

RESOLUTION No. 2012- 1
RESOLUTION OF THE TOWNSHIP OF HALFMOON ESTABLISHING AND SETTING FORTH
THE SCHEDULE OF FEES OF THE TOWNSHIP OF HALFMOON

WHEREAS, the Board of Supervisors of the Township of Halfmoon, County of Centre, Commonwealth of Pennsylvania, a duly organized municipality acting pursuant to the Second Class Township Code Act. of May 26, 1939, as amended 53 P.S. § 66140,

WHEREAS, the Board of Supervisors of the Township of Halfmoon, are authorized by the Second Class Township Code, The Pennsylvania Municipalities Planning Code, Title 2, Title 25 of the Pennsylvania Code, to Prescribe reasonable fees with respect to the administration of the Municipality and it's Ordinance's and Resolutions for expenses incurred in the administration of such Ordinances and Resolutions.

WHEREAS, the Board of Supervisors of the Township of Halfmoon, County of Centre, Commonwealth of Pennsylvania, wishes and desires to establish a schedule of fees.

NOW, THEREFORE BE IT RESOLVED: and it is resolved by the Board of Supervisors of the Township of Halfmoon, that it does establish and set-forth the schedule of Fees of the Township of Halfmoon and repeal any and all fee schedules and or resolutions that are inconsonant with this Township of Halfmoon Resolution.

Applications and appeals shall be accompanied by a non-refundable fee and a minimum deposit to defray the cost of public notices, court stenographers, secretarial costs, fees paid to member of the Zoning Hearing Board, fees paid for plan review and administrative overhead. If actual costs are less than the below specified minimum deposit, the balance will be refunded.

If actual costs exceed the minimum deposit, the excess will be the obligation of the applicant. In the event that any person, firm, or corporation fails to pay the statement for service fees authorized by this Resolution.

The Halfmoon Township Solicitor may on behalf of the Township of Halfmoon; is hereby authorized to commence appropriate Civil Action in order to recovery of the same through the District Magistrates Court or the Civil Division of the Court of Common Pleas of Centre County Pennsylvania.

The fees and deposits for various types of application and appeals are as follows:

All fees and deposits must accompany each application.

- 1. Curative Amendment/Validity Challenge:**
 - a. Applications non-refundable fee: \$1000.00 + advertising costs

- 2. Zoning Hearing Board:**
 - a. Appeals \$ 500.00
Refundable if applicant prevails in the appeal
 - b. Variances \$ 500.00
 - c. Special exceptions \$ 500.00

- 3. Conditional Use:**
 - a. Application and Hearing non-refundable fee: \$ 500.00

- 4. Subdivision Applications: Subdivision fees shall be calculated as the sum of the following components and Land Development Application fees.**
 - a. Base Plan Application Fee \$385.00
 - b. 1-2 Lots \$200.00
 - c. 3-5 Lots \$250.00
 - d. 6-10 Lots \$300.00
 - e. 11-20 Lots \$350.00
 - f. 21-30 Lots \$400.00
 - g. 31-40 Lots \$500.00
 - h. 41 + Lots \$600.00
 - i. Lot Consolidation Plans \$150.00

- 5. Land Development Applications:**
- a. Addition or Revision to existing structure \$ 300.00
 - b. New Development on vacant lot:
 - < 10,000 Square feet \$ 500.00
 - > 10,000 Square feet \$ 750.00
- Re-Zoning Fees:**
- a. Re-zoning Application Fee & Escrow Account: \$ 250.00 +
- In addition:* \$1,000.00 escrow account to be applied toward actual costs of advertising, posting of property, and administrative fees related to review.
- b. Petition for Zoning or Subdivision and Land Development Code Revision \$ 250.00
- 6. Non-Conforming Uses Application Fee:** \$ 25.00
- 7. Development Notice signs:** \$ 22.50 per sign

ESCROWS ACCOUNTS:

* Applicants will be required, at the time of the plan submission, to deposit with the Township an escrow sum of money that will be used to pay for consulting services retained by the Township to complete the review of the submitted plan and to complete inspection of public improvements if sufficient escrow funds remain on deposit. Each time an escrow account is reduced by one-half of the original deposited amount, the applicant will be required to deposit additional funds in order to restore the initial escrow amount.

