



## Specific Use Permit Checklist Requirements

**Application:** Original completed application signed and notarized by the owner of the property. All documents on this checklist must be submitted electronically.

**Proof of Ownership:** Proof of ownership of the property will need to be provided. This could be closing documentation from purchasing the property or a copy of the deed to the property.

**Current Tax Certificate:** A current original tax certificate obtained from the Kaufman County Clerk's office will be required as proof that all taxes are current on the property.

**Site Plan:** A development plan, drawn to scale, that depicts how a piece of property will be developed. **Please refer to the definition attached.**

**Application Fee:** The application fee for a specific use permit review is [\\$400 plus \\$3 per lot](#) that must receive the notice of publication. **The maximum fee is \$2,000.**

**Please refer to the attached Development Fee Schedule.**

**Public Hearing:** A public hearing will be scheduled prior to review by the City Council. The city will require 30 days from the date the application is considered complete to publish notices of the public hearing and mailing notices to landowners in the 200-foot buffer zone.

If you have any questions, please call 972-427-3771 and speak to the Planning & Zoning Department.



## City of Crandall Development Application

- |   |  |
|---|--|
| <input type="checkbox"/> Preliminary Plat | <input type="checkbox"/> Specific Use Permit |
| <input type="checkbox"/> Final Plat       | <input type="checkbox"/> Site Plan           |
| <input type="checkbox"/> Replat           | <input type="checkbox"/> Variance            |
| <input type="checkbox"/> Amending Plat    | <input type="checkbox"/> Zoning Change       |
| <input type="checkbox"/> Minor Plat       |  |

### **Project Information:**

Project Name: \_\_\_\_\_

Project Address: \_\_\_\_\_

Existing Zoning: \_\_\_\_\_ Proposed Zoning: \_\_\_\_\_

Existing Use: \_\_\_\_\_ Proposed Use: \_\_\_\_\_

Gross Acres: \_\_\_\_\_

### **Applicant Information:**

Applicant: \_\_\_\_\_ Phone: \_\_\_\_\_

Company: \_\_\_\_\_ Email: \_\_\_\_\_

Address: \_\_\_\_\_

Property Owner: \_\_\_\_\_

Company: \_\_\_\_\_ Email: \_\_\_\_\_

Address: \_\_\_\_\_

### **SIGNATURE OF PROPERTY OWNER OR APPLICANT:**

### **Departmental Use Only:**

Signature: \_\_\_\_\_  
(Letter of Authorization is required if signature is other than property owner)

Project#: \_\_\_\_\_

Payment Date: \_\_\_\_\_

Total Fee(s): \_\_\_\_\_

Print Name: \_\_\_\_\_

Receipt#: \_\_\_\_\_

Known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that they executed the same for the purpose and consideration expressed and in the capacity therein stated.

Date sent to  
City Planner/City Engineer: \_\_\_\_\_

Accepted By: \_\_\_\_\_

Given under my hand and seal of office on this \_\_\_\_\_ day of \_\_\_\_\_ 2025.

\_\_\_\_\_  
Notary Public

(3) Uses Not Listed

Any use not listed in the Permitted Use Table is prohibited..

(4) New and Unlisted Uses

(a) It is recognized that new or unlisted types of land use may seek to locate in the City. In order to provide for such contingencies, a determination of any new or unlisted form of land use shall be made in accordance with this section.

(b) It is recognized that the Permitted Use Table may require amendment, from time to time, to allow for uses that are not permitted. In the event an amendment to the Permitted Use Table is required, the procedure for the amendment shall be the same as required for an amendment to the text of the UDC in accordance with SECTION 4G of this UDC.

I. SPECIFIC USE PERMIT (SUP)

(1) Applicability

A SUP allows for discretionary City Council approval of uses with unique or widely varying operating characteristics or unusual site development features, subject to the terms and conditions specifically set forth in this UDC. These uses and the districts where they may be located are listed in the Permitted Use Table, SECTION 5H. Approval of a SUP authorizes a property owner to submit subsequent development applications consistent with the approved SUP.

