

**TULPEHOCKEN TOWNSHIP, BERKS COUNTY, PENNSYLVANIA**

**RESOLUTION NO. 2021-4**

**TULPEHOCKEN TOWNSHIP COMPREHENSIVE FEE SCHEDULE**

BE AND IT IS HEREBY RESOLVED by the Board of Supervisors of Tulpehocken Township, Berks County, Pennsylvania, that, pursuant to the grant of powers set forth in the Second Class Township Code, the Pennsylvania Municipalities Planning Code, the Uniform Construction Code, and any other applicable statute or ordinance, the current Schedule of Fees for the Township of Tulpehocken, Berks County, Pennsylvania is set forth as follows:

<b><u>SUBJECT</u></b>	<b><u>FEES</u></b>
SEWER CERTIFICATION FEE (Public Sewer and On Lot)	\$ 15
SEWAGE INSPECTION CONNECTION/DISCONNECTION PERMIT FEE	\$ 150
SEWAGE ENFORCEMENT	See Sewage Enforcement Fee Schedule
SOLICITOR'S FEES	Actual cost billed by Solicitor
STORMWATER DRAINAGE PLAN	See Stormwater Fee Resolution previously adopted by Township (Resolution No. 2008-5)

**SUBDIVISION AND LAND DEVELOPMENT**

1. Determination of Review Fees. The review fees to be paid by the developer shall include the charges by the Township's professional consultants (including attorneys and engineers), at a rate not exceeding the rate or cost charged to the municipality when fees are not reimbursed or otherwise imposed on applicants, for reviewing each plan, plus an administrative fee to the Township of fifteen percent (15%) of the total amount of fees charged by the consultants and engineers.

The amounts set forth below are basic fees which must be deposited with the Township in escrow at the time of submission of a subdivision and/or land development plan for review. If the amount deposited is less than the total amount of actual costs charged by the Township's professional consultants (including attorneys and engineers) to review and report on the plan, plus the Township's administrative fee, the developer shall pay the difference to the Township before final action on the plan is taken by the Board of Supervisors. If the escrow amount falls below twenty-five (25%) of the basic fees, the developer shall replenish the escrow account to its initial level.

If the total amount deposited exceeds the total costs charged by the Township's professional consultants (including attorneys and engineers), plus the Township's administrative fee, the difference will be refunded to the developer by the Township, without interest, within one (1) month following release of an approved plan for recording (**with the exception of the Waiver of Land Development**); provided however, that if for any reason additional review is required subsequent to action on the final plan, including inspections and other work to satisfy conditions of approval, additional review fees will be charged and shall be payable by the developer.

A developer shall be required to pay the fee charged by the Berks County Planning Commission to cover its costs for reviewing a proposed subdivision and/or land development plan. This fee shall be paid to the Township, together with the Township review fees, at the time of submission of each plan which must be submitted to the County Planning Commission. The developer shall issue a separate check to the Berks County Planning Commission for the County fee.

A. Subdivision Application or Plan Review<sup>1</sup>

- |    |  |                          |
|----|--|--------------------------|
| 1. | <u>Waiver of Land Development</u>                          | \$ 300 (No Refunds)      |
| 2. | <u>Sketch Plan of Record</u>                               | \$ 1,500                 |
| 3. | <u>Residential Subdivision and Land Development</u>        |                          |
| a. | Sketch Plan  | \$ 750.00                |
| b. | Preliminary Plan   | \$ 1,500 + \$150/lot*    |
| c. | Final Plan   | \$ 1,050 + \$ 75/lot*    |
| 4. | <u>Non-residential Subdivision or Land Development</u>     |                          |
| a. | Sketch Plan  | \$ 1,200                 |
| b. | Preliminary Plan   | \$ 1,500 + \$150/acre*   |
| c. | Final Plan   | \$ 1500 + \$150/acre*    |
| 5. | <u>One-Step Plans – Preliminary/Final or Resubdivision</u> |                          |
| a. | Residential  | \$ 2,550 + \$112.50/lot* |
| b. | Non-residential  | \$ 3,000 + \$150/acre*   |

<sup>1</sup> When Developer is progressing from one planning stage to the next, all fees incurred, but not previously paid in the earlier planning stage shall be paid in full before the application, plan, and fees for the next planning stage submission will be accepted by the Township.

\* All lot/acreage counts are based on total lot/acreage count including the residue lot.

c.	Annexation	\$ 1,125
6.	<u>Sketch to Final Procedure</u>	
a.	Sketch Plan	\$ 1,500 + \$150/acre
TAX		
	Tax Certificate	\$ 20
UCC INSPECTION FEES		See Resolution No. 2010-8 and fee schedule set by Code Enforcement Officer.
	UCC Appeals Board Applications	\$ 1,000
ZONING ORDINANCE		
	Zoning Hearing Board Applications	\$ 1,000
	Request for Zoning Change	\$ 1,000
	Curative amendment	\$ 1,000
	Conditional Use Application	\$ 1,500
Any additional expenses incurred in excess of the fee shown above must be paid by the applicant.		
ZONING PERMIT		
	Zoning permit for construction costs up to \$10,000 (increase effective 1/4/2021)	\$ 80
	Zoning permit for construction costs over \$10,000 (increase effective 1/4/2021)	\$ 150
DRIVEWAY PERMIT		
	Construction of New Driveway Application Fee, Permit and Inspection	\$ 55
	Paving of Existing Driveway Application Fee, Permit and Inspection	\$ 20

HANDICAPPED PARKING PERMIT

Initial Application Fee \$ 75

Renewal Application Fee \$ 25

ROAD OPENING PERMIT FEE \$ 50

RETURN CHECK FEE \$ 50

WIRELESS COMMUNICATION FACILITIES

Tower-Based WCF Application Permit Fee \$ 3,000

Tower-Based WCF Annual Permit Fee \$ 500

Annual Permit Fee for Co-Location on Tower Based WCF \$ 100 (per co-location)

Non-Tower Based WCF Application Fee \$ 500

Non-Tower Based WCF (that substantially changed  
The support structure) Annual Permit Fee \$ 200

WCF Right-of-Way Annual Compensation \$ 200

RESOLVED THIS 10<sup>th</sup> DAY OF February, 2021.

BOARD OF SUPERVISORS OF TULPEHOCKEN  
TOWNSHIP, BERKS COUNTY, PENNSYLVANIA

By: Mary D. DeLo  
Chairman

Richard A Kramer  
Member

Robert H. Feick  
Member

Attest: Christy Flaherty  
Secretary

