CIMARRON HILLS FIRE PROTECTION DISTRICT

RESOLUTION NO. 2025-006

A RESOLUTION ADOPTING FIRE PREVENTION FEE SCHEDULES

WHEREAS, the Cimarron Hills Fire Protection District ("District") is a quasi-municipal corporation and political subdivision of the State of Colorado operating pursuant to Article 1, Title 32, C.R.S., for the purpose of providing fire protection and prevention and other emergency services; and

WHEREAS, Section 32-1-1002(1)(d), C.R.S., authorizes a fire protection district to adopt and enforce fire codes; and

WHEREAS, Section 32-1-1002(1)(e)(II) and (III), C.R.S., authorizes a fire protection district to fix and from time to time increase or decrease fees and charges for requested or mandated inspections if a fire code has been adopted; and

WHEREAS, the Board of Directors finds and determines that it is in the best interest of the residents, taxpayers, and visitors of the District to maintain adequate and updated District fees concerning inspections and plan review services requested of the District concerning fire and life safety by adoption of the attached Fee Schedule for such services.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Cimarron Hills Fire Protection District as follows:

Section 1 – Adoption of Fee Schedule. The Board of Directors of the Cimarron Hills Fire Protection District hereby adopts the "2026 CHFPD Fee Schedule" attached hereto as **Exhibit A**, establishing fees for requested sprinkler system, fire alarm, construction plan and other plan reviews and for underground hydrostatic tests, hood and duct system tests, spray booths, and other inspections related to IFC regulations in place within the jurisdictional boundaries of the Cimarron Hills Fire Protection District governing the safeguarding of life and property from fire and explosion hazards arising from the storage, handling and use of hazardous substances, materials and devices, and from conditions hazardous to life or property in the occupancy of buildings and premises in the District. The fees established in the Fee Schedules are hereby referred to, adopted and made a part hereof as if fully set forth in this Resolution. The Fee Schedules shall replace and supersede any prior fees approved and adopted by the Board.

Section 2 –Public Meeting. This Resolution was considered and adopted by the Board at a public meeting, after notice was duly posted, held on Wednesday, December 10th, 2025.

Section 3 - Severability. If any part, section, subsection, sentence, clause or phrase of this Resolution or the Fee Schedules is for any reason held to be invalid, such invalidity shall not affect the validity of the remaining provisions. The Board of Directors hereby declares that it would have passed and adopted this Resolution and the Fee Schedules and each part, section, subsection, sentence, clause or phrase thereof, should any other section, subsection, sentence, clause or phrase be declared invalid.

Section 4 – Effective Date. This Resolution shall take effect and be enforced January 1, 2026, upon its approval by the Board of Directors.

INTRODUCED, READ, AND APPROVED by the Board of Directors of the Cimarron Hills Fire Protection District, upon a motion duly made, seconded and passed at its regular meeting held on the 10th day of December 2025 by a vote of 5 in favor and 0 against, and 0 abstentions.

CIMARRON HILLS FIRE PROTECTION DISTRICT

By _____
Erika Gass, President

ATTEST:

_____
Paul Graham, Treasurer

EXHIBIT A

2026 CHFPD Construction Plan Review and Inspection Fee Schedule

CIMARRON HILLS

FIRE PROTECTION DISTRICT

Construction Plan Review and Inspection Fee Schedule

EFFECTIVE 01/01/2026

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DEFINITIONS AND EXPLANATIONS

Convenience Inspection: A convenience inspection fee is assessed when a business or contractor requests an inspection outside the normal business hours of the Division of Fire & Life Safety to accommodate their convenience.

Expedited Plan Review: Allows plans to be moved to the front of the plan review queue. Expedited plan reviews are available for all plans reviewed by the Division of Fire & Life Safety, including extraterritorial reviews. Expedited plan reviews are available on a first-come first-served basis, and the fee shall be paid at the time of the request. The availability of expedited plan reviews is at the discretion of the Division Chief of Fire & Life Safety based on staffing and/or resource availability. Expedited plan reviews do not supersede rapid response reviews.

High-Rise Building Surcharge: A one-time fee to cover the additional time for review, inspection and building commissioning that accompanies the complex nature of all high-rise structures.

Performance Based Design Surcharge: A one-time fee to establish fire safety and engineering goals and objectives, fire model construction and evaluation, plan review, inspection, acceptance testing, and reevaluation of all performance-based designs, alternative materials and methods or other design alternatives when requested or at the plan reviewer's discretion based on project scope. In all cases the minimum fee shall be $2,000.

