

RESOLUTION NO. 24-12

**A RESOLUTION OF THE TOWNSHIP OF LOWER MAKEFIELD ADOPTING AN
AMENDED 2024 FEE SCHEDULE**

WHEREAS, the Board of Supervisors of the Township of Lower Makefield is authorized to impose fees for certain activities in the Township in order to cover the Township's reasonable costs of providing services, processing applications, and performing reviews and inspections; and


WHEREAS, the Board of Supervisors has most recently adopted a fee schedule at its December 20, 2023; however, wishes to amend the current fee schedule to reflect certain fee changes and additions.

NOW, THEREFORE, be it hereby resolved by the Board of Supervisors of the Township of Lower Makefield as follows:

- 1) The Township of Lower Makefield Fee Schedule dated May 1, 2024, a copy of which is attached hereto and incorporated herein by reference, is hereby adopted as the Lower Makefield Township Fee Schedule.
- 2) All prior fee schedules adopted by the Township of Lower Makefield are hereby repealed, superseded, and replaced.

ADOPTED at a regular meeting of the Board of Supervisors of the Township of Lower Makefield Township this 1st day of May 2024.

**BOARD OF SUPERVISORS OF
LOWER MAKEFIELD TOWNSHIP**



(Vice) Chair

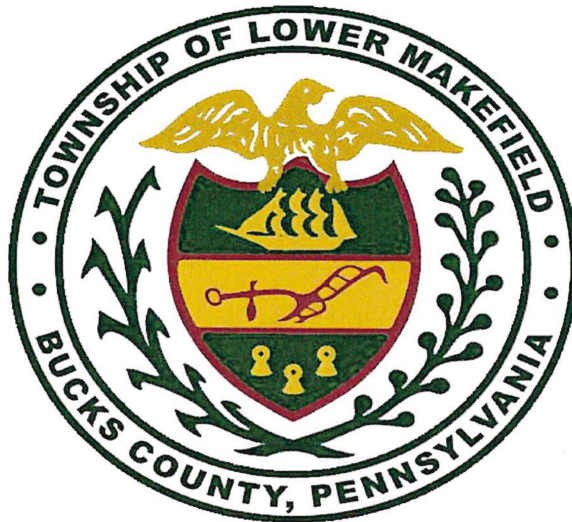
Attest:



Township Manager

Lower Makefield Township

2024 Schedule of Fees and Charges



*Lower Makefield Township
Bucks County, Pennsylvania*

Dated May 1, 2024

**Lower Makefield Township
Fee Schedule Index**

Title

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Tax Certifications
Fire Services
Police Services

Part 2 Miscellaneous Fees

Part 3 Construction Permit Fees

Part 4 Subdivision and Land Development

Part 5 Zoning

Part 6 Park and Rec Fees

§A205-1. Code Fees		
Chapter 70, Alarms		
§ 70-3.B	Application	\$50.00
§ 70-7	Identification Cards	\$10.00
§ 70-11.B	Fee in lieu of penalty	\$25.00
Chapter 79, Animals		
Article I, Dogs	Police Transportation	\$60.00
Chapter 116, Grading and Excavating		
§ 116-5	Permit fee per volume of material in cubic yards	
	Less than 50	\$75.00
	More than 50 and less than 250	\$100.00
	More than 250 and less than 500	\$125.00
	More than 500 and less than 1,000	\$150.00
	More than 1,000	\$150, plus \$25 for each additional 1,000 cubic yards or portion thereof
Chapter 121, Impact Fees		
§ 121-14	Per afternoon peak-hour trip	
	Service Area 1	\$2,546.00
	Service Area 2	\$3,495.00
	Service Area 3	\$1,257.00
Chapter 130, Short Term Lodging Facilities		
§ 130-4	Annual license and inspection fee	\$300.00
Chapter 147, Peddling and Soliciting		
§ 147-5	Solicitation Permit	
	Monthly permit	\$25.00
	Annual permit	\$100.00
Chapter 152, Neighborhood Blight Reclamation and Revitalization		
§ 152-14 and § 152-15	Vacant and/or Foreclosed Property Registration	\$300.00 every 6 months
§ 152-16 and § 152-17	Boarding Fee	\$250.00 for every 3 openings or a fraction thereof ever 6 months
Chapter 168, Small Wireless Facilities		
§ 168-5	These fees apply to install a new or collocate any existing small wireless facilities (SWF) or associate utility pole in the right-of-way. Each individual applicant shall be subject to an annual right-of-way access fee if locating within a Township-owned public right-of-way.	
	Single up-front application that includes up to five small wireless facilities (SWF), but shall not exceed 20 SWF for consolidated applications	\$500 + 100 for each additional SWF
	Annual right-of-way access fee per SWF per year	\$200.00
	Additional annual right-of-way access fee per SWF per year for location upon a Township-owned pole within the right-of-way	\$70.00

	New pole (not collocation) intended to support one or more SWF (per pole)	\$1,000.00
Chapter 175, Streets and Sidewalks		
§ 175-6.C	These fees apply to any road openings and excavations in the Township roadway, right-of-way, curb, sidewalk, bikepath having an improved or unimproved surface (fee to apply to each opening). All fees may be doubled if the project is started without applicable permits and/or approval.	
	Road openings and excavations - Up to 20 linear feet	\$200.00
	Road openings and excavations - Over 20 linear feet	\$200.00 + \$2.00 per additional linear foot
	Utility pole replacements (per pole)	\$75.00
	New Utility poles (per pole)	\$100.00
	Other above ground facilities/pedestals (per unit)	\$25.00
	Driveways/curb aprons (located within right-of-way)	\$75.00
	Sidewalk and/or curb (per linear foot)	\$1.00 per linear foot (\$75.00 minimum)
An additional Township Engineer inspection fee may be required, where deemed necessary.		
Chapter 178, Subdivision and Land Development		
178-85.H.(4)(d)[2]	Contribution to the tree bank per replacement tree	\$374.00
§ 178-92	Fee in lieu of dedication of recreation land (per proposed dwelling unit)	
	Core Recreation Land (per dwelling unit)	\$2,782.00
	Passive Recreation Land (per dwelling unit)	\$2,563.00
§ 178-94.B.(4)	Detention basin maintenance fee	\$3,500 per acre (\$7,000 minimum)
Chapter 196, Wreckers		
§ 196-8	Annual License Fee	\$50.00
Chapter 164, Discharge of Fats, Oil, Grease (FOG)		
§ 164-5	Annual Permit Application Fee	\$100.00
Chapter 164, Sanitary Sewer Lateral Inspection Program		
§ 164-20.E	Private sanitary sewer lateral permit and inspection:	
	1 lateral	\$125.00
	2 to 10 laterals	\$100 plus \$25 per lateral
	11 laterals plus	\$350 plus \$15 per lateral

§A205-2. Other Fees		
Miscellaneous Fees		
General Administration		
Public Records - Pennsylvania's Right-to-Know Law (RTKL)	Fees shall be in accordance with Section 1307 of the Right-To-Know Law (RTKL), which requires the Office of Open Records (OOR) to establish a fee schedule for Commonwealth agencies and local agencies. The RTKL requires the OOR to review the fee schedule biannually. https://www.openrecords.pa.gov/RTKL/FeeStructure.cfm	
Reimbursement for Non-Police Staff Use	Blended overtime rate + payroll match + pension contribution	
Tax Certifications		
For up to 3 years of certifications	\$35.00	
Fire Services		
<u>Certificates of registration</u>		
Building structures or rental space up to 10,000 square feet	\$100.00	
Building structures or rental space from 10,001 to 50,000 square feet	\$200.00	
Building structures or rental space from 50,001 to 200,000 square feet	\$550.00	
Hotel + Motel Buildings	\$550.00	
Apartments	clubhouse sq. ft. fee + 10.00 per unit	
Fireworks / Pyrotechnic Special Effects Materials	\$1,000.00	
Temporary Membrane Structures (greater than 400 sq. ft.) Residential	\$50.00	
Temporary Membrane Structures (greater than 400 sq. ft.) Commercial	\$150.00	
Fire Investigation/Incident Reports	\$100.00	
Photographs	\$5.00 a picture / \$200.00 for entire file	
Expert Witness Fees, per day, plus expenses	\$400.00	
False / Faulty Fire Alarms (In a calendar Year)	<u>Residential</u>	<u>Commercial</u>
1 st & 2 nd Offense	No Charge	No Charge
3rd Offense	\$100.00	\$400.00
4th Offense	\$200.00	\$800.00
5th Offense and higher	\$500.00	\$1,000.00
Police Services		
Accident reports (as per PennDot, Vehicle Code Section 3751.b)	\$15.00	
Photographs of accidents, etc. (each)	\$25.00	
Police reports	Cost of reports (per sheet) as per Right-to-Know Law (RTKL) fee schedule	
Impound fee (vehicles) (per day)	\$15.00	
Reimbursement for police personnel (per hour, minimum of 4 hours)	\$80.00	
Liquor Licenses		
	<u>Non-Refundable Filing Fee</u>	<u>Escrow*</u>
Liquor License Application/Intermunicipal transfer	\$3,000.00	\$1,000.00
* Covers costs of expenses incurred by Township incidental to the application. Balance refundable upon completion or issuance of license.		
Use and Occupancy Certificates / Zoning Use Permits		
Use Groups R-3 and R-4 and Multi-Family Dwellings (New Structure)	\$100.00	per dwelling unit
Any new unit or change in use or occupancy of a nonresidential property (up to 10,000 square feet)	\$100.00	per unit
Any new unit or change in use or occupancy of a nonresidential property (10,001 to 50,000 square feet)	\$200.00	per unit
Any new unit or change in use or occupancy of a nonresidential property (50,001 to 200,000 square feet)	\$550.00	per unit
Note: Each new individual unit or any change in use or occupancy of a nonresidential property requires or a Use and Occupancy Certificate (ex. residential units, multiple family dwelling units, condominium units and similar facilities that have separate and distinct individual units).		