(2) Application Requirements

(a) Application Required

Any request for a SUP shall be accompanied by an application and SUP exhibit prepared in accordance with the Development Standards.

(b) Accompanying Applications

An application for a SUP shall be accompanied by a site plan prepared in accordance with SECTION 8N. Approval of a site plan as part of a SUP shall meet the requirements for site plan approval under SECTION 8N.

(c) Tax Certificate Required

All applications made as a request for a SUP shall be accompanied by a copy of a current tax certificate reflecting that all taxes due and owing have been paid in full.

(3) Processing of Application and Decision

(a) Submittal

An application for a SUP shall be submitted to the City Manager. The City Manager shall review the application for completeness in accordance with SECTION 4B of this UDC. The City Manager may request a recommendation regarding the application from any other City

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employee or consultant. The City Manager shall notify the applicant of items requiring correction or attention before providing a recommendation on the application. After appropriate review, the City Manager shall forward a written recommendation to the Commission for consideration.

(b) Notification Requirements

An application for a SUP requires the following notification in accordance with SECTION 4C of this UDC:

- 1) Written notice prior to consideration by the Commission; and
- 2) Published notice prior to consideration by the City Council.

(c) Commission Recommendation

The Commission shall hold a public hearing in accordance with the TOMA and SECTION 4D of this UDC and make a written recommendation regarding a proposed SUP to the City Council. The Commission may recommend approval, approval with conditions, or denial of the SUP. The Commission may, on its own motion or by request of the property owner, postpone consideration of the request to a date certain that is not more than thirty (30) calendar days after the date of the current consideration in order to review additional information or modifications which may have a direct bearing on the recommendation to the City Council.

(d) Decision by City Council

The City Council shall receive the written recommendation of the Commission regarding a proposed SUP and shall hold a public hearing in accordance with the TOMA and SECTION 4D of this UDC. The City Council may vote to approve, approve with conditions, or deny the SUP. The City Council may, on its own motion or by request of the property owner, postpone consideration of the request to a date certain that is not more than thirty (30) calendar days after the date of the current consideration in order to review additional information or modifications which may have a direct bearing on the final decision.

(4) Criteria for Approval

The Commission, in making its recommendation, and the City Council, in considering final action on a SUP, should consider whether the following criteria are met:

- (a) The proposed use at the specified location is consistent with and conforms to the policies embodied in the adopted Comprehensive Plan;
- (b) The proposed use is consistent with the general purpose and intent of the applicable zoning district regulations and is allowed by such regulations with the approval of a SUP;
- (c) The proposed use is compatible with and preserves the character and integrity of adjacent developments and neighborhoods, and includes

improvements either on-site or within the public rights-of-way to mitigate development-related adverse impacts, such as traffic, noise, odors, visual nuisances, drainage or other similar adverse effects to adjacent development and neighborhoods;

- (d) The proposed use does not generate pedestrian and vehicular traffic which will be hazardous or conflict with the existing and anticipated traffic in the neighborhood;
  - (e) The proposed use incorporates roadway adjustments, traffic control devices or mechanisms, and access restrictions to control traffic flow or divert traffic as may be needed to reduce or eliminate development-generated traffic on neighborhood streets;
  - (f) The proposed use incorporates features to minimize adverse effects, including visual impacts, of the proposed use on adjacent properties;
  - (g) The proposed use meets the standards for the zoning district, or to the extent variations from such standards have been requested, that such variations are allowed by the SUP process and are necessary to render the use compatible with adjoining development and the neighborhood;
  - (h) The proposed use and associated site plan promote the health, safety and general welfare of the City and the safe, orderly, efficient and healthful development of the City;
  - (i) No application made under these provisions will receive final approval until all back taxes owed to the City have been paid in full; and
  - (j) Other criteria which, at the discretion of the Commission and City Council are deemed relevant and important in the consideration of the SUP.
- (5) Conditions

