

ATTACHMENT 1

COMMUNITY DEVELOPMENT – PLANNING, HISTORIC PRESERVATION AND THE CITY MUSEUM

A. Maps, Books, and Miscellaneous Publications:	
For costs associated with copies and maps, please see Attachment 11: Production or Copying of Public Records	
ITEM	RATE
Comprehensive Plan	\$30.00 each
B. Development Application Processing Fees:	
ITEM	RATE
1. Administrative Relief	\$50.00
1.2. Affidavit of Correction	\$375.00
2.3. Agreements	
a. Subdivision Plan Agreement <i>or</i> Final Plat Agreement (fka Development Agreement)	\$1,000.00 plus \$10.00 per acre \$1,350 plus \$10.00 per acre
b. Annexation Agreement <i>or</i> Pre-Annexation Agreement	\$1,350 plus \$10.00 per acre
a. Agreement Amendment (Major)* <i>(Major Agreement Amendments typically require City Council review and consideration)</i>	\$750.00 plus \$10.00 per acre
b. Agreement Amendment (Minor)* <i>(Minor Agreement Amendments typically can be reviewed and considered for approval by City Staff)</i>	\$500.00 plus \$250.00 per each section to be amended
* The determination as to whether or not an Amendment is “Major” or “Minor” is at the discretion of City staff per consultation with the City Attorney’s Office.	

Formatted: Left

Formatted: Font: (Default) Calibri, 11 pt, Font color: Auto

10.11. Oil and Gas Facility ^a	
a. Preliminary Site Application	\$500.00
b. Oil and Gas Application Review	\$2,500.00
c. Conditional Use (CU) or Memorandum of Understanding (MOU)	\$500.00
d. Amendment to a CU or MOU	\$250.00
11.12. Platting ^a	\$450.00
a. Administrative Plat	\$1,000.00
b. Subdivision Plan	\$1,000.00 plus \$25.00 per acre \$2,500.00 plus \$30.00 per acre
c. Final Plat	\$1,000.00 plus \$10.00 per acre \$2,000.00 plus \$40.00 per acre
12.13. Planned Development (PD) ^a	\$750.00 plus \$20.00 per acre \$1,500.00 plus \$20.00 per acre
a. Major Amendment to a PD (fka Planned Unit Development - PUD) *	\$500.00 plus \$10.00 per acre \$1,250.00 plus \$15.00 per acre
b. Minor Amendment to a PD (fka Planned Unit Development - PUD) *	\$250.00 plus \$10.00 per acre
* The determination as to whether or not an Amendment is "Major" or "Minor" is at the discretion of City staff per consultation with the City Attorney's Office.	
13.14. Recording Fees	Fees as set forth by applicable County Clerk and Recorder's Office

Formatted: Font: (Default) Times New Roman, 12 pt

<p>14.15. Residential Design Standards (RDS) Plan Applicable to all proposed single-family detached and attached residential construction. At the city's discretion, consultant or in-house review shall be utilized subject to the following fee structure:</p> <p>a. Consultant Review</p> <p>b. In-House Staff Review</p>	<p><i>Note: These fees must be paid prior to the release of review comments and/or building permits.</i></p> <p>Actual cost of consultant services plus 10% administrative fee \$100.00 per house plan (with elevation) plus \$40.00 for each additional model</p>
<p>15.16. RDS Processing Fee</p>	<p>\$50.00 per unit</p> <p><i>Note: These fees will be assessed and paid with the building permit. Fee applies to single-family detached units only.</i></p>
<p>16.17. Site Plan ^a</p>	<p>\$600.00</p> <p><u>1.) Site under five acres in size:</u> <u>\$2,000.00</u></p> <p><u>2.) Site five to ten acres in size:</u> <u>\$3,350.00</u></p> <p><u>3.) Site over ten acres in size:</u> <u>\$4,700.00</u></p>
<p>17.18. Site Improvement Permit (<i>Land Use and Development Code</i>) [See <i>separate attachment for the Building Division's Site Improvement Permit</i>]</p>	<p>Site Improvements Permits shall be charged permit fees, plan review fees, and use tax based on improvement project valuation, as referenced under Attachment 4, Community Development—Building Division, B. Miscellaneous Valuation of the current adopted fee resolution.</p> <p>\$800.00</p>
<p>18.19. Site-Specific Development Plan Vested Property Right ^a</p>	<p>\$500.00</p> <p>\$900.00</p>
<p>19.20. Sludge Permit</p>	<p>\$1.00 per dry ton</p>

Formatted: Space After: 8 pt, Line spacing: Multiple 1.08 li, Outline numbered + Level: 1 + Numbering Style: 1, 2, 3, ... + Start at: 1 + Alignment: Left + Aligned at: 0.25" + Indent at: 0.5"