Special Events		
Special event permit fee	\$100.00	per day or portion thereof

Construction Permit Fees		
Zoning Permits		
<u>ICC Use Groups R-3 and R-4 (single-family)</u>	<u>Amount</u>	
New Dwelling Unit	\$150.00	
Additions to existing dwelling unit	\$100.00	
Fences	\$75.00	
Accessory Buildings/Structures	\$100.00	
Patios, driveway enlargements, walks	1% construction cost; minimum fee of \$100.00	
NOTE: Accessory Buildings/Structures includes storage sheds, detached garages, uncovered ground level decks, retaining walls that are not over 4 feet in height, barns, silos, swimming pools, hot tubs, etc. Patios that utilize interlocking pavers and do not require the placement of a foundation and/or frost wall and sheds, pole barns and temporary buildings two hundred square feet (200 sf) or less shall require a Zoning Permit only.		
<u>All other ICC Use Groups</u>	<u>Amount</u>	
New Construction	\$250.00	
Additions to existing	\$200.00	
Fences	\$150.00	
Accessory Buildings/Structures	\$200.00	
NOTE: Accessory buildings/structures includes storage sheds, detached garages, uncovered ground level decks and patios, retaining walls, barns, silos, etc. Zoning permit fee does not include all applicable land development and building permit fees.		
<u>Sign Permits</u>	<u>Amount</u>	
Permanent signs - Thirty-two (32) square feet or less	\$100.00	
Permanent signs - Over thirty-two (32) square feet	\$200.00	
Temporary Signs - 30 day maximum or upon end of event or selling season	\$25.00	
<u>Written Zoning Opinions/Zoning Certification - Upon Request</u>		
Portable Outside Storage Units - Residential	\$50.00	per unit
Portable Outside Storage Units - Nonresidential	\$100.00	per unit
Building Permit Fees		
NOTES: All Fees referenced within this section shall be increased by up to one-hundred percent (100%) if the project is started without the applicable Permits and/or Approvals.		
ICC Use Groups - In association with the referenced fees, the Use Group designation is derived from the 2015/IBC-International Building Code. R-3 refers to structures arranged for occupancy as a one or two family dwelling unit where each unit has an independent means of egress and each unit is separated by a two hour fire separation assembly. R-4 refers to all detached one or two family dwellings not more than three stories in height. All other Use Groups refers to the following Use Groups; A-1, A-2, A-3, A-4, A-5, B, E, F-1, F-2, H-1, H-2, H-3, H-4, I-1, I-2, I-3, M, R-1, R-2, S-1 and S-2.		
Gross Floor Area (GFA) – In association with the referenced fees, the Gross Floor Area shall be defined as the following; the total square feet of all floors within the perimeter of the outside walls, including basements, bays, cellars, attached garages, roofed patios, breezeways and covered walkways, halls, mechanical/utility areas, restrooms, stairs, stair towers, halls, covered decks and attics and crawl spaces having a minimum headroom of six feet (6'-0"). Attics and crawl spaces having minimum headroom of less than six feet (6'-0") are not included within the GFA.		
<u>ICC Use Groups R-3 and R-4 (single-family)</u>	<u>Amount</u>	
New Dwelling Unit	\$900.00	plus \$0.70 per sf of GFA
Additions	\$150.00	plus \$0.75 per sf of GFA
Alterations	1.25% construction cost; minimum fee of \$100.00	
Accessory Structures (not associated with agricultural uses)	\$125.00	plus \$0.75 per square foot
Uncovered Decks or Patios	\$200.00	plus \$0.20 per square foot
Note: Individual applications for covered decks and covered patios shall be classified as an addition. Patios that utilize interlocking pavers and do not require the placement of a foundation and/or frost wall shall require a Zoning Permit only.		
Sheds, Pole Barns and Temporary Buildings less than two hundred square feet (200 sf) shall require a Zoning Permit only.		

