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NON-RESIDENTIAL WATER SUPPLY REQUIREMENT (“WSR”) SCHEDULE¹
For Water Services Not Included in the Residential Category
Effective January 1, 2021

Water supplies are required for the increase in water use created by new development and to ensure a reliable source of supply in dry years. Non-residential service shall include without limitation all commercial, industrial, public entity, group housing, nursing homes, fraternities, hotels, motels, commonly owned areas, club houses, and pools.

The minimum (WSR) for water services up to 2-inches in diameter is shown below. The WSR for services 3-inch and larger are based on the applicant’s estimate of actual use, provided that such estimate is first approved and accepted by the Utilities Executive Director. Options for satisfying the WSR include turning over water rights to the City in the form of water stock or city water certificates OR paying the equivalent cash-in-lieu-of amount.

Meter Size (inches)	Minimum WSR (acre-feet) *		Equivalent Cash Payment at \$22,145/acre-foot	Minimum Annual Allotment (Gallons/Year)
3/4	0.900	or	\$ 19,930.50	293,270
1	2.270	or	\$ 50,269.15	739,680
1-1/2	4.720	or	\$ 104,524.40	1,538,020
2	7.910	or	\$ 174,945.50	2,577,480
3 and above	Based on use			

* *acre-foot = 325,851 gallons of water*

WSR MAY BE SATISFIED BY ANY ONE, OR COMBINATION OF THE FOLLOWING:

- **Water rights (stock) acceptable to the City based on current conversion factors**
- **City of Fort Collins water certificates**
- **Cash at the rate of \$22,145 per acre-foot of WSR**

If the WSR is satisfied with water stock or city water certificates, transactions are completed at the Utilities before a water service permit is issued (refer to schedule of water rights and conversion factors acceptable to the City). If the WSR is to be satisfied with cash, payment is made at Neighborhood and Building Services upon issuance of a building permit.

ANNUAL ALLOTMENT/SURCHARGE (related to Monthly Billing)

The WSR establishes an annual gallon allotment for each tap and subsequent monthly water account. A surcharge of \$10.39 per 1,000 gallons will be assessed on a customer’s monthly water bill when an account uses more water in a given calendar year than the gallons allotted for a particular tap size. The surcharge rate is billed in addition to the customer’s regular monthly tiered water rate. Once the annual allotment has been exceeded and the water surcharge appears on an account, the surcharge will continue to be billed each month through the end of that calendar year. A non-residential user may increase their allotment by submitting water rights, city certificates, or cash, in addition to the minimum required. Such submission shall raise the user’s annual allotment by the amount of equivalent water rights submitted in acre-feet divided by one and ninety-two one-hundredths (1.92).

¹ Summarized from Sections 26-129, 26-149, and 26-150 of the Code of the City of Fort Collins.