**TOWNSHIP OF CONCORD
BOARD OF SUPERVISORS**


Colleen P. Morrone, Vice Chair

Attest:


Brenda L. Lamanna, Township Secretary