<u>All other use groups</u>	<u>Amount</u>	
Plan Reviews for Commercial & Industrial New Construction, Additions & Alterations	\$120.00	per submission
New construction and Additions	\$1,000.00	plus \$1.00 per sf of GFA
Alterations, tenant fit outs	2.5% of construction cost up to \$1,200,000, plus 0.8% of construction cost over \$1,200,000; minimum fee of \$250.00	
Accessory Structures (not associated with agricultural uses)	\$150.00	plus \$0.75 per square foot
Uncovered Decks or Patios	\$250.00	plus \$0.20 per square foot
<u>Demolition</u>		
	<u>Amount</u>	
Use Groups R-3 and R-4	\$200.00	
Residential Accessory Structure	\$75.00	
All other Use Groups (w/ Mech/Elec/Plumbing)	\$750.00	plus \$0.10 per square foot
All other Use Groups (w/ NO Mech/Elec/Plumbing)	\$200.00	plus \$0.05 per square foot
<u>Miscellaneous Renovations for use groups other than R-3</u>		
	<u>Amount</u>	
Multifamily/Nonresidential	\$200.00	
Note: Includes roofing, doors, windows etc., requiring no structural changes to building or structure. Renovations requiring structural changes shall be considered Alterations.		
<u>Swimming Pools (Pool fencing is included within permit cost)</u>		
	<u>Amount</u>	
Aboveground (water depth in excess of 24")	\$200.00	
In-ground	\$550.00	
Inflatable (water depth in excess of 24")	\$75.00	
<u>Fireplaces</u>		
	<u>Amount</u>	
Masonry Fireplaces	\$75.00	
Pre-manufactured fireplace inserts/Wood Stoves/Room Heaters	\$50.00	
<u>Manufactured Housing Unit Installation</u>		
	<u>Amount</u>	
Residential New Installation	\$600.00	
Residential Installation on Existing Pad	\$300.00	
UCC Appeals Board Hearing Application Escrow	\$750.00	
Accessibility Review (If Required)	\$100.00	
Moving of Existing Structure	\$200.00	
UCC Fee	\$4.50	or as established by PA Department of L&I
Re-Inspections - as a result of previous disapprovals or as a result of the applicant scheduling inspections that are not ready at the time of the scheduled time.	\$60.00	
Permits are not required for: painting, flooring, gutters, downspouts, & other cosmetic improvements, plus replacements for a single-family residential roof, vinyl siding replacement, replacement windows, and replacement doors provided there are no structural changes or changes in framing. Contact us in order to determine if a permit is required.		
Plumbing Inspection Fees		
	<u>Residential</u>	<u>All Other Uses</u>
New Construction & Alterations - First 10 fixtures (including but not limited to sinks, dishwashers, clothes/laundry washers, garbage grinders/disposal units, humidifiers, water softeners, floor drains, showers/tubs, boiler, potable water & sprinkler tie-ins, back-flow preventers, pumps, etc.)	\$125.00	\$250.00
New Construction & Alterations - Each additional fixture	\$25.00	\$25.00

Domestic Water Heater or Coil, New or Replacement	\$50.00	\$100.00
New Sewer service (per occupancy/dwelling unit)	\$125.00	\$150.00
Sewer Service Repair or replacement	\$125.00	\$150.00
New Water service (per occupancy/dwelling unit)	\$125.00	\$150.00
Water Service Repair or replacement	\$125.00	\$150.00
Solar Installation	1.25% construction cost; minimum fee of \$200.00	
<u>UCC Fee</u>	\$4.50	or as established by PA Department of L&I
<u>Re-Inspections</u> - as a result of previous disapprovals or as a result of the applicant scheduling inspections that are not ready at the time of the scheduled time.	\$60.00	\$50.00
Mechanical Inspection Fees		
<u>New Construction & Alterations</u> - Plan review & inspection fees for installation, conversion or replacement of heating, air conditioning, heat pumps, ventilation & accessory equipment for all projects based on cost of construction.	<u>Amount</u>	
First \$6,000 of construction cost (all projects)	\$200.00	
Each additional \$1,000 of construction cost	\$25.00	
NOTE: Units utilizing an existing chimney and/or vent pipe to have the existing chimney and/or vent certified by a qualified professional specializing in certification of chimneys and vents with written evaluation provided to the Township.		
<u>Exhaust Systems</u>	<u>Amount</u>	
H1, H2, H3 or H4 Use	\$500.00	per system
All other Nonresidential Uses	\$200.00	
<u>Commercial Paint/Spray Booth</u>	\$500.00	
<u>UCC Fee</u>	\$4.50	or as established by PA Department of L&I
<u>Re-Inspections</u> - as a result of previous disapprovals or as a result of the applicant scheduling inspections that are not ready at the time of the scheduled time.	\$60.00	each
Electrical Inspection Fees		
Plan Reviews for Commercial & Industrial New Construction, Additions & Alterations for electrical only permits	\$100.00	
<u>1. Flat Electrical Permit Fees (Use these flat fees for most jobs)</u>		
a. Residential (i.e. 1 & 2-family dwellings & their accessory buildings)	<u>Amount</u>	
i. Up to 200 devices and a single service/subpanel (2 visits max)	\$250.00	
ii. Up to 100 devices (one inspection max)	\$150.00	
b. Other Uses (including three+ unit multifamily dwellings)	<u>Amount</u>	
i. Up to 200 devices and a single service/subpanel (2 visits max)	\$400.00	
ii. Up to 100 devices (one inspection max)	\$250.00	
<u>2. Flexible Electrical Permit Fees (Use these fees for complex jobs)</u>		
a. Minimum Fees Utilizing Flexible Fee Schedule	<u>Amount</u>	
i. Residential (one- and two-family dwellings)	\$150.00	
ii. Other Uses (including multi-family)	\$250.00	
b. Branch Circuits and Basic Electrical Devices	\$1.00	per device
c. Services (listed rates are for single-phase and 600 volts or less, double rates for three-phase or over 600 volts)	<u>Amount</u>	
i. 200 amps or less	\$150.00	
ii. 201 amps to 400 amps	\$200.00	
iii. 401 amps to 600 amps	\$300.00	