The Commission, in making its recommendation, and the City Council, in considering final action, may require such modifications in the proposed use and attach such conditions to the SUP as deemed necessary to mitigate adverse effects of the proposed use and to carry out the spirit and intent of this UDC. Conditions and modifications may include but are not limited to limitation of building size or height, increased open space, limitations on impervious surfaces, enhanced loading and parking requirements, additional landscaping, curbing, sidewalk, vehicular access and parking improvements, placement or orientation of buildings and entryways, buffer yards, landscaping and screening, signage restrictions and design, maintenance of buildings and outdoor areas, duration of the permit and hours of operation.

(6) Expiration of Specific Use Permit

A SUP shall expire if any of the following occurs:

- (a) A building permit, if necessary, for the use has not been approved within two (2) years of the approval of the SUP;
- (b) A building permit approved as a result of the approval of the SUP expires within two (2) years of the approval of the SUP;

- (c) The use has been abandoned or discontinued for a period of time exceeding six (6) months; or
- (d) The SUP expires in accordance with its terms.

**End**  
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## SECTION 6 - NONCONFORMING USES, LOTS AND STRUCTURES

### A. PURPOSE AND INTENT

- (1) Within the districts established by this UDC, or amendments thereto, there may exist lots, structures, uses of land and structures, and characteristics of use which were lawfully in existence and operating before this UDC was enacted, amended or otherwise made applicable to such lots, structures or uses, but which do not now conform to the regulations of the district in which they are located. It is the intent of this UDC to permit such nonconforming uses to continue, as long as the conditions within this section and other applicable sections of this UDC are met.
- (2) It is further the intent of this UDC that nonconforming uses, lots and structures shall not be enlarged upon, expanded or extended, and shall not be used as a basis for adding other structures or uses prohibited elsewhere in the same district.
- (3) Nonconforming uses are hereby declared to be incompatible with the permitted uses in the zoning districts involved.

### B. NONCONFORMING STATUS

- (1) Except as provided in SECTION 6I, any use, platted lot or structure that does not conform with the regulations of this UDC on the effective date hereof or any amendment hereto, shall be deemed a nonconforming use, platted lot or structure provided that:
  - (a) Such use, platted lot or structure was in existence under, and in compliance with, the provisions of the previous City zoning code, and has been in regular and continuous use since such time;
  - (b) Such use, platted lot or structure was a lawful, nonconforming use, platted lot or structure under the previous City zoning code, and has been in regular and continuous use since such time; or
  - (c) Such use, platted lot or structure was in existence at the time of annexation into the City, was a legal use of the land at such time, and has been in regular and continuous use since such time.
- (2) Except as provided in SECTION 6I below, any other use, platted lot or structure which does not conform with the regulations of the zoning district in which it is located on the effective date of this UDC or any amendment hereto, shall be deemed to be in violation of this UDC, and the City shall be entitled to enforce fully the terms of this UDC with respect to such use, platted lot or structure.

### C. CONTINUING LAWFUL NONCONFORMING USE OF LAND AND STRUCTURES

which anything is made known, but excluding any supports. To compute the allowable square footage of sign area, only one (1) side of a double-face sign shall be considered.

Sign Height: The vertical distance between the highest part of a sign or its supporting structure, whichever is higher, and the average established ground level beneath the sign.

Sign, Subdivision: Any sign used to mark the entrance to a specific subdivision or neighborhood. Usually a low profile monument sign designed in such a way as to indicate the name of the specific community and placed at the main entry to such community.

Site Plan: A development plan, drawn to scale, showing uses and structures proposed for a parcel of land required by this UDC. This includes, but is not limited to, existing and proposed conditions of the lot and major landscaping figures, the location of all existing and proposed buildings, lot lines, streets, driveways, parking spaces, walkways, means of ingress and egress, drainage facilities, utility service, landscaping, structures and signs, lighting, screening devices and other information that may be reasonably required to make an informed determination as opposed to a subdivision plan, which relates to the layout of lots and parcels, platting of lots and parcels and the provision of public facilities necessary to build a subdivision.

