

**CEDAR LAKE TOWNSHIP
SCOTT COUNTY, MINNESOTA
BOARD OF SUPERVISORS**

Township Fee Schedule:

Obtaining New Home Permit Fee

Siren: \$200.00

Park: \$750.00

Driveway \$500.00 (400.00 is refundable when Driveway Inspection is completed)

Total \$1,450.00

Obtaining Second Driveway

Driveway \$400.00 (\$300.00 is refundable when Driveway Inspection is completed)

New Development Lot Fee

Adapted Oct. 2005

CEDAR LAKE TOWNSHIP NEW LOT FEES

The township hereby establishes the following fees for each new platted lot in Cedar Lake Township to be collected prior to Final Plat approval. The purpose of these fees is to provide the township with revenue to pay for the increased wear and tear on the existing network of township roads that is caused by new development in general, and each new lot in particular, and to require each lot to pay its fair share of road improvements that are required by the new development

1. **Lot to be served by a paved township road within the plat which has an outlet meeting Standards--\$1500.** To be charged for each lot if the driveway to the lot is on a new road to be constructed as part of a new subdivision containing the lot, and access to the new subdivision is provided by a paved township road that meets current township road standards.
2. **Lot to be served by a paved township road within the plat which has an unpaved or substandard township road outlet** – To be charged for each lot if the driveway to the lot is on a new road to be constructed as part of a new subdivision containing the lot, and access to the new subdivision is provided by a gravel township road or a township road that does not meet current township road standards.
 - (a) Rebuild the township road to current standards from the subdivision to the nearest county road; or
 - (b) *\$10,000, if rebuilding the access road would be a hardship upon the developer, in the sole determination of the Town Board.
3. **Lot with a driveway served by an existing gravel township road or an existing**

township road that does not meet current township road standards -* \$10,000 per lot.

4. **Lot with a driveway served by an existing township road that meets current township road standards--\$4000.**
5. **Lot with no direct or indirect access to an existing township road -- \$1000.** Such a lot will be located within a subdivision that directly accesses a county road, or with a driveway directly on to a county road.
6. **Any development which creates a cul-de-sac must pay to the township a fee of \$10,000 per cul-de sac.** A temporary cul-de-sac may be partially refunded \$1,000 per year for each year less than 10 if the partial cul-de-sac is removed within 10 years.
7. **Commercial or industrial use of lot, whether by zoning; conditional use permit or interim use permit** - Lot fee will be established based on estimated usage, and calculated as a percentage of the residential lot fees set forth above based upon the estimated residential lot use of 10 trips per day.

Turn/Bypass Lane Fee -- \$1,000 per lot. To be charged in addition to the lot fee if:

- (a) The County Highway Department determines that based on traffic generated from this plat and additional development in the area, a turn lane and/or a bypass lane at the intersection of the township road that provides access to the lot or subdivision and the nearest county road may be required in the future, and
- (b) The developer is not required to construct a turn lane and/or a bypass lane as part of the plat approval.

A new lot that contains a residence that was constructed prior to this resolution will not be charged a fee. These fees may be reduced or waived by the Town Board upon recommendation of the Township Engineer if payment of the fees would be a hardship for the developer of the lot.

***Township Lot Fees Revised (10-04-05)**