iv. 601 amps to 999 amps	\$400.00	
v. 1000+ amps	\$600.00	
d. Feeders & Subpanels (<i>listed rates are for single-phase and 600 volts or less, double rates for three-phase or over 600 volts</i>)	<u>Amount</u>	
i. 200 amp or less subpanel, including feeders	\$50.00	
ii. 201 amps to 400 amps, including feeders	\$75.00	
iii. 401 amps to 600 amps, including feeders	\$125.00	
iv. 601+ amps, including feeders	\$225.00	
e. Motors, Generators, Transformers, Solar Systems Etc. (<i>any motor under 1/3 hp is considered a basic device</i>)	<u>Amount</u>	
i. 1/3 to 1.0 hp, kW, or kVA	\$20.00	
ii. 1.1 to 5.0 hp, kW or kVA	\$25.00	
iii. 5.1 to 10 hp, kW or kVA	\$30.00	
iv. 10.1 to 30 hp, kW or kVA	\$40.00	
v. 30.1 to 50 hp, kW or kVA	\$55.00	
vi. 50.1 to 100 hp, kW or kVA	\$75.00	
vii. \$1.00 per hp, kW or KVA	\$1.00	per kW, kVA or hp
Swimming pool bonding (aboveground)	\$120.00	
Swimming pool bonding (In-ground)	\$175.00	
Solar Panels (each)	\$20.00	
NOTE: Fees above cover all inspections (rough and final) and residential plan review.		
UCC Fee	\$4.50	or as established by PA Department of L&I
Re-Inspections - as a result of previous disapprovals or as a result of the applicant scheduling inspections that are not ready at the time of the scheduled time.	\$60.00	each
Fire Protection Fees		
NOTES: All Fees referenced within this section shall be increased by up to one-hundred percent (100%) if the project is started without the applicable Permits and/or Approvals.		
<u>Fire Supression Systems</u>	<u>Amount</u>	
Fire Suppression Systems – New Construction	\$525.00 + \$2.00 per head	
Fire Suppression Systems – Existing Construction	\$200.00 + \$2.00 per head	
Fire Pumps	\$350.00	
<u>Standpipes</u>	<u>Amount</u>	
Standpipes	\$300.00 + \$5.00 per outlet	
<u>Outside Plan Review</u>		
In addition to the above referenced per head costs if, in the opinion of the township, the application requires additional review by an outside agency the applicant shall pay the Township for the actual costs of the Plan Review for the system proposed, plus a ten percent (10%) administrative fee.		
<u>Fire/Smoke Alarm/Detection Systems</u>	<u>Amount</u>	
Fire/Smoke/Detection System – Residential	\$100.00 + \$2 per device	
Fire/Smoke/Detection System – Non-residential	\$300.00 + \$2 per device	
<u>Nonresidential Kitchen Hood Suppression (Ansul) System</u>	\$200.00	

