

RESOLUTION NO. 2599

EAST NORRITON TOWNSHIP
MONTGOMERY COUNTY, PENNSYLVANIA

A RESOLUTION BY THE BOARD OF SUPERVISORS OF EAST
NORRITON TOWNSHIP REVISING AND REAFFIRMING A SCHEDULE
OF FEES FOR ZONING, LAND DEVELOPMENT, SUBDIVISION,
BUILDING PERMITS, MECHANICAL PERMITS, ELECTRICAL
PERMITS, PLUMBING PERMITS, FIRE PERMITS, ROAD OCCUPANCY
PERMITS AND OTHER CHARGES AND SERVICES.

WHEREAS; the Board of Supervisors of East Norriton Township has established a schedule of fees for various permits, charges and services provided by East Norriton Township; and

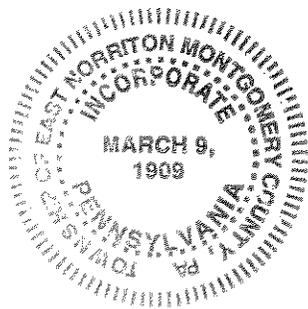
WHEREAS; the schedule of fees must as nearly as possible reflect the actual cost of services provided; and

WHEREAS; certain fees no longer reflect actual costs; and

WHEREAS; the Board of Supervisors of East Norriton Township desires that the attached schedule of fees, marked "Exhibit A" and titled "East Norriton Township Fee Schedule", become effective on January 1, 2013.

NOW, THEREFORE, BE IT RESOLVED, by the Board of Supervisors of East Norriton Township that by approval of this Resolution, the attached schedule of fees, marked "Exhibit A" and titled "East Norriton Township Fee Schedule" shall become effective on January 1, 2013 and that any and all previously adopted schedules of fees shall then be rescinded and superseded.

DULY PRESENTED and ADOPTED by the Board of Supervisors of East Norriton Township, Montgomery County, Pennsylvania, in a public meeting this 11th day of December, 2012.



ATTEST:



Donald D. Delamater, Secretary

BOARD OF SUPERVISORS
EAST NORRITON TOWNSHIP

BY: _____


John A. Zurzola, Chairman

EAST NORRITON TOWNSHIP FEE SCHEDULE

(EFFECTIVE JANUARY 1, 2013)

RESIDENTIAL BUILDING PERMITS	
New one or two-family dwellings	\$0.40 per SF, \$500 minimum
Additions, alterations and accessory structures (decks, garages, sheds, etc.)	\$0.35 per SF, \$100 minimum
Retaining walls	\$3 per linear foot, \$100 minimum
Roofing, siding or stucco	\$3.50 per square, \$70 minimum
Footings and foundation only	\$1 per linear foot, \$50 minimum
Demolition	\$0.10 per SF, \$50 minimum
Installation of swimming pools, spas or hot tubs	\$50 + \$25 for ea. \$1,000 of est. cost
<i>Prior to the issuance of a building permit, a \$2,500 escrow shall be established for the construction of all one and two-family dwellings that are not part of a subdivision or land development approval. The escrow shall be utilized to pay legal and engineering expenses related to the project. Any remaining balance will be returned within 90 days of completion of the project.</i>	
COMMERCIAL BUILDING PERMITS	
New construction or additions	\$0.45 per SF, \$300 minimum
Tenant fit out or interior alterations	\$0.40 per SF, \$150 minimum
Roofing, siding or stucco	\$3.50 per square, \$100 minimum
Footings and foundation only	\$2 per linear foot, \$50 minimum
Retaining walls	\$3 per linear foot, \$150 minimum
Demolition (interior only)	\$0.10 per SF, \$100 minimum
Demolition	\$0.25 per SF, \$100 minimum
Installation of swimming pools, spas or hot tubs	\$250 + \$20 for ea. \$1,000 of est. cost
Installation or modification of cellular and radio antenna towers/structures	\$300
RESIDENTIAL PLUMBING PERMITS	
Traps or fixtures installed or replaced	\$25
Water distribution piping alteration, replacement or extension	\$40
Sewer ejector pump	\$125
Water service or sanitary sewer lateral new installation	\$100 for each 100' of lateral
Water service or sanitary sewer lateral repair or replacement	\$75
Alternate water meter installation (hard plumbed meter)	\$25
COMMERCIAL PLUMBING PERMITS	
Traps or fixtures installed or replaced	\$35
Water distribution piping alteration, replacement or extension	\$75
Sewer ejector pump	\$200
Grease traps, grease interceptors and separators	\$100
Water or sanitary sewer lateral new installation	\$150 for each 100' of lateral
Water or sanitary sewer lateral repair or replacement	\$100
Connection to municipal stormwater collection system	\$100
RESIDENTIAL MECHANICAL PERMITS	
New heating, air conditioning or refrigeration system	\$150
Replace or alter heating, air conditioning or refrigeration system	\$100
Construct or alter masonry fireplace or chimney	\$100
Chimney relining	\$75
Install factory built fireplace	\$100
Gas piping installation or alteration	\$100
Gas piping repair or replacement	\$50