***** Township staff shall have the flexibility to reduce the minimum required escrow amounts.

- 8. Subdivision Escrow Amounts:**
- a. Stormwater
 - 1. 1-10 Lots \$1,500.00
 - 2. 11-40 Lots \$3,500.00
 - 3. 41 Lots or more \$5,000.00
 - b. Traffic
 - 1. 1-10 Lots \$3,500.00
 - 2. 11-40 Lots \$6,000.00
 - 3. 41 Lots or more \$10,000.00
- 9. Land Development Escrow Amounts:**
- a. Stormwater
 - 1. Under one (1) acre \$ 500.00
 - 2. Over one (1) acre \$3,000.00
 - b. Traffic
 - 1. Per access proposed public or private street \$2,500.00
 - 2. Accessing a Township Road and/or State Road \$ 800.00

ZONING PERMIT FEES:

- 10. Zoning Permits:**
- a. Single Family Dwellings: \$200.00
 - b. Duplexes: \$300.00

c.	Multi-Family – minimum of 2 units	\$150.00 per unit
d.	Accessory Buildings:	
	1. Less than 150 sq. ft.	\$ 20.00
	2. Greater than 150 sq. ft.	\$ 75.00
	Garages will be considered an accessory building.	
e.	Additions:	\$100.00
f.	Commercial Buildings	\$300.00 / 1,000 sq. feet
g.	Decks and Porches:	
	1. Less than 150 sq. ft.	\$ 20.00
	2. Greater than 150 sq. ft.	\$ 40.00
h.	Signs: [Does Not Include HOP Fee]	
	1. Permanent:	\$ 40.00
	2. Signs, temporary:	\$ 15.00
i.	Swimming Pools:	
	1. In-ground:	\$ 75.00
	2. Above Ground Over 47” or Higher side walls:	\$ 40.00
j.	Home Occupation Permit Occupancy Permit	\$ 50.00

11.	Highway Occupancy Permits:	
	1. Driveways	\$ 30.00

* Municipal Engineer fees may apply – see Engineer Fee Schedule

12. Code Administration Fees: Centre Region Code Office

A. A-1 Building Code Permit Fees-1 and 2 Family Residential

1. Application Fee	\$ 0.00
2. New Construction, or Addition - \$0.0090 x Declared cost*, OR \$0.0099 x square foot construction cost x square footage (whichever is greater) (Most recent square foot construction cost as published by International Code Council)	
3. Renovation	\$0.0090 x Declared Cost*
4. Minimum Fee	\$ 56.00
5. Re-inspection Fee	\$ 45.00
6. Demolition Fee	\$ 56.00

* The CRCA may request documentation supporting the declared project cost.

B. A-2 Building Code Permit Fees – Non 1 and 2 Family Residential

1. Application Fee	\$ 75.00
2. New Construction, or Addition - \$0.0090 x Declared cost*, OR \$0.0090 x square foot construction cost x square footage (whichever is greater) (Most recent square foot construction cost as published by International Code Council)	
3. Minimum Fee	\$ 56.00
4. Re-inspection Fee	\$ 45.00
5. Demolition Fee	\$ 56.00

* The CRCA may request documentation supporting the declared project cost.

C. Permit Verifications and Extensions – fees to expire December 31, 2013.

a. Request for written verification per Pennsylvania Act 46 of 2010

1. Residential	\$ 100.00
2. Commercial	\$ 500.00

b. Fee Extensions: The fee to extend an approved permit shall be 25% of the original application fee; and in no event shall the extension fee be more than \$5,000.00.

D. Well and Borehole Permit Fee

- 1. Potable drinking water well \$ 56.00
- 2. Base fee for all wells and boreholes subject to the Centre Region Building Safety and Property Maintenance Code with the exception of potable drinking water wells including up to five (5) ground penetrations \$ 150.00
- 3. Additional penetrations beyond the five (5) penetrations covered in the base fee For up to and including an additional five (5) penetrations \$ 75.00

E. Permit Expiration and Permit Renewal Fees: The following fees are applicable to permits that are subject to the provisions of Pennsylvania Act 46 of 2010.

- 1. Written Verification of Expiration Date
 - a. Residential Projects \$100.00
 - b. Commercial Projects \$500.00
- 2. Permit Extension fee shall be 25 percent of the original base permit fee, not to exceed \$5,000.00

F. Plan Review Fees

Upon the second plan submission prior to the issuance of a permit if plan review comments have not been adequately addressed or if additional comments are required to be generated, or any submission of modifications after the issuance of a permit.

- 1. Submission Fee \$ 150.00
- 2. Review Fee \$80 x staff time in hours

13.	<u>Administration Items:</u>	<u>Comments/Notes:</u>	<u>Fee:</u>
a.	Copies	Ordinances, agendas, minutes	\$.50 per page plus postage
b.	Documents on portable devices	Mailed or walked in	\$1.00 plus postage
c.	Maps:	Any Township Map or Plat Pick Up: Mailed:	Cost of Reproduction Cost + Postage
d.	Administrative Office Fees:		
	a. Bad check charges		\$25.00
	b. Use of Building:		
	Surety Deposit		\$50.00
	Key Deposit		\$10.00
	Supplies & Maintenance		\$20.00
e..	Service Charges Accounts Receivable:		
	1. Over 30 days past due.		1% of Original Amount Invoiced
	2. 31-60 days past due.		2% of Original Amount Invoiced
	3. 61-90 days past due.		3% of Original Amount Invoiced
	4. 91+ days past due:		Dist. Court Cost + Attorney Fees.
	5. Accounts Receivable Processing Charge		\$ 3.85
f.	Administrative Service Time:		
	1. Secretarial Services		\$20.00/hr
	2. Administrative Technician Services		\$40.00/hr
	3. Mileage		\$.55 /mile
g.	Dog License Service Charge.		\$00.50/License
	Regular Male	\$8.45+ SC	
	Neutered Male	\$6.45+ SC	
	Female	\$8.45+ SC	
	Spayed Female	\$6.45+ SC	

