

# **SUBDIVISION AND LAND DEVELOPMENT PACKAGE**

**HAZLE TOWNSHIP  
PO Box 506, Harleigh, PA 18225  
Luzerne County, Pennsylvania**

## **TO ALL APPLICANTS:**

**ENCLOSED IS MATERIAL FOR SUBDIVISION/LAND DEVELOPMENT SUBMISSION. ADDITIONAL INFORMATION MAY BE REQUIRED BY HAZLE TOWNSHIP DURING THE REVIEW PROCESS.**

**SHOULD YOU HAVE ANY QUESTIONS CONCERNING THIS MATERIAL, PLEASE CONTACT THE MUNICIPAL OFFICE AT (570) 453-2467**

- Applications to be considered for review are due twenty-one (21) days prior to the next scheduled Planning Department Work Session or scheduled meeting. Scheduled meeting dates may be obtained from the Township Office.
- No official review will be conducted until a submission is deemed complete by the Township in accordance with Section 303 of the SALDO. Hazle Township may return entire submission package to the applicant if submission is incomplete.
- Revised plans, applications, reports and supporting documents must be submitted to the Township twenty-one (21) days prior to the Township Planning Department Work Session or scheduled meeting. All information submitted after this deadline will not be considered until the meeting held the following month.
- Applicants are responsible for obtaining latest ordinances and revisions applicable to proposed subdivision or land development. Copies are available for purchase at the Township office.
- Minor subdivision, minor land development, or boundary line adjustments shall require the submission and approval of only a final plan as set forth in Article 6.
- Major subdivisions or major land developments shall require the submission and approval of a preliminary plan prior to submitting a final plan.
- A pre-application meeting is encouraged between the applicant, the site designer, and the Planning Department to introduce the applicant to the Township's zoning and subdivision regulations and procedures, and to

discuss the applicant's submission for all major subdivisions and land developments with a total parcel size greater than five (5) acres.

- A sketch plan is required for all proposed major subdivisions and land developments with a total parcel size greater the five (5) acres.
- No material change shall be made in the use of land, no structure shall be erected or otherwise established, and no tree shall be planted in any Airport Hazard Zone unless a permit, therefore, shall have been applied for and granted. Applicant shall be responsible to contact the Township to determine if a permit will be required.
- Application for subdivision/land development and applicant checklist required with every submission (sketch, preliminary and final).
- The applicant shall be responsible for the distribution of the required number of copies of the subdivision plans or land development plans, reports, and appropriate applications, along with the payment of required fees to outside agencies, with the exception of the Luzerne Conservation District. See Section 304.2 of SALDO. The applicant shall provide the Administrator with documentation and/or verification of such submissions.
- The applicant shall be responsible to insure that copies of the plan and supporting material are provided to all applicable utility companies intended to service the site and shall provide the Administrator with written documentation and/or verification of the same.
- The owner of record and/or the applicant, or the agent of either, must attend the Planning Department meeting and/or Board of Supervisors meeting for the purpose of presenting the plans and to respond to questions.
- Upon the completion of all improvements, the Applicant shall provide to the Township "As-Built" plans certified by the Applicant's engineer showing all such improvements as installed. Failure of the Applicant to provide the as-built plans shall constitute a violation of this Ordinance, and shall be subject to all the enforcement proceedings contained in this Ordinance.
- When required, applicant to provide two (2) copies of signed and notarized deeds with checks in the amount established by the County for recording. Hazle Township Solicitor will record the deeds. Checks shall be payable as directed.
- All outstanding fees owed to the Township must be paid by the applicant prior to Supervisors or Planning Department signing plans to be recorded.
- Copies of preliminary and final plans and documents must be submitted in electronic format.
- Subdivision/Land Development applications and zoning applications can be submitted at the same time.

**APPLICANT SHALL SUBMIT ALL MATERIALS AS REQUIRED BY THE HAZLE TOWNSHIP SUBDIVISION AND LAND DEVELOPMENT ORDINANCE (SALDO)**

The following items are included in the SALDO Package:

- Application for Subdivision/Land Development
- Applicant Checklist
- Drainage Plan Applications (Levels 1, 2, 3, and 4)
- Airport Hazard Zone Application
  - + Steps Required for Development Near an Airport
  - + PENNDOT Form AV-57, Notice of Proposed Construction or Alteration
  - + FAA Form 7460-1, Notice of Proposed Construction or Alteration
- Waiver Request Form (sample)
- Wetland Fact Sheet
- List of Agencies Involved in Subdivision/Land Development Procedure
- Certificate of Ownership and Acknowledgement of Application; Individual and Corporate/LLC/LLP
- Fee Schedule and Escrow Funds
- Standard Signature Block Certifications
- Standard Plan Notations and Covenant Notes
- Township Infrastructure Construction Details
- Township Infrastructure Construction Standards
- Special Permit Application (special hazards in flood plains)
- Permit Application for Construction in Floodplain Management Areas
- Agreements
  - Developer's Agreement to Pay All Fees
  - Subdivision/Land Development Improvements Agreement (Part One) and Covenant Running with the Land Agreement (Part Two)
  - Performance Security Agreement
  - Improvements Maintenance Agreement
  - Indemnification Agreement
  - Sewage Planning Module Agreement
  - Street Dedication Agreement (Streets not offered for Dedication)
  - Owners Affidavit – Boundary Line Adjustment
  - Standard Stormwater Facilities Maintenance and Monitoring Agreement
  - Individual On-lot Standard Stormwater Facilities Maintenance and Monitoring Agreement (Privately Owned Stormwater Facilities)

**HAZLE TOWNSHIP, LUZERNE COUNTY, PA**  
**APPLICATION FOR SUBDIVISION / LAND DEVELOPMENT**  
**(Two Signed Copies Required)**

No application shall be deemed officially filed and accepted by the Township, unless all ordinance requirements have been met, all documentation received, all application fees paid in full, and proof of submission to third party agencies has been provided.

Application No. \_\_\_\_\_

\$ \_\_\_\_\_  
Fee Enclosed      Check No.

1. Project Name: \_\_\_\_\_

2. Property Owner: \_\_\_\_\_  
(provide mailing address  
and phone number) \_\_\_\_\_

Phone: \_\_\_\_\_

3. Applicant/Developer: \_\_\_\_\_  
(if Different from Owner) \_\_\_\_\_

Phone: \_\_\_\_\_

4. Physical Location of Project: \_\_\_\_\_

5. Luzerne County Tax Map Description and Current Deed of Record Information:

Tax Map(s) \_\_\_\_\_ Lot Number(s) \_\_\_\_\_

Deed Volume(s) \_\_\_\_\_ Page(s) \_\_\_\_\_

Attach a copy of the Current Deed of Record for the Subject Property.

6. Zoning District(s) in which the property is located: \_\_\_\_\_

Application No. \_\_\_\_\_

7. Has the Zoning Officer reviewed the proposed subdivision?

\_\_\_\_\_ Yes \_\_\_\_\_ No

Based upon the Zoning Officer's review, will any variances be required under the Hazle Township Zoning Ordinance?

\_\_\_\_\_ Yes \_\_\_\_\_ No

If yes, specify the required variances per the decision of the Zoning Officer.

Note: Zoning variance approval required prior to submission of plans to Hazle Township Planning Department. Provide review letter from Zoning Officer.

8. Attach a Narrative Report, with sufficient detail, on nature of proposed development and intended use and disposition of subdivided property.

9. Are any modifications from the Hazle Township Subdivision and Land Development ordinance requested?

\_\_\_\_\_ Yes \_\_\_\_\_ No

If yes, specify the requested modifications and sections and/or provisions of the ordinance related to such request on the waiver request form found in the SALDO package.

10. Proposed Type of Sewage Disposal: \_\_\_\_\_

Proposed Type of Water Supply: \_\_\_\_\_

11. Engineer/Surveyor: \_\_\_\_\_

Phone: \_\_\_\_\_

Application No.

\_\_\_\_\_

12. Attorney:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Phone: \_\_\_\_\_

13. Plan(s) Submitted:

\_\_\_\_\_ Sketch Plan  
\_\_\_\_\_ Preliminary Plan (Required)  
\_\_\_\_\_ Final Plan (Required) Preliminary Approval  
required before submitting Final Plan

14. Development Type:  
(Check all boxes that  
apply)

_____ Residential	_____ Total Acreage
_____ Commercial	_____ Total Acreage
_____ Industrial	_____ Total Acreage
_____ PRD	_____ Total Acreage
_____ Other	_____ Total Acreage

15. Certification of Information and Payment of Consulting Fees

I hereby certify that the information contained within this application is true and accurate to the best of my knowledge. I further agree to pay for all consulting fees incurred by Hazle Township for the review of this application, accompanying plans and for inspection of site work as so required and directed by Hazle Township Ordinances. Said payment, in full, shall be submitted to Hazle Township within 30 days from billing date indicated upon the invoice of Notice of Payment. I further certify and agree to provide the Township with "as-built" drawings of all improvements whether or not offered for dedication to Hazle Township.

\_\_\_\_\_  
Signature of Applicant/Developer

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Owner  
(If not same as Applicant/Developer)

\_\_\_\_\_  
Date

Application No. \_\_\_\_\_

The individuals signing above or their designated representative must attend the appropriate Hazle Township Planning Department meeting to respond to any questions. Failure to do so may result in disapproval of the proposed subdivision.

16. Received by Township on \_\_\_\_\_

Date

Signature

Checklist Provided \_\_\_\_\_

YES

NO

YES

NO

303.2C. tentative  
submission

Complete

Submission returned

17. Review Completed As Per 303.3 \_\_\_\_\_

Date

\_\_\_\_\_ Complete Submission – Scheduled for Review by Planning Department on

\_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_ Incomplete Submission – Deficiencies noted on attached correspondence. Please address all deficiencies in writing and re-submit all applicable plans, reports and required documents.

Applicant Notified \_\_\_\_\_

Date

18. Decision and/or recommendation rendered by the Hazle Township Planning Department:

\_\_\_\_\_

Decision and/or Recommendation

Date

19. Date of Mailing of Written Notification of decision and/or recommendation to the Applicant:

\_\_\_\_\_

Date

20. Decision rendered by Hazle Township Supervisors:

\_\_\_\_\_

Decision

Date

21. Date of mailing of written notification of decision to the Applicant:

Date \_\_\_\_\_

**HAZLE TOWNSHIP, LUZERNE COUNTY, PA**  
**APPLICANT CHECKLIST**  
**(Submit Two Copies with Application)**  
**SUBDIVISION / LAND DEVELOPMENT**

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

- Check One:
- \_\_\_\_\_ Final Plan – Minor Subdivision/Land Development/Boundary Line Adjustment
- \_\_\_\_\_ Sketch Plan – Major Subdivision/Land Development
- \_\_\_\_\_ Preliminary Plan Submission – Major Subdivision /Land Development  
(Preliminary approval required prior to Final Plan Submission)
- \_\_\_\_\_ Final Plan Submission – Major Subdivision /Land Development

Data to be Submitted to the Planning Department  
(Check if included, indicate N/A if not applicable)

- \_\_\_\_\_ Two (2) Applications (Must be Signed and Dated)
- \_\_\_\_\_ Five (5) sets of Plans
- \_\_\_\_\_ Three (3) copies of Reports
- \_\_\_\_\_ One (1) copy of Preliminary/Final Plans and Documents in electronic format.
- \_\_\_\_\_ Required Plans, Reports, and Fees for Luzerne Conservation District (Township to submit to District)
- \_\_\_\_\_ Hazle Township Processing Fee
- \_\_\_\_\_ Hazle Township Subdivision/Land Development Fees (See Appendix A-SALDO)
- \_\_\_\_\_ Proof of Ownership (Copy of Deed and/or Agreement)
- \_\_\_\_\_ Utility Notifications (if Applicable)
- \_\_\_\_\_ Cable Company
- \_\_\_\_\_ CAN DO (Humboldt Industrial Park)
- \_\_\_\_\_ Greater Hazleton Joint Sewer Authority
- \_\_\_\_\_ Hazleton City Authority /Water Department
- \_\_\_\_\_ Municipal Authority of Hazle Township
- \_\_\_\_\_ Phone Company
- \_\_\_\_\_ PPL
- \_\_\_\_\_ UGI
- \_\_\_\_\_ Verification of Submission of Required Plans, Reports and Fees to Luzerne County Planning Commission and Luzerne County Engineer's Office



- \_\_\_\_\_ PENNDOT Highway Occupancy Permit Application (if applicable)
- \_\_\_\_\_ County Highway Occupancy Permit Application (if applicable)
- \_\_\_\_\_ Hazle Township Driveway Permit Application (if applicable)
- \_\_\_\_\_ Sewer Module
- \_\_\_\_\_ On-Lot Sewer Application (if applicable)
- \_\_\_\_\_ Wetland Fact Sheet
- \_\_\_\_\_ Zoning Approvals (if applicable)
- \_\_\_\_\_ Storm Drainage Plans
- \_\_\_\_\_ Drainage Plan Application
- \_\_\_\_\_ Drainage Plan/Report Review Fees
- \_\_\_\_\_ Airport Hazard Zone Application (if Required)
- \_\_\_\_\_ Developer's Agreement to pay all Fees (Notarized). Recreation Fee Requirement Form (Fees shall be paid in full prior to approval of the Final Plan. Plans will not be signed by Supervisors or Planning Department until all fees are paid.)
- \_\_\_\_\_ Floodplain Permit Application (if applicable)
- \_\_\_\_\_ Special Permit Application (if applicable)  
(Special hazards in flood plains)
- \_\_\_\_\_ Certificate of Ownership and Acknowledgement of Application
- \_\_\_\_\_ Standard Stormwater Facilities Maintenance and Monitoring Agreement (if applicable)
- \_\_\_\_\_ Individual On-Lot Stormwater Facilities Maintenance and Monitoring Agreement (if applicable)
- \_\_\_\_\_ Waiver Request Form (if applicable)
- \_\_\_\_\_ When required, new deed(s) and checks for recording. Checks shall be payable as required

- NOTE:
1. Minor Subdivision/Land Development Plans are reviewed and approved by the Hazle Township Planning Department.
  2. Major Subdivision/Land Development Plans are reviewed by the Hazle Township Planning Department and approved by the Hazle Township Supervisors.

