

TOWN OF LARKSPUR
ZONING, SUBDIVISION AND VARIANCE FEES
ORDINANCE NO. 3.03

BE IT ORDAINED by the Board of Trustees of the Town of Larkspur that the following fees will be charged by the Town of Larkspur in Rezoning, Subdivision, and Variance matters.

ARTICLE 1

REZONING FEES

1.1 Application Fee. The following fees will be paid to the Town Clerk of the Town of Larkspur at the time an application for rezoning is filed. No rezoning application shall be received and filed by the clerk unless accompanied by said fees.

<u>Zone Requested</u>	<u>Fee</u>
R-1 (L)	0 - 250,000 gross square feet - \$125.00 each additional gross square foot - .0005
R-1 (H)	0 - 166,667 gross square feet - \$125.00 each additional gross square foot - .00075
R-2	0 - 166,667 gross square feet - \$125.00 each additional gross square foot - .00075
MF	0 - 125,000 gross square feet - \$125.00 each additional gross square foot - .001
B-C-I and PUD	0 - 250,000 gross square feet - \$125.00 each additional gross square foot - .0005

1.2 Preliminary Site Plan Fee. The following fee will be paid to the Town Clerk before a hearing on any preliminary site plan is scheduled:

Preliminary Site Plan Review - \$100.00

1.3 Final Site Plan Fee. The following fee will be paid to the Town Clerk before a hearing on any final site plan is scheduled:

Final Site Plan Review - \$100.00

1.4 Gross Square Footage--Defined. Gross Square Footage for purposes of fee determination under this Article shall mean the total area rezoned less land dedicated to the Town of Larkspur. In the event the Town elects to take cash in lieu of land or a combination of cash and land, the fee shall be adjusted as if the Town had elected to take land.

ARTICLE 2

SUBDIVISION FEES

2.1 Preliminary Plat Fee. The following fee will be paid to the Town Clerk before a hearing on any preliminary plat is scheduled:

<u>Development</u>	<u>Fee</u>
Non-Residential	0 - 250,000 gross square feet - \$125.00 each additional gross square foot - .0005
Residential	\$125.00 plus \$5.00 per dwelling unit
Mixed Residential- Non-Residential	\$125.00 plus \$5.00 per dwelling unit plus .0005 per gross square foot for all non-residential square footage in excess of 250,000 gross square feet

2.2 Final Plat Fee. The following fee will be paid to the Town Clerk before any hearing is scheduled on any final plat.

Final Plat - \$125.00 plus recording fees

2.3 Gross Square Footage--Defined. Gross square footage shall be defined for purposes of fee determination under this Article in the same manner as in Article 1, Section 1.4, above.

ARTICLE 3

VARIANCE

4.1 The following fees will be paid to the Town Clerk before any request for a variance is scheduled for hearing before the Town Board of Adjustment.

Variance Request - \$50.00

Each additional Variance Request at the
same hearing - \$25.00

ARTICLE 4

AMENDED PLANS AND PLATS

5.1 The following fees shall be paid to the Town Clerk before any hearing is scheduled upon my request to amend any plan or plat.

Amendment Review Fee - Minimum \$50.00 or as determined by the Board of Trustees but not to exceed the subdivision fees for the footage or dwelling units involved as set forth in Article 2 above.

ARTICLE 5

This ordinance is deemed necessary to the immediate preservation of the public health and safety, inasmuch as the Town is newly incorporated and must implement such fees, and shall take effect upon adoption and compliance with C.R.S.1973-31-16-104, as amended.

Introduced, read, passed and approved, and ordered published February 13th, 1980.



Mayor

ATTEST:



Town Clerk