



**BOROUGH OF LAWNSIDE
ORDINANCE NO 03 - 2022**

**AN ORDINANCE AMENDING CHAPTER 96 LAND USE DEVELOPMENT,
ARTICLE I - GENERAL PROVISION**

WHEREAS, the Borough of Lawnside needs and desires to replace, update, and amend its land use general provisions; and

NOW THEREFORE BE IT ORDAINED by the Mayor and Council of the Borough of Lawnside, Camden County, that Chapter 96 of Article I shall be amended as specified herein:

96-17 Fees

A. The Following Fee Schedule Established for the Planning Board Be Adhered to.

| Planning Board Fee Schedule | | | |
|-------------------------------------|--|---|---------------------|
| | Application Fee | Engineer Escrow | Legal Escrow |
| Minor Subdivision (3 lots or fewer) | \$150 | \$1000 | \$250 |
| Major Subdivision (4 + lots) | | | |
| Preliminary | \$300 | \$2,000+ \$175/lot | \$1,250 |
| Final | \$225 | \$1200+\$150/lot | \$1,250 |
| Site Plan Review | | | |
| Preliminary | \$600(nonresidential) 225 (residential) | \$2,150 for less than 0.50 acres \$2,550 for 0.50 acres or more | \$1500 |
| Final | \$400 (nonresidential) 200 (residential) | \$1,100 for less than 0.50 acres \$1,600 for 0.50 acres or more | \$1,000 |

B. Economic Development Fee Schedule

| | Application Fee | Engineer Escrow | Legal Escrow |
|----------------------------------|------------------------|------------------------|---------------------|
| Designated Developer Application | \$750 | \$2000 | \$1,250 |
| Pilot Negotiations | \$0 | \$0 | \$1,250 |

C. Escrow Fees.

- (1) All fees referenced above, including application fees, inspection escrows and miscellaneous fees shall be escrow fees to pay the services of any professional personnel employed by the Planning Board, Zoning Board or Borough Council concerning the nature and substance of the applicant's application and/or to pay the services of any such professional personnel and the costs and expense incurred by such professional personnel and/or the Planning Board, Zoning Board and/or Borough Council in providing advice, counsel, representation and other related services in planning, zoning and/or economic development matters before the Planning Board, Zoning Board and/or the Borough Council.
- (2) If during the existence of this escrow account the balance of funds held by the borough shall be insufficient to cover vouchers submitted by the professionals, the applicant shall deposit additional sums with the borough to cover the amount of the deficit and the anticipated amount to cover all remaining work within 10 days after receipt of written notice from the Borough's Finance Office of the amounts owed. In the event that an applicant fails to deposit the additional escrow moneys as required, within the time set forth in this subsection, the borough, through its agent and employees, shall take whatever action deemed necessary in order to compel the payment of the escrow amount. In addition, the professional personnel may take any action individually as they deemed necessary to satisfy the vouchers submitted. Notwithstanding the foregoing, any applicant who does not deposit such additional escrow moneys within 30 days after receipt of written notice from the Borough's Finance Office of the amounts owed shall be charged a late fee equal to the 1 1/2% times the amount owed from the date such sums were due pursuant to such notice provided to the applicant or property owner by the Planning Board, Zoning Board of Adjustment, Zoning Officer, Borough Committee, Borough Clerk or any other agency of the borough unless all amounts owed pursuant to this section by such applicant or owner or with respect to the subject property are paid in full.
- (3) All excess moneys in the escrow account will be returned at the time of final release of maintenance bonds for improvements to the applicant with a statement of money expended against the account. If at any time prior to final approval the applicant elects to withdraw his request for approval and abandon the project, any moneys remaining in the escrow account, after all proper charges have been paid, will be returned to the applicant with a statement of money expended against the account.

D. Engineering inspection fees.

- a) These funds shall be deposited by the Treasurer in an escrow account and shall be used to reimburse the Borough for any costs incurred on behalf of the applicant.
- b) Upon final release of the maintenance bonds or final approval, whichever occurs later, the applicant or his successor may request the return of any excess funds in his escrow account. These funds shall be released within sixty (60) days, together with a statement of all costs paid from the escrow funds indicating the

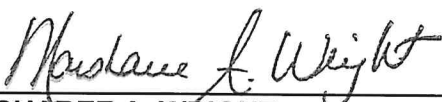
time expended and the costs of the Borough in providing these inspections and other required reviews. The applicant has the right to review all vouchers and other supporting documentation on file with the Borough substantiating the costs charged against his escrow account.

- c) If, at any time prior to final approval, the applicant elects to withdraw his request for approval and abandon the project, the applicant or his successor may request the return of excess funds in his escrow account in the manner outlined above.
- d) Payment of taxes and liens as condition to development approval. As a condition for approval of any development application, an applicant shall be required to submit proof that no taxes or assessments for local improvements are due or delinquent on the property for which said application is made.

96-18 **Violations and penalties.**

Anyone violating this chapter shall be subject, upon conviction, to a fine not to exceed \$2000. For fines greater than \$1250, the owner for violations of housing or zoning codes shall be provided a 30-day period in which the owner shall be afforded the opportunity to cure or abate the condition and shall also be afforded an opportunity for a hearing before a court of competent jurisdiction for an independent determination concerning the violation.

| | |
|---|--------------------------|
| INTRODUCTION: | FEBRUARY 16, 2022 |
| SECOND READING & PUBLIC HEARING: | FEBRUARY 28, 2022 |
| FINAL ADOPTION: | FEBRUARY 28, 2022 |
| BOROUGH OF LAWNSIDE: | |



MARSHAREE A. WRIGHT
ACTING BOROUGH CLERK

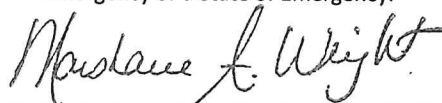


MARY-ANN WARDLOW
MAYOR

ATTEST and AFFIX SEAL _____

CERTIFICATION OF CLERK

The foregoing Ordinance was duly adopted at a meeting of the Mayor and Council of the Borough of Lawnside, County of Camden, State of New Jersey, held on the 28TH day of February, 2022 via ZOOM Pursuant to Executive Order Number 103 dated March 9, 2020, Governor Murphy declared a Public Health Emergency in New Jersey. On March 20, 2020 P.L. 2020 Chapter 11 amended the Open Public Meetings Act to allow local public bodies to conduct Remote Public Meetings by use of electronic communications technology during a period declared as a Public Health Emergency or a State of Emergency.



Acting Municipal Clerk, Marsharee A. Wright