# STORMWATER MANAGEMENT PERMIT APPLICATION – Levels 1, 2, 3, & 4

## Hazle Township, Luzerne County, PA

(Level 4 Requires a Detailed Application)

Applicant Name, Address, Phone Number and Email	Nature of Activity (i.e. driveway, single-lot structure, parking lot, road, trail, subdivision, etc.):
---	--

Total Proposed Impervious Area (I) (sq. ft.): \_\_\_\_\_

Total Proposed Earth Disturbance (ED) (sq. ft.): \_\_\_\_\_

Level 1: (I) is between 500 sq. ft. and 1,000 sq. ft. or (ED) is between 1,000 sq. ft. and 5,000 sq. ft.

Level 2: (I) is between 1,000 sq. ft. and 5,000 sq. ft. or (ED) is between 5,000 sq. ft. and 10,000 sq. ft.

Complete and attach worksheet C.1 or E and sketch (or equivalent) or Section 105.G requirements

Is information attached?  
No \_\_\_\_\_  
Yes \_\_\_\_\_

Level 3: (I) is between 5,000 sq. ft. and 10,000 sq. ft. or (ED) is between 10,000 sq. ft. and 20,000 sq. ft.

Complete and attach worksheet D and sketch (or equivalent)

Is worksheet attached?  
No \_\_\_\_\_  
Yes \_\_\_\_\_

Level 4: (I) is greater than 10,000 sq. ft. or (ED) is greater than 20,000 sq. ft.

Complete and submit SWM Site Plan in accordance with Section 1204.3, Article 12, Hazle Township Subdivision and Land Development Ordinance (SALDO) and Stormwater Management Level 4 Permit Application

Is a SWM Site Plan included?  
No \_\_\_\_\_  
Yes \_\_\_\_\_

Show on the accompanying sketch that adverse downstream stormwater impacts are not created or worsened, and that additional stormwater runoff will not discharge towards adjacent property owners.

All requirements of the Ordinance have been met. Applicant Signature \_\_\_\_\_ Date: \_\_\_\_\_

**FOR REVIEWER ONLY**

This stormwater management permit application has been    APPROVED    DENIED    (circle one)

Reviewed by (print): \_\_\_\_\_ Reason for Denial: \_\_\_\_\_

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**HAZLE TOWNSHIP INSPECTION LOG (TO BE ATTACHED TO STORMWATER  
MANAGEMENT PERMIT APPLICATION LEVELS 1, 2, AND 3 APPLICATION)**

Application Level No.:

Stormwater Management Permit No.

**PRE-COSTRUCTION INSPECTION**

Inspector Name:

Date:

Signature:

Comments:

**DURING – CONSTRUCTION INSPECTION**

Inspector Name:

Date:

Signature:

Comments:

**POST – CONSTRUCTION INSPECTION**

Inspector Name:

Date:

Signature:

Complies/Does Not Comply:

Comments:

**Hazle Township, Luzerne County, PA**  
**STORMWATER MANAGEMENT LEVEL 4 PERMIT APPLICATION**  
**(Two Signed Copies Required)**

To be submitted with all Level 4 Applications for Subdivision/Land Development

**Level 4:** Proposed impervious area is greater than 10,000 sq. ft. or total earth disturbance is greater than 20,000 sq. ft. or any project that qualifies as a Land Development.

**Stormwater Management Controls:** All requirements of Article 12 of the Hazle Township Subdivision and Land Development Ordinance (SALDO) are applicable, including water quality and volume controls as found in Section 1203.1.V.2 and peak rate controls as found in Section 1203.1.V.3.

**Submission:** Submit the Stormwater Management Level 4 Permit Application and Stormwater Management (SWM) Site Plan and related data as required in Article 12 of the Hazle Township Subdivision and Land Development Ordinance (SALDO).

**Review:** Shall be completed by Hazle Township Engineer.

Anyone performing a **Level 4** regulated activity must complete the Stormwater Management Level 4 Permit Application, and submit to the Township. A regulated activity is defined by this Ordinance as:

**Regulated Activity** – Any earth disturbance activities or any activities that involve the alteration or development of land in a manner that may affect stormwater runoff.

This includes but is not limited to: the clearing of wooded areas, grading and excavating, placement of pavement (driveways, parking areas, roads), construction of buildings and other structures (homes, sheds, garages, commercial and industrial buildings), and other activities which alter the way stormwater runs off of the landscape. Impervious area defined by this Ordinance as:

**Impervious Surface (Impervious Area)** – A surface that prevents the infiltration of water into the ground. Impervious surfaces include, but are not limited to, streets, sidewalks, pavements, parking lots, driveways, roofs, stone patios. See definition of “Gravel (Crushed Stone)” for when gravel classifies as impervious area.

**Gravel (Crushed Stone)** – Considered to be impervious when the intended use of the stone is for transportation purposes, parking areas, construction areas, trails, or if the gravel is compacted at any time during or after its placement; landscaping stone is not considered as impervious area.

Application is hereby made for review of the Stormwater Management and Erosion and Sedimentation Control Plan and related data as submitted herewith in accordance with Article 12, Stormwater Management and water discharge requirements of the Hazle Township Subdivision and Land Development Ordinance (SALDO).

1. Project Name: \_\_\_\_\_

2. Property Owner: \_\_\_\_\_

(provide mailing address and phone number) (If corporation, list the corporation's name and the names of two (2) officers of the corporation)

3. Applicant/Developer: \_\_\_\_\_

(if different from Owner)

Phone: \_\_\_\_\_

4. Physical Location of Project: \_\_\_\_\_

5. Engineer/Surveyor: \_\_\_\_\_

Phone: \_\_\_\_\_

6. Area of proposed and existing impervious area on entire tract.

a. Existing Impervious (to remain undisturbed) \_\_\_\_\_ s.f. \_\_\_\_\_ % of property

b. Proposed Impervious \_\_\_\_\_ s.f. \_\_\_\_\_ % of property

c. Total Impervious \_\_\_\_\_ s.f. \_\_\_\_\_ % of property

d. Total Proposed Earth Disturbance \_\_\_\_\_ s.f. \_\_\_\_\_ % of property

7. Attach a Narrative Report, with sufficient detail, on nature of activity for proposed Stormwater Management Plan. (i.e. driveway, single-lot structure, parking lot, road, trail, subdivision, land development, etc.)

8. Are any modifications from Article 12, Stormwater Management and Water Discharge requirements, of the Hazle Township Subdivision and Land Development Ordinance (SALDO) or Stormwater Management Ordinance requested?

\_\_\_\_\_ YES \_\_\_\_\_ NO

If yes, specify the requested modifications and sections and/or provisions of the ordinance related to such request on the waiver request form found in the SALDO packet.

9. Plan(s) Submitted: \_\_\_\_\_ Sketch Plan  
\_\_\_\_\_ Preliminary Plan  
\_\_\_\_\_ Final Plan

- |                       |                   |                     |
|-----------------------|-------------------|---------------------|
| 10. Development Type: | _____ Residential | _____ Total Acreage |
| (Check All Boxes      | _____ Commercial  | _____ Total Acreage |
| That Apply)           | _____ Industrial  | _____ Total Acreage |
|                       | _____ PRD         | _____ Total Acreage |
|                       | _____ Other       | _____ Total Acreage |

11. Stormwater

- a. Does the peak rate of runoff from proposed conditions exceed that flow which occurred for pre-development conditions for the designed design storm?

- b. Design storm utilized

- c. Number of Sub-Areas/Drainage Areas

- d. Watershed name as per state classification

<http://www.dep.state.pa.us/river/Maps/PAbasins.htm>

- e. Does the submission and/or district meet the release rate criteria for the applicable subarea? (See Nescopeck Creek Watershed Management District Map, Article 12 (SALDO))

- f. Does the proposed stormwater control criteria meet the requirement/guidelines of Article 12 of the SALDO?

g. Was TR-55, June 1986 utilized in determining the time of concentration?  
\_\_\_\_\_

h. What hydrologic method was used in the stormwater computations?  
\_\_\_\_\_

i. Is a hydraulic routing through the stormwater control structure submitted?  
\_\_\_\_\_

j. Is a construction schedule or staging attached?  
\_\_\_\_\_

12. Erosion and Sediment Pollution Control (E&S)

- a. Total Area of Earth Disturbance \_\_\_\_\_ s.f. \_\_\_\_\_ acres
- b. Were plans and reports provided for Township to submit to the Luzerne Conservation District? \_\_\_\_\_ (Applicant to provide submission to Township, Administrator will forward to District.)
- c. Will NPDES permit be required?  
\_\_\_\_\_

13. Wetlands

- a. Have the Wetlands been delineated by someone trained in Wetland Delineation? \_\_\_\_\_
- b. Have the Wetland Lines been verified by a State or Federal Permitting Authority? \_\_\_\_\_
- c. Have the Wetland Lines been surveyed?  
\_\_\_\_\_
- d. Total Acreage of Wetland within the Property  
\_\_\_\_\_
- e. Total Acreage of Wetland Disturbed  
\_\_\_\_\_
- f. Supporting Documentation  
\_\_\_\_\_
- g. Will a permit be required from the Army Corps of Engineers or the Pennsylvania Department of Environmental Protection?  
\_\_\_\_\_

14. Filing

a. Has the required fee been submitted?

\_\_\_\_\_

b. Has the proposed schedule of Construction been Submitted?

\_\_\_\_\_

c. Name of Individual whom will be responsible for making the required notification to the Township to schedule the Inspection. \_\_\_\_\_

d. General Comments about Stormwater Management at Development. \_\_\_\_\_

\_\_\_\_\_

15. Fee Schedule

a. See SALDO Package

16. Certification of Information and Payment of Consulting Fees

I hereby certify that the information contained within this application is true and accurate to the best of my knowledge. I further agree to pay for all consulting fees incurred by Hazle Township for the review of this application, accompanying plans and for inspection of site work as so required and directed by Hazle Township Ordinances. Said payment, in full, shall be submitted to Hazle Township within 30 days from billing date indicated upon the invoice of Notice of Payment. I further certify and agree to provide the Township with "as-built" drawings of all improvements offered for dedication to Hazle Township.

\_\_\_\_\_  
Signature of Applicant/Developer

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Owner

\_\_\_\_\_  
Date

(if not same as Applicant/Developer)

FOR REVIEWER ONLY

This Stormwater Management Permit Application has been APPROVED DENIED (circle one)

Review by (Print): \_\_\_\_\_ Reason for Denial: \_\_\_\_\_

Signature: \_\_\_\_\_ Date: \_\_\_\_\_



**Hazle Township, Luzerne County, PA**

**Application for Permit for Material Change in the Use of Land  
Located in the Airport Hazard Zones**

No material change shall be made in the use of land, no structure shall be erected or otherwise established, and no tree shall be planted in any zone hereby created unless a permit therefore shall have been applied for and granted. Each application for a permit shall indicate the purpose for which the permit is desired, with sufficient particularity to permit it to be determined whether the resulting use, structure, or tree would conform to the regulations herein prescribed. If such determination is in the affirmative, the permit shall be granted. No permit for a use inconsistent with the provisions of this Ordinance shall be granted unless a variance has been approved in accordance with Article VII, Section 7.4 of the Hazle Township Airport District Overlay Ordinance.

**No person is required to notify PENNDOT or the FAA Administrator for any of the following construction or alteration: (Applicant to check applicable box)**

- ☐ Any object that would be shielded by existing structures of a permanent and substantial character or by natural terrain or topographic features of equal or greater height, and would be located in the congested area of a city, town, or settlement where it is evident beyond all reasonable doubt that the structure so shielded will not adversely affect safety in air navigation.
- ☐ Any antenna structure of 20 feet or less in height except one that would increase the height of another antenna structure.
- ☐ Any air navigation facility, airport visual approach or landing air, aircraft arresting device, or meteorological device, of a type approved by the Administrator, or an appropriate military service on military airports, the location and height of which is fixed by its functional purpose.
- ☐ Any construction or alteration for which notice is required by any other FAA regulation.

