

**RESOLUTION 2014-11
REVISED FEE SCHEDULE**

SUBDIVISION

The following fees and escrows are to be paid in advance by applicants for Subdivision, via two separate checks; one for the fee made payable to “*Silver Spring Township*” and one for the escrow made payable to “*Silver Spring Township Developers Fund*.” If the escrow collected in accordance with this Fee Schedule below is insufficient to cover the reasonable/necessary cost to review the plan, Silver Spring Township shall bill the applicant for additional charges. No further permits/approvals shall be granted until all fees, invoices, and escrows have been paid.

- A. Application **Preliminary** [SALDO 303.01.d] and/or **Final** [SALDO 304.01.d]* \$ 275.00
- B. Escrow: **Preliminary** [SALDO 303.06] and/or **Final** [SALDO 304.07]**
 - 1 - 3 Lots \$ 500.00
 - 4 or more Lots (additional fee/lot) \$ 50.00
 - Minimum Escrow Fee for 4 or more Lots..... \$ 2000.00

LAND DEVELOPMENT

The following fees and escrows are to be paid in advance by the applicant for Land Development, via 2 separate checks; one for the fee made payable to “*Silver Spring Township*” and one for the escrow made payable to “*Silver Spring Township Developers Fund*.” If the escrow collected in accordance with this Fee Schedule below is insufficient to cover the reasonable/necessary cost to review the plan, Silver Spring Township shall bill the applicant for additional charges. No further permits/approvals shall be granted until all fees, invoices, and escrows have been paid. The balance of the escrow, if any, for Subdivision Review shall be refunded to the applicant if it has not been exhausted during the review process.

- A. Application: **Preliminary** [SALDO 303.01.d] and/or **Final** [SALDO 304.01.d]* \$ 275.00
- B. Escrow: **Preliminary** [SALDO 303.06] and/or **Final** [SALDO 304.07]** \$ 2,000.00

**Check made payable to Silver Spring Township **Check made payable to Silver Spring Township Developers Fund*

RECORDING FEES: SUBDIVISION AND LAND DEVELOPMENT PLANS [304.01.d]

- A. 1st Sheet \$ 10.00
- B. Each Additional Sheet..... \$ 2.00
- C. Each Parcel Identification Number \$ 10.00

[Check made payable to “*Cumberland County Recorder of Deeds*” due prior to plan recording]

ENGINEERING REVIEW

Review of Subdivision and Land Development plans will be billed at the following hourly rates:

A. Township Engineer	\$ 150.00
B. Junior Technician.....	\$ 35.00
C. Administrative Staff.....	\$ 55.00
D. Technician I.....	\$ 77.00
E. Technician II	\$ 82.00
F. Senior Technician	\$ 92.00
G. Staff Professional I.....	\$ 75.00
H. Staff Professional II	\$ 100.00
I. Project Professional.....	\$ 125.00
J. Senior Professional	\$ 130.00

Reimbursable expenses are billed at cost, including, but not limited to travel, printing, postage, photography, videos, laboratory work, equipment rental and special outside consultants.

CONSERVATION REVIEW

Review assistance for site design, landscaping and open space management is offered at the following hourly rates:

A. Senior Director Municipal Conservation Services.....	\$ 95.00
B. Community Planner	\$ 80.00
C. Senior Conservation Advisor	\$ 130.00
D. Senior Director Land Protection	\$ 90.00
E. Art Director	\$ 85.00
F. Stewardship Planning staff.....	\$ 85.00
G. GIS Analyst.....	\$ 65.00
H. Intern	\$ 45.00
I. Clerical.....	\$ 45.00

LEGAL REVIEW

Subdivision and land development plans including sketch plans will be billed at the following hourly rates:

General Representation.....	\$ 150.00
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MOBILE HOME PARK LICENSE

Annual License [MHPO 502.02.c]	\$ 750.00
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STORM WATER MANAGEMENT PERMIT

- A. Minor Land Disturbance [SWMO 303.01] \$ 200.00
- B. Major Land Disturbance [SWMO 303.02.c]..... \$ 500.00