Stable, Commercial: A stable used for the rental of stall space or for the sale or rental of horses or mules.

Start of Construction (includes substantial improvements): The date the building permit was issued, provided the actual start of construction, repair, reconstruction, rehabilitation, addition, placement, or other improvement occurred within 180 days of the permit date. The actual start means either the first placement of permanent construction or a structure on a site, such as the pouring of slab or footings, the installation of piles, the construction of columns, or any work beyond the stage of excavation; or the placement of a manufactured home on a foundation. Permanent construction does not include land preparation, such as clearing, grading and filling; nor does it include the installation of streets and/or walkways; nor does it include excavation for basement, footings, piers or foundations or the erection of temporary forms; nor does it include the installation on the property of accessory buildings, such as garages or sheds not occupied as dwelling units or not part of the main structure. For a substantial improvement, the actual start of construction means the first alteration of any wall, ceiling, floor, or other structural part of a building, whether or not that alteration affects the external dimensions of the building.

State: The State of Texas.

Stealth Facility: "Stealth" is a generic term describing a method that would hide or conceal an antenna, supporting electrical or mechanical equipment, or any other support structure that is identical to, or closely compatible with, the color of the supporting structure so as to make the antenna and related equipment as visually unobtrusive as possible to the surrounding neighborhood. Stealth facilities may include totally enclosed antennas, wireless facilities that replicate or duplicate the construction of common structures such as flagpoles, alternative tower structures, and camouflaged wireless facilities that are constructed to blend into the surrounding environment.

**CITY OF CRANDALL  
MASTER FEE SCHEDULE - FY 2024-2025**

<b>RESIDENTIAL BUILDING PERMIT FEE SCHEDULE</b>	
New Residential Construction:	\$1.20 per square foot
Residential alteration/addition/remodel:	\$1.20 per square foot
Plan Review Fees:	65% of permit fees
<b>COMMERCIAL BUILDING PERMIT FEES</b>	
\$1 to \$2,000	\$50.00
\$2,001 to \$10,000	\$100
\$10,001 to \$25,000	\$100 for the first \$10,000 plus \$14 for each additional \$1,000, or fraction thereof, two and including \$25,000
\$25,001 to \$50,000	\$391.25 for the first \$25,000 plus \$10.10 for each additional \$1,000, or fraction thereof, two and including \$50,000
\$50,001 to 100,000	\$643.75 for the first \$50,000 plus \$7 for each additional 1,000, or fraction thereof, two and including \$100,000
\$100,001 to \$500,000	\$993.75 for the first \$100,000 plus \$5.60 for each additional \$1,000, or fraction thereof, two and including \$500,000
\$500,001 to \$1,000,000	\$3,233.75 for the first \$500,000 plus \$4.75 for each additional \$1,000, or thereof, to and including \$1,000,000
\$1,000,001 and up	\$5,608.75 for the first \$1,000,000 plus \$3.15 for each additional \$1,000, or fraction thereof
Plan Review Fees:	65% of permit fees
<b>FLAT PERMIT FEES</b>	
Chicken coop:	\$50.00 (max 2 inspections)
Fences (new, replacement)/retain wall:	\$75.00 (max 2 inspections)
All flat work:	\$150.00 (max 2 inspections)
Reinspection:	\$100.00
Additional inspections:	\$100.00
Culverts:	\$100.00
Roof replacement/repair:	\$100.00
Demolition:	\$100.00
*Itinerant merchants:	\$100.00
**Certificate of occupancy:	\$200.00
***Rental property registration and inspection:	\$150.00
****Contractor registration:	\$50.00
First Responder Fee (Residential)	\$375 Per Dwelling Unit
First Responder Fee (Non-Residential)	\$0.30 Per Square Foot
*Food merchants are required to have a food establishment permit.	
**Required on all new commercial and any change of occupancy.	
***Reinspection due upon occupancy change or minimum of every 2 years.	
****Annual renewal required.	
<b>SPECIAL EVENT FEES</b>	
Registration Fee (3 days max.)	\$100.00 (Non Refundable)
Food Truck:	\$75.00
All Other Vendors:	\$25.00
<b>VALUATION PERMITS</b>	
Swimming pools:	See Valuation Schedule below
Accessory Buildings:	See Valuation Schedule below
Sign:	See Valuation Schedule below
Landscape/Irrigation:	See Valuation Schedule below
Solar Panels:	See Valuation Schedule below
Electrical:	See Valuation Schedule below
Mechanical:	See Valuation Schedule below
Plumbing:	See Valuation Schedule below
Accessory Structure (ex: carport, pergola, deck)	See Valuation Schedule below