**If notification is not required, Applicant shall only complete Items 1, 2, 3, and 13.**

Any person desiring to erect any structure or increase the height of any structure or permit the growth of any object of natural growth or otherwise use his property in violation of airport zoning regulations may apply to the Zoning Hearing Board for a variance from the zoning regulations is question.

Application No. \_\_\_\_\_

1. Applicant: \_\_\_\_\_  
(provide mailing address \_\_\_\_\_  
and phone number \_\_\_\_\_)

Phone: \_\_\_\_\_

2. Developer \_\_\_\_\_  
(if different from Owner) \_\_\_\_\_  
Phone: \_\_\_\_\_

3. Physical Location of Project: \_\_\_\_\_  
\_\_\_\_\_

4. Luzerne County Tax Map Description and Current Deed of Record Information: \_\_\_\_\_  
Tax Map(s) \_\_\_\_\_ Lot Numbers(s) \_\_\_\_\_  
Deed Volume(s) \_\_\_\_\_ Page(s) \_\_\_\_\_  
Attach a copy of the Current Deed of Record for the Subject Property.

5. Zoning District(s) in which the property is located: \_\_\_\_\_  
\_\_\_\_\_

6. Has the Applicant/Developer notified PENNDOT Bureau of Aviation (BOA)?  
\_\_\_\_\_ YES \_\_\_\_\_ NO  
Based upon BOA response, can permit be issued? \_\_\_\_\_ YES \_\_\_\_\_ NO  
If no, Applicant must notify FAA.

7. Has the Applicant/Developer notified the Federal Aviation Administration (FAA)?  
\_\_\_\_\_ YES \_\_\_\_\_ NO

8. Based upon the FAA review, will any variances be required under the "Airport Hazard Zoning and Regulation Ordinance."  
\_\_\_\_\_ YES \_\_\_\_\_ NO

If no, the permit shall be granted. This permit does not relieve the applicant of complying with all other local, county, state or federal ordinances, permits, codes and/or requirements.

If yes, any person desiring to erect any structure or increase the height of any structure or permit the growth of any object of natural growth or otherwise use his property in violation of airport zoning regulations may apply to the Zoning Hearing Board for a variance from the zoning regulations in question. A variance shall only be granted after the requirements of Article VII of the "Airport District Overlay Ordinance" are satisfied.

Specify the required variances as determined by the Federal Aviation Administration (FAA).

**Note: Airport Zoning Variance approval required prior to submission of plans to Hazle Township Planning Department.**

9. Variance Requested.

\_\_\_\_\_ YES \_\_\_\_\_ NO

10. Request scheduled for Hearing by Zoning Hearing Board on \_\_\_\_\_.

The Applicant or their designated representative must attend the Zoning Hearing Board Meeting to respond to any questions. Failure to do so may result in disapproval of application.

11. Applicant notified of Hearing Date by Certified Mail # \_\_\_\_\_, \_\_\_\_\_ Date

12. Decision Rendered by Zoning Hearing Board

\_\_\_\_\_ Decision

\_\_\_\_\_ Date

13. Certification of Information and Payment of Consulting Fees

I hereby certify that the information contained within this application is true and accurate to the best of my knowledge. I further agree to pay for all consulting fees incurred by Hazle Township for the review of this application, accompanying plans and for inspection of site work as so required and directed by Hazle Township Ordinances. Said payment, in full, shall be submitted to Hazle Township within thirty (30) days from billing date indicated upon the invoice of Notice of Payment. I further certify and agree to provide the Township with "as-built" drawings of all improvements if requested.

\_\_\_\_\_ Signature of Applicant/Developer

\_\_\_\_\_ Date

\_\_\_\_\_ Signature of Owner

\_\_\_\_\_ Date

(if not same as Applicant/Developer)

cc: Planning Department  
Township Engineer  
Township Solicitor  
File

**STEPS REQUIRED FOR DEVELOPMENT NEAR AN AIRPORT  
HAZLE TOWNSHIP, LUZERNE COUNTY, PENNSYLVANIA**

- Step 1:** Property owner (proponent) wants to erect a new structure, add to an existing structure, or erect and maintain an object of natural growth.
- Step 2:** Project proponent contacts Hazle Township to apply for a permit for the proposed project.
- Step 3:** Township staff determines if proposed project is located in an airport hazard zone (approach, conical, horizontal, primary, or transitional surface areas). If proposed project is located in an airport hazard zone, Township staff will determine if proponent is to complete a Hazle Township application for Permit for Material Change in the Use of Land Located in the Airport Hazard Zones.

**No person is required to notify PENNDOT or the FAA Administrator for any of the following construction or alteration: (Applicant to check applicable box)**

- ☐ Any object that would be shielded by existing structures of a permanent and substantial character or by natural terrain or topographic features of equal or greater height, and would be located in the congested area of a city, town, or settlement where it is evident beyond all reasonable doubt that the structure so shielded will not adversely affect safety in air navigation.
- ☐ Any antenna structure of 20 feet or less in height except one that would increase the height of another antenna structure.
- ☐ Any air navigation facility, airport visual approach or landing air, aircraft arresting device, or meteorological device, of a type approved by the Administrator, or an appropriate military service on military airports, the location and height of which is fixed by its functional purpose.
- ☐ Any construction or alteration for which notice is required by any other FAA regulation.

**If notification is not required, Applicant shall only complete Items 1, 2, 3, and 13 of the Application.**

- Step 4:** When required, project proponent shall complete and submit PENNDOT Form AV-57.
- Step 5:** PENNDOT Bureau of Aviation will evaluate proposal to identify any FAR Part 77 surface penetrations.
- Step 6:** PENNDOT will respond to AV-57 proponent with one of the following two determinations.
- A. No Penetration: If it is determined that there is "no penetration of airspace," the permit request is in compliance with the Airport District Overlay Ordinance.

If the project meets all other municipal requirements, permit is issued. Subdivisions or Land Developments must meet the requirements of the Hazle Township Subdivision and Land Development Ordinance.

- B. Penetration to FAR Part 77: If PENNDOT returns a determination of "Penetration of Airspace," the permit request is not in compliance with the Airport District Overlay Ordinance. The permit request shall be denied.

**Step 7:** If the project proponent is denied a permit due to a Part 77 penetration (see Step 6B), they may apply for a variance from airport district overlay ordinance regulations.

**Step 8:** If a proponent requests a variance, the Municipality instructs proponent to submit FAA Form 7460-1 (as amended or replaced). The FAA will use the 7460-1 data to determine the proposal's effect on the operation of air navigation facilities and the safe, efficient use of navigable air space.

**Step 9:** Project proponent submits FAA Form 7460-1 (as amended or replaced).

**Step 10:** FAA returns one of the determinations listed below to the proponent. The proponent must forward this determination to the Municipality before a variance application decision can be made.

1. No Objection: The subject construction is determined not to exceed obstruction standards and marking/lighting is not required. Under this determination, a variance shall be granted.
2. Conditional Determination: The proposed construction/alteration is determined to create some level of encroachment into an airport hazard area which can be effectively mitigated. Under this determination, a variance shall be granted contingent upon proponent implementing mitigation measures.
3. Objectionable: The proposed construction/alternation is determined to be a hazard and is thus objectionable. A variance shall be denied and the reasons for this determination shall be outlined to the applicant.



**pennsylvania**  
DEPARTMENT OF TRANSPORTATION  
BUREAU OF AVIATION

## NOTICE OF PROPOSED CONSTRUCTION OR ALTERATION

<b>1. Nature of Proposal</b> <div style="display: flex; justify-content: space-between;"> <div style="width: 30%;"> <b>A. Type</b>  <input type="checkbox"/> New Construction  <input type="checkbox"/> Alteration         </div> <div style="width: 30%;"> <b>B. Class</b>  <input type="checkbox"/> Permanent  <input type="checkbox"/> Temporary            (Duration _____ months)         </div> <div style="width: 30%;"> <b>C. Work Schedule Dates</b>            Beginning _____            End _____         </div> </div>			<b>2. Complete Description of Structure</b> <b>A.</b> Include size and configuration of power transmission lines and their supporting towers in the vicinity of public airports.  <b>B.</b> Include information showing site orientation dimensions, and construction materials of the proposed structure.	
<b>3A. Name and address of individual company, corporation, etc. proposing the construction or alteration.</b> (Number, Street, City, State and Zip Code) _____ _____ Telephone Number _____			(if more space is required, continue on a separate sheet)	
<b>3B. Name, address and telephone number of proponent's representative if different than 3 above.</b> _____ _____ _____				
<b>4. Location of Structure</b> <div style="display: flex;"> <div style="width: 20%;"> <b>A. Coordinates</b>            (To nearest second)   <div style="display: flex; justify-content: space-around;"> <span>°</span><span>'</span><span>"</span> </div>           Latitude         </div> <div style="width: 20%;"> <b>B. Nearest City or Town, and State</b>             Distance from B _____ Miles         </div> <div style="width: 20%;"> <b>C. Name of nearest airport, heliport, flight park, or seaplane base</b>             (1) Distance from structure to nearest point of nearest runway _____             (2) Direction from structure to airport _____         </div> </div>			<b>5. Height and Elevation</b> (Complete to the nearest foot) <b>A.</b> Elevation of site above mean seal level. _____  <b>B.</b> Height of Structure including all appurtenances and lighting (if any) above ground or water is so situated. _____  <b>C.</b> Overall height above mean sea level (A + B). _____	
<b>D.</b> Description of location of site with respect to highways, streets, airports, prominent terrain features, existing structures, etc. Attach a U.S. Geological Survey quadrangle map or equivalent showing the relationship of construction site to nearest airport(s). (If more space is required, continue on a separate sheet of paper and attach to this notice.)  _____ _____ _____				
Notice is required by the Aviation Code, Act of October 10, 1984, P.L.837 No. 164 and Title 67 PA Code Chapter 479, Section 479.4.				
I HEREBY CERTIFY that all of the above statements made by me are true, complete, and correct to the best of my knowledge. In addition, I agree to obstruction mark and/or light the structure in accordance with established marking and lighting standards if necessary.				
Date _____		Typed Name/Title of Person Filing Notice _____		Signature _____
<b>FOR BUREAU OF AVIATION USE ONLY: The Bureau will either return this form or issue a separate acknowledgment.</b>				
<b>THE PROPOSAL:</b> <input type="checkbox"/> Is not identified as an obstruction under any standard or FAR, Part 77, Subpart C and PA Aviation Code, Act 1984-164. <input type="checkbox"/> Is identified as an obstruction under the standards of FAR, Part 77, Subpart C and PA Aviation Code, Act 1984-164. <input type="checkbox"/> Should be obstruction <input type="checkbox"/> marked, <input type="checkbox"/> lighted per FAA advisory Circular 70/7460-1. Chapter(s) _____ <input type="checkbox"/> Obstruction marking and lighting are not necessary. <input type="checkbox"/> A notice is required anytime the project is abandoned and when construction is completed.			<b>REMARKS:</b>  _____ _____ _____	
SIGNATURE: _____			DATE: _____	

Please review this section of the Aviation Code:

## AVIATION CODE

Act of October 10, 1984, P.L. 837, No. 164  
(Amending Title 74 [Transportation] of the Pennsylvania Consolidated Statistics)

### CHAPTER 57 OBSTRUCTIONS TO AIRCRAFT OPERATION

#### SEC. 5701. DEPARTMENT APPROVAL

- (a) Obstructions to aircraft within approach area. A person who erects and maintains any smokestack, flag pole, elevated tank, radio station tower, antenna, building, structure, any object of natural growth or other obstruction to the operation of aircraft within an approach area that extends above an inclined plane without first obtaining prior approval thereof from the Department commits a summary offense. Each day a violation of this subsection continues constitutes a separate offense.
- (b) Structures in close proximity to airport. A person who erects a new structure or adds to an existing structure in violation of guidelines or regulations adopted by the Federal Aviation Administration of the United States Department of Transportation, or who erects the structure with respect to the airport without, in either event, first obtaining prior approval from the Department, commits a summary offense.
- (c) Definition. As used in this section the term "approach area" includes all that area lying within and above an inclined plane, starting at each end of each runway or landing strip of a public-use airport, as described by guidelines or regulations adopted by the Federal Aviation Administration of the United States Department of Transportation.

### TITLE 67 PENNSYLVANIA CODE CHAPTER 479

#### SEC. 479.4. AIRPORT OBSTRUCTIONS

A person who plans to erect a new structure, to add to an existing structure, or to erect or maintain any object (natural or man-made), as defined in 14 Code of Federal Regulations Part 77.13(a) (as amended or replaced), shall first obtain approval from the Department by submitting a written notice (Form AV-57) to the Department at least thirty (30) days prior to commencement thereof.

##### Federal Aviation Regulation, Part 77

##### §77.13 Construction or Alteration Requiring Notice

- (a) Except as provided in §77.15, each sponsor who proposes any of the following construction or alteration shall notify the Administrator in the form and manner prescribed in §77.17;
  - (1) Any construction or alteration of more than 200 feet in height above the ground level at its site.
  - (2) Any construction or alteration of greater height than an imaginary surface extending outward and upward at one of the following slopes:
    - (i) 100 to 1 for a horizontal distance of 20,000 feet from the nearest point of the nearest runway of each airport specified in subparagraph (5) of this paragraph with at least one runway more than 3,200 feet in actual length, excluding heliports.
    - (ii) 50 to 1 for a horizontal distance of 10,000 feet from the nearest point of the nearest runway of each airport specified in subparagraph (5) of this paragraph with its longest runway no more than 3,200 feet in actual length, excluding heliports.
    - (iii) 25 to 1 for a horizontal distance of 5,000 feet from the nearest point of the nearest landing and takeoff area of each heliport specified in subparagraph (5) of this paragraph.
  - (3) Any highway, railroad, or other traverse way for mobile objects, of a height which, if adjusted upward 17 feet for an interstate Highway that is part of the National System of Military and Interstate Highways where overcrossings are designed for a minimum of 17 feet vertical distance, 15 feet for any other public roadway, 10 feet or the height of the highest mobile object that would normally traverse the road, whichever is greater, for a private road, 23 feet for a railroad, and for a waterway or any other traverse way not previously mentioned, an amount equal to the height of the highest mobile object that would normally traverse it, would exceed a standard of subparagraph (1) or (2) of this paragraph.
  - (4) When requested by the FAA, any construction or alteration that would be in an instrument approach area (defined in the FAA standards governing instrument approach procedures and available information indicates it might exceed a standard of Subpart C of this part.
  - (5) Any construction or alteration on any of the following airports (including heliports):
    - (i) An airport that is available for public use and is listed in the Airport Directory of the current Airman's Information Manual or in either the Alaska or Pacific Airman's Guide and Chart Supplement.
    - (ii) An airport under construction, that is the subject of a notice or proposal on file with the Federal Aviation Administration, and except for military airports, it is clearly indicated that that airport will be available for public use.
    - (iii) An airport that is operated by an armed force of the United States.

Please mail the completed application to: PA Department of Transportation  
Bureau of Aviation  
P.O. Box 3457  
Harrisburg, PA 17105

## NOTICE OF PROPOSED CONSTRUCTION OR ALTERATION

### §77.13 Construction or alteration requiring notice.

(a) Except as provided in §77.15, each sponsor who proposes any of the following construction or alteration shall notify the Administrator in the form and manner prescribed in §77.17.

(1) Any construction or alteration of more than 200 feet in height above the ground level at its site.

(2) Any construction or alteration of greater height than imaginary surface extending outward and upward at one of the following slopes:

(i) 1.00 to 1 for horizontal distance of 20,000 feet from the nearest point of the nearest runway of each airport specified in paragraph (a)(5) or this section with at least one runway more than 3,200 feet in actual length, excluding heliports.

(ii) 50 to 1 for horizontal distance of 10,000 feet from the nearest point of the nearest runway of each airport specified in paragraph (a)(5) of this section with its longest runway no more than 3,200 feet in actual length, excluding heliports.

(iii) 25 to 1 for a horizontal distance of 5,000 feet from the nearest point of the nearest landing and takeoff area of each heliport specified in paragraph (a)(5) of this section.

(3) Any highway, railroad, or other traverse way for mobile objects, of a height which, if adjusted upward 17 feet for an Interstate Highway that is part of the National System of Military and Interstate Highways where overcrossings are designed for a minimum of 17 feet vertical distance, 16 feet for any other public roadway, 10 feet or the height of the highest mobile object that would normally traverse the road, whichever is greater, for a private road, 23 feet for a railroad, and for a waterway or any other traverse way not previously mentioned, an amount equal to the height of the highest mobile object that would normally traverse it, would exceed a standard of paragraph (a)(1) or (2) of this section.

(4) When requested by the FAA, any construction or alteration that would be in an instrument approach area (defined in the FAA standards governing instrument approach procedures) and available information indicates it might exceed a standard of Subpart C of this part.

(5) Any construction or alteration on any of the following airports (including heliports):

(i) An airport that is available for public use and is listed in the Airport Directory of the current Aeronautical Information Manual or in either the Alaska or Pacific Aeronautical Guide and Chart Supplement.

(ii) An airport under construction, that is the subject of a notice or proposal on file with the Federal Aviation Administration, and except for military airports, it is clearly indicated that airport will be available for public use.

(iii) An airport that is operated by an armed force of the United States.

(b) Each sponsor who proposes construction or alteration that is the subject of a notice under paragraph (a) of this section and is advised by an FAA regional office that a supplemental notice is required shall submit that notice on a prescribed form to be received by the FAA regional office at least 48 hours before the start of construction or alteration.

(c) Each sponsor who undertakes construction or alteration that is the subject of a notice under paragraph (a) of this section shall, within 5 days after that construction or alteration reaches its greatest height, submit a supplemental notice on a prescribed form to the FAA regional office having jurisdiction over the region involved, if—

(1) The construction or alteration is more than 200 feet above the surface level of its site; or

(2) An FAA regional office advises him that submission of the form is required.

### §77.15 Construction or alteration not requiring notice.

No person is required to notify the Administrator for any of the following construction or alteration:

(a) Any object that would be shielded by existing structures of a permanent and substantial character or by natural terrain or topographic features of equal or greater height, and would be located in the congested area of a city, town, or settlement where it is evident beyond all reasonable doubt that the structure so shielded will not adversely affect safety in air navigation.

(b) Any antenna structure of 20 feet or less in height except one that would increase the height of another antenna structure.

(c) Any air navigation facility, airport visual approach or landing air, aircraft arresting device, or meteorological device, of a type approved by the Administrator, or an appropriate military service on military airports, the location and height of which is fixed by its functional purpose.

(d) Any construction or alteration for which notice is required by any other FAA regulation.

### §77.17 Form and time of notice

(a) Each person who is required to notify the Administrator under §77.13 (a) shall send one executed form set of FAA Form 7460-1, Notice of Proposed Construction or Alteration, to the Manager, Air Traffic Division, FAA Regional Office having jurisdiction over the area within which the construction or alteration will be located. Copies of FAA Form 7460-1 may be obtained from the headquarters of the Federal Aviation Administration and the regional offices.

(b) The notice required under §77.13 (a)(1) through (4) must be submitted at least 30 days before the earlier of the following dates—

(1) The date the proposed construction or alteration is to begin.

(2) The date an application for a construction permit is to be filed.

However, a notice relating to proposed construction or alteration that is subject to the licensing requirements of the Federal Communications Act may be sent to the FAA at the same time the application for construction is filed with the Federal Communications Commission, or at any time before that filing.

(c) A proposed structure or an alteration to an existing structure that exceeds 2,000 feet in height above the ground will be presumed to be a hazard to air navigation and to result in an inefficient utilization of airspace and the applicant has the burden of overcoming that presumption. Each notice submitted under the pertinent provisions of this part 77 proposing a structure in excess of 2,000 feet above ground, or an alteration that will make an existing structure exceed that height, must contain a detailed showing, directed to meeting this burden. Only in exceptional cases, where the FAA concludes that a clear and compelling showing has been made that it would not result in an inefficient utilization of the airspace and would not result in a hazard to air navigation, will a determination of no hazard be issued.

(d) In the case of an emergency involving essential public services, public health, or public safety that required immediate construction or alteration, the 30 day requirement in paragraph (b) of this section does not apply and the notice may be sent by telephone, telegraph, or other expeditious means, with an executed FAA Form 7460-1 submitted within five (5) days thereafter. Outside normal business hours, emergency notices by telephone or telegraph may be submitted to the nearest FAA Flight Service Station.

(e) Each person who is required to notify the Administrator by paragraph (b) or (c) of §77.13, or both shall send an executed copy of FAA Form 7460-2, Notice of Actual Construction or Alteration, to the Manager, Air Traffic Division, FAA Regional Office having jurisdiction over the area involved.

Mail Processing Center  
Federal Aviation Administration  
Southwest Regional Office Obstruction Evaluation Service, AJR-322  
2601 Meacham Boulevard  
Fort Worth, TX 76193  
Fax: 817-838-1991  
Phone: 817-838-1990  
  
Website: <https://oeaaa.faa.gov>



## INSTRUCTIONS FOR COMPLETING FAA FORM 7460-1

PLEASE TYPE or PRINT

ITEM #1. Please include the name, address and phone number of a personal contact point as well as the company name.

ITEM #2. Please include the name, address and phone number of a personal contact point as well as the company name.

ITEM #3. New Construction would be a structure that has not yet been built.

Alteration is a change to an existing structure such as the addition of a side mounted antenna, a change to the marking and lighting, a change to power and/or frequency, or a change to the height. The nature of the alteration shall be included in ITEM #21 "Complete Description of Proposal".

Existing would be a correction to the latitude and/or longitude, a correction to the height, or if filing on an existing structure which has never been studied by the FAA. The reason for the notice shall be included in ITEM #21 "Complete Description of Proposal".

ITEM #4. If Permanent, so indicate. If Temporary, such as a crane or drilling derrick, enter the estimated length of time the temporary structure will be up.

ITEM #5. Enter the date that construction is expected to start and the date that construction should be completed.

ITEM #6. Please indicate the type of structure. DO NOT LEAVE BLANK.

ITEM #7. In the event that obstruction marking and lighting is required, please indicate type desired. If no preference, check "other" and indicate "no preference" DO NOT LEAVE BLANK. *NOTE: High Intensity lighting shall be used only for structures over 500' AGL. In the absence of high intensity lighting for structures over 500' AGL, marking is also required.*

ITEM #8. If this is an existing tower that has been registered with the FCC, enter the FCC Antenna Structure Registration number here.

ITEM #9 and #10. Latitude and longitude must be geographic coordinates, accurate to within the nearest second or to the nearest hundredth of a second if known. Latitude and longitude derived solely from a hand-held GPS instrument is **NOT acceptable**. A hand-held GPS is only accurate to within 100 meters (328 feet) 95 percent of the time. This data, when plotted, should match the site depiction submitted under ITEM #20.

ITEM #11. NAD 83 is preferred; however, latitude and longitude may be submitted in NAD 27. Also, in some geographic areas where NAD 27 and NAD 83 are not available other datums may be used. It is important to know which datum is used. DO NOT LEAVE BLANK.

ITEM #12. Enter the name of the nearest city and state to the site. If the structure is or will be in a city, enter the name of that city and state.

ITEM #13. Enter the full name of the nearest public-use (*not private-use*) airport or heliport or military airport or heliport to the site.

ITEM #14. Enter the distance from the airport or heliport listed in #13 to the structure.

ITEM #15. Enter the direction from the airport or heliport listed in #13 to the structure.

ITEM #16. Enter the site elevation above mean sea level and expressed in whole feet rounded to the nearest foot (e.g. 17'3" rounds to 17', 17'6" rounds to 18'). This data should match the ground contour elevations for site depiction submitted under ITEM #20.

ITEM #17. Enter the total structure height above ground level in whole feet rounded to the next highest foot (e.g. 17'3" rounds to 18'). The total structure height shall include anything mounted on top of the structure, such as antennas, obstruction lights, lightning rods, etc.

ITEM #18. Enter the overall height above mean sea level and expressed in whole feet. This will be the total of ITEM #16 + ITEM #17.

ITEM #19. If an FAA aeronautical study was previously conducted, enter the previous study number.

ITEM #20. Enter the relationship of the structure to roads, airports, prominent terrain, existing structures, etc. Attach an 8-1/2" x 11" non-reduced copy of the appropriate 7.5 minute U.S. Geological Survey (USGS) Quadrangle Map MARKED WITH A PRECISE INDICATION OF THE SITE LOCATION. To obtain maps, contact USGC at 1-800-435-7627 or via internet at "<http://mapping.usgs.gov>". If available, attach a copy of a documented site survey with the surveyor's certification stating the amount of vertical and horizontal accuracy in feet.

ITEM #21.

- For transmitting stations, include maximum effective radiated power (ERP) and all frequencies.
- For antennas, include the type of antenna and center of radiation (*Attach the antenna pattern, if available*).
- For microwave, include azimuth relative to true north.
- For overhead wires or transmission lines, include size and configuration of wires and their supporting structures (*Attach depiction*).
- For each pole/support, include coordinates, site elevation, and structure height above ground level or water.
- For buildings, include site orientation, coordinates of each corner, dimensions, and construction materials.
- For alterations, explain the alteration thoroughly.
- For existing structures, thoroughly explain the reason for notifying the FAA (e.g. corrections, no record or previous study, etc.).

**Filing this information with the FAA does not relieve the sponsor of this construction or alteration from complying with any other federal, state or local rules or regulations. If you are not sure what other rules or regulations apply to your proposal, contact local/state aviation and zoning authorities.**

**Paperwork Reduction Work Act Statement:** This information is collected to evaluate the effect of proposed construction or alteration on air navigation and is not confidential. Providing this information is mandatory for anyone proposing construction or alteration that meets or exceeds the criteria contained in 14 CFR, part 77. We estimate that the burden of this collection is an average 19 minutes per response. An agency may not conduct or sponsor, and a person is not required to respond to a collection of information unless it displays a currently valid OMB control number. The OMB control number for this collection is 2120-0001. Comments concerning the accuracy of this burden and suggestions for reducing the burden should be directed to the FAA at: 800 Independence Ave. SW, Washington, DC 20591, Attn: Information Collection Clearance Officer, ABA-20

U.S. Department of Transportation  
Federal Aviation Administration

Failure To Provide All Requested Information May Delay Processing of Your Notice

## Notice of Proposed Construction or Alteration

FOR FAA USE ONLY

Aeronautical Study Number

## 1. Sponsor (person, company, etc. proposing this action):

Attn. of: \_\_\_\_\_

Name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Telephone: \_\_\_\_\_ Fax: \_\_\_\_\_

9. Latitude: \_\_\_\_\_ ° \_\_\_\_\_ ' \_\_\_\_\_ " \_\_\_\_\_ "

10. Longitude: \_\_\_\_\_ ° \_\_\_\_\_ ' \_\_\_\_\_ " \_\_\_\_\_ "

11. Datum: ☐ NAD 83 ☐ NAD 27 ☐ Other

12. Nearest City: \_\_\_\_\_ State: \_\_\_\_\_

13. Nearest **Public-use** (not private-use) or Military Airport or Heliport:

14. Distance from #13. to Structure: \_\_\_\_\_

15. Direction from #13. to Structure: \_\_\_\_\_

16. Site Elevation (AMSL): \_\_\_\_\_ ft.

17. Total Structure Height (AGL): \_\_\_\_\_ ft.

18. Overall Height (#16 + #17) (AMSL): \_\_\_\_\_ ft.

19. Previous FAA Aeronautical Study Number (if applicable): \_\_\_\_\_

-OE

20. Description of Location: (Attach a USGS 7.5 minute Quadrangle Map with the precise site marked and any certified survey)

3. Notice of: ☐ New Construction ☐ Alteration ☐ Existing4. Duration: ☐ Permanent ☐ Temporary ( \_\_\_\_\_ months, \_\_\_\_\_ days)

5. Work Schedule: Beginning \_\_\_\_\_ End \_\_\_\_\_

6. Type: ☐ Antenna Tower ☐ Crane ☐ Building ☐ Power Line  
☐ Landfill ☐ Water Tank ☐ Other \_\_\_\_\_

## 7. Marking/Painting and/or Lighting Preferred:

- ☐ Red Lights and Paint ☐ Dual - Red and Medium Intensity White  
☐ White - Medium Intensity ☐ Dual - Red and high Intensity White  
☐ White - High Intensity ☐ Other

8. FCC Antenna Structure Registration Number (if applicable): \_\_\_\_\_

## 21. Complete Description of Proposal:

Frequency/Power (kW)

Notice is required by 14 Code of Federal Regulations, part 77 pursuant to 49 U.S.C., Section 44718. Persons who knowingly and willingly violate the notice requirements of part 77 are subject to a civil penalty of \$1,000 per day until the notice is received, pursuant to 49 U.S.C., Section 46301(a)

I hereby certify that all of the above statements made by me are true, complete, and correct to the best of my knowledge. In addition, I agree to mark and/or light the structure in accordance with established marking & lighting standards as necessary.

Date

Typed or Printed Name and Title of Person Filing Notice

Signature

**WAIVER SAMPLE**

**Modification of Required Standards**  
Hazle Township, Luzerne County, Pennsylvania

**HAZLE TOWNSHIP SUPERVISORS AND PLANNING DEPARTMENT**  
**PO BOX 506**  
**HARLEIGH, PA 18225**

REGARDING: Modification Requests

APPLICANT \_\_\_\_\_

\_\_\_\_\_  
Date

PROJECT \_\_\_\_\_

Dear Supervisors and Planning Department Members;

Attached are copies of supporting documentation of the proposed waiver requests as per our conversation with the Township Engineer, \_\_\_\_\_, we are submitting the modification requests for this proposed project prior to the request for approval of the Subdivision or Land Development.

Request One:

Section Number of SALDO \_\_\_\_\_

Description of Section:

Justification for Relief:

We feel relief to this section as proposed by our waiver request will not alter the intent of the SALDO for the following reason(s):

\_\_\_\_\_  
Signature

**WETLAND FACT SHEET**  
**Hazle Township, Luzerne County, Pennsylvania**

**CLUES TO WETLAND IDENTIFICATION FOR DEVELOPERS,  
CONTRACTORS, SURVEYORS, FARMERS, AND LAND OWNERS**

Wet lands are areas where ground and/or surface water linger for at least brief periods during the growing season.

In Pennsylvania, wetlands are protected by both state and federal regulations. Wetlands are valuable because they function as ways that benefit the natural works including the human community.

**DER PERMITS MAY BE REQUIRED.**

**WETLANDS DELINEATIONS SHALL BE REQUIRED AS PART OF YOUR  
SUBDIVISION.LAND DEVELOPMENT SUBMISSION.**

**ARE WETLANDS PRESENT ON YOUR SITE?** Make a walking inventory of fields, forests, and woodlots, answer the following questions:

<u>Yes</u>	<u>No</u>	
<input type="checkbox"/>	<input type="checkbox"/>	Are there open bodies of water, ponds, lakes, streams, or reservoirs?
<input type="checkbox"/>	<input type="checkbox"/>	Are there natural drainage channels (permanent or temporary)?
<input type="checkbox"/>	<input type="checkbox"/>	Is the ground soggy or spongy under foot at any time during the growing season? (growing season this area 4/15 – 10/15 according to DER Hydrology map)
<input type="checkbox"/>	<input type="checkbox"/>	Are there “low spots” or depressions where water lies or pools for more than seven days during the growing season?
<input type="checkbox"/>	<input type="checkbox"/>	Are swales, springs, or seeps present?
<input type="checkbox"/>	<input type="checkbox"/>	Are there areas you will not cross by vehicles, tractor or other machinery for fear of “getting stuck”?
<input type="checkbox"/>	<input type="checkbox"/>	Has the site been “ditched” or “tiled” in spots to “dry it out”?
<input type="checkbox"/>	<input type="checkbox"/>	Do some plants have roots growing from their stems, above the soil line?
<input type="checkbox"/>	<input type="checkbox"/>	Do you see these plants: cattails, sedges (frequently with triangular stems), iris (flags), arrowheads, joe pyeweed, touch-me-not (jewelweed), ruches, sensitive fern, ironweed or skunk cabbage?

- |                          |                          |   |
|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | Do you see these trees or saplings: willows, red or silver maples, box elders, black or green ash, sycamore, or black gum?  |
| <input type="checkbox"/> | <input type="checkbox"/> | Are tree trunks expanded or swollen at the base?  |
| <input type="checkbox"/> | <input type="checkbox"/> | Are the trees "blown down" (windthrows), exposing a shallow, but extensive root system?   |
| <input type="checkbox"/> | <input type="checkbox"/> | Are any of these shrubs present: blueberry, bush type dogwoods (for example, red osier), alders, buttonbush, or spicebush?  |
| <input type="checkbox"/> | <input type="checkbox"/> | Cleared areas where water has scoured the surface and removed the plants?   |
| <input type="checkbox"/> | <input type="checkbox"/> | Places where fallen leaves are discolored gray or black?  |
| <input type="checkbox"/> | <input type="checkbox"/> | Site/sedimentation deposits on decaying leaves lying on the ground or on lining plant leaves, or on stems or tree trunks?   |
| <input type="checkbox"/> | <input type="checkbox"/> | Drift lines (wrack lines) where sticks, leaves, and other water-carried debris have lodged along a contour or at the base of vegetation?  |
| <input type="checkbox"/> | <input type="checkbox"/> | Is there a dark brown layer of organic matter, over two inches thick, on the soil surface?  |
| <input type="checkbox"/> | <input type="checkbox"/> | Does sphagnum moss (a lush, green, juicy moss) cover the site?  |
| <input type="checkbox"/> | <input type="checkbox"/> | Digging to a depth of 18 inches, is the soil color gray, gray-blue, or gray-green or marked with spots, streaks, or lines of different color? Note: In agricultural fields, these characteristics are observed below the plow-line. |
| <input type="checkbox"/> | <input type="checkbox"/> | Does a soil test pit (hole dug to 18 inches) fill with water or does water "trickle down the sides"?  |

If you have answered "Yes" to any of these questions; a wetland may be present on your project site or property. Further information/assistance is available, seek the advice of professionals. Observe! Ask questions! Be alert to changes in state and federal regulations! Be aware of local regulations/ordinances! Seek professional advice at state, federal and private levels! It is important to note that permits are normally needed before you perform any work in a wetland. Contact: Area Offices of DEP's Dams and waterway Management, DEP's River and Wetlands Conservation Office, your local County Conservation District Office, or Soil Conservation Service Office and the appropriate Army Corps of Engineers District Office.

I verify that the statements made on this fact sheet are true and correct to the best of my knowledge, information and belief. I understand that false statements are punishable by law.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

## AGENCIES INVOLVED IN SUBDIVISION/LAND DEVELOPMENT PROCEDURE

### **Hazle Township, Luzerne County, Pennsylvania**

Hazle Township Planning Department

Hazle Township Engineer

Hazle Township Supervisors

- \* Luzerne County Planning Commission
- \* Luzerne County Engineering
- \* Luzerne Conservation District (See Note 2)

Road Encroachment Permits From:

- \* Pennsylvania Department of Transportation
- \* Luzerne County Road and Bridge Department

Hazle Township

- \* Pennsylvania Department of Environmental Protection
- \* Pennsylvania Historical and Museum Commission
- \* Army Corps of Engineers
- \* CAN DO Architectural Review Committee (Humboldt Industrial Park)

Additional Agencies may be Involved Depending on the Project.

- NOTE:
1. Applicant will be responsible to submit required applications, fees, and materials to all appropriate outside agencies in accordance with Section 304.3 of the Hazle Township Subdivision and Land Development Ordinance (SALDO)
  2. Hazle Township shall be responsible for submitting required materials to Luzerne Conservation District upon receipt of required materials from Applicant.

\* OUTSIDE AGENCY

## Certificate Of Ownership And Acknowledgement Of Application (Individual)

NOTARY SEAL

////////////////////////////////////

**Certificate Of Ownership And Acknowledgement Of Application  
(Corporation /LLC/LLP)**

NO COPY SENT.

**(Information Below This Line To Be Completed By The Municipality)**

## Official Submission Receipt Date



**FEE SCHEDULE AND ESCROW FUNDS**  
**Hazle Township, Luzerne County, Pennsylvania**  
(Adopted by the Hazle Township Supervisors on the 12<sup>th</sup> day of July 2010)

**General Provisions**

The Township Board of Supervisors have established, by resolution, a collection procedure and schedule of fees to be paid by the Applicant/Developer at the time of filing of the sketch, preliminary and final plans.

Review fees and escrow funds shall be submitted to the Hazle Township Board of Supervisors. Fees are non-refundable. Use of escrow funds are detailed on Page 6.

Charges for field inspection as required by Township Supervisors for public improvements shall be based on actual costs incurred for such inspections. No final plan shall be approved unless all accrued fees and charges are paid in full. No plan shall be filed at the Recorder of Deeds Office unless all fees and charges are paid in full and all Improvements, Agreements, Deeds of Dedication, and Permits from outside agencies are provided.

The Township has investigated the normal costs associated with the review of subdivisions and land development plans and reports and has adopted the following.

Schedule of fees and escrow funds required at the time of subdivision of any application and are as follows:

<b>1. Processing Fee</b>
All applications -----\$250.00

<b>2. Subdivision/Land Development Escrow Fund</b>
--

**Category I - RESIDENTIAL APPLICATIONS:** These fees apply to all kinds of major or minor residential projects for sale or rental; any type of building and either as a Subdivision or Land Development. Sketch plans are required for parcels greater than five (5) acres and all Planned Residential Developments (PRD).

ITEM	SKETCH PLAN	PRELIMINARY PLAN	FINAL PLAN <sup>1</sup>
Minor Re-Subdivision/Boundary Line Adjustment			\$350.00
1 to 6 Lots	\$400.00	\$500.00 + \$40/lot	\$350.00
7 to 20 Lots	\$600.00	\$600.00 + \$40/lot	\$450.00
21 Lots or more	\$800.00	\$700.00 + \$40/lot	\$500.00
PRD	\$800.00	\$1,000.00 + \$40/lot or unit	\$800.00

**Category II – NON-RESIDENTIAL MAJOR OR MINOR LAND DEVELOPMENT:** These fees apply to all projects or sections of fixed projects, which are for non-residential use of any kind for sale, rental, lease or condominium in any type of building on a single tract of land. Sketch plans are required for parcels greater than five (5) acres.

