



City and County of Broomfield

Community Development
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Building Inspection Division

Broomfield, CO 80020
www.broomfield.org

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Building Permit Fees

Building construction permit fees are based upon construction value. The value should include all materials, labor, contractor overhead and profit (essentially replacement cost for the building). Separate permit fees are calculated for each of the building, plumbing, electrical, and mechanical permits, based on the following table:

Valuation of Work	Building, Electrical, Plumbing, or HVAC Fees
\$1.00 to \$500.00	\$23.50
\$501.00 to \$2,000.00	\$23.50 for the first \$500.00 plus \$3.05 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	\$391.75 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 and up	\$3,233.75 for the first \$500,000.00 plus \$4.75 for each additional \$1,000.00 or fraction thereof

(Use Tax and SEF are also collected; see below and Page 2!)

Plan Review Fee

Plan review fees are 65% of the building permit fee calculated above, and shall be paid at the time of permit issuance. Depending on the scope of the project, separate plan review fees for electrical, plumbing and mechanical may be assessed in the same manner (65% of the electrical, plumbing, mechanical permit fee calculated above). Please feel free to call (303-438-6370) or fax (303-438-6297) for an estimate.

Services Expansion Fee

All residential permits (single and multi-family) are subject to the Services Expansion Fee (SEF). The fee is \$1.00 per finished square foot of dwelling area and shall be collected prior to the issuance of the Certificate of Occupancy.

Use Tax

The City and County of Broomfield collects use tax on building materials at the time of building permit issuance. For use tax purposes, 50% of the total project valuation is assumed to be materials in accordance with BMC 03-08-060. When purchasing materials for the project, the purchaser should show the building permit payment receipt to the supplier or retail home center. The supplier or home center should not charge any city sales tax since the Broomfield use tax has been paid with the permit. Payment of the state and RTD taxes is still required on all materials. Questions regarding use tax audits can be answered by the Sales and Use Tax Division of the Broomfield Finance Department at 303-464-5811.

Use Tax = Total valuation x 50% (materials) x assessed rate

Assessed rate is currently: 4.15% City and County of Broomfield

Example:

Total project value: \$200,000

Calculated Materials Cost: $\$200,000 \times 50\% = \$100,000$

Use Tax Due: $\$100,000 \times 4.15\% = \$4,150.00$

Other Permits

Additional permits will be required for public / private improvements such as grading, utility lines, streets, curb & gutter, walks, etc., and varies for each individual project. Estimates should be obtained for these permits from the City and County of Broomfield Engineering Department, 303-438-6380.

Proposed changes to a project previously approved through the City & County of Broomfield Site Development Plan process may require an application for development plan review, with certain associated fees. Contact the City & County of Broomfield Planning Division, 303-438-6284 for further information and application forms.

The North Metro Fire Rescue District is the fire department serving the city and county. They are involved in various aspects of plan review, permits, and inspection, depending on the scope of your project. Additional fees may be required for fire district reviews or permits. Contact the Fire Prevention Bureau at 720-887-8217 for more specific information.

Water License and Tap Fees

Water license fees are based on hydraulic requirements as well as annual consumption estimates. This basis establishes a Tap Equivalent (T.E.) as compared to an average single family dwelling. Residential water license fees are paid at 1.0 T.E. per single family dwelling, 0.6 T.E. per townhouse unit, and 0.4 T.E. per apartment unit. Non-residential fees are calculated at 1.0 T.E. for each 163,000 gallons of estimated annual consumption. Water license fees for irrigation taps are based on an annual consumption estimate of 4.0 T.E. per irrigated acre of landscaping. Additional license fees may be due in the future for consumption in excess of the originally purchased water license. A drought surcharge is not presently in effect, but could be in the future in accordance with the Broomfield Municipal Code. **Physical tap and meter fees are separate, additional, and subject to change; see below.**

CURRENT WATER LICENSE FEE IS \$22,454.00 PER T.E.

Potable Water Tap and Meter Fees:

Tap Size	Tap Fee	Service Charge	Meter Size	Meter Fee
¾" SFD	\$75	\$8.74/mo.	5/8" x ¾"	\$492
1" SFD	\$100	\$8.74/mo.	1" Residential	\$704
¾"	\$75	\$11.60/mo.	¾"	\$516
1"	\$100	\$23.17/mo.	1" Commercial	\$704
1-1/4"	\$100	\$34.78/mo.		
1-1/2"	\$150	\$46.37/mo.	1 ½"	\$715
1-1/2"	\$150	\$46.37/mo.	1 ½" Turbo Irrig.**	\$981
2"	\$200	\$92.73/mo.	2" Disk	\$1050
2"	\$200	\$92.73/mo.	2" Compound	\$2,692
2"	\$200	\$92.73/mo.	2" Turbo Irrig.**	\$1,228
3"	\$100*	\$208.64/mo.	3" Turbo Comm'l	\$1,421
3"	\$100*	\$208.64/mo.	3" Compound	\$2,873
3"	\$100*	\$208.64/mo.	3" Turbo Irrig**.	\$1,421
4"	\$100*	\$417.28/mo.	4" Turbo Comm'l	\$1,720
4"	\$100*	\$417.28/mo.	4" Compound	\$3,811
4"	\$100*	\$417.28/mo.	4" Turbo Irrig.**	\$1,720
6"	\$100*	\$1,089.63/mo.	6" Compound	\$4,803
6"	\$100*	\$1,089.63/mo.	6" Fire Series	\$8,780
6"	\$100*	\$1,089.63/mo.	6" Turbo Irrig.**	\$2,973

Fees for water meters will be paid at the same time the Water License Fee is paid. The fee will be based on the size of the meter, the cost of the meter at time the fee is paid, and the cost for the installation of the meter. The city will maintain a current price listing for the cost of different sized meters and the installation cost for the meters.

* Material and work conforming to city standards and specifications will be provided by the person making the tap. \$100 required inspection fee for the city to inspect the tap.

** Meters for use with re-use irrigation water are not listed and will be charged separately.

Fire lines will be charged tap fees but are not metered. A monthly service charge for standby fire protection will be charged based on the size of the line.

Sewer License and Tap Fee:

Sewer License Fee	Tap Inspection Fee	Service Charge
\$8,427 per ERU*	\$50	\$16.56 per ERU/month

The minimum sewer license fee for all single family residential units is currently \$8,427 plus a \$50 tap inspection fee per tap for a total of \$8,477. Multi-family, apartment buildings, and other attached residential buildings with one common sewer tap are assessed a sewer license fee of one equivalent residential unit (ERU) for each dwelling unit, plus the tap inspection fee. As an example, an 8-unit apartment building would purchase a sewer license for eight ERU's and one tap inspection fee: (8 x \$8,427) + \$50 = \$67,466.00. Non-residential license fees are determined on a case by case basis and are based upon 320 gallons of average daily flow (116,800 gallons per year) per ERU.

All sewer taps shall be made according to the city's standards and specifications by a qualified plumber licensed by the city, and all material and labor shall be provided by the property owner. All sewer taps shall be inspected by the City and County of Broomfield.