



## PLANNING DIVISION COMMUNITY DEVELOPMENT

| DESCRIPTION   | FEE   | UNIT DETAILS   |
|---|---|--|
| <b>GENERAL</b>  |   |  |
| PRE-SUBMITTAL MEETING   | \$200   | Per meeting  |
| EXTENSION OF PLAN APPROVAL (subject to Director approval)   | \$400   | Per extension  |
| SURETY PROCESSING FEE (surety NOT associated with SIPIA or SIA)   | \$50  | Per surety   |
| REINSPECTION FEE (to correct development installation issues pertaining to plan compliance, e.g. landscaping or architectural)  | \$100   | Per hour, billed in 30 minute increments             |
| PLAN/PLAT RESUBMITTAL (applies to adt'l submissions necessitated due to failure to respond to review and/or referral comments; does NOT apply to standard resubmissions as part of the ordinary review process) | \$500   | Per resubmittal                                      |
| RECORDATION FEES *Current recording fees of Douglas County Clerk & Recorder   | At Cost   | Per sheet, based on size, and/or per electronic file |
| MAILING FEES *Current mailing rates of United States Postal Service   | At Cost   | Per mailing and per rate identified in Code          |
| PUBLICATION FEES *Current legal publication rates per CRS 24-70-107   | At Cost   | Per publication and per public hearing/notice        |
| PUBLIC NOTICE POSTING FEES *Current printing rates of printing vendor, as determined by City  | At Cost   | Per posting and per notice                           |
| DEED PREPARATION  | \$2,000   | Per deed   |
| EASEMENT PREPARATION  | \$2,000   | Per easement   |
| EASEMENT VACATION CERTIFICATE   | \$750   | Per certificate                                      |
| VESTED PROPERTY RIGHTS  | \$3500  | Per application                                      |
| MASTER STREETSCAPE PLAN   | \$1,500   | Per plan   |
| Master Streetscape Plan Amendment   | \$750   | Per application                                      |
| MASTER SIGN and/or WAYFINDING PLAN  | \$1,500   | Per plan   |
| Master Sign and/or Wayfinding Plan Amendment  | \$750   | Per application                                      |
| ART MURAL (standalone application for mural on private property)  | \$50  | Per mural  |
| COMPREHENSIVE PLAN AMENDMENT  | \$6,000   | Per application                                      |
| LANDSCAPE PLAN (plan not associated with an SIP; e.g. subdivisions, water capture areas)  | \$750   | 1 <sup>st</sup> Sheet                                |
|   | \$250   | Each adt'l sheet                                     |
| LANDSCAPE PLAN AMENDMENT  | 50% of the application fee for the initial landscape plan |  |

| <b>CHAPTER 16</b>   |          |                          |
|---|----------|--------------------------|
| <b>WAIVER (stand-alone)</b>   | \$2,250  | Per application          |
| <b>WAIVER (as part of an existing zoning or rezoning application)</b>               | \$750    | Per application          |
| <b>REZONING (for districts not included in a Planned Development)</b>               |          |                          |
| Preapplication  | \$500    | < 5 acres                |
| Preapplication  | \$750    | ≥ 5 acres and < 25 acres |
| Preapplication  | \$1,000  | ≥ 25 acres               |
| Application   | \$3,000  | < 5 acres                |
| Application   | \$7,000  | ≥ 5 acres and < 25 acres |
| Application   | \$10,000 | ≥ 25 acres               |
| <b>PLANNED DEVELOPMENTS</b>   |          |                          |
| Rezoning (creating a planned development district)                                  |          |                          |
| Preapplication  | \$1,125  | < 25 acres               |
| Preapplication  | \$2,250  | ≥ 25 acres               |
| Application   | \$7,500  | 0-24 acres               |
| Application   | \$13,500 | 25-100 acres             |
| Application   | \$18,000 | > 100 acres              |
| Administrative Amendment  | \$1,000  | Per application          |
| Administrative Amendment (requiring public notice)                                  | \$2,000  | Per application          |
| Major Amendment   | \$4,000  | Per application          |
| Sub-Area Plan Preapplication  | \$2,000  | Per application          |
| Sub-Area Plan Application   | \$6,000  | Per application          |
| Sub-Area Plan Amendment   | \$3,000  | Per application          |
| Parks Master Plan   | \$2,250  | Per application          |
| Parks Master Plan Amendment   | \$1,125  | Per application          |
| <b>SITE IMPROVEMENT PLAN (SIP)</b>  |          |                          |
| New Application   | \$7,500  | < 5 acres                |
| New Application   | \$10,500 | ≥ 5 acres                |
| New Application: Stand-alone Park (i.e. neighborhood park)                          | \$1,000  | Per application          |
| Major Amendment   | \$3,000  | Per application          |
| Minor Amendment (requiring public meetings)   | \$1,500  | Per application          |
| Minor Amendment, Administrative, revised SIP plan set required)                     | \$750    | Per application          |
| Minor Amendment (administrative, revised SIP plan set NOT required)                 | \$250    | Per application          |
| Amendment to SIP for Installation of Xeric Landscaping                              | \$50     | Per application          |
| Amendment to SIP for Solar Panel Installation                                       | \$50     | Per application          |
| SIP Field Change Order (pre-Certificate of Occupancy)                               | \$50     | Per application          |
| Unauthorized Changes Fee (may be applied to retroactive SIP amendment applications) | \$500    | Per application          |
| Site Improvement Plan Improvements Agreement (SIPIA)                                | \$2,000  | Per application          |
| Site Improvement Plan Improvements Agreement (SIPIA) Amendment                      | \$1,000  | Per application          |