<u>Tank Removal All Uses</u>	<u>Fee</u>	
UST/AST Removals All Uses	\$125.00	
UST/AST Installs All Uses	\$125.00	
<u>Re-Inspections</u> - as a result of previous disapprovals or as a result of the applicant scheduling inspections that are not ready at the time of the scheduled time.	\$60.00	each
Stormwater Mangement Plan Review and Inspection Fees		
NOTE: All Fees referenced within this section may be increased by up to one-hundred percent (100%) if the project is started without the applicable Permits and/or Approvals.		
NOTE: Application Fee: Payable at the time of each application.		
NOTE: Escrow Funds: In addition to application filing fees, the applicant shall be required to furnish an escrow fund to pay the professional fees and other costs incurred in reviewing the plans, processing the application and site inspections. Upon completion of the project, whether the application is approved or rejected, any monies not expended in the review and inspection process shall be refunded to the applicant. If during the course of the review process additional funds are needed to cover the review expenses of the Township, the applicant will deposit said funds with the Township within five (5) days of written notice.		
Separate checks shall be submitted by the applicant to cover the amounts identified.		
<u>Delaware River South Watershed and Neshaminy Creek Watershed Ordinances</u>	<u>Application Fee</u>	<u>Escrow</u>
	Same as and included in fees required for subdivision and land development applications	
1. <u>Subdivision and Land Development:</u>		
2. <u>Earth Disturbance Activity:</u>		
Alteration of the natural hydrologic regime		
New or additional impervious or semipervious surfaces		
Diversion piping or encroachment in stream channels		
Installation of BMP's and/or stormwater management facilities		
General earth disturbances greater than 5,000 square feet	\$150.00	\$1,500.00
3. <u>Building or occupancy permits:</u>		
Construction of new buildings or additions to existing buildings	\$150.00	\$1,500.00
Redevelopment	\$150.00	\$1,500.00

Subdivision and Land Development		
Residential Subdivision and Land Development Fees		
The following costs are applicable to applications for Preliminary and Final Subdivision and/or Land Development that have not been accepted as complete by the Township prior to the adoption of this Fee Schedule.		
A filing fee and escrow deposit are payable at the time of each application (sketch, preliminary and final). Separate checks shall be submitted by the applicant to cover the amounts identified.		
<u>Sketch Plan with Review by Township Professionals (not required)</u>	<u>Application Fee</u>	<u>Escrow</u>
Minor Subdivision/Land Development (1 to 2 Lots)	\$100.00	\$500.00
Major Subdivision/Land Development (3 to 10 Lots)	\$100.00	\$2,000.00
Major Subdivision/Land Development (11 or more)	\$100.00	\$3,000.00
<u>Preliminary Plan (required)</u>	<u>Application Fee</u>	<u>Escrow</u>
Residential Land Development (1 to 2 dwelling units)	\$2,000	\$5,000
Major Subdivision (3 to 10 Lots/dwelling units)	\$3,750 plus \$75 per lot/d.u.*	\$5,000+\$660 per lot/d.u.*
Major Subdivision (11 to 25 Lots/dwelling units)	\$4,000 plus \$60 per lot/d.u.*	\$6,600+\$500 per lot/d.u.*
Major Subdivision (26 to 50 Lots/dwelling units)	\$5,000 plus \$30 per lot/d.u.*	\$13,200+\$350 per lot/d.u.*
Major Subdivision (51 to 100 Lots/dwelling units)	\$6,000 plus \$20 per lot/d.u.*	\$18,700+\$250 per lot/d.u.*
Major Subdivision (101 or more Lots/dwelling units)	\$7,000 plus \$15 per lot/d.u.*	\$29,700+\$150 per lot/d.u.*
<u>Final Plan (required)</u>	<u>Application Fee</u>	<u>Escrow</u>
Minor Subdivision (1 to 2 Lots)	\$2,000	\$4,000
Major Subdivision (3 to 10 Lots/dwelling units)	\$1,750 plus \$25 per lot/d.u.*	\$2,500+\$350 per lot/d.u.*
Major Subdivision (11 to 25 Lots/dwelling units)	\$1,750 plus \$25 per lot/d.u.*	\$3,500+\$250 per lot/d.u.*
Major Subdivision (26 to 50 Lots/dwelling units)	\$2,500 plus \$10 per lot/d.u.*	\$6,000+\$150 per lot/d.u.*
Major Subdivision (51 to 100 Lots/dwelling units)	\$3,000 plus \$5 per lot/d.u.*	\$8,500+\$100 per lot/d.u.*
Major Subdivision (101 or more Lots/dwelling units)	\$3,500 plus \$5 per lot/d.u.*	\$13,500+\$50 per lot/d.u.*
		* Denotes "dwelling unit"
Nonresidential Subdivision and Land Development Fees		
<u>Sketch Plan with Review by Township Professionals (not required)</u>	<u>Application Fee</u>	<u>Escrow</u>
Subdivision/Land Development	\$250.00	Escrow to be determined by Township at time of submission
<u>Preliminary Plan (required)</u>	<u>Application Fee</u>	<u>Escrow</u>
0 to 10,000 gross square feet (gsf)	\$6,500	\$3,450 + \$0.46 per gsf of proposed building
10,001 to 100,000 gross square feet (gsf)	\$6,500 + \$0.025 per gsf of proposed building	\$5,750 + \$0.35 per gsf of proposed building
> 100,000 gross square feet (gsf)	\$6,500 + \$0.025 per gsf of proposed building	\$28,750 + \$0.12 per gsf of proposed building
<u>Final Plan (required)</u>	<u>Application Fee</u>	<u>Escrow</u>
0 to 10,000 gross square feet (gsf)	\$2,000	\$1,500 + \$0.20 per gsf of proposed building
10,001 to 100,000 gross square feet (gsf)	\$2,000 + \$0.01 per gsf of proposed building	\$2,500 + \$0.15 per gsf of proposed building
> 100,000 gross square feet (gsf)	\$2,000 + \$0.01 per gsf of proposed building	\$12,5000 + \$0.05 per gsf of proposed building

The Township shall determine, at the time of the Preliminary Application, what classification a project is considered. All Escrow Fees identified are associated with a Professional Services Agreement that is required to be established between the applicant and the Township for all costs incurred incidental to the review of the application.