Pre-Plan Submittal Consult: Time associated with a project during the design and planning stages. The assessed amount is cost recovery for staff's time during the consultation, like time spent during a plan review. A fee will not be assessed for meetings requiring thirty minutes or less.

Re-Inspection: A fee assessed if an inspection is scheduled and any portion of the work is incomplete, and/or hazards are not abated in an allotted timeframe. Failure to provide access for a requested inspection, failure to maintain work in an exposed condition until the inspection is completed, deviation from approved plans, lack of sufficient documentation or required equipment or personnel to conduct the inspection, or a system that has not been pre-tested shall require a reinspection.

Trip Fee: Accounts for time associated with two inspections for a given permit. Sprinkler contractors shall be allowed three inspections per permit issued. A trip fee will be assessed when additional inspections are required due to the phasing or scheduling of a project.

Implementation: Fees shall be assessed upon the plan approval date.

Important: Unless otherwise noted in this fee schedule, a plan review fee includes two plan reviews, an initial inspection, and a final inspection. Additional fees may be assessed for subsequent reviews, trips, and re-inspections.

BUILDING OCCUPANCY CLASSIFICATION – OCCUPANCY TYPES EXPLANATIONS

Properly classifying the use and occupancy of a building is an important task that sets the tone for how a structure is designed as associated with its risk level.

When selecting the correct occupancy classification, the building components and features are designed as such to ensure a reasonable level of protection is provided to the building and its occupants.

These components and features can include, but are not limited to, the building height, area, type of construction, fire resistance, fire protection, means of egress system, and interior finishes. How these features apply to a building is based on its occupancy classification, therefore properly classifying a building is important.

Chapter 3 of the International Building Code (IBC) sets the requirements of how to identify a building's occupancy characteristics based on how a space or spaces are used within a building.

In addition to the various types of occupancy classifications, several of these classifications have specific group classifications which have many things in common with the main occupancy but some differences in the level of risk they can pose.

The table below gives the overall occupancy classifications and the number of groups in each one:

Occupancy Classification	
Description	**Group(s)**
Assembly (A)	A-1, A-2, A-3, A-4, A-5
Business (B)	B
Educational (E)	E
Factory and Industrial (F)	F-1, F-2
High Hazard (H)	H-1, H-2, H-3, H-4, H-5
Institutional (I)	I-1, I-2, I-3, I-4
Mercantile (M)	M
Residential (R)	R-1, R-2, R-3, R-3.1, R-4
Storage (S)	S-1, S-2
Utility and Miscellaneous (U)	U
Institutional (I)	I-1, I-2, I-3, I-4

Construction Plan Reviews & Inspections

Unless otherwise noted, a plan review fee includes two plan reviews, an initial inspection, and a final inspection. Additional fees may be assessed for subsequent reviews, trips, and re-inspections.

A-1 - 50,000 square feet (sq. ft.) or less	$1,032.00
A-1 - 50,000 + sq. ft. - 150,000 sq. ft.	$1,892.00
A-1 - Each additional 50,000 sq. ft. or portion thereof greater than 150,000 sq. ft.	$1,892.00
A-2 - 5,000 sq. ft. or less	$602.00
A-2 - 5,000 + sq. ft. - 10,000 sq. ft.	$774.00
A-2 - Each additional 10,000 sq. ft. or portion thereof greater than 10,000 sq. ft.	$774.00
A-3 - 12,000 sq. ft. or less	$645.00
A-3 - 12,000 + sq. ft. - 50,000 sq. ft.	$817.00
A-3 - Each additional 50,000 sq. ft. or portion thereof greater than 50,000 sq. ft.	$817.00
A-4 - 12,000 sq. ft. or less	$688.00
A-4 - 12,000 + sq. ft. - 50,000 sq. ft.	$1,032.00
A-4 - Each additional 50,000 sq. ft. or portion thereof greater than 50, 000 sq. ft.	$1,032.00
A-5 - 10,000 sq. ft. or less	$688.00
A-5 - 10,000 + sq. ft. - 50,000 sq. ft.	$1,720.00
A-5 - Each additional 50,000 sq. ft. or portion thereof greater than 50,000 sq. ft.	$1,720.00
B - 10,000 sq. ft. or less	$473.00
B - 10,000 + sq. ft. - 50,000 sq. ft.	$688.00
B - 50,000 + sq. ft. - 100,000 sq. ft.	$946.00
B - Each additional 50,000 sq. ft. or portion thereof greater than 100,000 sq. ft.	$946.00
E - New construction and additions	$2,322.00
E - Remodels	$430.00
F-1 - 12,000 sq. ft. or less	$645.00
F-1 - 12,000 + sq. ft. - 50,000 sq. ft.	$1,032.00
F-1 - Each additional 50,000 sq. ft. or portion thereof greater than 50,000 sq. ft.	$1,032.00
F-2 - 12,000 sq. ft. or less	$602.00
F-2 - 12,000 + sq. ft. - 50,000 sq. ft.	$860.00
F-2 - Each additional 50,000 sq. ft. or portion thereof greater than 50,000 sq. ft	$860.00
H - All groups	$602.00
I-1, I-2 - 10,000 sq. ft. or less	$559.00
I-1, I-2 - 10,001 - 50,000 sq. ft. or less	$817.00
I-1, I-2 - 50,001 + sq. ft. - 100,000 sq. ft.	$2,365.00
I-1, I-2 - Each additional 50,000 sq. ft. or portion thereof greater than 100,000 sq. ft.	$516.00
I-3 - Charged in increments of 50,000 sq. ft. or portion thereof	$1,376.00
I-4	$688.00