ACRES	SKETCH PLAN	PRELIMINARY PLAN <sup>2</sup>	FINAL PLAN <sup>1</sup>
Minor Land Development			\$500.00
0 – 4.99	N/A	\$500.00 + \$25/acre	\$300.00
5 – 24.99	\$600.00	\$600.00 + \$20/acre	\$400.00
25 – 99.99	\$700.00	\$700.00 + \$16/acre	\$500.00

ACRES	SKETCH PLAN	PRELIMINARY PLAN <sup>2</sup>	FINAL PLAN <sup>1</sup>
100 – 1000	\$800.00	\$1,000.00 + \$12/acre	\$800.00
OVER 1000	\$900.00	\$1,200.00 + \$10/acre	\$850.00

Note 1. Any funds remaining in preliminary escrow fund will be credited to final plan escrow amount due.

2. Per acre or part thereof rounded to the next highest dollar.

In addition to the Acreage Fee, the Applicant shall include a fee for the gross impervious area of the proposed development as follows at time of preliminary application rounded to next highest dollar:

GROSS IMPERVIOUS AREA IN SQUARE FEET	FEE FOR EACH 1000 SQUARE FEET OF IMPERVIOUS AREA	REQUIRED FEE
0 – 49,999	\$9.00	\$
50,000 – 299,999	\$6.00	\$
300,000 or more	\$4.00	\$

**Category III – NON-RESIDENTIAL MAJOR OR MINOR SUBDIVISION/LAND DEVELOPMENT:** These fees apply to applications subdividing and conveying land for non-residential uses, not proposed for land development. Sketch plans are required for parcels greater than five (5) acres.

ACRES	SKETCH PLAN	PRELIMINARY PLAN <sup>2</sup>	FINAL PLAN <sup>1</sup>
Minor Subdivision			\$500.00
0 – 4.99	N/A	\$500.00 + \$24/acre	\$300.00
5 – 24.99	\$600.00	\$600.00 + \$20/acre	\$400.00
25 – 99.99	\$800.00	\$700.00 + \$16/acre	\$500.00
100 – 1000	\$800.00	\$1,000.00 + \$12/acre	\$800.00
OVER 1000	\$900.00	\$1,200.00 + \$10/acre	\$850.00

### 3. Stormwater Plan/Report Review Fee/Escrow Funds (Sketch Plans Exempt)

Total due with Preliminary Plan Application – all subsequent reviews shall be ¼ the amount of the initial fee.

(Please check appropriate fee in each category below)

- a. Filing Fee \$ 100.00
- b. Land Use Escrow:
  1. ☐ Minor Subdivision/Land Development \$75.00
  2. ☐ Major Subdivision/Land Development \$150.00 \$ \_\_\_\_\_
- c. Relative Area Disturbance Escrow:
  1. ☐ Under Max. 5,000 s.f. \$75.00
  2. ☐ Under Max. 10,000 s.f. \$125.00
  3. ☐ Under Max. 15,000 s.f. \$150.00
  4. ☐ 15,000 s.f. and Over \$200.00 \$ \_\_\_\_\_

d. Relative Project Size Escrow Based on Total Tract Size:

1. ____	1 Acre or Under	\$75.00	
2. ____	1 to 2 Acres	\$125.00	
3. ____	2 to 5 Acres	\$150.00	
4. ____	Over 5 Acres	\$200.00	\$ _____

e. Stormwater Control Review Escrow:

1. ____	Site not requiring on-site detention	\$100.00	
2. ____	Site requiring on-site detention	\$250.00	\$ _____

f. Site Inspections Fee as required by Ordinance:

1. ____	Final Major Subdivision/Land Development	\$400.00	\$ _____
---------	--	----------	----------

To be billed at two hundred (\$200) dollars per inspection  
initial escrow of \$400 due at Preliminary Submission.

g. Municipal Stormwater Maintenance Fund Fee

1. ____	Minor Subdivision/Land Development	\$100.00	
2. ____	Major Subdivision/Land Development	\$200.00	\$ _____

**TOTAL STORMWATER = \$ \_\_\_\_\_**

**4. Recreation Fee – To be paid with Preliminary Application (Minor Re-Subdivision Exempt)**

a. Category I – Residential Applications

One Hundred (\$100.00) Dollars per Lot or Dwelling Unit - \$ \_\_\_\_\_  
# Lots/Dwelling Units \_\_\_\_\_

b. Category II – Non-Residential Single Tract Land Development

Fifty (\$50.00) Dollars per Acre or part of - # Acres \_\_\_\_\_ \$ \_\_\_\_\_

c. Category III – Non-Residential Land Subdivision/Land Development:

Thirty (\$30.00) Dollars per Acre or part of - # Acres \_\_\_\_\_ \$ \_\_\_\_\_

**5. Zoning Officer Review Fee**

- One Hundred (\$100.00) Dollars for Minor Subdivision or Minor Land Development
- Three Hundred (\$300.00) Dollars for Major Subdivision or Major Land Development

**6. Rezoning and Curative Amendments Fee**

- Escrow of Five Hundred (\$500.00) Dollars required at time of submission.
- Applicant will be billed for actual costs incurred of Engineer, Attorney or any other professional required to review application

**7. Plan Revision Fees**

- Planning Department to determine fees based on Scope of Revisions.

<b>8. Supplemental Fees/Escrow Funds (Township will Invoice Separately)</b>
---

- a. The Developer shall pay any costs incurred by the Township to perform or review special studies prior to preliminary or conditional approval of a subdivision or land development, to determine the potential impact of a proposed development on activities, utilities, traffic generation and circulation, surrounding land uses, community facilities, environmental features, critical area, the health, safety and welfare of residents and other factors directly, indirectly or potentially affected that are necessary to properly evaluate any application within the context of an "impact analysis" as so defined in Article 2 of the Township Subdivision and Land Development Ordinance. Such supplemental fees shall be based on actual costs incurred.
- b. No Final Plan can be recorded until a Maintenance Inspection Escrow has been provided to the Township in accordance with the Hazle Township Subdivision and Land Development (SALDO) Ordinance.
- c. Each request for a time extension requires a fee of one hundred (\$100.00) dollars payable at time of request.

**FEE SCHEDULE – SUMMARY SHEET  
HAZLE TOWNSHIP, LUZERNE COUNTY, PA  
(Submit Two Copies with Application)**

Applicant to Submit with Application \_\_\_\_\_

**For Subdivision/Land Development**

Application No. \_\_\_\_\_

<u>Plan</u>	<u>Fee Enclosed</u>	<u>Check No.</u>	<u>Date Received</u>	<u>Received By:</u>
Sketch	\$ _____	_____	_____	_____
Preliminary	\$ _____	_____	_____	_____
Final	\$ _____	_____	_____	_____

1. Project Name: \_\_\_\_\_
  2. Property Owner: \_\_\_\_\_
  3. Mailing Address: \_\_\_\_\_  
\_\_\_\_\_
- Phone Number: \_\_\_\_\_

**The Schedule of Fees Required at Time of Submission are as Follows:**

	<u>Sketch</u>	<u>Preliminary</u>	<u>Final</u>
1. Processing Fee – (All Applications)	1. \$ 250.00	\$ 250.00	\$ 250.00
2. Subdivision/Land Development Escrow Fund	2. \$ _____	\$ _____	\$ _____
Category I   \$ _____			
Category II   \$ _____			
Category III   \$ _____			
3. Stormwater Plan/Report Review Fee	3. \$ N/A	\$ _____	\$ _____
a. \$ 100.00   b. \$ _____   c. \$ _____   d. \$ _____			
e. \$ _____   f. \$ _____   g. \$ _____			
4. Recreation Fee (To be Paid at Time of Preliminary Application)	4. \$ N/A	\$ _____	\$ _____
Category I              Category II              Category III			
a. _____              b. _____              c. _____			
# Lots/Units              # Acres              # Acres			
\$ _____              \$ _____              \$ _____			
Fee                      Fee                      Fee			
5. Zoning Officer Review Fee	5. \$ _____	\$ _____	\$ _____
6. Rezoning Fee (To be paid at time of Preliminary Application)	6. \$ _____	\$ _____	\$ _____
7. Plan Revision Fee	7. \$ _____	\$ _____	\$ _____
8. Supplemental Fees/Escrow Funds (Township will Invoice Separately)	8. \$ _____	\$ _____	\$ _____
a. \$ _____   b. \$ _____   c. \$ _____			

**TOTAL FEE SUBMITTED =   \$ \_\_\_\_\_   \$ \_\_\_\_\_   \$ \_\_\_\_\_**

Review fees and escrow funds shall be payable to Hazle Township.

*Applicant acknowledges that the money in escrow is for reimbursement at Hazle Township's discretion for any and all engineering or legal or other expenses incurred by the Township exclusive of work performed by full-time Township staff members, in processing the Sketch, Preliminary and Final Plans. As soon as this escrow account decreases by fifty percent (50%), the Applicant will be notified by the Township and shall make payment in an amount necessary to fully fund the account within thirty (30) days of notification. Prior to the final approval of any application, the Township will determine all costs incurred; and, to the extent that there has been an overpayment or an underpayment, there shall be a refund or a supplemental payment, as indicated. Upon the recording of the Subdivision or Land Development Plan, as applicable, with the Recorder of Deeds and the payment of all Township engineering, legal and other expenses incurred by the Township, exclusive of work performed by full-time Township staff members, the Applicant may submit a written request to the Township Treasurer for a refund of the unused escrow account. Money held in escrow will not be returned until all invoices from the Township Engineer and Solicitor have been received by the Township and Paid by the Applicant. The Solicitor's and Engineer's invoices are submitted to the Township every thirty (30) days.*

*Disputes between the applicant and the Township regarding fees shall be settled pursuant to §503(1) and §510(g) of the Pennsylvania Municipalities Planning Code, as amended, and Section 718 of this Ordinance.*

---

Signature of Applicant / Developer

---

Date

**STANDARD PLAN NOTATIONS AND COVENANT NOTES**  
**Hazle Township, Luzerne County, Pennsylvania**

1. Americans with Disabilities Act (ADA)
2. Wetland Note (Absence of Wetlands)
3. Highway Occupancy Permit Note (PENNDOT)
4. Luzerne County Highway Occupancy Permit Note
5. One Call Note and Serial Number
6. Township Limited Review Statement
7. Residual Tract Waiver Request

NOTE: Plan preparer to use the above notations and covenant notes where applicable and required by the Hazle Township Subdivision and Land Development Ordinance (SALDO).

**1. Americans With Disabilities Act (ADA)**

THIS PERMIT AND/OR PLAN HAS NOT BEEN REVIEWED TO DETERMINE ITS COMPLIANCE WITH TITLE III OF THE AMERICANS WITH DISABILITIES ACT OF 1990 (ADA) WHICH PROHIBITS DISCRIMINATION ON THE BASIS OF DISABILITY IN PUBLIC ACCOMMODATIONS AND COMMERCIAL FACILITIES. COMPLIANCE WITH TITLE III OF THIS ACT WITH REGARD TO PUBLIC ACCOMMODATIONS AND COMMERCIAL FACILITIES IS THE RESPONSIBILITY OF THE APPLICANT/OWNER.

THE LAND DEVELOPMENT AS SUBMITTED AND AS BUILT ACCORDING TO THE INFORMATION INCLUDED IN THE CURRENT DESIGN WILL MEET THE ACCESSIBILITY REQUIREMENTS AS EXISTING UNDER THE CURRENT BUILDING CODES ESTABLISHED IN HAZLE TOWNSHIP.

**2. Wetlands (Absence of Wetlands)**

FINDINGS OF A PRELIMINARY DATA GATHERING AND SYNTHESIS, AS PRESCRIBED IN THE US ARMY CORPS OF ENGINEERS WETLAND DELINEATION MANUAL (TECHNICAL REPORT Y-87-1), IDENTIFIED NO POTENTIAL WETLAND AREAS ON THE SUBJECT PROPERTY. THIS DETERMINATION WAS MADE ONLY AFTER REVIEWING ALL PUBLISHED SOURCES (I.E., USGS TOPOGRAPHIC MAPPING, U.S. DEPT. OF INTERIOR NWI MAPPING, USDA/NRCS SOIL SURVEY AND SSURGO DATABASE, AND USGS AERIAL PHOTOGRAPHS). A SITE SURVEY CONDUCTED ON \_\_\_\_\_ ALSO CONFIRMED THE ABSENCE OF WETLANDS ON-SITE.

I HEREBY CERTIFY THAT NO WETLANDS EXIST ON THE SUBJECT PROPERTY.

\_\_\_\_\_, 20\_\_\_\_  
Signature & Title Date

**3. Highway Occupancy Permit (PENNDOT)**

A PENNDOT HIGHWAY OCCUPANCY PERMIT IS REQUIRED PURSUANT TO SECTION 420 OF THE ACT OF JUNE 1, 1945 (P.L. 1242, NO. 428), KNOWN AS THE "STATE HIGHWAY LAW," BEFORE DRIVEWAY ACCESS TO A STATE HIGHWAY IS PERMITTED.

**4. Luzerne County Highway Occupancy Permit**

A LUZERNE COUNTY ROAD AND BRIDGE DEPARTMENT OCCUPANCY PERMIT IS REQUIRED PURSUANT TO COUNTY REGULATIONS AND SECTION 805.12b. OF THE HAZLE TOWNSHIP SUBDIVISION AND LAND DEVELOPMENT ORDINANCE BEFORE DRIVEWAY ACCESS TO A COUNTY ROAD IS PERMITTED.