If the applicant requests a formal withdrawal and/or Plan Substitution of a Preliminary or Final Subdivision/Land Development Application and submits a revised Plan, the applicant shall remit ten percent (10%) of the original Application Fee with the revised Plan.

<u>Board of Supervisors Conditional Use Application</u>	<u>Application Fee</u>	<u>Escrow*</u>
Residential with subdivision/land development plan	\$2,000	\$2,000
Nonresidential with subdivision/land development plan	\$3,000	\$3,000
Residential without subdivision/land development plan	\$2,500	\$2,500
Nonresidential without subdivision/land development plan	\$3,500	\$3,500
<u>Lot Line Change</u>	<u>Application Fee</u>	<u>Escrow</u>
Residential or Nonresidential	\$400.00	\$2,500.00
<u>Land Development Waiver</u>	<u>Application Fee</u>	<u>Escrow*</u>
Residential	\$300.00	\$2,500.00
Nonresidential	\$500.00	\$2,500.00

*Escrow for this item may be waived if application is associated with a current Subdivision/Land Development Application.

Professional Services Agreement

At the time of submission the applicant shall execute a Professional Services Agreement with the Township. The Agreement includes the establishment of an Escrow Account to cover the expenses of the Township for advisory services incidental to the review of the application. These services may include; engineering, legal, planning, traffic, landscaping and any other consultant necessary, in the opinion of the Township, to properly examine the proposed application. To any fees incurred by the Township, the sum of ten percent (10%) shall be added as reimbursement to the Township to cover administrative, overhead and other costs associated and incurred for the collection of such fees and their distribution. The Escrow Account funds shall be replenished to an amount to be determined by the Township within fifteen (15) days of when the applicant is notified by the Township that the funds are depleted to twenty-five percent (25%) of the original amount.

Escrow amounts shall be established in accordance with the Professional Services Agreement, all unused funds within the Escrow Account shall be returned to the applicant eighteen (18) months after completion of the project/development or upon written cancellation of the project/development upon approval by the Township of the refund.

In the event the applicant disputes the amount of any such expense in connection with the review of applications and reports, the applicant shall within ten (10) days of the billing date, notify the Township that such expenses are disputed as unreasonable or unnecessary, in which event, the Township shall not delay or disapprove a subdivision/land development application or any approval or permit related to the development due to the applicant's request over disputed fees.

In event that the Township and the applicant cannot agree on the amount of the review fees which are reasonable and necessary, then the applicant and the Township shall follow the procedure for dispute resolution set forth in 53 P.S. §10510(g), as amended; provided that the professionals resolving such dispute shall be of the same profession or discipline as the consultants whose fees are being disputed.

At the time of filing the Township shall verify that the Application, Plans and The Professional Services Agreement are complete and all fees are paid and the escrow is established.

Zoning		
<u>Zoning Hearing Board Application Fees</u>	<u>Non-refundable Filing Fee</u>	<u>Escrow*</u>
Application challenging the validity of the Zoning Ordinance	\$2,500	\$2,500
Residential Appeals from the determination of the Zoning Officer and/or Applications for Special Exceptions or Variances	\$850	N/A
Nonresidential Appeals from the determination of the Zoning Officer and/or Applications for Special Exceptions or Variances	\$1,000	\$500
<u>Zoning Application Fees</u>	<u>Non-refundable Filing Fee</u>	<u>Escrow*</u>
Application for petition of change of zoning	\$3,000	\$2,500
Application for a Curative Amendment	\$3,000	\$2,500
<u>Additional Hearing Request Fees</u>	<u>Fee</u>	
Continuance Fee for each subsequent hearing beyond the first two (2) hearing dates to cover the cost of multiple hearings. The continuance fee will not be collected with the submitted application. Fees will be assessed if hearings are continued beyond the initial two (2) hearing dates.	\$100	each additional hearing

*Escrow Funds will be utilized to pay costs associated with advertising, mailing, stenographic services and other costs incurred by Lower Makefield Township or by the Lower Makefield Township Zoning Hearing Board in connection with the application. The applicant shall at all times be responsible for their share of the cost and expenses of any proceeding. In the event the costs exceed the total escrowed funds, the applicant shall reimburse the township for actual expenses incurred. In the event the costs are less than the total escrowed funds, the balance will be refunded to the applicant.