Formatted: Font: (Default) Times New Roman, 12 pt, Font color: Black

Formatted: Font: Italic

20.21. Special District Service Plan a. New Plan; plus, i. Fee Escrow Deposit b. Amendment; plus, i. Fee Escrow Deposit <i>Ordinance 1852 (as same may be amended)</i>	\$5,000.00; plus, \$20,000.00 \$2,500.00; plus, \$10,000.00
21.22. Temporary Use a. Temporary Use Permit – Goat Keeping Application	\$50.00 \$100.00
22.23. Vacation (Public Right-Of-Way or Easement)	\$500.00 \$900.00
23.24. Zoning (aka Rezoning) Notes: <i>DT zoning only allowed in areas designated on the Comprehensive Plan as Town Center or Downtown District.</i> <i>No fee for Public Land (PL) or Open Space & Parks (O) zone districts.</i>	\$750.00 \$1,500.00
24.25. Request for Information <i>Includes but is not limited to: zoning verification, allowed uses and/or non-conforming uses, written interpretation of codes, verification of utility service, and general requested research.</i>	\$50.00 for the first hour, \$25.00 per hour for every additional hour in the same request
a. Fees include one initial and two subsequent planning staff reviews of the application and supporting documentation (including Development Review Committee). Each additional review by staff (including the Development Review Committee) SHALL be assessed additional review fees equal to twenty-five percent (25%) of the original application fee. b. e.g., Phase area master plans, traffic master plans, drainage master plans, sewer master plans, etc. Note 1: Fees cover the cost of processing the land use application and local (i.e. Brighton) publications. If the applicant requests publication outside of Brighton, the publication fees shall be paid by the applicant separately. Note 2: Any items that must be recorded at the County Clerk and Recorder's office are subject to recordation fees, which are not included in the application submittal fees.	

Note 3: Any request for information may be required to be submitted in writing to the One-Stop Customer Service Center on a form provided by the same.

Note 4: For any fees that are tied to an acreage computation that results in a fraction, fractions of 0.5 or greater shall be rounded to the next highest whole number and fractions less than 0.5 shall be rounded to the next lowest whole number.

Note 5: All items listed under “B. Development Application Processing Fees” that are reviewed by the Development Review Committee (DRC) are non-refundable once the documents have been referred out to the DRC.

C. Plan Review- Land Use Applications and Civil Plan Review:

Plan Review	RATE
1. Engineering Plan Review <i>Applicable to all proposed construction that includes engineering. At the city's discretion, consultant or in-house review shall be utilized subject to the following fee structure:</i> a. Consultant Review b. Staff In-House Review	Note: These fees must be paid prior to release of review comments. a. Actual cost of consulting services plus 10% administrative fee b. \$80.00 per hour of review
2. Land Use and Development Application Plan Review <i>Applicable to all proposed land use and development applications requiring consultant review for related drawings. At the city's discretion, consultant review shall be utilized subject to the following fee structure:</i> a. Consultant Review	Note: These fees must be paid prior to release of review comments. a. Actual cost of consulting services plus 10% administrative fee

D. Historic Preservation and Museum Fees:

RATE

Formatted Table

1. Certificate of Appropriateness (COA)*	\$500.00
2. Delisting of a Historic Structure	\$1,600.00
<i>* Only if a public hearing is triggered.</i>	
3. <u>Speaking Fee (Organization Outside of Brighton)</u>	<u>\$100</u>
4. <u>Education Classes</u>	<u>Classes provided by the Museum are a direct benefit to the attendee. The attendee shall pay a fee based on cost recovery of 100% of direct costs. Direct costs are those expenses which are incurred in conducting programs and include items such as speakers, experts, and materials needed to offer the class. All fees will be determined by identifying the direct cost of each program, then the total direct cost will be divided by the minimum number of participants.</u>
<i>* Only if a public hearing is triggered.</i>	

Formatted: Indent: Left: 0"

Formatted: Font: Italic

Formatted: No bullets or numbering

Formatted: Font: Italic

Formatted: Font: Italic

ATTACHMENT 2

COMMUNITY DEVELOPMENT - BUILDING DIVISION

A. Building Valuation:

Building valuation shall be based on the August building valuation data for the preceding year, published by the International Code Council.

B. Miscellaneous Valuation:

All miscellaneous permits shall be processed based on valuation (estimated project materials and labor) per the following fee schedule for any above or below ground, public or private, new or repair/replace construction. An example of these types of permits includes, but shall not be limited to: air conditioning/evaporative cooler, fire sprinkler system, fencing, siding, furnace, gas log installation, spas/hot tubs, sheds, signs, site improvement, and right-of-way (ROW) permits.

