

TOWNSHIP OF RICHLAND
LAND DEVELOPMENT AND/OR SUBDIVISION AND/OR LOT LINE REVISION

Name of Applicant (Owner) _____ Phone No. _____
Name of Principal Officer _____ Phone No. _____
Mailing Address _____ Zip Code _____
Name of Surveyor/Engineer _____ Phone No. _____
Business Address _____ Zip Code _____
Name of Plan _____ Location _____
Type of Development (Describe) _____ Lot & Block #: _____
Total Area _____ Acres No. Lots _____ No. Dwelling Units _____
If Commercial or Industrial: _____ No. of Bldgs. _____ No. of Tenant Spaces _____
Proposed Sewage Facilities _____ Proposed Water Supply _____
Lineal Ft. of New Road _____ Lineal Ft. of New Sanitary Sewer Line _____
Remarks: _____

The fees are: Lot Line Revision: \$250.00 plus \$500.00 *escrow amount. Subdivision one (1) to three (3) lots - \$750.00, plus \$1,500.00 in *escrow amount. Four (4) lots or more - \$1,000.00, plus \$40.00 per lot/unit, plus *escrow amount of \$3,000.00. Land Development - \$1,250.00 plus escrow amount of \$3,000.00. *Escrow amount is for estimated cost of notification, postage, legal advertisement, court stenographer and transcript. Applicant is also responsible for any costs incurred by Richland Township in excess of the initial escrow amount for the above referenced costs, as well as, for engineering, transportation, legal or other consultant reviews in association with the application. The escrow amount shall be replenished when it reaches a level of fifty percent (50%) of the original escrow amount. Traffic Impact Fee amount of \$1,265 for the TSA#1 North district and \$1,827 for the TSA#2 South district per anticipated peak hour trip as calculated in accordance with generally accepted traffic engineering standards.

Filing Fee \$ _____
Escrow Amt \$ _____
Traffic Impact Fee \$ _____
Lot & Block No. _____

Signature of Applicant Date

Copy to Board of Supervisors _____ Final Plan Approval Date _____

Current Zoning _____ Necessary Zoning _____

Comments _____

Date of Planning Commission Approval: _____ Preliminary Plan _____
Final Plan _____

RICHLAND TOWNSHIP PLAN SUBMITTAL DEADLINES

Zoning Hearing Board Meetings

(Variance, Special Exception, Interpretation Hearings)

The following must be submitted to the Township's Building and Zoning Office **30 days (1 month) prior to the meeting date:**

- Completed Application
- Complete set of plans (10 FOLDED copies for Variance; 11 FOLDED copies for Special Exception)
- Digital copy of plans **on a USB flash drive/jump drive** (for presentation at the meeting)
- Payments (two separate checks)
 - \$150.00 Non-refundable application fee
 - \$750.00 Escrow amount for estimated cost of notification, postage, legal advertisement, court stenographer, and transcript. The escrow amount shall be replenished when it reaches a level of \$350.00.

Also, submit one (1) set of complete plans & application to:

Shoup Engineering
329 Summerfield Drive
Baden, PA 15005
724-869-9560

Planning Commission Meetings

The following must be submitted to the Township's Building and Zoning Office **21 days (3 weeks) prior to meeting date:**

- Completed Application
- Three (3) FOLDED full-size paper copies of **complete Subdivision, Land Development, or Sketch Plans**
- One (1) full-size paper copy of **Landscaping Plan**
- One (1) 11"x17" size paper copy of **complete Subdivision, Land Development, or Sketch Plans**
- Two (2) USB flash drive/jump drives, each with a **complete set of digital plans**
- Two (2) payments - Application fee (non-refundable); escrow amount

Lot Line Revisions/Lot Consolidations:

- One (1) to three (3) lots: \$250.00 + *\$500.00 escrow amount (2 separate checks)

Land Developments:

- \$1,250.00 + \$3,000.00 escrow amount (two separate checks)

Subdivisions:

- One (1) to three (3) lots: \$750.00 + *\$1,500.00 escrow amount (2 separate checks)
- Four or more lots: \$1,000.00 plus \$40.00 per lot/unit + \$3,000.00 escrow (2 separate checks)

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