PARK AND REC FEES - POOL				
Pool Membership Fees				
	Full Price		August Only Discount**	
	Resident	Non-Resident	Resident	Non-Resident
Under 1-5 (Discount)	\$75	\$110	\$45	\$80
Child 6-13/Senior 62+ (Discount)	\$100	\$140	\$60	\$95
Adults 14 and older (First Two Adults) Per Person	\$210	\$275	\$170	\$230
Adults 14 and older (Each Additional Adult) Per Person (Discount)	\$120	\$185	\$85	\$145
First 1,000 full paying adults receive a free guest pass.				
Military Discount	10%			
Guest Passes				
Guest Pass	\$20	Day		
Guest Pass After 4	\$12			
Seniors Day Pass	\$10			
Guest Pass Book 10 Passes	\$180			
Lessons				
Lessons	\$55	First Child		
Lessons	\$50	Each additional Child		
Private Swim Lessons	\$30	0.5 HR		
Semi-Private Lessons	\$20	Per-Person (Up to 3)		
Pavilion Rental				
Pavilion Rental Deposit	\$50			
Resident	\$50	3 Hours (min)		
Resident Each additional hour	\$20	HR		
Non Resident	\$100	3 Hours (Min)		
Non- Resident Each additional hour	\$40	HR		
Swim Team Fees	\$6,400			
Administration				
Reimbursement for Non-Police Staff Use	Blended overtime rate + payroll match + pension contribution			

PARK AND REC FEES		
Facilities Rental		
Pavilions Memorial Park and Pavilions		
Security Deposit	\$50	
Resident	\$50	3 Hours (min)
Resident Each additional hour	\$20	HR
Non Resident	\$100	3 Hours (Min)
Non- Resident Each additional hour	\$40	HR
All Programs		
Event For Profit Vendor Fee	\$100-\$250	Varies based on the size of the event & type of vendor
Bounced Checks	\$25	
Community Center Rental		
Security deposit	\$100	
Great Room, both sides	\$110	per hour
Great Room, both sides	\$300	per 4-hour block
Great Room, one side	\$80	per hour
Great Room, one side	\$200	per 4-hour block
Classroom rental	\$30	per hour
Classroom rental	\$75	per 4-hour block
Kitchen	\$35	per hour
Kitchen	\$15	per each additional hour
Reduced fees are available for non-profits with regular meetings scheduled by contract.		
Field Reservations		
Field usage security deposit	\$500	
Special Event Athletic Field Usage Rental	\$250	per field per day
Special Event Athletic Field Usage Rental	\$20	per field per hour (3 hour minimum)
Volleyball Court Reservation	\$10	HR
Use of Lights on Fields	\$20	HR
User Fees		
Resident	\$30	Per season (Spring/Fall)
Non Resident	\$60	Per season (Spring/Fall)
LMT Seniors Resident	\$30	Yearly
LMT Seniors Non Resident	\$60	Yearly
Pickleball Membership		
Annual Resident	\$120	Per person
Annual Non-Resident	\$150	Per person
Resident Snowbird (April -October)	\$60	Per person
Non- Resident Snowbird (April -October)	\$75	Per person
Pickleball Court Rental		
LMT Pickleball Member Resident	\$16	For 1 court/per hour
LMT Pickleball Member Non-Resident	\$20	For 1 court/per hour
Non Member Resident	\$24	For 1 court/per hour
Non Member Non-Resident	\$28	For 1 court/per hour
Contractor Split for Park and Rec Programs		
To the contractor	70%	of revenue
To the Township	30%	of revenue
Non-resident fee to the township	15%	additional charge
Dog Park Membership Fees		
For one dog resident	\$45	1 year
For one dog non-resident	\$60	1 Year

Lower Makefield Township

Fee Schedule

Part 6

Each additional dog	\$15	1 year
Replacement Key Fob	\$5	
Bench Program		
Reimbursement for bench, labor and supplies	\$2,100	1 Bench
Summer Camp		
	RESIDENT	NON-RESIDENT
Eight-Week	\$1,600	\$1,750
Six-Week	\$1,250	\$1,400
Four-Week	\$900	\$1,000
Sibling Discount	5%	5%
Tween Camp		
	RESIDENT	NON-RESIDENT
Eight-Week	\$1,670	\$1,830
Six- Week	\$1,310	\$1,440
Four-Week	\$910	\$1,000
Sibling Discount	5%	5%
Summer Camp Extended Care		
Before care weekly	\$40	
After care weekly	\$50	
Administration		
Reimbursement for Non-Police Staff Use	Blended overtime rate + payroll match + pension contribution	