

2008 Development Fees

Colorado Springs City Council has approved changes to several developer fees. The changes reflect our projected cost to supply development services and are effective Jan. 1, 2008.

Development Charges

Water Service

	2008 Charges	Percent change from 2007
Residential Construction – inside City limits		
Less than 3,000 sq ft lot size	\$5,404	10.0%
Between 3,000 and 4,999 sq ft lot size	\$5,998	10.0%
Between 5,000 and 6,999 sq ft lot size	\$7,773	10.0%
Between 7,000 and 8,999 sq ft lot size	\$8,600	10.0%
Between 9,000 and 10,999 sq ft lot size	\$9,361	10.0%
Between 11,000 and 14,999 sq ft lot size	\$10,608	10.0%
15,000 sq ft or more lot size	\$11,855	10.0%
Multi-family	\$4,920	10.0%

Charges for outside city limits are 50 percent higher than inside city.

	2008 Charges	Percent change from 2007
Commercial Construction – inside City limits		
3/4 inch or less meter	\$8,634	10.0%
1 inch meter	\$19,858	10.0%
1-1/2 inch meter	\$40,810	10.0%
2 inch meter	\$79,334	10.0%
3 inch meter	\$152,697	10.0%
4 inch meter	\$238,479	10.0%
6 inch meter	\$449,310	10.0%

Charges for outside city limits are 50 percent higher than inside city.

	2008 Charges	Percent change from 2007
Wastewater Service		
Residential Construction	\$1,827	10.0%
Multi-family	\$1,186	10.0%

Charges for outside city limits are 50 percent higher than inside city.

	2008 Charges	Percent change from 2007
Commercial Construction		
3/4 inch or less meter	\$2,533	10.0%
1 inch meter	\$6,225	10.0%
1-1/2 inch meter	\$12,821	10.0%
2 inch meter	\$19,916	10.0%
3 inch meter	\$38,254	10.0%
4 inch meter	\$74,949	10.0%
6 inch meter	\$120,668	10.0%

Credit for water and wastewater development charges for connections not constructed may be applied through nine (9) years towards the payment of a development charge for the same land parcel.

Reconnection Charge for Inactive Service

Water Service	2008 Charges	Percent change From 2007
3/4 inch or less meter	\$222	6.5%
1 inch meter	\$481	5.7%
1-1/2 inch meter	\$921	5.7%
2 inch meter	\$1,587	5.6%
3 inch meter	\$3,483	6.6%
4 inch meter	\$6,211	6.2%
6 inch meter	\$23,377	59.7%
8 inch or greater	\$81,044	-14.4%

Wastewater Service	2008 Charges	Percent change from 2007
3/4 inch or less meter	\$154	38.6%
1 inch meter	\$194	34.6%
1-1/2 inch meter	\$278	29.2%
2 inch meter	\$383	27.2%
3 inch meter	\$685	22.3%
4 inch meter	\$1,042	29.0%
6 inch meter	\$2,161	24.5%
8 inch or greater	\$22,143	-12.5%

Other Charges

Wastewater Inspection Fees	2008 Charges
New Connections	
Single family residential	\$80
Multi-family residential, per service line	\$100
Nonresidential without grease trap	\$100
Nonresidential with grease trap and/or sand or oil interceptor	\$175

Add'l Install, Repair, Alteration	2008 Charges
Single family residential	\$100
Multi-family residential, per service line	\$120
Nonresidential without grease trap	\$120
Nonresidential with grease trap and/or sand or oil interceptor	\$195
Disconnection	\$80

Return trips (applies to 2nd+ return)

Single family residential	\$50
Multi-family residential, per service line	\$70
Nonresidential without grease trap	\$70
Nonresidential with grease trap and/or sand or oil interceptor	\$145

Fines for Non-compliance with Tariff

First violation	up to \$500
Second and later violations	up to \$1,000

Water Taps2008
Charges

New construction regular taps 2 inch and smaller on developer-owned main performed by contractor - Inspection fee	\$80
Taps into existing Utilities owned mains	
3/4 inch or less	\$250
1 inch	\$290
1-1/2 inch and 2 inch	\$430
Utilities will perform taps on everything larger than 2 inch	various
Return trip (applies to 2+ return)	\$50

Fines for Non-compliance with Tariff

First violation	up to \$5,000
Second and later violations	Up to \$10,000

Development Fees

	2008 Charges	Percent change from 2007
City major development application review and approval	\$393	4.5%
City minor development application review and approval	\$207	4.5%
Manitou Springs development application review and approval	\$145	4.5%
El Paso County development application review and approval	\$88	4.5%
Electric and/or gas line extension design		
Electric Residential	\$166 per ext plus \$33 per lot	4.5%
Electric Commercial	\$398 per bldg	4.5%
Natural Gas Commercial	\$166 per ext plus \$35 per service stub	4.5%

Water or wastewater recovery agreement contract application fee:		
50 acres or less	\$1,473	4.5%
More than 50 acres	\$2,942	4.5%
Water or wastewater recovery agreement processing fee	\$31	4.5%

	2008
Electric Contribution-In-Aid-To-Construction	<u>Charges</u>
Single Phase per foot	\$14.35
Joint Electric with Gas per foot	\$11.00
Three Phase:	
Rate for Residential and Commercial Electric Mainline Extensions:	
22 ft., but less than 75 ft.	\$9.69
75 ft. but less than 175 ft	\$19.41
175 ft. and over	\$47.03
Trenching Cost Credit (per linear foot)	\$(5.00)

After payment of development fees and issuance of a service contract, a building permit must be obtained within 120 days. If after 120 days a building permit has not been obtained, customers will need to reapply for services and will be subject to current tariff charges.