M - 5,000 sq. ft. or less	$516.00
M – 5,001 - 10,000 sq. ft.	$602.00
M - 10,000 + sq. ft. - 50,000 sq. ft.	$645.00
M - 50,000 + sq. ft. - 100,000 sq. ft.	$1,204.00
R-1 - Up to and including 30 sleeping units	$602.00
R-1 - 31 to 100 sleeping units	$1,376.00
R-1 - Each additional 30 sleeping units or portion there of greater than 100	$602.00
R-2 - Up to and including 10 dwelling/sleeping units	$430.00
R-2 - 11 - 30 dwelling/sleeping units	$430.00
R-2 - 31 - 100 dwelling/sleeping units	$731.00
R-2 - 101 - 150 dwelling/sleeping units	$1,849.00
R-2 - 151 - 200 dwelling/sleeping units	$3,096.00
R-2 - Each additional 50 dwelling/sleeping units or portion thereof greater than 200	$774.00
R-2 - Townhomes, per building	$258.00
R-3 - Wildland urban interface (WUI) home or accessory dwelling unit	$559.00
R-3 - Wildland urban interface (WUI) home – deck, siding replacement, ancillary structure	$215.00
Note: Only one inspection is allowed per permit prior to trip fees being accessed for additional inspections.	
R-1, R-2 Wildland urban interface (WUI) surcharge	$301.00
R-4	$559.00
S-1 & S-2 - 10,000 sq. ft. or less	$602.00
S-1 & S-2 - 10,000 sq. ft. - 50,000 sq. ft.	$645.00
S-1 & S-2 - 50,000 sq. ft. - 100,000 sq. ft.	$1,204.00
S-1 & S-2 - Each additional 50,000 sq. ft. or portion thereof greater than 100,000 sq. Ft	$645.00
U	$344.00
Other occupancies or uses not listed	$1,032.00
High-rise building surcharge, in addition to occupancy classification fee above	0.04/sq. ft.
Shell building	$516.00
Foundation only/ superstructure/	$129.00
Limited review	$86.00
Smoke management system, exhaust method	$1,548.00
Smoke management system, pressurization method	$4,300.00
Radio amplification	$516.00
Other construction permits not listed	$516.00
Temporary Certificates of Occupancy (TCO) phasing review	$168.00
Firefighter air replenishment	$2,580.00
Site Safety Plan	$344.00

Performance based design surcharge, in addition to applicable fees listed above, minimum $2,000	0.04/sq. ft.

Fire Alarm System Plan Reviews & Inspections

5-Device letter	$129.00
50 or less initiating devices and/or notification appliances	$473.00
51 - 100 initiating devices and/or notification appliances	$731.00
100 - 150 initiating devices and/or notification appliances	$1,204.00
Each additional 20 initiating devices and/or notification appliances greater than 150	$430.00
Residential fire alarm system - single family home	$430.00
Change in monitoring technology	$258.00
Firefighter communications systems other than radio amplification	$602.00
2-way elevator communications	$430.00

Fire Sprinkler System Plan Reviews & Inspections

20 - Head letter	$129.00
100 sprinkler heads or less, includes 1 wet pipe sprinkler system riser	$731.00
101-200 sprinkler heads	$1,118.00
201-300 sprinkler heads	$1,333.00
Each additional 100 sprinkler heads or portion thereof greater than 300	$336.00
Each additional wet pipe sprinkler system riser and/or backflow retrofit	$344.00
Each standpipe system riser	$344.00
Each dry pipe, pre-action, and/or deluge system valve	$344.00
Each fire pump or foam system	$774.00
13D system, sprinkler systems in one- and two-family dwellings and manufactured homes	$602.00

NOTE: Three sprinkler system inspections shall be allowed per permit, prior to assessing a trip fee for additional inspection.