ZONING

- A. Residential Application [ZO 702.1]..... \$ 25.00
- B. Commercial Application [ZO 702.1] \$ 100.00
- C. Certificate of Use and Occupancy [ZO 702.1]..... \$ 50.00
- D. Zoning Hearing Board Application [ZO 603.1.2, ZO 702.1] \$ 550.00
- E. Rezoning Request Application [ZO 702.1]..... \$ 550.00
- F. Conditional Use Application [ZO 702.1]..... \$ 550.00
- G. Curative Amendment [ZO 703.6, ZO 702.1]..... \$ 550.00
- H. Request for Determination [ZO 702.1] \$ 400.00
- I. Sign Permit [ZO 702.1] (minimum)..... \$ 25.00
Plus an Additional (per square foot) \$ 2.00

SEWAGE ENFORCEMENT

- A. Full Application (includes C through I)..... \$ 450.00
- B. Half Application Alternate or Major Repair (includes E through I)..... \$ 250.00
- C. Probe Hole..... \$ 50.00
- D. Perk Test \$ 150.00
- E. Permit Issued..... \$ 50.00
- F. 1st Interim Inspection..... \$ 50.00
- G. 2nd Interim Inspection \$ 50.00
- H. Final Inspection..... \$ 50.00
- I. Township Fee..... \$ 50.00
- J. Minor Repairs/Alterations Permit (includes E and F)..... \$ 100.00
- K. Labor for all Other Work (per hour) \$ 50.00

BUILDING AND CODES

An owner or authorized agent who intends to construct, enlarge, alter, repair, move, demolish or change the occupancy of a building, structure and facility or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical, or plumbing system regulated by the Uniform Construction Code shall first apply to the building code official and obtain the required permit under § 403.42a of the Pennsylvania Uniform Construction Code.

A fee of four dollars (\$4.00) shall be charged with each construction permit issued and paid to the Pennsylvania Department of Community and Economic Development (DCED) pursuant to the PA Uniform Construction Code Act (Act 13 of 2004) as amended.

The fee for each building permit issued by the Township, which will cover required plan examinations, permit processing, administrative tasks and required inspections, shall be as follows:

RESIDENTIAL

- A. Application Fee (non-refundable, applied toward permit costs)..... \$ 25.00
- B. Administrative Revisions, Changes to
Previously Approved Plans and Processed Permits (per hour)..... \$ 25.00
- C. Additional Inspections (first inspection of each type included with permit costs) \$ 50.00
- D. Demolition Permit..... \$ 50.00
- E. New Construction, Additions and Finished Accessory Buildings/Structure FORMULA
Gross floor area multiplied by square foot construction costs from ICC Building Valuation Data
Table (edition in effect at time of application) multiplied by the permit fee multiplier of 0.01.*
- F. Minimum Permit Fee \$ 50.00
- G. Alterations, Conversions, Swimming Pools, Hot Tubs,
Decks, Solar Panels, Unfinished Accessory Building/Structures,
and any covered improvements..... FORMULA
\$70.00/First \$1,000 of the estimated construction cost and \$10.00 for each additional \$1,000.**
- H. Residential plans that are signed and sealed by a design professional..... \$ 50.00
- I. DCED (non-refundable)..... \$ 4.00
- J. Plan Examination: Withdrawn/Abandoned/or Fails to Obtain Permit (per hour)..... \$ 50.00
- K. Missed Inspection (inspection fee may be assessed for failure to meet inspector or
failure to cancel a previously scheduled inspection 24 hours in advance)..... \$ 50.00

* *Example: 3,873 sq ft VB R-3 Residential structure. Subtract basement and garage 2,439 X 110.29 (from ICC table) X 0.01= 2,689.97, Basement 930ft2 X 15.00 (from ICC table) X 0.01=139.50, Garage 504ft2 X 42.48 (from ICC table) X 0.01= 214.10, Add all totals- 2,689.97 + 139.50 + 214.10= Permit Fee \$3,043.57.*

