

JOHNSTOWN PERMIT FEES

Residential

1-2015

- 1) **VALUATION** - The total valuation of all construction work including but not limited to: architectural, structural, electrical, plumbing, and mechanical, including contractor's markup/profit, labor, excavation, foundation, framing, air conditioning, finish work, painting, roofing, fire extinguishing systems, water and sewer taps, and any other permanent equipment.
- 2) **BUILDING PERMIT FEE** - Based on the valuation. Refer to Residential Appendix **A**
- 3) **PLAN REVIEW FEE** - Residential plan review fee is 30% of building permit fee.
A plan review submittal fee is required when applying for a building permit.
Refer to Residential Appendix **B**
- 4) **ELECTRICAL PERMIT FEE** - Refer to Residential Appendix **C**
- 5) **PAVING/STREET IMPROVEMENT FEE** - Refer to Residential Appendix **D**
- 6) **WATER UPGRADE FEE** - Refer to Residential Appendix **E**
- 7) **WATER & SEWER REIMBURSEMENT FEE** - Required in the following subdivision:
 - a) Corbett Glen \$1,631.00
- 8) **WATER TAP FEE** Refer to Residential Appendix **F**
- 9) **SEWER TAP FEE** Refer to Residential Appendix **F**
- 10) **SEWER PERMIT & INSPECTION FEE** \$100.00
- 11) **PARK FEE** \$500.00 for each new residential house building permit.
- 12) **USE TAX**
 - a) Town of Johnstown Use Tax - 3% of retail materials.
 - b) Larimer County Use Tax - .65% of retail materials. *previously .6%
- 13) **DEVELOPMENT FEE - SINGLE FAMILY DETACHED** Refer to Residential Appendix **G**
- 14) **DEVELOPMENT FEE - OTHER DWELLING UNITS** Refer to Residential Appendix **H**
- 15) **TRAFFIC SIGNAL FEE** Refer to Residential Appendix **I**
- 16) **SCHOOL FEE** Refer to Residential Appendix **J**

RESIDENTIAL APPENDIX A – Permit Fee Table

5-00

TOTAL VALUATION	FEE
\$1.00 to \$500.00	\$23.50
\$501.00 to \$2,000.00	\$23.50 for the first \$500.00 plus \$4.05 for each additional \$100.00, or fraction thereof, to and including \$2,000.00
\$2,001.00 to \$25,000.00	\$69.25 for the first \$2,000.00 plus \$14.00 for each additional \$1,000.00, or fraction thereof, to and including \$25,000.00
\$25,001.00 to \$50,000.00	\$391.25 for the first \$25,000.00 plus \$10.10 for each additional \$1,000.00, or fraction thereof, to and including \$50,000.00
\$50,001.00 to \$100,000.00	\$643.75 for the first \$50,000.00 plus \$7.00 for each additional \$1,000.00, or fraction thereof, to and including \$100,000.00
\$100,001.00 to \$500,000.00	\$993.75 for the first \$100,000.00 plus \$5.60 for each additional \$1,000.00, or fraction thereof, to and including \$500,000.00
\$500,001.00 to \$1,000,000.00	\$3,233.75 for the first \$500,000.00 plus \$4.75 for each additional \$1,000.00, or fraction thereof, to and including \$1,000,000.00
\$1,000,001.00 and up	\$5,608.75 for the first \$1,000,000.00 plus \$3.65 for each additional \$1,000.00, or fraction thereof

- Re-submittal Fee** \$47.00
- Re-inspection fee** \$47.00
- Inspections or items not specified** \$47.00 per hour
- Temporary Certificate of Occupancy** \$600.00 each*

Outside consultants for plan checking and/or inspections Actual costs
 *\$500 may be refunded if CO is issued before TCO expires, when requested by applicant.

RESIDENTIAL APPENDIX B - Plan Review submittal fee is due at building permit application.

08-05

New House or Establish Stock Plan	\$500.00
Stock Plan & Basement Finish, Alteration, etc	\$50.00
Detached Garage, Shed, Addition, etc	\$100.00
Miscellaneous - Deck, Arbor, etc	\$20.00

RESIDENTIAL APPENDIX C - Electrical Permit Fee's

08-06

Current Colorado State Electrical Permit Fee back in 2005

Residential: (Finished enclosed living space)	
Square feet Permit fee	
Rough Electric	\$40.00
Final Electric	\$40.00
Temporary Meter	\$40.00
Service Panel	\$40.00
Mobile Home Park per space	\$40.00
Other electrical work: (Value of work; labor and material)	
Valuation Permit fee	
<= \$300	\$40.00
\$301 to \$2,000	\$40.00
\$2,001 to \$50,000	\$10.00 per thousand
\$50,001 to \$500,000	\$10.00 per thousand plus \$15 base fee
> \$500,000	\$10.00 per thousand plus \$15 base fee

Electrical re-inspection fee \$30.00

RESIDENTIAL APPENDIX D - Paving/Street Improvement Fee

6-05

Country Acres	336.00
Redstone Hills	\$149.00
Riverbend (not developed)	\$2,500.00
Rolling Hills Ranch & Sunrise Ridge	\$108.00

RESIDENTIAL APPENDIX E – Water Upgrade Fees

Corbett Glen	\$125.00
Rolling Hills Ranch	\$336.71

RESIDENTIAL APPENDIX F – Water/Sewer Tap Fees

For water taps larger than ¾" refer to Commercial Permit Fees

12-21-15

Tap size	Water Tap PIF*		Water Meter	Raw Water Fee	Sewer Tap PIF*	Metro District Fee**
	In Town limits	Outside Town limits			In Town limits	
¾"	\$5,356	\$7,200	\$270	\$4,600	\$4,100	\$4,589

10-27-08

Corbett Glen - Filing 4 -Sewer Impact Fee \$3,000

* Properties located in the Thompson Crossing Metro District (Metro District) boundaries shall purchase water & sewer taps from the Metro District. Water & sewer certificates provided by the Metro District shall be provided to the Town of Johnstown at building permit application.

** Properties located within the Low Point Wastewater Service Area but outside the Metro District boundaries shall pay the Metro District Fee for Infrastructure Reimbursement.

Metro District phone number: (970) 669-1463

RESIDENTIAL APPENDIX G - Development Fee - Single Family Detached

01-2016

Parks & Open Space Development Fee	\$1,153
Library Facilities Development Fee	\$684
Public Facilities Development Fee	\$1,366
Police Facilities Development Fee	\$581
Transportation Facilities Development Fee	\$2,311

RESIDENTIAL APPENDIX H - Development Fee - Other Dwelling Units

01-2016

Parks & Open Space Development Fee	\$991
Library Facilities Development Fee	\$586
Public Facilities Development fee	\$1,174
Police Facilities Development fee	\$498
Transportation Facilities Development Fee	\$1,817

RESIDENTIAL APPENDIX I - Traffic Signal Fee

6-05

Rocksbury Ridge	\$200.00
Corbett Glen - two traffic signals	\$278.86
Johnstown Farm	\$277.01
Riverbend	TBD

RESIDENTIAL APPENDIX J - School Fee

The following school fees are payable by separate check to: Weld County School District RE-J5₆₋₀₅

All in Weld County except the following:	\$750.00
Clearview Filing 1	\$500.00
Clearview Filing 2	\$592.11
Clearview Filing 4	\$592.11
Corbett Glen, Johnstown Farms, Riverbend	\$1,250.00

The following school fees are payable by separate check to: Thompson School District R2-J ₈₋₀₅

All in Larimer County	\$688.00
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