

**CITY OF AURORA, COLORADO  
DEVELOPMENT AND CONNECTION FEE SCHEDULE  
Effective January 1, 2024**



Connection Fees									
Single Family Residential Detached									
Water Service Connection Fee				Sanitary Sewer Connection Fee				Stormwater Development Fee	
Indoor Use Fee		Outdoor Use Fee		City of Aurora		Metro Wastewater District		City of Aurora <sup>4</sup>	
Number of Bathrooms <sup>1</sup>	Connection Fee	Transmission Development Fee <sup>2</sup>	Connection Fee <sup>3</sup>	Transmission Development Fee <sup>3</sup>	Connection Fee	Interceptor Development Fee <sup>4</sup>	Meter Size (inches)	Fee	
1-2	\$7,456	\$258	\$1.805/\$1.278 per sq ft of lot size <sup>3</sup>	\$0.044/\$0.031 per sq ft of lot size <sup>3</sup>	\$4,080	\$372	5/8	\$5,520	\$0.048 per sq ft of lot size
3-4	\$12,046	\$417					3/4	\$11,040	
5+	\$20,876	\$722					1	\$26,496	

**Notes:**  
<sup>1</sup> A single half bath (i.e. sink and toilet only) will be automatically deducted from the number of bathrooms in single family detached if applicable.  
<sup>2</sup> New water connections platted before January 1, 2017 may not be subject to the water transmission fee paid.  
<sup>3</sup> Developments adopting the new conservation ordinance pay the lower outdoor use fee.  
<sup>4</sup> New sewer and storm connections platted before January 1, 2019 may not be subject to the sewer interceptor or Stormwater development fees.

Single Family Residential Attached									
Water Service Connection Fee				Sanitary Sewer Connection Fee				Stormwater Development Fee	
Indoor Use Fee		Outdoor Use Fee		City of Aurora <sup>3</sup>		Metro Wastewater District		City of Aurora <sup>3</sup>	
Connection Fee <sup>1</sup>	Transmission Development Fee <sup>2</sup>	Connection Fee <sup>1,3</sup>	Transmission Development Fee <sup>3</sup>	Connection Fee	Interceptor Development Fee <sup>4</sup>	Meter Size (inches)	Fee		
\$11,929 per unit	\$413 per unit	\$1.805/\$1.278 per sq ft of lot size <sup>3</sup>	\$0.044/\$0.031 per sq ft of lot size <sup>3</sup>	\$2,244 per unit	\$205 per unit	5/8	\$5,520		\$0.048 per sq ft of lot size

**Notes:**  
<sup>1</sup> Outdoor use fee for common areas in non-fee simple lots will be supplied by an irrigation meter. See Irrigation Table Below  
<sup>2</sup> New connections platted before January 1, 2017 may not be subject to the water transmission fee paid.  
<sup>3</sup> Developments adopting the new conservation ordinance pay the lower outdoor use fee.  
<sup>4</sup> New connections platted before January 1, 2019 may not be subject to the sewer interceptor or Stormwater development fees.

Multi-family Residential									
Water Service Connection Fee				Sanitary Sewer Connection Fee				Stormwater Development Fee	
Indoor Use Fee <sup>1,2</sup>		Outdoor Use Fee		City of Aurora		Metro Wastewater District		City of Aurora <sup>3</sup>	
Connection Fee <sup>1</sup>	Transmission Development Fee <sup>2</sup>			Connection Fee	Interceptor Development Fee <sup>3</sup>	Meter Size (inches)	Fee		
\$11,929 per unit	\$413 per unit		N/A	\$2,081 per unit	\$190 per unit	3/4	\$11,040		\$0.14 per sq ft of Impervious area
						1	\$26,496		
						1 1/2	\$60,720		
						2	\$110,400		

**Notes:**  
<sup>1</sup> Outdoor use fee for common areas in non-fee simple lots will be supplied by an irrigation meter. See Irrigation Table Below  
<sup>2</sup> New connections platted before January 1, 2017 may not be subject to the water transmission fee paid.  
<sup>3</sup> New connections platted before January 1, 2019 may not be subject to the sewer interceptor or Stormwater development fees.  
<sup>4</sup> For 3" & 4" meters, please follow Commercial schedule for City Sanitary and Metro Sewer fees. For meters 6" and larger, fees will be calculated per Section 7 of the Metro District's Rules and Regulations, subject to approval.

