

**TOWNSHIP OF DELAWARE**  
**ORDINANCE #2015-12LU**

AN ORDINANCE OF THE TOWNSHIP OF DELAWARE, COUNTY OF HUNTERDON AND STATE OF NEW JERSEY SUPPLEMENTING AND AMENDING ARTICLE XIV OF THE LAND USE ORDINANCE OF THE TOWNSHIP OF DELAWARE, COUNTY OF HUNTERDON, STATE OF NEW JERSEY BY REVISING IN SECTION XIV “APPLICATIONS FOR DEVELOPMENT” THE ESCROW FEES FOR DEVELOPMENT AND VARIANCE APPLICATIONS AND AMENDING ARTICLE XV “APPLICATION FEES, PLANNING BOARD” TO ESTABLISH A NEW FEE. #2015-12LU

WHEREAS, Delaware Township intends to increase the initial escrow fees required for applications before the Delaware Township Planning Board and the Delaware Township Board of Adjustment.

NOW, THEREFORE, BE IT ORDAINED AND ENACTED AS FOLLOWS by the Mayor and Township Committee of the Township of Delaware, County of Hunterdon and State of New Jersey: that the Land Use Ordinance of the Township of Delaware is hereby amended, supplemented and revised as follows:

Section 1. Article XIV:14:1.4 Subdivision and Variance Review Escrow Fees shall be repealed in its entirety and replaced as follows:

14:1.4 Subdivision and Variance Review Escrow Fees. The following subdivision and variance review escrow fees are hereby required and shall be in addition to site plan review fees when site plan approval is also required.

- A. Boundary adjustment and merger/Boundary adjustment and exchange-- \$2,500.00.
- B. Minor subdivisions -- \$3,000.00.
- C. Major subdivision concept plan -- \$4,500.00.
- D. Major subdivision preliminary plan including two or fewer lots -- \$6,000.00.
- E. Major subdivision preliminary plan including more than two lots – \$18,750.00 plus \$1,500.00 per lot.
- F. Major subdivision final plan including two or fewer lots -- \$3,000.00.
- G. Major subdivision final plan including more than two lots -- \$9,000.00 plus \$450.00 per lot.
- H. Any “d” variance -- \$4,000.00 per variance.
- I. Conditional Use - \$1,500.00.

J. Up to 3 “c” variances - \$1,000.00. Each additional “c” variance \$300.00.

K. All other applications to the Board of Adjustment as specified in Section 15:3.D. -- \$500.00.

Section 2. Article XIV:14:1.5 Site Plan Review Escrow Fees shall be amended as follows:

14:1.5 C. Escrow fees for PWSFs. Escrow fees for PWSFs shall be replaced in its entirety and replaced as follows:

1. If no newly erected antenna support structure is proposed -- \$2,000.00.
2. If a newly erected antenna support structure is proposed -- \$15,000.00.

Section 3. Article XIV, Section 14:1.9 Tax Map Escrow Fees shall be repealed in its entirety and replaced as follows:

14:1.9 Tax Map Escrow Fees. The following Tax Map Escrow fees are hereby required for every application that requires a change to the tax map and shall be in addition to application escrow fees and site plan review fees when site plan approval is also required.

- A. Boundary Adjustment: \$250.00
- B. 1-3 new lots: \$450.00.
- C. 4-7 new lots: \$750.00.
- D. 8-12 new lots: \$1,000.00.
- E. 13-19 new lots: \$1,250.00.
- F. 20+ new lots: \$2,500.00 plus \$50 per lot over 20 lots.

Section 4. Article XV, Section 15:1 APPLICATION FEES, PLANNING BOARD is hereby amended to add the following subsection:

15.1 I Request for Extension of Subdivision or Site Plan Approval - \$100.00 per extension request.

Section 5. Severability. The various parts, sections, and clauses of this Ordinance are hereby declared to be severable. If any part, sentence, paragraph, section, or clause is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of the Ordinance shall not be affected thereby.

Section 6. Repealer. Any ordinances or parts thereof in conflict with the provisions of this Ordinance are hereby repealed to the extent of such conflict.

Section 7. Effective Date. This Ordinance shall take effect upon final passage and publication pursuant to law.

ATTEST:

\_\_\_\_\_  
Roger Locandro, Mayor

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Judith A. Allen, RMC.  
Township Clerk  
October 13, 2015  
Published 10/29/15

PLEASE TAKE NOTICE that the above Ordinance was approved on first reading at a Regular Meeting of the Delaware Township Committee held on October 13, 2015. It will be considered on second reading for final adoption and will have a public hearing at a Regular Meeting beginning at 7:30 p.m. on November 9, 2015 at the Delaware Township Municipal Bldg., 570 Rosemont Ringoes Road (Rt. 604), Sergeantsville, NJ. At that time an opportunity will be given for all interested citizens to be heard.