**CITY OF CRANDALL  
MASTER FEE SCHEDULE - FY 2024-2025**

<b>RESIDENTIAL VALUATION PERMIT FEE SCHEDULE</b>	
<b>Valuation Project Cost Range</b>	
\$1 to \$10,000	\$100
\$10,001 to \$25,000	\$100 for the first \$10,000 plus \$14 for each additional \$1,000, or fraction thereof, two and including \$25,000
\$25,001 to \$50,000	\$391.25 for the first \$25,000 plus \$10.10 for each additional \$1,000, or fraction thereof, two and including \$50,000
\$50,001 to 100,000	\$643.75 for the first \$50,000 plus \$7 for each additional 1,000, or fraction thereof, two and including \$100,000
\$100,001 to \$500,000	\$993.75 for the first \$100,000 plus \$5.60 for each additional \$1,000, or fraction thereof, two and including \$500,000
\$500,001 to \$1,000,000	\$3,233.75 for the first \$500,000 plus \$4.75 for each additional \$1,000, or thereof, to and including \$1,000,000
\$1,000,001 and up	\$5,608.75 for the first \$1,000,000 plus \$3.15 for each additional \$1,000, or fraction thereof
<i>Plan review fees are 65% of permit fee costs</i>	
<b>COMMERCIAL VALUATION PERMIT FEE SCHEDULE</b>	
\$1.00 to \$10,000.00	\$100.00
\$10,001.00 to \$25,000.00	\$100.00 for the first \$10,000.00 plus \$14.00 for each additional \$1,000.00, or fraction thereof, to and including \$25,000.00
\$25,001.00 to \$50,000.00	\$391.25 for the first \$25,000.00 plus \$10.10 for each additional \$1,000.00, or fraction thereof, to and including \$50,000.00
\$50,001.00 to \$100,000.00	\$643.75 for the first \$50,000.00 plus \$7.00 for each additional 1,000.00, or fraction thereof, to and including \$100,000.00
\$100,001.00 to \$500,000.00	\$993.75 for the first \$100,000.00 plus \$5.60 for each additional \$1,000.00, or fraction thereof, to and including \$500,000.00
\$500,001.00 to \$1,000,000.00	\$3,233.75 for the first \$500,000.00 plus \$4.75 for each additional \$1,000.00, or fraction thereof, to and including \$1,000,000.00
\$1,000,000.00 and up	\$5,608.75 for the first \$1,000,000.00 plus \$3.15 for each additional \$1,000.00, or fraction thereof
<i>Plan review fees are 65% of permit fee costs</i>	
<b>FIRE CODE ANNUAL INSPECTION EXISTING COMMERCIAL PROPERTIES</b>	
Initial Inspection:	\$150.00
Re-inspection:	\$75.00
Annual Renewal:	\$100.00
<b>FIRE CODE PLAN REVIEW</b>	
\$1,000 and less	\$50.00
\$1,001 to \$25,000	\$200.00
\$25,001 to \$50,000	\$325
\$50,001 to \$100,000	\$525.00
\$100,001 to \$500,000	\$850.00
\$500,001 to \$1,000,000	\$1,200.00
\$1,000,000 to \$3,000,000	\$1,600.00
\$3,000,001 to \$6,000,000	\$2,400.00
\$6,000,001 and up	\$2,400 plus \$0.25 for each additional \$1,000.00