Fixed Fire Extinguishing System Plan Reviews & Inspections

First wet/dry chemical extinguishing system	$430.00
Each additional wet/dry chemical extinguishing system	$215.00
Gaseous extinguishing system	$860.00
Water mist extinguishing system	$2,580.00

Operational & Hazardous Materials Fees

OP-1 - Amusement buildings / temporary haunted houses	$165.00
OP-2 - Carnivals	$165.00
OP-2a - Special events and fairs	$165.00
Mobile Retail Food Vendors (Trucks & Carts) "Only Required if Cooking"	$110.00
OP-19 - Tents or Air supported structures 201-999 sqft.	$55.00
Tents or Air supported structures 1,000-4,999 sqft.	$100.00
Tents with heating and/or cooking	$165.00
Fireworks Stand - fire safety	$110.00
OP-10 - Miscellaneous combustible storage	$242.00
OP-11 - Open Burning	$165.00
OP-12a - Open Flames and Candles	$165.00
OP-12b - Open Flames and Torches	$165.00
OP-12c - Prescribed Burning	
Type III complexity prescription burn (pile burning, ditches)	$407.00
Type II complexity prescription burn (understory burns, special hazards)	$490.00
OP-14 - Places of Assembly	
Up to and including 300 occupancies	$165.00
300 through 1000 occupancy	$242.00
HP-3 - Battery systems	$330.00
HP-4 - Compressed gases	$330.00
HP-5 - Cryogenic Fluids	$440.00
HP-9 - Flammable and Combustible liquids (tanks 60 gallons or greater require a plan review) and non-flammable and non-combustible liquids or gases not otherwise classified	
A – Temporary	$330.00
B – Bulk	
12,001 up to 100,000 gallons	$955.00
100,001 to one million gallons	$1,908.00
Greater than one million gallons	$2,865.00
C – Industrial – First Two Tanks	$540.00
Each additional tank	$110.00
D – Dispense – First Two Tanks	$390.00
Each additional tank	$100.00
E – Abandonment / Removal (charge per tank)	$420.00
HP-16 - Industrial ovens	$170.00

HP-19 - LPG tank, cylinders, or one or more exchange cages with an aggregate capacity greater than 125 gallons	$275.00
B - LPG Cages (see Operational Permits for ownership transfer fees)	$275.00
C - Bulk LPG	
4,000 to and including 100,000 gallons	$1,000.00
100,001 to one million gallons	$1,980.00
Greater than one million gallons	$2,750.00
HP-25 - Spraying/dipping operations	$385.00
HP OTHER - Hazardous Materials Permits	$300.00

Water Plan Reviews & Inspections

Plan Review	$130.00
Inspection first fire hydrant	$105.00
Inspection each additional hydrant	$50.00
Inspection, per fire line	$210.00
Water tank for fire suppression	$585.00

Miscellaneous Permits & Plan Reviews

Technology Fee – accessed on all permits	$25.00
Cancelled projects prior to permit, per hour or portion thereof	$172.00
Work at Risk Permit	$500.00
Expedited plan review, limited first come/first served, maximum 5 per week	$420.00
Annual Facilities Permit	$1,032.00
Revisions/splice review, per quarter hour	$43.00
System Demolition Permit	$258.00
Pre-plan submittal consult, free first thirty minutes, $172 each subsequent hour or portion thereof	$172.00
Third and subsequent submittals	1.5 x Review Fee

Miscellaneous Inspections

Convenience inspection, first two hours or portion thereof	$310.00
Convenience inspection, exceeding two hours, each additional hour or portion thereof	$155.00
Courtesy inspection, per hour or portion thereof	$105.00
Trip Fee, second and subsequent partial inspection	$210.00
Re-inspection	$270.00
Inspection cancellation, after deadline	$270.00

NOTE: A re-inspection fee may be applied if the site is inaccessible and/or work is not sufficiently pre tested, or hazards are not completed in the required timeframe.

Administrative Permits, Records Requests & Plan Reviews	
Permit renewal or permit re-issue, due to loss or damage	$10.00
Records request, per hour or portion thereof	$30.00
Work without a permit, per incident	2 x Permit Fee
3rd party plan review	$86.00