** *Per \$1,000.00 of the total estimated construction cost based upon the greater of the contract price or the market value using the current ICC building valuation table.*

NON-RESIDENTIAL

A. Application (non-refundable, applied toward permit costs).....	\$	25.00
B. Administrative Revisions, Changes to Previously Approved Plans and Processed Permits (per hour)	\$	85.00
C. Each Additional Inspection (first inspection included with permit costs)	\$	50.00
D. Demolition Permit.....	\$	150.00
E. New Construction, Additions, and Accessory Buildings/Structures.....	FORMULA	
Gross floor area multiplied by square foot of construction costs from ICC Building Valuation Data Table (edition in effect at time of application) multiplied by the permit fee multiplier of 0.01.*		
F. Minimum Commercial Building Permit Fee.....	\$	150.00
G. Tenant Fit-out, Alterations, Unfinished Accessory Buildings/Structures Conversions, and all other improvements	\$	12.00**
H. Roof Covering Replacement.....	\$	1.00**
I. DCED (non-refundable State fee).....	\$	4.00
J. Plan Review Prior to Recording: 50% of estimated permit cost (paid in lieu of \$25 application)		
K. Plans Examination: Withdrawn/Abandoned/or Fails to Obtain Permit (per hour)	\$	65.00
L. Missed Inspection (inspection fee may be assessed for failure to meet inspector or failure to cancel a previously scheduled inspection 24 hours in advance).....	\$	50.00
M. Commercial Sign Building Permits		
0-5 square feet.....	\$	50.00
6-10 square feet.....	\$	100.00
11-50 square feet.....	\$	150.00
51-100 square feet.....	\$	200.00
101-200 square feet.....	\$	250.00
Over 200 square feet	\$	300.00

* Example: 5,000 sq ft VB retail store= 5,000 X 88.45 (from ICC table) X 0.01= \$4,422.50 Permit Fee.

** Per \$1,000.00 of the total estimated construction cost based upon the greater of the contract price or the market value using the current ICC building valuation table.

ROAD CUT PERMIT

The following fees shall be collected when a road cut is performed on a Township road or is in the Township Right-of-Way. Fees include first inspection.

A. Street Cut.....	\$	150.00
B. Non-Pavement Area in Right-of-Way (per 100 foot length)	\$	50.00
C. Boring	\$	50.00
D. Special Condition Project (intersection or other unique condition).....	\$	175.00
E. Additional Inspections (each)	\$	50.00

DRIVEWAY PERMIT

The following fees shall be collected when a driveway connects to a Township road. Fees include first inspection. Fees include first inspection.

- A. New Construction (installation)..... \$ 150.00
- B. Alteration (repair or replacement)..... \$ 75.00
- C. Additional Inspections (each) \$ 50.00

CONTRACTOR VERIFICATION (CVF)

Assessed annually to each contractor who performs work, or provides service wherein, a permit is required as mandated by the PA Uniform Construction Code (PA UCC) and pertinent Ordinance established by Silver Spring Township, implemented in correlation to costs associated with maintenance of service records of applicable insurance policies, i.e. Worker’s Compensation and General Liability, and verification of current Act 132 Records of Contractor’s Registration, as mandated by PA UCC.

- Fee \$ 30.00

RIGHT-TO-KNOW / MISCELLANEOUS

- A. Postage Fees..... Actual Cost
- B. Copies (per page) \$.25
- C. Copies (large format printer/per square foot)..... \$.15
- D. Returned Checks \$ 25.00
- E. Fingerprints/Card (for other than Criminal Justice Purposes)..... \$ 20.00
- F. Accident Report \$ 15.00
- G. Solicitation Permit (Non-Refundable Application Fee)..... \$ 15.00

All prior Resolutions are hereby repealed in whole or in part to the extent inconsistent herewith.

ADOPTED THIS 28th day of May, 2014 by the Silver Spring Township Board of Supervisors.

ATTEST & SEAL:

Theresa Eberly
Township Secretary

May K. Sniffen
Chairman, Board of Supervisors