



**Developer’s Agreements:** Large Projects, as determined by the Zoning Officer, may be required to submit escrow funds to cover the costs of technical or specialized studies or reviews (e.g., environmental, stormwater, wetlands, traffic, etc.). A Town Planner shall initially determine the amount of such deposit.

**Fees in Lieu of Dedication:** Large projects, as determined by the planning board, may be required to pay a per dwelling parks and recreation fee, as determined upon a per project basis.

**SPECIAL PERMITTING:**

**Special Use Permit Review:** \$300.

**Modifications:** If there are no significant changes to the special permit the fee is \$150. Where the changes are significant, fees are \$300.

**Special:** NYS law and the town code permit additional charges or reimbursements, including but not limited to:

**Developer’s Agreements:** Large Projects, as determined by the Zoning Officer, may be required to submit escrow funds to cover the costs of technical or specialized studies or reviews (e.g., environmental, stormwater, wetlands, traffic, etc.). A Town Planner shall initially determine the amount of such deposit.

**Fees in Lieu of Dedication:** Large projects, as determined by the town board or planning board, may be required to pay a per dwelling parks and recreation fee, as determined upon a per project basis.

**STORMWATER:**

**Notice of Ground Disturbance Permit:** \$10.00.

**Stormwater & Erosion Control Application:** \$550.00, and additional costs for legal and/or engineering review may be required per Town Code Chapter 225.

**SUBDIVISION:**

**Exempt Subdivision/Lot Line Adjustments:** \$125.00.

**Minor Subdivisions:** \$250, plus \$200 for each lot (whether building lots or not) as shown in sketch plan or initially proposed preliminary plat, such total being due and payable at the time of initial application. Upon final approval, an additional fee of \$200 is due for each lot in excess of the initial number as presented/calculated (no refund is due for a reduction in lots upon approval).

**Major Subdivisions:** \$500 plus \$250 for each lot (whether building lots or not) as shown in sketch plan or initially proposed preliminary plat, due at time of initial application. Upon final approval, an additional fee of \$200 is due for each lot in excess of the initial number as presented/calculated (no refund is due for a reduction in lots upon approval). An initial escrow or developer’s agreement may be required per Town Code Chapter 235.

**Parks and Recreation Fees for New Development:** Fees in lieu of dedications may be required in an amount of up to \$1,250 per Dwelling Unit, determined on a per project basis.

**ZONING & REZONING:**

**Appeal to Zoning Board of Appeals:** \$150.

**Area Variance Application:** \$150.

**Use Variance Application:** \$300.

**Planned Development Area (PDA):** Initial fee \$1,250, plus any escrow or developer’s agreement fees as determined by the town planner, plus applicable site planning, subdivision, ZBA, and special permitting fees, as applicable.

**Petition for Zoning Amendment or Change:** \$150.

**Petition for Open Development Area:** \$400.

**GENERAL & OTHER FEES:**

**Cell Tower Application Fee:** \$2,000, plus any escrow or developer’s agreement fees as determined by the town planner pursuant to Town Code Chapter 119.

**Floodplain Development Permit:** \$250, plus any escrow or developer’s agreement fees as determined by the town planner pursuant to Town Code Chapter 142.

**Junkyard Permit or Renewal:** \$300, plus any escrow or developer’s agreement fees as determined by the town planner pursuant to Town Code Chapter 158.

**Outdoor Storage Exemption Certificate:** \$100

**Public Hearing Notification Fee:** \$100

**Utility Availability Letter:** \$150

**Zoning Compliance Letter:** \$150

2. Any person or entity that paid any fees upon or after March 1, 2026 for any of the matters referenced in the above chart may apply for a refund by submitting their name, the name of the payor, the amount paid, the name of the project or purpose of the fee, the amount of refund claimed as due, and the equities or legal bases supporting the request for a refund of fees. All refunds shall be subject to audit, review, and approval by the town board.

The question of the adoption of such Resolution was duly motioned by Councilperson Laurie Hemmings, duly seconded by Councilperson Judy Drake, and put to a roll call vote with the following results:

Councilperson Judy Drake – Aye                      Councilperson Laurie Hemmings – Aye  
Councilperson Christine Montague – Aye      Councilperson Joseph Wetmore – Aye

Accordingly, the foregoing Resolution was approved, carried, and duly adopted on April 6, 2026.

**MOTION TO ENTER EXECUTIVE SESSION**

Councilperson Judy Drake moved to **ENTER EXECUTIVE SESSION TO DISCUSS MEDICAL, FINANCIAL, CREDIT OR EMPLOYMENT HISTORY OF A PARTICULAR PERSON/CORP, OR MATTERS LEADING TO SAID DISMISSAL, REMOVAL, PROMOTION, APPOINTMENT, EMPLOYMENT, DISCIPLINE, DEMOTION, OR SUSPENSION AT 4:12 PM.**

Councilperson Laurie Hemmings seconded the motion.

All in Favor - 4                      Opposed - 0

**MOTION TO EXIT EXECUTIVE SESSION**

Councilperson Laurie Hemmings moved to **EXIT EXECUTIVE SESSION AT 4:57 PM.**

Councilperson Christine Montague seconded the motion.

All in Favor - 4                      Opposed - 0

**MOTION TO ADJOURN MEETING**

Councilperson Judy Drake moved to **ADJOURN THE MEETING AT 4:59 PM.**

Councilperson Christine Montague seconded the motion.

All in Favor - 4                      Opposed - 0

Minutes taken and executed by the Town Clerk. Executive Session minutes were taken by Guy Krogh, Town Counsel, and executed by the Town Clerk.

Respectfully submitted,

Deborah K. Munson, RMC  
Town Clerk