**5. ONE Call and Serial Number**

**CALL BEFORE YOU DIG!**  
PENNSYLVANIA LAW REQUIRES 3  
WORKING DAYS NOTICE FOR  
CONSTRUCTION PHASE AND 10 WORKING  
DAYS IN DESIGN STAGE – STOP CALL  
**Pennsylvania One Call System, Inc.**  
**1-800-242-1776**

The site serial number is \_\_\_\_\_

**6. Township Limited Review Statement**

This Plan has been reviewed by the Township Staff and Township Engineer for consistency with municipal regulations and ordinances relating to land usage and dimensional requirements of zoning. Investigations regarding peripheral land and plan issues which are not required as part of a review process such as clarity of title, subsurface conditions including but not limited to, soil and water quality, and historic and archeological issues, or such other issues (as appropriate) that may affect the merchantability of the land, have not been investigated or reviewed by the Township or the Township Engineer. The Township and Township Engineer make no representation or warranty concerning these issues, which should be addressed by qualified professionals, commissioned by the Developer and/or land owner(s) as appropriate, and engaged in the appropriate field of practice.

**7. Residual Tract Waiver Request**

"As of the date of this plot plan recording of the subdivision and/or land development described herein, no portion of the subdivision and/or land development described herein has been approved by Hazle Township or the Department of Environmental Protection for the installation of sewage disposal facilities. No sewage permit will be issued for the installation, construction, connection to or use of any sewage collection, conveyance, treatment or disposal system (except for the repairs to existing systems) unless the municipality and the DEP have both approved sewage facilities planning for the subdivision and/or land development described herein in accordance with the Pennsylvania Sewage Facilities Act (35 P.S. Sections 750.1 et. seq.) and the regulations promulgated thereunder. Prior to signing, executing, implementing or recording any sales contract or subdivision and/or land development plan, any purchaser or subdivider of any portion of this property should contact appropriate officials of Hazle Township which is charged with administering the Sewage Facilities Act to determine what sewage planning is required and the procedure and requirements for obtaining appropriate permits or approvals."

**TOWNSHIP INFRASTRUCTURE CONSTRUCTION DETAILS**  
**Hazle Township, Luzerne County, Pennsylvania**

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**TOWNSHIP INFRASTRUCTURE CONSTRUCTION STANDARDS**  
**Hazle Township, Luzerne County, Pennsylvania**

A. Scope

All improvements required to be built, placed, erected or planted within existing or proposed Township roads or right-of-way or on private property eligible for use by the public, shall conform to these standards for improvements construction.

B. Reference

Throughout these standards, references will be made to various standard specifications. When such standards are referenced, they shall be considered as being fully incorporated into these standards and shall be the latest edition of the respective standard.

C. Control of Work

The Township and/or its agents, employees or consultants, have no direct or indirect supervisory control over improvements construction. Construction methods, procedures and safety provisions are the responsibility of the developer and/or contractor.

D. Safety

In particular, compliance with all local, state and Federal regulations regarding safety of all operations, of all workers and of the general public, is the responsibility of the developer and/or contractor.

E. Inspection

Township inspection of improvements construction will be made to check general compliance with the material and workmanship criteria of these standards. Such inspection shall not relieve the developer from full responsibility for the quantity of his work product or the accurate layout of improvements to the lines and grades on the approved plans. Final inspection and maintenance inspection shall be in accordance with Section 708 of the Hazle Township Subdivision and Land Development Ordinance.

F. Notification

The Developer shall, at least fifteen (15) calendar days prior to the initiation of construction of any required improvements, submit to the Township a schedule of construction for all required improvements, including the timing of the development of any proposed sections. The schedule may be revised from time to time upon mutual agreement of the Applicant Engineer and the Township Engineer.

It shall be the responsibility of the developer to notify the appropriate inspection consultant for the Township or designed authority at least seventy-two (72) hours prior to commencing any construction activity.

## PERMIT APPLICATION

### For Construction in Floodplain Management Areas Hazle Township, Luzerne County, Pennsylvania

Note: This form to be used when application is being made for a permit as required by the Pennsylvania Floodplain Management Act (1978-166) Section 60.3(d)

(See Section 1105.04 of Hazle Township Subdivision and Land Development Ordinance for Requirements)

#### I. Identification

	Name	Mailing Address - Number, Street, City, State, and ZIP Code	Telephone
1. Applicant			
2. Owner of Land			
3. Contractor			

I hereby certify that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his agent.

Signature of Applicant	Address	Application Date
------------------------	---------	------------------

#### II. Purpose of Proposed Development

- |  |  |
|--|--|
| <input type="checkbox"/> Residential                           | <input type="checkbox"/> Improvements to Existing Structure System |
| <input type="checkbox"/> Commercial                            | <input type="checkbox"/> New Construction                          |
| <input type="checkbox"/> Industrial                            | <input type="checkbox"/> Other (Indicate) _____                    |
| <input type="checkbox"/> Planned Residential Development (PRD) |  |

#### III. Site Location

Municipality: \_\_\_\_\_ County: \_\_\_\_\_

At (Location): \_\_\_\_\_  
(No.) (Street or Road)

Lowest Floor Elevation: \_\_\_\_\_

Basement Elevation (If Applicable): \_\_\_\_\_

Base Flood Elevation: \_\_\_\_\_

#### IV. Selected Characteristics of Improvements

- | Type of Sewage Disposal                              | Type of Water Supply                               |
|--|--|
| <input type="checkbox"/> Public or Private Company   | <input type="checkbox"/> Public or Private Company |
| <input type="checkbox"/> Private (septic tank, etc.) | <input type="checkbox"/> Private (well, etc.)      |

<b>V. Description of Proposed Project</b>													
Estimated Starting Date: _____ Estimated Completion Date: _____ Estimated Total Cost as per Section 1105.04A.6:                 \$ _____													
Brief Description:													
<b>VI. Proposed Floodproofing Methods and Materials and List of Other Permits</b>													
Describe the methods and materials that will be used to minimize flood damage. Attach plans and elevations in sufficient detail to enable the reviewer to determine that the proposed work will meet all applicable Local and State Requirements. Provide listing of other permits required.													
<b>VII. Fees</b>													
Estimated Total Cost (from Item V): \$ _____ <u>Permit Fees:</u> <table style="width: 100%; border: none;"> <tr> <td style="width: 35%;">Up to \$200.00:</td> <td style="width: 35%;">No Charge</td> <td style="width: 30%;">\$ <u>NO CHARGE</u></td> </tr> <tr> <td>\$201.00 to \$1,000.00:</td> <td>\$ 100.00</td> <td>\$ _____</td> </tr> <tr> <td>Each additional of \$1,000.00:</td> <td>\$ 5.00</td> <td>\$ _____</td> </tr> <tr> <td>(Or part thereof)</td> <td style="text-align: right;">TOTAL =</td> <td>\$ _____</td> </tr> </table>		Up to \$200.00:	No Charge	\$ <u>NO CHARGE</u>	\$201.00 to \$1,000.00:	\$ 100.00	\$ _____	Each additional of \$1,000.00:	\$ 5.00	\$ _____	(Or part thereof)	TOTAL =	\$ _____
Up to \$200.00:	No Charge	\$ <u>NO CHARGE</u>											
\$201.00 to \$1,000.00:	\$ 100.00	\$ _____											
Each additional of \$1,000.00:	\$ 5.00	\$ _____											
(Or part thereof)	TOTAL =	\$ _____											
<b>- DO NOT WRITE BELOW THIS LINE -</b>													
<b>VIII. Action Taken By Floodplain Administrator</b>													
Received By Township on _____ <div style="display: flex; justify-content: space-between;"> <span>DATE</span> <span>SIGNATURE</span> </div> <div style="margin-top: 10px;"> <input type="checkbox"/> Approved  <input type="checkbox"/> Disapproved  <input type="checkbox"/> Other       </div>													
Reviewed By _____	DATE _____												
Applicant Notified by Certified Mail # _____, _____ <div style="text-align: right;">DATE</div>													

## Special Permit Application

### For Construction in Flood Plain Management Areas

Note: This form to be used when application is being made for a special permit as required by the Pennsylvania Flood Plain Management Act (32 P.S. §§ 679.101-679.601)

(See Section 1128 of Hazle Township Subdivision and Land Development Ordinance for Requirements)

#### I. Identification

	Name	Mailing Address - number, street, city, state, and ZIP Code	Telephone
1. Applicant			
2. Owner of Land			
3. Contractor			

I hereby certify that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his agent.

Signature of Applicant	Address	Application Date
------------------------	---------	------------------

#### II. Purpose of Proposed Development

- |  |  |
|--|--|
| <input type="checkbox"/> Hospital or Clinic                  | <input type="checkbox"/> On-Lot Sewage Disposal System |
| <input type="checkbox"/> Nursing Home                        | <input type="checkbox"/> Sanitary Landfill             |
| <input type="checkbox"/> Jail                                | <input type="checkbox"/> Other (Indicate) _____        |
| <input type="checkbox"/> New Mobile Home Park or Subdivision |  |

#### III. Site Location

Municipality: \_\_\_\_\_ County: \_\_\_\_\_

At (Location): \_\_\_\_\_

(No.) (Street or Road)

First Floor Elevation: \_\_\_\_\_

Basement Elevation (If Applicable): \_\_\_\_\_

100 Year Flood Elevation: \_\_\_\_\_

#### IV. Selected Characteristics of Improvements

- |  |  |
|--|--|
| <b>Type of Sewage Disposal</b>                       | <b>Type of Water Supply</b>                        |
| <input type="checkbox"/> Public or Private Company   | <input type="checkbox"/> Public or Private Company |
| <input type="checkbox"/> Private (septic tank, etc.) | <input type="checkbox"/> Private (well, etc.)      |

**V. Description of Proposed Project**

Estimated Starting Date: \_\_\_\_\_  
Estimated Completion Date: \_\_\_\_\_  
Estimated Total Cost: \_\_\_\_\_

**VI. Proposed Floodproofing Methods and Materials**

Describe the methods and materials that will be used to minimize flood damage. Attach plans and elevations in sufficient detail to enable the reviewer to determine that the proposed work will meet all applicable Local and State Requirements,

**VII. Fees**

Estimated Total Cost (from Item V): \$ \_\_\_\_\_

Permit Fees:

Up to \$200.00:	No Charge	\$	<u>NO CHARGE</u>
\$201.00 to \$1,000.00:	\$ 100.00	\$	_____
Each additional of \$1,000.00:	\$ 5.00	\$	_____
(Or part thereof)		TOTAL = \$	_____

- DO NOT WRITE BELOW THIS LINE -

**VIII. Action Taken By Department (The Department of Community and Economic Development of the Commonwealth)**

- ☐ Approved  
☐ Disapproved  
☐ Other

Date: \_\_\_\_\_

Reviewed By: \_\_\_\_\_

**STANDARD SIGNATURE BLOCK CERTIFICATIONS**  
**Hazle Township, Luzerne County, Pennsylvania**

1. Approved by the Hazle Township Planning Department (Minor Subdivision/Land Development)
  2. Reviewed and Recommended for Approval by the Hazle Township Planning Department (Major Subdivision/Land Development)
  3. Approved by the Board of Supervisors of Hazle Township
  4. Certificate of Ownership and Acknowledgement of Application (Individual)
  5. Certificate of Ownership and Acknowledgement of Application (Corporation, LLC, LLP)
  6. Professional Certification of Accuracy and Completeness
  7. Luzerne County Planning Commission Review
  8. Stormwater Certification – Township Engineer
  9. Stormwater Certification – Design Engineer
  10. Stormwater Statement – Owner
  11. Airport Hazard Certification
  12. Approved by the Hazle Township Engineer
- Note: Plan preparer to use the above certifications where applicable and required by the Hazle Township Subdivision and Land Development Ordinance (SALDO).



**STANDARD SIGNATURE BLOCK CERTIFICATIONS**  
**Hazle Township, Luzerne County, Pennsylvania**

**1. Approved by the Hazle Township Planning Department (Minor Subdivision/Land Development)**

Approved by the Hazle Township Planning Department.

This \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

Signature of Chairman: \_\_\_\_\_

Signature of Secretary: \_\_\_\_\_

**2. Reviewed and Recommended for Approval by the Hazle Township Planning Department (Major Subdivision/Land Development)**

Reviewed and recommended for final approval by the Hazle Township Planning Department. (Preliminary approval granted \_\_\_\_\_)

This \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

Signature of Chairman: \_\_\_\_\_

Signature of Secretary: \_\_\_\_\_

**3. Approved by the Board of Supervisors of Hazle Township**

Final approval granted by the Hazle Township Supervisors.  
(Preliminary approval granted \_\_\_\_\_)

Final approval granted

Signature of Chairman: \_\_\_\_\_ Date: \_\_\_\_\_

Signature of Vice-Chairman: \_\_\_\_\_ Date: \_\_\_\_\_

Signature of Secretary: \_\_\_\_\_ Date: \_\_\_\_\_

**STANDARD SIGNATURE BLOCK CERTIFICATIONS**  
**Hazle Township, Luzerne County, Pennsylvania**

**4. Certificate Of Ownership And Acknowledgement Of Application (Individual)**

COMMONWEALTH OF PENNSYLVANIA COUNTY OF \_\_\_\_\_

On this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, a Notary Public  
the undersigned individual personally appeared \_\_\_\_\_ who  
being duly sworn according to law, deposes and says that  
\_\_\_\_\_ (OWNER) owns the  
property described in this application and that the application was made with their  
knowledge and/or direction and does hereby agree with the said application and to  
the submission of the same.

THE UNDERSIGNED HEREBY CERTIFIED THAT TO THE BEST OF HIS  
KNOWLEDGE AND BELIEF THE INFORMATION AND STATEMENTS GIVEN  
ABOVE ARE TRUE AND CORRECT.

Signature of Applicant: \_\_\_\_\_

Signature of Notary Public: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_, 20\_\_\_\_

NOTARY SEAL

**5. Certificate Of Ownership And Acknowledgement Of Application  
(Corporation /LLC/LLP)**

COMMONWEALTH OF PENNSYLVANIA COUNTY OF \_\_\_\_\_

On this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, a Notary Public  
the undersigned officer personally appeared \_\_\_\_\_ of  
\_\_\_\_\_ a Pennsylvania \_\_\_\_\_ who  
acknowledged himself/herself to be the \_\_\_\_\_ (TITLE) of  
\_\_\_\_\_ and that he/she as such officer being authorized to do so,  
deposes and says that \_\_\_\_\_ is the owner of the  
property described in this application and that the application was made with the  
knowledge and/or direction of the company and it does hereby agree with the said  
application and to the submission of the same.

\_\_\_\_\_  
Signature of Officer Title

THE UNDERSIGNED HEREBY CERTIFIED THAT  
TO THE BEST OF HIS KNOWLEDGE AND BELIEF  
THE INFORMATION AND STATEMENTS GIVEN  
ABOVE ARE TRUE AND CORRECT.

Signature of Officer: \_\_\_\_\_

Signature of Notary Public: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_, 20\_\_\_\_

SEAL  
  
NOTARY SEAL

**STANDARD SIGNATURE BLOCK CERTIFICATIONS**  
**Hazle Township, Luzerne County, Pennsylvania**

**6. Professional Certification of Accuracy and Completeness**

**CERTIFICATION OF ACCURACY AND COMPLETENESS**

I, \_\_\_\_\_, A Registered Professional Engineer and/or Land Surveyor of the Commonwealth of Pennsylvania do hereby certify that the plan shown and described hereon, as well as all related drawings and documents submitted herewith are true and correct to the accuracy and completeness required by the Hazle Township Subdivision and Land Development Ordinance, in accordance with the Professional Standards of the Pennsylvania Society of Surveyors for all parcels created or developed under a Subdivision or a Land Development, and were prepared by me or under my direct supervision and for which I accept full and complete responsibility.

Signature of Professional \_\_\_\_\_ Date: \_\_\_\_\_

Print Name \_\_\_\_\_

**7. Luzerne County Planning Commission Review**

Provide 5" wide x 3" deep block for county stamp with above notation.

**8. Stormwater Certification – Township Engineer**

I, \_\_\_\_\_, on this date \_\_\_\_\_, 20\_\_\_\_, have reviewed and hereby certify that the Drainage Plan is in substantial compliance with all design standards and criteria of the Township Ordinance."

**9. Stormwater Certification – Design Engineer**

I, \_\_\_\_\_, on this date \_\_\_\_\_, 20\_\_\_\_, have prepared and hereby certify that the stormwater management plan meets all design standards and criteria of Hazle Township's Subdivision, Land Development, and Stormwater Ordinance.

**STANDARD SIGNATURE BLOCK CERTIFICATIONS**  
**Hazle Township, Luzerne County, Pennsylvania**

**10. Stormwater Statement**

COMMONWEALTH OF PENNSYLVANIA COUNTY OF \_\_\_\_\_

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, a Notary Public, personally appeared \_\_\_\_\_ of \_\_\_\_\_, Pennsylvania \_\_\_\_\_, who acknowledged himself/herself to be the \_\_\_\_\_ of \_\_\_\_\_ and that he/she as such officer being authorized to do so, disposes and says that the Stormwater Management System shown on the approved plans is a permanent fixture that can be altered or removed only after prior approval of a revised plan by Hazle Township.

Signature of Officer: \_\_\_\_\_ Title: \_\_\_\_\_

THE UNDERSIGNED HEREBY CERTIFIED THAT TO THE BEST OF HIS KNOWLEDGE AND BELIEF THE INFORMATION AND STATEMENTS GIVEN ABOVE ARE TRUE AND CORRECT.

Signature of Officer: \_\_\_\_\_

Signature of Notary Public: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_, 20\_\_\_\_

**11. Airport Hazard Certification**

It shall be the developer's responsibility to contact the Federal Aviation Administration (FAA) to determine compliance with the current regulations of the FAA and the Hazle Township "Airport Hazard Zoning and Regulation Ordinance" if the proposed Subdivision/Land Development is within the boundaries of the airport surface zones as shown on the "Hazle Township FAR PART 77 Ultimate Airspace Map, which is available for review at the Township Municipal Building. The following note shall be added to the plan to be recorded.

I, \_\_\_\_\_, certify that I have contacted the Federal Aviation Administration (FAA) and the Subdivision/Land Development plans as submitted for approval are in compliance with all current regulations of the FAA and the Hazle Township "Airport Hazard Zoning and Regulation Ordinance".

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**12. Reviewed by the Hazle Township Engineer**

REVIEWED BY THE HAZLE TOWNSHIP ENGINEER.

Signature: \_\_\_\_\_

Date: \_\_\_\_\_, 20\_\_\_\_

**STANDARD PLAN NOTATIONS AND COVENANT NOTES**  
**Hazle Township, Luzerne County, Pennsylvania**

1. Americans with Disabilities Act (ADA)
2. Wetland Note (Absence of Wetlands)
3. Highway Occupancy Permit Note (PENNDOT)
4. Luzerne County Highway Occupancy Permit Note
5. One Call Note and Serial Number
6. Township Limited Review Statement
7. Residual Tract Waiver Request

NOTE: Plan preparer to use the above notations and covenant notes where applicable and required by the Hazle Township Subdivision and Land Development Ordinance (SALDO).

**1. Americans With Disabilities Act (ADA)**

THIS PERMIT AND/OR PLAN HAS NOT BEEN REVIEWED TO DETERMINE ITS COMPLIANCE WITH TITLE III OF THE AMERICANS WITH DISABILITIES ACT OF 1990 (ADA) WHICH PROHIBITS DISCRIMINATION ON THE BASIS OF DISABILITY IN PUBLIC ACCOMMODATIONS AND COMMERCIAL FACILITIES. COMPLIANCE WITH TITLE III OF THIS ACT WITH REGARD TO PUBLIC ACCOMMODATIONS AND COMMERCIAL FACILITIES IS THE RESPONSIBILITY OF THE APPLICANT/OWNER.

THE LAND DEVELOPMENT AS SUBMITTED AND AS BUILT ACCORDING TO THE INFORMATION INCLUDED IN THE CURRENT DESIGN WILL MEET THE ACCESSIBILITY REQUIREMENTS AS EXISTING UNDER THE CURRENT BUILDING CODES ESTABLISHED IN HAZLE TOWNSHIP.

**2. Wetlands (Absence of Wetlands)**

FINDINGS OF A PRELIMINARY DATA GATHERING AND SYNTHESIS, AS PRESCRIBED IN THE US ARMY CORPS OF ENGINEERS WETLAND DELINEATION MANUAL (TECHNICAL REPORT Y-87-1), IDENTIFIED NO POTENTIAL WETLAND AREAS ON THE SUBJECT PROPERTY. THIS DETERMINATION WAS MADE ONLY AFTER REVIEWING ALL PUBLISHED SOURCES (I.E., USGS TOPOGRAPHIC MAPPING, U.S. DEPT. OF INTERIOR NWI MAPPING, USDA/NRCS SOIL SURVEY AND SSURGO DATABASE, AND USGS AERIAL PHOTOGRAPHS). A SITE SURVEY CONDUCTED ON \_\_\_\_\_ ALSO CONFIRMED THE ABSENCE OF WETLANDS ON-SITE.

I HEREBY CERTIFY THAT NO WETLANDS EXIST ON THE SUBJECT PROPERTY.

\_\_\_\_\_, 20\_\_\_\_  
Signature & Title Date

**3. Highway Occupancy Permit (PENNDOT)**

A PENNDOT HIGHWAY OCCUPANCY PERMIT IS REQUIRED PURSUANT TO SECTION 420 OF THE ACT OF JUNE 1, 1945 (P.L. 1242, NO. 428), KNOWN AS THE "STATE HIGHWAY LAW," BEFORE DRIVEWAY ACCESS TO A STATE HIGHWAY IS PERMITTED.

**4. Luzerne County Highway Occupancy Permit**

A LUZERNE COUNTY ROAD AND BRIDGE DEPARTMENT OCCUPANCY PERMIT IS REQUIRED PURSUANT TO COUNTY REGULATIONS AND SECTION 805.12b. OF THE HAZLE TOWNSHIP SUBDIVISION AND LAND DEVELOPMENT ORDINANCE BEFORE DRIVEWAY ACCESS TO A COUNTY ROAD IS PERMITTED.

**5. ONE Call and Serial Number**

**CALL BEFORE YOU DIG!**  
PENNSYLVANIA LAW REQUIRES 3  
WORKING DAYS NOTICE FOR  
CONSTRUCTION PHASE AND 10 WORKING  
DAYS IN DESIGN STAGE – STOP CALL  
**Pennsylvania One Call System, Inc.**  
**1-800-242-1776**

The site serial number is \_\_\_\_\_

**6. Township Limited Review Statement**

This Plan has been reviewed by the Township Staff and Township Engineer for consistency with municipal regulations and ordinances relating to land usage and dimensional requirements of zoning. Investigations regarding peripheral land and plan issues which are not required as part of a review process such as clarity of title, subsurface conditions including but not limited to, soil and water quality, and historic and archeological issues, or such other issues (as appropriate) that may affect the merchantability of the land, have not been investigated or reviewed by the Township or the Township Engineer. The Township and Township Engineer make no representation or warranty concerning these issues, which should be addressed by qualified professionals, commissioned by the Developer and/or land owner(s) as appropriate, and engaged in the appropriate field of practice.

**7. Residual Tract Waiver Request**

"As of the date of this plot plan recording of the subdivision and/or land development described herein, no portion of the subdivision and/or land development described herein has been approved by Hazle Township or the Department of Environmental Protection for the installation of sewage disposal facilities. No sewage permit will be issued for the installation, construction, connection to or use of any sewage collection, conveyance, treatment or disposal system (except for the repairs to existing systems) unless the municipality and the DEP have both approved sewage facilities planning for the subdivision and/or land development described herein in accordance with the Pennsylvania Sewage Facilities Act (35 P.S. Sections 750.1 et. seq.) and the regulations promulgated thereunder. Prior to signing, executing, implementing or recording any sales contract or subdivision and/or land development plan, any purchaser or subdivider of any portion of this property should contact appropriate officials of Hazle Township which is charged with administering the Sewage Facilities Act to determine what sewage planning is required and the procedure and requirements for obtaining appropriate permits or approvals."

**DEVELOPER'S AGREEMENT TO PAY ALL FEES**

Hazle Township, Luzerne County, Pennsylvania

I, \_\_\_\_\_, APPLICANT/DEVELOPER OF THE  
PROPOSED \_\_\_\_\_ SUBDIVISION/LAND  
DEVELOPMENT TO BE LOCATED IN HAZLE TOWNSHIP, LUZERNE COUNTY, PA.,  
AGREE TO FULLY REIMBURSE HAZLE TOWNSHIP FOR ANY AND ALL  
REASONABLE CONSULTING FEES AND COSTS INCURRED BY HAZLE TOWNSHIP  
FOR THE REVIEW OF THE PLANS, APPLICATIONS, AND SUPPORTING  
INFORMATION, DATA AND/OR REPORTS OR STUDIES, INCLUDING, BUT NOT  
LIMITED TO, ANY SITE INSPECTIONS OF THE PROPERTY TO INSURE  
COMPLIANCE WITH THE TERMS OF APPROVAL AND REQUIRED  
IMPROVEMENTS. I UNDERSTAND THE PROCESSING FEE SUBMITTED TO HAZLE  
TOWNSHIP IS FOR THE MUNICIPAL PROCESSING OF THE APPLICATION AND  
THAT THE MONIES ASSOCIATED WITH THE PROCESSING FEE DO NOT COVER  
THE ABOVE MENTIONED FEES.

AGREED TO ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_\_

\_\_\_\_\_  
AUTHORIZED SIGNATURE AND TITLE