

**CITY OF LITTLETON, COLORADO**

**ORDINANCE NO. 04**

**Series, 2026**

**AN ORDINANCE OF THE CITY OF LITTLETON,  
COLORADO, AMENDING TITLE 1, CHAPTER 14  
REGARDING LAND DEVELOPMENT IMPACT FEES**

**WHEREAS**, the imposition of impact fees which are defined as land development fees under Colorado Revised Statutes is a financial matter and more appropriately placed in the administrative title of the City Code; and

**WHEREAS**, the city is subject to the provisions of Title 29, Colorado Revised Statutes pertaining to the imposition of charges for land development as the legislature has exercised its power of preemption under the Colorado Constitution; and

**WHEREAS**, the city intends that such fees only cover the full cost of capital facilities resulting from the development of new service units caused by new development and such fees are not intended to be a tax under the Taxpayer Bill of Rights in Article X of the Colorado Constitution; and

**WHEREAS**, the city council wishes to revise the capital facility impact fee rates.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LITTLETON, COLORADO, THAT:**

**Section 1:** Subsection B of title 1, chapter 14 of the Littleton City Code is hereby revised as follows:

TABLE 1-14-3(a)

Use	Land Development Impact Fee Rate						Total
	Residential (per unit)						
	Multimodal Improvements	Museum	Library	Police	Facilities	Transportation	
Single Family	\$1,205.38	\$1,027.37	\$779.95	\$421.42	\$2,188.06	\$2,547.03	\$8,169.21
Multiple Dwelling Unit	\$790.95	\$674.13	\$511.79	\$276.53	\$1,435.76	\$1,975.02	\$5,664.18

Ordinance No. 04

Series, 2026

Page 2

Use	Land Development Impact Fee Rate Residential (per unit)						Total
	Multimodal Improvements	Museum	Library	Police	Facilities	Transportation	
Single Family	\$1,237.93	\$1,055.11	\$801.01	\$432.80	\$2,247.14	\$2,615.80	\$8,389.79
Multiple Dwelling Unit	\$812.31	\$692.33	\$525.61	\$284.00	\$1,474.53	\$2,028.35	\$5,817.13

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TABLE 1-14-3(b)

Use	Land Development Impact Fee Rate Non-Residential (per square foot)						Total
	Multimodal Improvements	Museum	Library	Police	Facilities	Transportation	
Auto Dealership	<del>\$0.91</del>	<del>\$0.00</del>	<del>\$0.00</del>	<del>\$0.41</del>	<del>\$1.84</del>	<del>\$3.18</del>	<del>\$6.34</del>
Industrial	<del>\$0.91</del>	<del>\$0.00</del>	<del>\$0.00</del>	<del>\$0.41</del>	<del>\$1.84</del>	<del>\$0.54</del>	<del>\$3.70</del>
Lodging	<del>\$0.91</del>	<del>\$0.00</del>	<del>\$0.00</del>	<del>\$0.41</del>	<del>\$1.84</del>	<del>\$1.25</del>	<del>\$4.41</del>
Office	<del>\$0.91</del>	<del>\$0.00</del>	<del>\$0.00</del>	<del>\$0.41</del>	<del>\$1.84</del>	<del>\$1.04</del>	<del>\$4.20</del>
Retail/Commercial	<del>\$0.91</del>	<del>\$0.00</del>	<del>\$0.00</del>	<del>\$0.41</del>	<del>\$1.84</del>	<del>\$3.18</del>	<del>\$6.34</del>
Warehouse/Storage	<del>\$0.91</del>	<del>\$0.00</del>	<del>\$0.00</del>	<del>\$0.41</del>	<del>\$1.84</del>	<del>\$0.19</del>	<del>\$3.35</del>

Use	Land Development Impact Fee Rate Non-Residential (per square foot)						Total
	Multimodal Improvements	Museum	Library	Police	Facilities	Transportation	
Auto Dealership	\$0.93	\$0.00	\$0.00	\$0.42	\$1.89	\$3.27	\$6.51
Industrial	\$0.93	\$0.00	\$0.00	\$0.42	\$1.89	\$0.55	\$3.79
Lodging	\$0.93	\$0.00	\$0.00	\$0.42	\$1.89	\$1.28	\$4.52
Office	\$0.93	\$0.00	\$0.00	\$0.42	\$1.89	\$1.07	\$4.31
Retail/Commercial	\$0.93	\$0.00	\$0.00	\$0.42	\$1.89	\$3.27	\$6.51
Warehouse/Storage	\$0.93	\$0.00	\$0.00	\$0.42	\$1.89	\$0.20	\$3.44

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**Section 2:** Severability. If any part, section, subsection, sentence, clause or phrase of this ordinance is for any reason held to be invalid, such invalidity shall not affect the validity of the remaining sections of this ordinance. The City Council hereby declares that it would

Ordinance No. 04

Series, 2026

Page 3

44 have passed this ordinance, including each part, section, subsection, sentence, clause or phrase  
45 hereof, irrespective of the fact that one or more parts, sections, subsections, sentences, clauses or  
46 phrases may be declared invalid.

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48 **Section 3:** Repealer. All ordinances or resolutions, or parts thereof, in conflict  
49 with this ordinance are hereby repealed, provided that this repealer shall not repeal the repealer  
50 clauses of such ordinance nor revive any ordinance thereby.

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53 INTRODUCED AS A BILL at a regularly scheduled meeting of the City Council  
54 of the City of Littleton on the 20<sup>th</sup> day of January, 2026, and passed on first reading by a vote of  
55 6 FOR and 0 AGAINST; and ordered published by posting at Littleton Center, Bemis  
56 Library, the Municipal Courthouse and on the City of Littleton Website.

57 PUBLIC HEARING on the Ordinance to take place on the 3<sup>rd</sup> day of February  
58 2026, in the Council Chamber, Littleton Center, 2255 West Berry Avenue, Littleton, Colorado, at  
59 the hour of 6:30 p.m., or as soon thereafter as it may be heard.

60 PASSED on second and final reading, following public hearing, by a vote of 5  
61 FOR and 1 AGAINST on the 3<sup>rd</sup> day of February 2026, and ordered published by posting at  
62 Littleton Center, Bemis Library, the Municipal Courthouse and on the City of Littleton Website.

63 ATTEST:  
DocuSigned by:  
64 Colleen L. Norton  
65 CF35EE7F11B94D4  
66 Colleen L. Norton  
67 CITY CLERK

DocuSigned by:  
64 Kyle Schlachter  
65 523C318589A149B  
66 Kyle Schlachter  
67 MAYOR

68 APPROVED AS TO FORM:  
69 DocuSigned by:  
70 Reid Betzing  
71 Reid Betzing  
72 CITY ATTORNEY

