

Town of Wellington Impact Fees



Fee Type	General Commercial	Single Family Residential	Multifamily
Water Tap	Calculated for use See Table	\$10,437.00	\$7,306.00 x dwelling units
Raw Water	Calculated for use See Table	\$59,760 See Table at Right	\$33,169 x dwelling units + Calculated Landscape
Sewer Tap	Calculated for use See Table	\$9,742.00	\$6,819.00 x dwelling units
Park		\$1,000.00	\$1,000.00 x dwelling units
Road	Average Daily Traffic X \$126	\$1,700.00	\$1,700.00 x dwelling units
Library		\$250.00	\$250 x dwelling units
Trail		\$450.00	\$450.00 x dwelling units
Storm Drainage	\$.33 X sq. ft of impervious surface	\$840.00	\$840.00 x dwelling units
Fire	\$1.31 X gross sq. ft.	\$1,480.00	\$1,480.00 x dwelling units

Residential Raw Water Required Contribution 3/4 inch Tap

Each Residential Dwelling Unit	Acre Foot Requirement	Cash In-lieu Equivalent
Indoor Use	0.32	\$33,169.00
Outdoor Use (Potable Water Used Outside)	0.26	\$26,591.00
Combined	0.58	\$59,760.00

If there is a non-potable irrigation system for the subdivision then the indoor use raw water applies.

Commercial and Irrigation Water Tap and Raw Water Requirements

Water Meter / Tap Size	Water Tap Fee	Meter Fee	Sewer Tap Fee	Raw Water Acre Foot Requirement
3/4"	\$10,437.00	N/A	\$9,742.00	Calculated
1"	\$16,699.00	\$450.00	\$15,587.00	Calculated
1.5"	\$48,010.00	\$750.00	\$44,813.00	Calculated
2"	\$59,491.00	\$2,000.00	\$55,529.00	Calculated
>2"	Calculated	Contact Town	Calculated	Calculated

The Town has the sole right of determination to accept or reject any water rights proposed to satisfy the raw water required contribution or to allow a cash payment in lieu of water rights.

Taxes, Administration and Inspection Fees

Wellington Use Tax of 3% is calculated at 1/2 the valuation
 Larimer County Tax of 0.8% is calculated at 1/2 the valuation

Administration fees are 10% of the building fee.

Building fees are based on valuation and square footage.

Residential Building permits require a payment in lieu of land dedication certificate from Poudre School District