



DEPARTMENT OF BUILDING, PLANNING, & ZONING

VILLAGE OF NEW PALTZ

25 Plattekill Avenue, New Paltz, NY 12561

PLANNING BOARD

PLANNING BOARD - FEE SCHEDULE

Pre-application Review Fee [212-23(A)(2)(a)]	\$150.00
<p>Site Plan Approval: [212-23(A)(2)(b)]</p> <ol style="list-style-type: none"> 1. Change of use, with no exterior changes (Including additional bedrooms) 2. Exterior renovations to existing structure 3. New construction, residential 4. New construction, commercial 5. New construction, site development 6. Accessory Structures, (Sheds (<144ft²), carports, porches (>64ft²), desks, etc.) 	<ol style="list-style-type: none"> 1. \$300.00 +\$1000.00 per bedroom 2. \$400.00 +\$200.00 per \$10,000 in improvements 3. \$550.00 +\$300.00 per dwelling unit, <u>or</u> \$3.00/ft² for <u>additions</u> +\$1000.00 per new bedroom 4. \$1100.00 +\$300.00 per 1,000ft² of building area +\$300.00 per acre of disturbed land 5. \$1000.00 – (0ft² – 10,080ft²) \$2000.00 – (10,081ft² – 21,780ft²) \$4000.00 – (21,781ft² – 43,560ft²) \$7000.00 – (43,561ft² and over) 6. \$150.00
Amended Site Plan: [212-23(A)(2)(c)]	
<ol style="list-style-type: none"> 1. For changes affecting 50% or more of the total square footage of the structure(s) or the acreage of the site that is the subject of an amended site plan application, applicants shall pay 50% of the original fee 	

<p>2. For changes affecting less than 50% of the total square footage of the structure(s) or the acreage of the site that is the subject of an amended site plan application, applicants shall pay 50% of the original fee.</p>	
<p>Recreation Fee [212-23(J)(3)]</p> <p>1. Recreation fee – Subdivision</p> <p>2. Recreation fee – Site Plan (per dwelling unit, based on gross ft²)</p> <p> a. More than or equal to 2000 ft²</p> <p> b. Between 1600ft² – 1999ft²</p> <p> c. Between 1200ft² – 1599ft²</p> <p> d. Between 1000ft² – 1199ft²</p> <p> e. Between 501ft² – 999ft²</p> <p> f. Less than or equal to 500ft²</p>	<p>1. \$5500.00 per lot</p> <p>a. \$5500.00 per dwelling unit</p> <p>b. \$4500.00 per dwelling unit</p> <p>c. \$4250.00 per dwelling unit</p> <p>d. \$3750.00 per dwelling unit</p> <p>e. \$3250.00 per dwelling unit</p> <p>f. \$2250.00 per dwelling unit</p>
<p>Special Use Permits [212-39(A)(3)]</p> <p>3. Application</p>	<p>3. \$350.00</p>
<p>Subdivision of Land [178-24]</p> <p>1. Sketch plan</p> <p>2. Preliminary Plat</p> <p> a. Minor, inclusive of lot line adjustments</p> <p> b. Major</p> <p>3. Subdivision Plat</p> <p> a. Minor</p> <p> b. Major</p> <p>4. Penalties for offenses</p>	<p>1. \$50.00</p> <p>a. \$150.00 +\$50.00 per new lot</p> <p>b. \$200.00 +\$100.00 per new lot</p> <p>a. \$100.00 +50.00 for each lot</p> <p>b. \$200.00 +\$100.00 for each lot</p> <p>4. \$2000.00</p>

SCHEDULE OF ESCROW DEPOSITS

The Planning Board has adopted the following escrow deposits. This schedule shall be kept on file in the Building Department and in the offices of the Village Clerk and Secretary of the Planning Board. If the prescribed escrow deposit is deemed inadequate by the consulting professional(s) for a particular application, the Building Inspector or Secretary shall consult with the Chair of the Planning Board, or his or her designee, to determine the appropriate escrow deposit, subject to the approval by the Planning Board. Such escrow deposit shall be collected at the time the application is filed, and no application shall be deemed administratively complete until such escrow deposit has been received.

Initial Escrow Deposit by Application Type (and Dollar amount)

Site Plan/Special Use Permit

Tier I – NO ESCROW REQUIRED***

Examples include but are not limited to:

Sheds > 144ft²

Porches or Decks > 64ft²

New construction of One- and Two-Family Dwellings

Alterations to One- and Two-Family Dwellings

Additions to One- and Two-Family Dwellings

Change of use, Residential (No exterior construction)

Change of use, Commercial (No exterior construction)

Tier II - \$1000.00

Examples include but are not limited to:

New construction of Commercial <5000ft²

New Construction of Building, Mixed Use <2500ft²

Alterations and Renovations to all Commercial

New construction of Multifamily Dwelling <5000ft²

Any change of use requiring exterior construction

Tier III - \$2000.00

Examples include but are not limited to:

New Construction Commercial >5000ft²

New Construction Building, Mixed Use >2500ft²

New Construction of Multifamily Dwelling >5000ft²

Subdivision

Creating two or more new lots - \$1500.00

Creating one new lot - \$1000.00

Lot line alteration with no new lots - \$500.00

SEQRA Type I Action

Add \$500.00 to the above amounts

* If any initial deposit is depleted to less than half the original amount, the applicant shall replenish the escrow account to the original amount if the consultant and Planning Board Chair, or his or her designee, deem it necessary. In such event, professional review may be suspended until the escrow account is replenished.

** At the request of the consultant or the applicant, the Planning Board may modify the amount of any required initial deposit, consistent with the standards set forth in §212-66 of the Code of the Village of New Paltz.

*** Should the services of a professional consultant be deemed necessary during the review process, the applicant shall be responsible for paying all individual invoices potentially accumulated.