Persons with Disability or Senior Citizen application fees

Male	\$6.45+ SC
Neutered Male	\$4.45+ SC
Female	\$6.45+ SC
Spayed Female	\$4.45+ SC

14. Sewage Applications: Listed under SEO Fee Schedule:

a.	Permit Application Activities:	
	1. New Septic System	\$500.00
	2. Replace or repair existing system	\$500.00
b.	Land Development Activities (per lot):	
	1. Percolation test preparation	\$100.00/set perc holes
	2. SEO supplies water to site	\$ 50.00/ set perc holes
c.	<u>Applications</u>	
	1. Onlot Systems (Approved or denied) All new and major repairs conventional & alternate:	\$500.00
	2. Septic tank replacement and minor repairs:	\$220.00
	3. Holding Tank/Privy/Retention Tank:	\$280.00
	4. Permit transfer & renewal	\$100.00
	5. Interim inspections	\$ 80.00
	6. Final inspections	\$120.00
	7. On-lot management inspection	\$150.00
	8. Additional log tests (each):	\$120.00
	9. Additional Perc tests (each) Price per set of 6,8, or 10 holes	\$200.00
	10. Application for spray irrigation and drip irrigation systems	\$960.00
	11. Application for COLDS or Wastewater Treatment Facility (Planning Module 3)	\$10,000

Municipal Consultation/Enforcement (Municipality is invoiced for services and services are 100% reimbursed by applicant)

1.	Primary Sewage Enforcement Officer:	\$48.00 per hour
2.	Alternate Sewage Enforcement Officer:	\$44.00 per hour
3.	Secretarial Administration:	\$38.00 per hour
4.	Mileage Rate:	\$ 0.55 per mile
6.	Technicians	\$38.00 per hour

*Interim inspections will be required for difficult-to-build or new technology systems such as, but not limited to, ECO-FLO, Terra Lift, Infiltrator, IRSIS and Drip Irrigation.

Small Flow Treatment Facility inspections will be billed on a time and materials basis using the subdivision/land development rates, with the minimum charge being \$100.00. The Municipality will bill the owners of the SFTF for the inspection fee to be reimbursed to the Municipality.

If developers wish to prepare their own percolation test holes, SEO will flag the hole locations and provide proper hole preparation information. We will conduct the tests on whatever holes have been prepared and whenever they are completed. In the event that the percolation test holes are improperly prepared and the test cannot be completed or if the test fails due to improper preparation, a complete testing fee will be charged.

All billing will be sent to the Municipality on invoices noting the date, type of activity performed, who performed the activity, the time involved and the cost. Each invoice will contain a note to the Municipality to bill the developer to reimburse the municipality. The Municipality may add any administrative fees which it deems appropriate for this processing and mailing. Please remember that all of our service fees for subdivision/land development are paid entirely by the developer at no cost to the Municipality.

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| 15. | Local Agency Board of Adjudication: | |
| | a. | Docket fee \$425.00 |
| | b. | Deposit fee \$545.00 |
| 16. | Township Engineer: Not Listed under Engineer Fee Schedule: | |
| | a. | Professional Engineer \$65.00 |
| | b. | Technician II \$40.00 |
| | c. | Technician I \$35.00 |
| | d. | Secretarial \$30.00 |
| | e. | Mileage \$0.45/mile |

A lump sum of \$70.00 per meeting will be charged for meeting attendance regardless of the time actually incurred. Subconsultant or Reimbursable Costs such as photo development incurred as part of a project will be passed on with no mark up of the costs.

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| 17. | Municipal Solicitor Review under the MPC. Subdivision and Land Development Review | \$175.00/Hr. |
| 18. | Tax Collection (Real Estate) | |
| | a. | Written Certifications as to Payment Status of Real Estate \$15.00 |
| | b. | Issuance of Mobile Home Removal Permit (After Taxes have been Paid) \$ 3.00 |
| | c. | Memo Billing \$ 2.00 |
| | d. | Insufficient Funds Returned Check Charge \$25.00 |

CERTIFICATE

The undersigned duly qualified Halfmoon Township Board of Supervisors certifies that the foregoing is a true and correct copy of a resolution, adopted at a legally convened meeting of the Board of Supervisors held on January 3, 2012.

ATTEST:

By and For the Board:

Township Secretary

Board of Supervisors

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