EXHIBIT A

COMMERCIAL MECHANICAL PERMITS		
New heating, air conditioning or refrigeration system		\$50 per ton or 100,000 BTU's
Replace or alter heating, air conditioning or refrigeration system		\$25 per ton or 100,000 BTU's
Construct or repair masonry fireplace or chimney		\$150
Chimney relining		\$100
Install factory built fireplace		\$100
Gas piping installation or alteration		\$150
Gas piping repair or replacement		\$100
ELECTRICAL PERMITS		
A. General	Rough Inspections	\$60.00 + \$.50 per fixture
	Final Inspections	\$60.00 + \$.50 per fixture
	Minor work - Less than five fixtures	\$60.00
B. Photovoltaic Modules	First three modules (each)	\$21.00
	Each additional module	\$12.00
C. Sump Pumps	Each sump pump	\$60.00
D. Fire Pump Controllers	Each fire pump controller	\$60.00
E. Service and Meter Equipment	100 Amp	\$87.00
	200 Amp	\$104.00
	400 Amp	\$130.00
	600 Amp	\$175.00
	800 Amp	\$225.00
	1000 Amp	\$301.75
	1200 Amp	\$387.75
	Up to 1600 Amp	\$474.00
	Over 1600 Amp	\$734.00
	Each additional meter	\$17.25
F. Feeders or Sub Panels	100 Amp	\$87.00
	200 Amp	\$104.00
	400 Amp	\$130.00
	600 Amp	\$175.00
	800 Amp	\$225.00
	1000 Amp	\$301.75
	1200 Amp	\$387.75
	Up to 1600 amp	\$474.00
	Over 1600 through 2000 amp	\$734.00
	Each additional 1,000 amps over 2,000 amp	\$366.00
G. Swimming Pools	Pool bonding	\$87.00
	Wiring of pump	\$87.00
	Pennsylvania Pool Certification	\$388.00
H. Temporary Service	Temporary electrical service	\$87.00
I. Signs	First sign	\$61.50
	Each additional sign	\$14.00
J. Parking Lot Pole Lights	First parking lot pole light	\$61.50
	Each additional parking lot pole light	\$14.00
K. Hard wired appliances (cook tops, pumps, a/c, etc.)	Outlet for single unit 20 KW or less than 1 HP	\$61.50
	Each additional outlet for 20 KW or less than 1 HP	\$14.00
L. Motors	Up to 3/4 HP	\$17.25
	Over 3/4 HP to 5 HP	\$34.50

EXHIBIT A

	Over 5HP to 20 HP	\$61.50
	Over 20 HP to 40 HP	\$115.00
	Over 40 HP to 100 HP	\$156.00
	Over 100 HP to 200 HP	\$200.00
	Over 200 HP	\$200 + \$50 for ea. 50 HP > 200 HP
M. Generators, welders and furnaces	Up to 10 KW	\$34.50
	Over 10 KW to 20 KW	\$61.50
	Over 20 KW to 50 KW	\$115.00
	Over 50 KW to 100 KW	\$156.00
	Over 100 KW to 150 KW	\$216.00
	Over 150 KW to 300 KW	\$259.00
	Over 300 KW to 500 KW	\$387.00
	Over 500 KW to 575 KW	\$475.00
	Over 575 KW to 1,000 KW	\$647.00
	Over 1,000 KW	\$647 + \$50 for ea. 200KW > 1,000KW
N. Transformers, vault enclosures and substations	Up to 37.5 KVA	\$34.50
	Over 37.5 KVA to 75 KVA	\$61.50
	Over 75 KVA to 175 KVA	\$115.00
	Over 175 KVA to 275 KVA	\$216.00
	Over 275 KVA to 300 KVA	\$259.00
	Over 300 KVA to 350 KVA	\$387.00
	Over 350 KVA to 500 KVA	\$475.00
	Over 500 KVA to 1,000 KVA	\$647.00
	Over 1,000 KVA to 3,000 KVA	\$820.00
	Over 3,000 KVA	\$820 + \$50 for ea. 200KVA > 3,000KVA
O. Reintroduction of Power	Reintroduction of Power	\$130.50
P. Modular and Mobile Homes	Modular homes - Service and outlets	\$87.00
	Mobile homes - Service including feeders	\$90.50
Q. Real Estate Certification	Residential	\$144.00
	Commercial	\$202.00
R. Plan Review	Residential	20% of fee, minimum \$34
	Commercial	20% of fee, minimum \$100

