

CITY OF MANITOU SPRINGS FEES, APPROVED 1/17/2017

DEVELOPMENT REVIEW FEES

PLANNING DEPARTMENT		
DEVELOPMENT REVIEW FEES		
Application or Request	\$50.00	Document Fee
Zoning Regulations	\$200.00	Concept Plan
		Concept Plan - Deposit
	\$500.00	Major Conditional Use (changed 9/20/16)
	\$250.00	Minor Conditional Use (changed 1/17/17)
	\$1,000.00	Conditional Use - New Telecommunications and Commercial
	\$125.00	Temporary Use Permits
	\$500.00	Development Plan - Minor
		Development Plan - Minor - Deposit
	\$1,000.00	Development Plan - Major
		Development Plan - Major - Deposit
	\$200.00	Development Review (Administrative)
	\$150.00	Grading Permit - Minor
		Grading Permit - Minor - Deposit
	\$350.00	Grading Permit - Major
		Grading Permit - Major - Deposit
		Minor Modifications
	\$750.00	Rezoning
	\$500.00	Variance (a separate fee will be collected for each type, e.g.,
	\$500.00	Development Agreement
Subdivision Regulations	\$200.00	Issuance of Building Permits to Previously Platted Land
	\$100.00	Issuance of Building Permits to Previously Platted Land -
	\$200.00	Issuance of Building Permits to Unplatted Land
	\$100.00	Issuance of Building Permits to Unplatted Land - Deposit
	\$550.00	Master Plan
	\$1,000.00	Master Plan - Deposit
	\$500.00	Minor Subdivision
	\$250.00	Minor Subdivision - Deposit
	\$825.00	Plat - Preliminary
	\$30.00	Plus Additional per lot - Plat - Preliminary
	\$1,000.00	Plat - Preliminary - Deposit

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	\$550.00	Plat - Final
	\$500.00	Plat - Final - Deposit
	\$200.00	Administrative Plat Amendment
	\$250.00	Vacation - Easement
	\$500.00	Vacation - Plat
	\$550.00	Vacation - Right of Way
	\$300.00	Subdivision Waiver (A separate fee will be collected for each
Historic Preservation Regulations		
Material Change of Appearance Certification	n/a	Administrative (At time of Building Permit Application)
	\$30.00	Historic Preservation Commission Review
Demolition Review - Administrative(**)	\$100.00	
Demolition Review - HPC Recommendation to City Council (**)	\$825.00	Commercial - 1st 1000 square feet
	\$55.00	Commercial - each additional 1000 square feet
	\$300.00	Residential - 1st 1000 square feet
	\$30.00	Residential - each additional 1000 square feet
State Tax Credit Application		
Project Costs - \$5,000 - \$15,000	\$110.00	Initial Application Fee
	n/a	Final Verification Fee
Project Costs - \$15,001 - \$50,000	\$275.00	Initial Application Fee
	\$275.00	Final Verification Fee
Project Costs \$50,001 - \$100,000	\$275.00	Initial Application Fee
	\$550.00	Final Verification Fee
Project Costs \$100,001 +	\$275.00	Initial Application Fee
	\$825.00	Final Verification Fee
Annexations (***)		
	\$1,000.00	Minor - less than 3 acres
	\$750.00	Minor - less than 3 acres - Deposit
	\$1,650.00	Major - 3 or more acres - 1st 100 acres
	\$30.00	Plus Additional per acre - Major - 3 or more acres - 1st 100
	\$1,650.00	Major - 3 or more acres - 101 + acres

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	\$41.00	Plus Additional per acre - Major - 3 or more acres - 101+
	\$2,500.00	Major - 3 or more acres - Deposit
Sign Ordinance	\$25.00	Temporary Sign Permit (e.g. banner)
	\$50.00	Regular Sign Permit
	\$75.00	Comprehensive Sign Plan
Appeals Fee	50% of original	Appeals of decisions by Staff or Commissions
Building Permit Application (Use Tax)	\$0.038	Modification - 3.8% of cost of material
	\$0.83	Square foot - including basement and attached garage
Plans Review	\$27.50	
	\$150.00	New Residential
	\$175.00	Hillside Low Density Residential Development Review
	\$200.00	New Commercial
	\$100.00	Additions - Commercial or Residential
	\$30.00	Decks / Fences / Other minor work
	\$100.00	Demolition Permit
Building Permit Application Late Fee	\$55 plus 2x	A late fee of 200% of the normal application fee (two times)
Building Permit Application Fire Review (****)	\$330.00	Commercial
	\$132.00	Residential

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DEVELOPMENT REVIEW FEES	Ch 12.12 Retaining Walls	\$2.50	Permit application fee for retaining walls adjacent to public streets
	Ch 12.23 Regulation of Placement, Use, and Maintenance of News racks	\$40.00	Annual fee - for placement of condominium news racks on Public Property within allowed zone
	Flood Management	\$500.00	Flood Management Variance
		\$250.00	Flood Management Variance - Deposit
	Rental Inspections	\$250.00	Annual Short Term (Vacation) Rental Inspection Fee
		\$250.00	Annual Long Term Lodging Rental Inspection Fee
	Marijuana - Medical & Recreational	\$2,000.00	Initial Operating License Fee for MMJ (Medical Marijuana)
		\$2,000.00	Renewal Operating License Fee for MMJ (Medical Marijuana)
		\$5,000.00	Initial Operating Marijuana License for RME (Recreational
		\$5,000.00	Renewal Operating Marijuana License for RME (Recreational
		Cost	Background Check Fee
		\$1,000.00	Transfer of Ownership Fee MMJ (Medical Marijuana)
		\$1,000.00	Change in Location Fee MMJ (Medical Marijuana)
		\$2,500.00	Transfer of Ownership Fee RME (Recreational Marijuana)
		\$2,500.00	Change of Location Fee RME (Recreational Marijuana)
Watershed District Permit	\$100.00	Watershed District Permit Application	
<p>Deposits are collected to reimburse the city for any technical and/or professional services incurred during the review of the request. Should an initial deposit prove insufficient, additional deposit(s) may be required, or the applicant invoiced. Applicants will be provided an accounting of costs paid out of a deposit and unused deposit funds will be refunded.</p> <p>(**) Unauthorized demolitions are subject to additional late application fees, plus no building permits issued for 10 years.</p> <p>(***) Stenographic costs associated with recording the public hearing(s) of any annexation application shall be charged to the Applicant.</p> <p>(****) Fire Review costs are a standard fee unless determined that additional review is required.</p>			