

**TOWN OF YORKTOWN  
PLANNING BOARD**

**Major Subdivision Fee Schedule**

Project Name: \_\_\_\_\_ Date: \_\_\_\_\_

Section-Block-Lot: \_\_\_\_\_

Acreage: \_\_\_\_\_

Zone: \_\_\_\_\_ Development Type:  Residential  Commercial  One-Family  Two-Family

Total # Lots: \_\_\_\_\_

# New Homes: \_\_\_\_\_

Pre-Preliminary Application (optional)	Fee:	Submit to:	Amount Due:	Date Paid:	Check #
Application Fee (optional)	\$100	Planning			

Formal Application					
Preliminary Application Fee	\$3,600+\$450/lot	Planning	\$3,600.00		
Final Application Fee	\$1,080+\$90/lot	Planning	\$1,080.00		
ABACA Review - one family	\$100+\$100/lot	Planning	\$100.00		
ABACA Review - two family	\$100+\$175/lot	Planning	\$100.00		
Initial Legal Review Escrow Subdivision*	\$1,000	Planning	\$1,000.00		
Initial Legal Review Escrow for Declarations, Easements, and related documents*		Planning	\$750.00		

Environmental Permits & Review					
SWPPP/Erosion Control Permit Application	\$1,500	Engineering	\$1,500.00		
Initial Legal Review Escrow for Stormwater Agreements*	\$1,000	Engineering	\$1,000.00		
Wetland Permit Application	\$1,800	Engineering	\$1,800.00		
Tree Removal Permit	No fee.	Planning	\$0.00		
Town Consultant Wetland/Env. Review	To Be Determined at time of study authorization.	Planning	TBD		
Town Consultant Traffic Study Review	To Be Determined at time of study authorization.	Planning	TBD		
Town Consultant Historic Resource Review	To Be Determined at time of study authorization.	Planning	TBD		

SEQRA Review					
Initial Legal Review Escrow for SEQR documents*	\$750	Planning	\$750.00		
SEQRA DEIS	.002 x dev cost, including land & building	Planning	TBD		
SEQRA FEIS	.001 x dev cost, including land & building	Planning	TBD		

Final Project Fees					
Recreation Fee	Dedicate land to town or \$10,000/new lot	Planning	-\$10,000.00		
Initial Legal Review Escrow Resolution*	\$1,000	Planning	\$1,000.00		
General Development Fee	\$720/new lot	Planning	-\$720.00		

Site Work Estimate					
Street Improvements & Utilities	8% of cost of improvements, excluding building	Engineering	TBD		
Performance Bond	Determined from site work estimate submitted by applicant.	Engineering	TBD		
Wetland Bond	Determined from approved plans.	Engineering	TBD		
Erosion Control Bond	Determined from approved plans.	Engineering	TBD		
Landscape Bond	Determined from approved plans.	Engineering	TBD		

\*All hours after Initial Review (up to 5 hours) to be billed to applicant at hourly rate of \$275/hour.  
 Note: Fees are subject to change by the Town Board. Applicable amounts will apply when fees are due.  
 This form last revised: December 2025.