

LOCAL LAW INTRODUCTORY NO. 4 OF 2023

**A LOCAL LAW AMENDING CERTAIN PROVISIONS OF CHAPTER 74 (FEES) OF  
THE VILLAGE CODE OF THE VILLAGE OF HARRIMAN**

WHEREAS, the Village Board has undertaken a review of Chapter 74 of the Code of the Village of Harriman, entitled “Fees”; and

WHEREAS, the Village has determined that there are certain substantive changes which are required to be made to Chapter 74 of the code; and

WHEREAS, pursuant to Municipal Home Rule Law §§ 10 and 20, the Village amends, enacts and deletes certain sections of the Village of Harriman Code.

NOW, THEREFORE, be it enacted by the Village Board of the Village of Harriman; County of Orange as follows:

**SECTION 1: PURPOSE AND INTENT**

The purpose of this local law is to amend Chapter 74 of the Village Code, pertaining to fees, and in particular § 74-5. This Local Law amends § 74-5 A (1) (Building Permits) by increasing fees for: building permit extensions [§ 74-5 A (2)]; demolition permits [§ 74-5 A (3)]; and violation searches [§ 74-5A (8)]; certain service fees for matters before the Planning Board or Zoning Board of Appeals [§ 74-5 G (10)]; and fees associated with site plan or subdivision approval [§§ 74-5 A H (1) – (4)]. The amendments are intended to ensure that certain fees and charges are fairly and reasonably calculated, are related to the services provided to the property owners to whom specific services are provided, and do not impose an undue and unfair burden on the Village and its residents.

**SECTION 2. CHANGES TO CHAPTER 74, § 74-5 (Fee Schedule)**

**A. Amendments to § 74-5 A (1) (Building Permits)**

- i. Subsection (a) is amended by changing the fee for any building or structure for which cost/value is \$10,000.00 or less from \$100.00 to \$200.00.
- ii. Subsection (b) is amended by changing the fee for any building or structure for which cost exceeds \$10,000.00 from \$100.00 to \$200.00 (for the first \$10,000.00); and increasing the fee from \$9.00 to \$20.00 per \$1,000 (above \$10,000.00) and is otherwise unchanged.

**B. Amendment to § 74-5 A (2) (Extension/Renewal to Building Permit)**

Section 74-A (2) is amended by changing the fee for extensions/renewals of building permits from \$50.00 to \$100.00.

C. Amendment to § 74-5 A (3) (Demolition Permit)

Section 74-5 A (3) is amended by changing the fee for a demolition permit from \$50.00 to \$100.00.

D. Amendment to § 74-5 A (8) (Violation search for residential or commercial properties)

Section 74-5 A (8) is amended by changing the fee for violation searches for residential or commercial properties from \$150.00 to \$250.00.

E. Amendment to § 74-5 G (Fees for certain actions before the Planning Board or Zoning Board of Appeals.

Section 74-5 G (10) is amended by changing the maximum service fee that may be charged to defray the cost of maintenance and operation of escrow accounts from three percent to five percent.

F. Amendment to § 74-5 H (fees for approval of subdivisions or site plans)

- i. Section 74-5 H (1) is amended by changing the fee for residential subdivisions from \$100.00 per lot to \$250.00 per lot.
- ii. Section 74-5 H (2) is amended by changing the fee for commercial subdivisions from \$500.00 per lot to \$1,000.00 per lot for each lot up to five lots, and from \$250.00 per lot to \$500.00 per lot for each lot over five lots.
- iii. Section 74-5 H (3) is amended by changing the fee for multifamily residential site plans and special permits from \$100.00 per unit to \$250.00 per unit.
- iv. Section 74-5 H (4) is amended by changing the fee for commercial or other nonresidential site plans and special permits (in addition to the \$1,000.00 base fee, which is unchanged) from \$500.00 to \$1000.00 per square feet of building floor area or part thereof.

SECTION 3. EFFECTIVE DATE.

This local law shall take effect upon posting and filing with the Secretary of State.