

CALN TOWNSHIP
CHESTER COUNTY, PENNSYLVANIA

RESOLUTION NO. 2023-27

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF CALN TOWNSHIP, CHESTER COUNTY, PENNSYLVANIA, AMENDING THE FEE RESOLUTION ADOPTED BY RESOLUTION #2022-06 TO REVISE THE FILING FEES AND ESCROW FEES RELATED TO SKETCH PLAN AND SUBDIVISION AND LAND DEVELOPMENT APPLICATIONS.

WHEREAS, the Board of Commissioners of Caln Township is authorized by various laws, including but not limited to the First Class Township Code, the Pennsylvania Uniform Construction Code and the Pennsylvania Municipalities Planning Code to prescribe reasonable fees for the administration of the various Township Ordinances and Codes, including but not limited to the Building Code, Zoning Ordinance, Subdivision and Land Development Ordinance (collectively the "Codes"); and

WHEREAS, on January 27, 2022, the Board of Commissioners adopted Resolution No. 2022-06, establishing a schedule of fees, titled "2022 Caln Township Fee Schedule" for administration, review and inspections performed by the Township staff or consultants relating to building permits, zoning permits, subdivision and land development applications, zoning applications, zoning permits, stormwater management upgrading permits, and other miscellaneous permits and reviews, and

WHEREAS, the Board of Commissioners wishes to amend the 2022 Caln Township Fee Schedule to retitle it "Caln Township Fee Schedule"; and

WHEREAS, the Board of Commissioners also wishes to amend the 2022 Caln Township Fee Schedule as it relates to the following applications: Sketch Plan and Subdivision and Land Development Applications (collectively the "Applications.")

NOW THEREFORE, it is hereby **RESOLVED AND ADOPTED** by the Board of Commissioners of Caln, that the 2022 Caln Township Fee Schedule shall be amended as follows:

1. The 2022 Caln Township Fee Schedule shall be retitled "Caln Township Fee Schedule."
2. The fees for the following Applications shall be revised as follows:

SUBDIVISION/LAND DEVELOPMENT FEES

The Fees outlined below apply to Subdivision and Land Development applications filed with Caln Township. These fees are non-refundable, unless noted otherwise. If a project is proposing a subdivision and land development, both subdivision and land development fees apply. Application and Plan Review Fees shall be paid at the time of submission of the Application. The Plan Review Escrow or the Inspection Fee Escrow shall be replenished by the Applicant to 25% of the initial Escrow Fee when the balance thereof is 10% of the initial deposit.

Sketch Plan - Residential (including PRD)

Lots	Application Fee - Preliminary	Plan Review Escrow
1-10 lots	\$150	\$2,500
11-100 lots	\$500	\$5,000
101 lots or more	\$750	\$12,500

Sketch Plan - Non-Residential

	Application Fee - Preliminary	Plan Review Escrow
< 10,000 Gross Floor Area (SF)	\$500 + \$50/acre	\$3,000
10,000 - 24,999 Gross Floor Area (SF)	\$500 + \$50/acre	\$7,500
25,000 Gross Floor Area (SF)	\$500 + \$50/acre	\$10,500

Subdivision Application (including PRD)

Lots	Application Fee - Preliminary	Application Fee - Final	Plan Review Escrow¹	Inspection Fee Escrow² Based on estimated cost of improvements
2-10 lots	\$150	\$150	\$5,000	< One Million Dollars - 3% of estimated cost of improvements up to maximum of \$15,000 > One Million Dollars - flat

¹ See Caln Township Code Section 137-13.C.

² See Caln Township Code Section 137-13.C.

				escrow of \$30,000
11-100 lots	\$500	\$500	\$7,500	< One Million Dollars - 3% of estimated cost of improvements up to maximum of \$15,000 >One Million Dollars - flat escrow of \$30,000
101 lots or more	\$750	\$750	\$15,000	< One Million Dollars - 3% of estimated cost of improvements up to maximum of \$15,000 >One Million Dollars - flat escrow of \$30,000

Land Development Application - Residential (including PRD)

Lots	Application Fee - Preliminary	Application Fee - Final	Plan Review Escrow	Inspection Fee Escrow Based on estimated cost of improvements
1-10 lots	\$150	\$150	\$5,000	< One Million Dollars - 3% of estimated cost of improvements up to maximum of \$15,000 >One Million Dollars - flat escrow of \$30,000
11-100 lots	\$500	\$500	\$7,500	< One Million Dollars - 3% of estimated cost of improvements up

				to maximum of \$15,000 >One Million Dollars - flat escrow of \$30,000
101 lots or more	\$750	\$750	\$15,000	< One Million Dollars - 3% of estimated cost of improvements up to maximum of \$15,000 >One Million Dollars -flat escrow of \$30,000

Land Development Application - Non-Residential

Application Fee - Preliminary	Application Fee - Final	Plan Review Escrow	Inspection Fee Escrow Based on estimated cost of improvements
\$500 + \$50/acre	\$500 + \$50/acre	< 10,000 SQ FT Gross Floor Area \$7,500 10,000- 24,999 SQ.FT. Gross Floor Area (SF) \$12,000 >25,000 SQ. FT. Gross Floor Area (SF) \$15,000	< One Million Dollars- 3% of estimated cost of improvements up to maximum of \$15,000 >One Million Dollars - flat escrow of \$30,000

The remainder of the 2022 Caln Township Fee Schedule is hereby ratified and confirmed.

ADOPTED and **RESOLVED** this 14th day of December 2023.

ATTEST:

**CALN TOWNSHIP
BOARD OF COMMISSIONERS**

Don Vymazal,
Township Secretary

Paul Mullin, President

Jane Kennedy, Vice-President

Joshua B. Young, Commissioner

Lorraine M. Tindaro, Commissioner

Mark Evans, Commissioner