Commercial									
Water Service Connection Fee				Sanitary Sewer Connection Fee				Stormwater Development Fee	
Meter Size (inches)	Connection Fee	Transmission Development Fee <sup>1</sup>		Connection Fee	Interceptor Development Fee <sup>3</sup>	Metro Wastewater District		City of Aurora <sup>2</sup>	
3/4	\$27,125	\$938		\$8,160	\$744	\$11,040		\$0.14 per sq ft of Impervious area	
1	\$48,554	\$1,680		\$19,584	\$1,786	\$26,496			
1 1/2		*3		\$44,880	\$4,092	\$60,720			
2		*3		\$81,600	\$7,440	\$110,400			
3		*3		\$175,440	\$15,996	\$237,360			
4		*3		\$350,880	\$31,992	\$474,720			

**Notes:**  
<sup>1</sup> New water connections platted before January 1, 2017 may not be subject to the water transmission fee paid.  
<sup>2</sup> New sewer and storm connections platted before January 1, 2019 may not be subject to the sewer interceptor or Stormwater development fees.  
<sup>3</sup> Commercial Water Connection fees for meters 1 1/2-inches and greater are based on the estimated daily volume of water and assessed at \$77.75 per gallon/per day for recoverable usage and \$110.20 for non-recoverable use for connection fee and \$2.69 for water transmission development fee. Consumption beyond initial allocation may be addressed through monthly bill or payment of additional connection fees. Commercial sanitary sewer fees 6 inches or greater are determined on an individual basis. Commercial landscaped area is subject to irrigation connection fee.

Landscape Type	Connection Fee	Transmission Development Fee
Non-water Conserving	\$5.27 per square foot of landscaped area	\$0.13 per square foot of landscaped area
Water Conserving	\$2.82 per square foot of landscaped area	\$0.07 per square foot of landscaped area
Z-Zone		\$0.00 per sq. ft.

Z-Zone is a temporary water option for irrigation only that allows for establishment of low-water plant material. Contact Water Conservation at 303.739.7195 for details.

Regardless of assessment, all fees are due at the rate in effect at the time of payment. Contact the TAP Application Office at 303.739.7393 or 303.739.7395 if you have questions regarding fees for a particular project.

Administrative Fees			
Wet Tap Fees - Main Extensions and Pipelines			
Tap Size (inches)	Main Line Size (inches)	Specialty Connection	Wet Tap Charge
4	6 to 12		\$2,753
4	16 to 24		\$2,818
4	30 to 36		\$2,963
6	6 to 12		\$3,072
6	16 to 24		\$3,327
6	30 to 36		\$3,377
8	8 to 12		\$3,832
8	16 to 24		\$3,949
8	30 to 36		\$4,223
12	12		\$5,975
12	16		\$6,116
12	24 to 36		\$6,343
16	16		\$14,049
16	24		\$14,520
16	30		\$14,520
16	36		\$14,520
16	24	Weld-on	\$14,792
16	30	Weld-on	\$14,809
16	36	Weld-on	\$14,895

Inspections Fees	
Description	Fee
Water Service-Meter Pit to Unit	\$157.00
Sanitary Service-ROW to Unit	\$157.00

**Notes:**  
<sup>1</sup> Inspection Fees are charged for every meter and for repairs to the service lines

Construction Water	
Description	Fee
Fee to be added to the Connection Fee total	\$50.80 per meter

**Notes:**  
<sup>1</sup> Construction Water Fees are charged for every meter.

Development Fees	
Description	Fee
Water Transmission Development Fee	\$0.00 per acre
Sewer Interceptor Development Fee	\$0.00 per acre
Storm Drainage Development Fee	\$1,242 per acre
Norfolk Street Sewer Basin Fee	\$1,228.35 per acre

**Notes:**  
<sup>1</sup> Development Fees are payable upon platting.

Cherry Creek Basin Drainage Fee	
Description	Fee
Single Family	\$60.00 per lot
All Others	\$0.04 per square foot of impervious area

**Notes:**  
<sup>1</sup> Cherry Creek Basin Drainage Fees apply to all properties within the Cherry Creek Basin