C. Permit Fees

VALUATION	RATE
\$1 to \$500	\$23.50
\$501 to \$2,000	\$23.50 for the first \$500 plus \$3.05 for each additional \$100 or fraction thereof, up to and including \$2,000
\$2,001 to \$25,000	\$69.25 for the first \$2,000 plus \$14.00 for each additional \$1,000 or fraction thereof, up to and including \$25,000
\$25,001 - \$50,000	\$391.25 for the first \$25,000 plus \$10.10 for each additional \$1,000 or fraction thereof, up to and including \$50,000
\$50,001 to \$100,000	\$643.75 for the first \$50,000 plus \$7.00 for each additional \$1,000 or fraction thereof, up to and including \$100,000
\$100,001 to \$500,000	\$993.75 for the first \$100,000 plus \$5.60 for each additional \$1,000 or fraction thereof, up to and including \$500,000
\$500,001 to \$1,000,000	\$3,233.75 for the first \$500,000 plus \$4.75 for each additional \$1,000 or fraction thereof, up to and including \$1,000,000

\$1,000,001 and higher	\$5,608.75 for the first \$1,000,000 plus \$3.15 for each additional \$1,000 or fraction thereof
------------------------	---

D. Erosion and Sediment Control Permit:	
EROSION AND SEDIMENT CONTROL PERMIT	RATE
Basic fee for all Erosion and Sediment Control Permits	
A. Less than one (1) acre of land disturbance	\$50.50
B. One (1) to five (5) acres of land disturbance	\$60.50
C. Five (5) to nine (9) acres of land disturbance	\$100.50
D. Ten (10) to nineteen (19) acres of land disturbance	\$150.50
E. Twenty (20) or more acres of land disturbance	\$250.50

E. Plan Review Fees:	
All permits shall be assessed a plan review fee equal to 65% of the permit fee. Exception: any new single-family detached residential site-specific build that has been previously mastered will pay a \$180 plan review fee at the time of permit issuance. A deposit on the plan review fee shall be paid at the time of application submittal under the following structure:	
PLAN REVIEW FEES DEPOSIT	RATE
New Custom Residential or Residential Master Plan Review*	\$200.00
New Commercial/Industrial/Multi-Family Residential Plan Review*	\$500.00
Consultant Review	Actual Cost of consultant services plus 10% administrative fee
*At the discretion of the Chief Building Official, plans may be reviewed by an outside consultant.	

F. Elevator Inspection Fees:
The annual cost for elevator inspections shall be charged as identified under the current approved contract by and between the elevator inspection service company and the city of

Brighton, as same may be amended annually. The city of Brighton complies with Colorado Revised Statutes, Title 9, Article 5.5, Elevator and Escalator Certification Act.

G. Miscellaneous Inspections and Fees:

OTHER INSPECTIONS AND FEES	RATE
<u>Residential Electrical Inspection</u> <i>(This inspection fee applies to all new residential construction types i.e., single-family detached, single-family attached, and multi-family.)</i>	<u>\$120.00 per dwelling unit</u>
Inspections outside of normal business hours (two-hour minimum)	\$100.00*
Re-inspection fees assessed under provisions of the Brighton Municipal Code Section 15-2-180	\$100.00
Inspection for which no fee is specifically indicated	\$100.00
Duplicate inspection card	\$10.00
Additional plan review required by changes, additions, or revisions to approved plans, and new code reviews of mastered plans	\$50.50 per hour
Manufactured housing installation program fee**	\$180.00
* Per hour rate or the total hourly cost to the jurisdiction, whichever is greater. This cost shall include supervision, overhead, equipment, hourly wages, and fringe benefits of the employees involved.	
** Per Colorado Revised Statutes §24-32-3310	

Formatted: Underline

Formatted: Underline

Formatted: Underline

Formatted: Underline

H. Contractor License and Registration Fees:

CLASSIFICATION	LICENSE FEE	REGISTRATION FEE
Class A – Unlimited General Contractor	\$150.00	\$15.00
Class B – Limited General Contractor	\$100.00	\$15.00
Class C – Residential General Contractor	\$75.00	\$15.00
Class D – Jobbing Contractor	\$50.00	\$15.00
Class P – Plumbing Contractor	\$75.00	\$15.00

Class M – Mechanical Contractor	\$75.00	\$15.00
Class MP – Mechanical/Plumbing Combination	\$100.00	\$15.00
Tree Care/Landscaping Contractor	\$25.00	\$15.00
*A Class D – Jobbing Contractor can operate as a Tree Care/Landscaping Contractor with appropriate certifications on file (as may be required by the city of Brighton Horticulturist.)		

I. Public Use Permit Fee:	
PUBLIC USE PERMIT	RATE
A. Public Use Permit Application Fee	\$200.00
B. Security Deposit (if applicable)	\$500.00
Ordinance #1908, as same may be amended.	

J. Building Permit Credit Card Fees: Actual credit card fees will be analyzed annually by staff to make a recommendation for the % to be charged in the subsequent year.	2.9% of total transaction for credit cards No transaction fee for debit cards
--	--

K. Development Impact Fees:	RATE
1. Community Impact Fees	\$1,971/unit
2. Neighborhood Park Impact Fee	\$1,971/unit
3. Crossing Fee	\$ 700 per unit

4. Traffic Impact Fee

- | | |
|--|--|
| <p>a. Residential</p> <p>b. Commercial Office</p> <p>c. Commercial Retail</p> <p>d. Industrial</p> | <p>a. \$1,700 per dwelling unit</p> <p>b. \$0.98 per square foot of gross building</p> <p>c. \$0.65 per square foot of gross building</p> <p>d. \$0.41 per square foot of gross building</p> |
|--|--|