|  |         |                 |
|--|---------|-----------------|
| <b>USE BY SPECIAL REVIEW</b>   |         |                 |
| Application  | \$4,500 | Per application |
| Annual Review (as required)  | \$375   | Per review      |
| Administrative Amendment   | \$750   | Per application |
| <b>VARIANCE</b>  |         |                 |
| Single-family Detached   | \$500   | Per application |
| Single-family Attached, Multi-family and Nonresidential (Stand-alone)                            | \$1,500 | Per application |
| Single-family Attached, Multi-family and Nonresidential (as part of an existing SIP application) | \$500   | Per application |
| <b>COMMERCIAL MOBILE RADIO SERVICE FACILITIES</b>  |         |                 |
| Application (requiring public meetings)  | \$3,000 | Per application |
| Application (administrative)   | \$1,500 | Per application |
| <b>DIRECTOR USE DETERMINATION (Requiring Public Meeting)</b>                                     | \$1,000 | Per application |
| <b>APPEAL</b>  | \$500   | Per application |

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|--|---|-----------------|
| <b>CHAPTER 17</b>  |   |                 |
| <b>PRELIMINARY PLAN</b>  |   |                 |
| Application  | \$6,000   | 0-34 acres      |
| Application  | \$12,000  | 35-100 acres    |
| Application  | \$24,000  | > 100 acres     |
| Preliminary Plan Amendment                                     | 50% of the application fee for the initial preliminary plan | Per application |
| <b>FINAL PLAT</b>  |   |                 |
| Single-Family Detached   | \$3,000   | Per application |
| Single-Family Attached, Multi-Family, Nonresidential           | \$6,000   | Per application |
| <b>PLAT CORRECTION</b>   | \$375   | Per application |
| <b>LOT LINE VACATION OR LOT LINE ADJUSTMENT CERTIFICATE</b>    | \$759   | Per Certificate |
| <b>REPLAT OR PLAT VACATION</b>                                 |   |                 |
| Application (requiring public meetings)                        | \$2,250   | Per application |
| Application (administrative)                                   | \$750   | Per application |
| <b>WAIVER (stand-alone)</b>                                    | \$2,250   | Per application |
| <b>WAIVER (as part of an existing subdivision application)</b> | \$750   | Per application |
| <b>CONDOMINIUM PLAN/PLAT</b>                                   |   |                 |
| Application  | \$3,000   | Per application |
| Amendment  | \$1,500   | Per application |
| <b>RIGHT-OF-WAY VACATION</b>                                   | \$4,500   | Per application |
| <b>SUBDIVISION IMPROVEMENTS AGREEMENT (SIA)</b>                |   |                 |
| Initial Agreement  | \$3,000   | Per application |
| Agreement Amendments   | \$1,500   | Per application |
| <b>DEVELOPMENT AGREEMENT</b>                                   |   |                 |

|                      |         |                 |
|----------------------|---------|-----------------|
| Initial Agreement    | \$4,500 | Per application |
| Agreement Amendments | \$2,250 | Per application |

| <b>ZONING COMPLIANCE</b>                                      |         |                                 |
|---|---------|---------------------------------|
| <b>ZONING VERIFICATION LETTERS</b>                            |         |                                 |
| Compliance Letter   | \$50    | Per letter                      |
| Customized Research or Zoning Interpretation Letter           | \$75    | Per letter                      |
| <b>TEMPORARY STRUCTURE PERMIT</b>                             |         |                                 |
| Temporary Commercial or Other Structure (SIP may be required) | \$500   | Per application                 |
| <b>TEMPORARY USES</b>   |         |                                 |
| Temporary Use Permit  | \$25    | Per day                         |
| Food Trucks   | \$25    | Per day                         |
| Special Events  | \$25    | Per day                         |
| Seasonal and Temporary Uses in Parking/Vacant Lots            | \$100   | Per month (or daily equivalent) |
| <b>Vacant Property Registration</b>                           | \$1,000 | Per year                        |

**Notes:**

1. The City of Lone Tree Reserves the right to send referrals to outside agencies from which expert technical assistance may be requested. Fees may be assessed by referral agencies for their outside review, and those fees shall be assessed to and paid by the applicant.
2. The review fees listed above are estimates based on typical review times. Should a project require substantially more review time than is reasonably typical, as determined by the Director, additional review time will be documented by City staff and such additional review time shall be invoiced to the applicant at the hourly rate of \$100 per hour (billed in 30 minute increments), plus an additional 15% for administrative costs. Any additional review fees shall be paid within thirty (30) days of assessment or the City may suspend or terminate review of the application.

\* 2.3% SERVICE FEE FOR PAYMENTS MADE BY CREDIT CARD