FIRE CODE CONSTRUCTION PERMITS

2009 IFC §105.7.1	Install new NFPA 13-D fire sprinkler system	\$200
	Alter NFPA 13-D fire sprinkler system	\$75
	Install new NFPA 13-R fire sprinkler system	\$200 + \$25 per \$1,000 of est. cost
	Alter NFPA 13-R fire sprinkler system	\$100 + \$25 per \$1,000 of est. cost
	Install new NFPA 13 fire sprinkler system	\$200 + \$25 per \$1,000 of est. cost
	Alter NFPA 13 fire sprinkler system	\$100 + \$25 per \$1,000 of est. cost
	Install kitchen hood fire-extinguishing system	\$250
	Alter kitchen hood fire-extinguishing system	\$150
	Install other automatic fire-extinguishing system	\$400
	Alter other automatic fire-extinguishing system	\$200
2009 IFC §105.7.2	Install stationary storage battery system > 50 gallons	\$200
2009 IFC §105.7.3	Install, repair or modify compressed gas storage system	\$250
2009 IFC §105.7.4	Install or modify cryogenic storage system	\$250
2009 IFC §105.7.5	Install new fire alarm and detection system	\$100 + \$25 per \$1,000 of est. cost
	Modify fire alarm and detection system	\$75 + \$25 per \$1,000 of est. cost

EXHIBIT A

2009 IFC §105.7.6	Install or modify fire pump and related equipment	\$250 + \$25 per \$1,000 of est. cost
2009 IFC §105.7.7	Install, remove or abandon flamm. or comb. liquid AST or UST	\$100 per 1,000 gallons of capacity
	Install, construct or alter fuel dispenser	\$150 per dispenser
	Other flammable and combustible liquids	\$200
2009 IFC §105.7.8	Install, repair or modify hazardous materials storage system	\$250
2009 IFC §105.7.9	Install industrial oven	\$250
2009 IFC §105.7.10	Install or modify an LP-gas system	\$100
2009 IFC §105.7.11	Install or modify private fire hydrant	\$150
2009 IFC §105.7.12	Install or modify spray room, dip tank or booth	\$150
2009 IFC §105.7.13	Install or modify standpipe system	\$250 + \$25 per \$1,000 of est. cost
2009 IFC §105.7.14	Install temporary membrane structure or tent	\$100

PLAN REVIEW

Building plan review	\$0.10 per SF, \$50 minimum
Energy plan review	\$0.05 per SF, \$50 minimum
Plumbing plan review	\$0.05 per SF, \$50 minimum
Mechanical plan review	\$0.05 per SF, \$50 minimum
Accessibility plan review	\$0.05 per SF, \$50 minimum
Fire plan review	\$0.05 per SF, \$50 minimum

USE AND OCCUPANCY PERMITS

New residential dwelling unit	\$200
Residential addition or alteration creating new space	\$100
Residential resale	\$250
Residential rental license	\$50
Commercial	\$100 per individual unit of occupancy or \$5 for every 100 SF of gross floor area or \$200, whichever is greater.

CURB, SIDEWALK, DRIVEWAY AND PARKING LOT PERMITS

Sidewalk installation or replacement	\$75
Curbing installation or replacement	\$50
Driveway apron installation or replacement	\$75
Residential driveway installation, enlargement or overlay	\$50
Parking lot installation, enlargement or overlay <1000 SF	\$150
Parking lot installation, enlargement or overlay ≥1000 SF	\$300
Parking lot installation, enlargement or overlay ≥3000 SF	\$500

ROAD OCCUPANCY PERMITS

Application fee	\$50	
Surface openings per 100 linear feet	Opening in pavement	\$40
	Opening in shoulder	\$20
	Opening outside pavement / shoulder	\$15
Surface opening of <36 square feet	Opening in pavement	\$30
	Opening in shoulder	\$15
	Opening outside pavement / shoulder	\$10
New utility pole	\$10	
New utilities within the right of way	\$2 per linear foot	
Road occupancy escrow for openings in pavement or paved shoulder	\$500 minimum	

Fees for other work performed within the right of way shall be determined in accordance with the fee schedule established by the Pennsylvania State Association of Township Supervisors which is hereby incorporated into the Township Fee Schedule.

