

SUBDIVISION AND LAND DEVELOPMENT

SUBMISSION REQUIREMENTS: (MUST be assembled in 12 separate packets)

12 Copies Each of: LSTWP Application; Deed; *BCPC Application; *BCCD Application and Full Size Plans

1 Full DIGITAL Set

2 Copies of Storm Water Management Plan (if required)

2 Copies of Traffic Impact Study (if required)

*BCPC Application: buckscounty.gov/398/Act-247-Applications-Portal

*BCCD Application: bucksccd.org/permitting-document/projects-under-one-acre

PAYMENT REQUIREMENTS: 2 checks made payable to Lower Southampton Township (1 check for FILING FEE and 1 check for ESCROW)

Sketch Plan: Subdivision OR Land Development

a) Filing Fee \$1,500.00

b) Escrow Fee \$ 5,000.00

Minor Subdivision (2 lots or units)

a) Filing Fee \$ 2,500.00

b) Escrow deposit against Township expenses \$ 5,500.00

Major Subdivision (3 to 10 lots or units)

a) Filing Fee \$ 3,300.00

b) Plus per each lot or unit \$ 300.00

c) Escrow deposit against Township expenses \$10,000.00

Major Subdivision (10 or more lots or units)

a) Filing Fee \$ 3,500.00

b) Plus per each lot or unit \$ 350.00

c) Escrow deposit against Township expenses \$10,000.00

Lot Line Change

a) Filing Fee \$ 1,500.00

b) Escrow \$ 5,000.00

All Subdivisions are subject to fees shown on application form for Bucks County Planning Commission & Conservation District

Curative Amendments

a) Application Fee \$10,000.00

b) Escrow \$ 5,000.00

Other Hearings before the Board of Supervisors

a) Storage of motor vehicles nuisances \$250.00

b) Relief from noise limitations \$250.00

Land Development and Site Plan Review (Non-Residential – Commercial – Planned Industrial only)

a) Filing Fees

0 to 25,000 square feet plus \$100.00 per tenant/leasehold \$ 2,700.00

25,001 to 50,000 square feet plus \$100.00 per tenant/leasehold \$ 3,300.00

50,001 to 100,000 square feet plus \$300.00 per tenant/leasehold \$ 3,800.00

100,001 and over square feet plus \$350.00 per tenant/leasehold \$ 4,200.00

b) Escrow Fee

0 to 25,000 square feet \$10,000.00

25,001 to 50,000 square feet \$12,000.00

50,001 to 100,000 square feet \$15,000.00

100,001 and over square feet \$20,000.00

Request for Land Development Waivers

a) Filing Fee \$ 1,300.00

b) Escrow Fee \$ 1,500.00

Flood Plain and or Steep Slope Review

a) Filing Fee \$ 800.00

b) Escrow Fee \$ 5,000.00

c) Letters of Certification \$ 160.00

* Plus fees for Township Professional

Lot Grading Plan Reviews for Building Permits

a) Filing Fee \$ 300.00

b) Escrow Fee \$ 5,000.00

Conditional Use

a) Filing Fee \$ 1,500.00

b) Escrow Fee \$ 5,000.00

Conditional Use and Waiver of Land Development

a) Filing Fee \$ 2,500.00

b) Escrow \$ 5,000.00



Lower Southampton Township

Bucks County, Pennsylvania
1500 Desire Avenue – Feasterville, PA 19053
Phone: (215) 357-7300 – E-Mail: permits@lstwp.org

**** OFFICE USE ONLY ****

APPLICATION FEE:

CASE NUMBER

ESCROW FEE:

SUBDIVISION AND LAND DEVELOPMENT APPLICATION

Date:

Date Received:

OWNER OF RECORD OF LAND

Name:

Address:

City:

State:

Zip:

E-Mail:

Phone No.:

APPLICANT INFORMATION

Name:

Address:

City:

State:

Zip:

E-Mail:

Phone No.:

AGENT or ATTORNEY INFORMATION

Name:

Address:

City:

State:

Zip:

E-Mail:

Phone No.:

REGISTERED ENGINEER OR SURVEYOR INFORMATION

Name:

Address:

City:

State:

Zip:

E-Mail:

Phone No.:

SUBDIVISION / LAND DEVELOPMENT INFORMATION

Please check appropriate submission:

PRELIMINARY

SKETCH PLAN

PRELIMINARY/FINAL

CONDITIONAL USE

LOT LINE CHANGE

FINAL

WAIVER OF LAND DEVELOPMENT

Address:

Tax Parcel No.: 21-

Subdivision Name:

Deed Book No.:

Page No.:

Zoning Classification:

Recording Date:

LEGAL DESCRIPTION OF THE LAND AS SET FORTH IN DEED MUST BE ATTACHED

Area of land to be subdivided in acres:

Number of lots:

Linear feet of new streets:

Average sales price of structures to be built:

RESTRICTIONS, COVENANTS, ETC. UNDER WHICH LOTS ARE TO BE SOLD MUST BE ATTACHED

Improvements to be made by the applicant to the subject land:

CURBS: _____

SEWAGE DISPOSAL: _____

WATER SUPPLY & FIRE HYDRANTS: _____

MONUMENTS: _____

STORM DRAINAGE: _____

WIDENING OF EXISTING STREETS: _____

PARK LAND: _____

STREET LIGHTING: _____

Other: (please describe) _____

SIDEWALKS: _____

Period required for the completion of all items listed above:

Signature:

Date:

Completed 90-day review waiver page MUST accompany application upon submission



Department of Zoning, Licenses and Inspections
LOWER SOUTHAMPTON TOWNSHIP

1500 Desire Avenue | Feasterville, Pennsylvania 19053
Phone: 215-357-7300 | Fax: 215-494-2965 | Permits@lstwp.org

90-DAY REVIEW WAIVER

Subdivision/Land Development Plan of: _____

On the _____ day of _____, 20_____,
I/We submitted for official filing the above referenced plan of subdivision/land development.

Please be advised that, notwithstanding any contrary provision of the Pennsylvania Municipal Planning Code or any Lower Southampton Township Ordinance, this letter will serve as notice to Lower Southampton Township that the requirement that action be taken on this subdivision/land development proposal with ninety (90) days is hereby waived, without limitation as to time.

This waiver can be revoked upon thirty (30) days' written notice to Lower Southampton Township. Upon revocation of this waiver, all time elapsed from the time of application to the effective date of revocation shall be deemed irrevocably waived and shall not be considered part of the ninety (90) days required for action by the Township.

I/We hereby agree decline to grant the waiver of the ninety (90) day review period for this application.

Signature:

Print Name: