

York County Planning Commission Schedule of Fees – 2026

(updated 12/30/2025)

Review Fees for Subdivision Plans

- Subdivision Plans (excluding sketch plans): \$550 base fee *plus* \$50 per lot/dwelling unit (not to exceed \$3,000)
- Final Plans: Where a Preliminary Plan is required, the following reduced fee will be charged for a Final Plan *if a copy of the **approved** Preliminary Plan (with signatures) accompanies the Final Plan submission:*
\$550 base fee plus \$30 per lot/dwelling unit (not to exceed \$3,000)
- **Common Ownership Merger (COM) Plans** - A subdivision plan proposing the adjustment or elimination of property boundary lines between two (2) or more adjoining lots/parcels/tracts owned by the same person(s), where no land development is proposed.
\$250
<https://www.ycpc.org/537/Common-Ownership-Merger-COM>

Review Fees for Land Development Plans

- Residential Land Development Plans: \$550.00 base fee plus \$50.00 per dwelling unit (not to exceed \$3,000)

Where a Preliminary Plan has been reviewed, the following fee will be charged for a Final Plan *if a copy of the Approved Preliminary Plan (with signatures) accompanies the Final Plan submission –*

\$550 base fee plus \$30.00 per dwelling unit (not to exceed \$3,000)

- All Other Land Development Plans (excluding certain accessory buildings), based on building footprint:

\$ 550.00 for buildings and additions up to 2,000 square feet
\$1,050.00 for buildings and additions from 2,001 - 5,000 square feet
\$1,550.00 for buildings and additions from 5,001 - 10,000 square feet
\$1,800.00 for buildings and additions from 10,001 - 50,000 square feet
\$2,050.00 for buildings and additions from 50,001 - 100,000 square feet
\$2,300.00 for buildings and additions from 100,001 - 200,000 square feet
\$2,550.00 for buildings and additions from 200,001 - 500,000 square feet
\$2,800.00 for buildings and additions from 500,001 square feet and over

Where a Preliminary Land Development Plan has been reviewed, a Final Land Development Plan review fee of \$550 will be charged *if a copy of the approved Preliminary Plan (with signatures) accompanies the Final Plan submission.*

- **Fees for Reviews of Combined Land Development and Subdivision Plans**

If a plan that proposes both subdivision and land development is submitted for review, the review fee will be determined as if two separate plans were submitted – one for the subdivision, and one for the land development.

- For a Change of Use Review

\$500

- Plans Proposing an Accessory Building on a Lot with an Existing Principal Building which does not Involve a New Access onto a Street:

\$500

- **York County Subdivision and Land Development Ordinance**

A pre-application meeting with YCPC staff is required for plans which are subject to the requirements of the County Ordinance. Please contact the YCPC office at (717) 771-9870 for more information.

- **Review Fee of Sewage Facilities Planning Modules (Component 4B)**

\$200

- All fees paid should be made out to the “York County Planning Commission.”