EXHIBIT A

SUBDIVISION AND LAND DEVELOPMENT		
Subdivision or land development application		\$1,500 + \$50 per lot
Minor subdivision application (two lot residential subdivision)		\$750
Consultant fee escrow required at time of submission	Subdivision or land development application	\$5,000
	Minor subdivision application	\$2,500
Escrow required at time of U&O if improvements are not complete	Grading and seeding of lot	\$1,500
	Wearing course applied to driveway	\$1,500
	On-lot erosion & sedimentation control	\$1,000
SANITARY SEWER TAPPING FEES		
ENPWJSA tapping fee	per EDU	\$2,337 (per 230 GPD)
East Norriton Township tapping fee	per household EDU	\$920 (per 228.6 GPD)
	per non-household EDU	\$1,107 (per 275 GPD/unit)
Alternate non-household method (sold in 200 GPD units)		(\$4.027 / GPD) / 200 GPD
Sanitary sewer connection inspection fee		\$440
ZONING		
Variance, special exception, conditional use, interpretation and/or an appeal of the determination of the Zoning Officer for properties located in the AR, BR, BR-1, CR, MR, RR and ATR zoning districts and for properties in the RP and RO zoning districts that are occupied as single family dwellings		\$500
Variance, special exception, interpretation, conditional use and/or an appeal of the determination of the Zoning Officer for properties located in the HR, HR-1, RP, RO, IN, BP, EC, ECII, C, C-1, SC, I, LI, HI and FP zoning districts		\$1,750
Hearing postponement / continuance fee		\$200
Change of zoning hearing request		\$2,500
Curative amendment or challenge to the validity of the zoning ordinance		\$2,500
Zoning certification letter		\$250
Sign permits		\$100 + \$50 per \$1,000 of est. cost
Temporary for-profit sign permits		\$40 per week
Temporary not-for-profit sign permits		\$20 per week
No impact home based business		\$150
Temporary outdoor sales		\$100
PUBLICATIONS		
Zoning or subdivision and land development ordinance		\$40
Zoning map		\$20
Comprehensive plan		\$25
Street map		\$10
Sanitary sewer map		\$25
MISCELLANEOUS		
Large format copies (larger than 11" x 17")		\$3
Building code board of appeals application		\$1,000
Pennsylvania Uniform Construction Code education and training fee		\$4
Contractor registration		\$100
Solicitation permit		\$40 per person per week
Traffic impact fee		\$2,123
Grading permit fee		\$75 + engineer review costs
Intermunicipal liquor license transfer hearing		\$1,000
Amusement devices		\$100
Postage		Actual cost per USPS

EXHIBIT A

Verification of residential approval in accordance with Act 46		\$100
Verification of commercial approval in accordance with Act 46		\$500
FINANCE DEPARTMENT FEES		
Returned check fee		\$25
Sewer certification		\$30
Tax certification		\$30
Credit card processing fee		2.45%, \$1.50 minimum
PUBLIC WORKS DEPARTMENT		
Grass cutting fees	Properties <.5 acres in size	\$250
	Properties .5 to <1 acre in size	\$350
	Properties 1 to <2 acres in size	\$450
	Properties 2 or more acres	\$550
FIRE MARSHAL'S OFFICE		
Fire reports		\$25
Photographs on CD		\$50
Photographs		\$15 each
Fire safety / Fire prevention training		\$200 / hour
Truss floor/roof placards		\$40
Fire prevention inspections	Charitable / Not-for-profit organizations	\$50
	0 SF to 5,000 SF	\$100
	>5,000 SF to 10,000 SF	\$150
	>10,000 SF to 25,000 SF	\$200
	>25,000 SF to 50,000 SF	\$250
	>50,000 SF to 100,000 SF	\$300
	>100,000 SF	\$350
Certification of operation inspection	Residential	\$50 per unit, \$150 minimum
	Commercial	\$300
POLICE DEPARTMENT		
Photographs on CD		\$50
Accident report		\$15
Parking tickets		\$30
Fingerprinting (resident / non-resident)		\$15 / \$30
Record checks		\$10