



Project: Park Development Fee Analysis
 City of Fort Collins - Park Planning
 Date: January 23, 2017

Community Parks					
1	Park Name	2016 Cost	Size (Ac)	Cost per Acre	Comments
2	Twin Silo Park (SE Community Park)	\$ 15,019,667.74	52.60	\$ 285,545.01	does not include land, raw water, admin costs
3	Spring Canyon Park	\$ 16,502,436.40	100.00	\$ 165,024.36	building costs included; does not include land, raw water, admin costs
4	Fossil Creek Park	\$ 13,797,384.50	99.50	\$ 138,667.18	building costs included; does not include land, raw water, admin costs
5	Weighted Average	\$ 45,319,488.64	252.10	\$ 179,767.90	
6					
Neighborhood Parks					
7	Waters Way Park	\$ 1,886,223.53	8.29	\$ 227,529.98	does not include land, raw water, admin costs
8	Registry Park	\$ 1,804,743.01	6.11	\$ 295,375.29	does not include land, raw water, admin costs
9	Radiant Park	\$ 2,259,995.87	10.03	\$ 225,323.62	does not include land, raw water, admin costs
10	Weighted Average	\$ 5,950,962.41	24.43	\$ 243,592.40	
11					
Developed Parks - City Wide					
12		Neighborhood Parks	Community Parks		
13	Developed Acres	355.0	511.0		
14	Cost Per Acre of Developed Parks (2016)	\$ 243,592.40	\$ 179,767.90		
15	Total Existing Park Value	\$ 86,475,303.15	\$ 91,861,399.02		does not include land, raw water, admin costs
16					
17	Existing Dwelling Units (EDU)	57,882	57,882		
18	Park Cost per EDU	\$ 1,493.99	\$ 1,587.05		