**CITY OF CRANDALL  
MASTER FEE SCHEDULE - FY 2024-2025**

<b>FIRE CODE INSPECTION SERVICES NEW CONSTRUCTION</b>	
\$1,000 and less	\$50.00
\$1,001 to \$25,000	\$300.00
\$25,001 to \$50,000	\$400.00
\$50,001 to \$100,000	\$800.00
\$100,001 to \$500,000	\$1,000.00
\$500,001 to \$1,000,000	\$1,100.00
\$1,000,000 to \$3,000,000	\$1,600.00
\$3,000,000 to \$6,000,000	2,500.00
\$6,000,001 and up	\$2,850.00 plus \$0.25 for each additional \$1,000.
<b>FIRE UNDERGROUND</b>	
Fire Code Plan Review:	\$300.00
Fire Code Plan Inspection:	\$300.00
<b>FIRE EXTINGUISHER SUPPRESSION SYSTEM</b>	
Per Permit, One Inspection:	\$500.00
Each Re-inspection:	\$150.00
<b>UNDERGROUND / ABOVEGROUND FUEL STORAGE TANKS</b>	
Fire Code Plan Review:	\$400.00
Fire Code Inspection:	\$500.00
<b>FIRE CODE SECTION 105 INSPECTIONS</b>	
Initial inspection (operational, construction or annual permit)	\$150.00
Reinspection (if initial inspection fails)	\$75.00
Annual renewal (if annual permit)	\$100.00
<b>DEVELOPMENT FEES</b>	
<b>Preliminary Plat:</b>	\$400 + \$15 per acre
<b>Final Plat:</b>	\$350 + \$10 per acre + County Filing Fees
<b>Replat:</b>	\$300 + \$15 per lot + County Filing Fees
Property owner notification	\$3.00 per property owner within 200ft
<b>Amended Plat:</b>	\$250 + \$15 per lot + County Filing Fees
<b>Minor Plat:</b>	\$250 + \$15 per lot + County Filing Fees
<b>Specifice Use Permit:</b>	\$400
Property owner notification	\$3.00 per property owner within 200ft
<b>Site Plans:</b>	\$400
<b>Variance Request:</b>	\$300
Property owner notification	\$3.00 per property owner within 200ft
<b>Zoning Change:</b>	\$400
Property owner notification	\$3.00 per property owner within 200ft
<b>Zoning Verification Letter:</b>	\$200
<b>Civil/Construction Reviews:</b>	Actual cost of the review by the city contracted engineering company.
<b>Land Study:</b>	\$300
<b>Traffic Impact Analysis:</b>	Actual cost of the review by the city contracted engineering company.
<b>City Administrative/Processing Fee:</b>	\$100
<b>County Fees:</b>	\$75 per page of a plat + \$25 per Tax Certificate

**CITY OF CRANDALL  
MASTER FEE SCHEDULE - FY 2024-2025**

<b>OTHER DEVELOPMENT SERVICES FEES:</b>	
Pre-Development Meeting (Virtual or In-Person)	\$200
Pre-Construction Meeting (Virtual)	\$400
Pre-Construction Meeting (In-Person)	\$600
Consultation Meeting with City Planner (Virtual)	\$150 per hour
Consultation Meeting with City Planner (In-Person)	\$150 per hour
Consultation Meeting with City Engineer (Virtual)	\$250
Consultation Meeting with City Engineer (In-Person)	\$500
<b>INFRASTRUCTURE INSPECTIONS</b>	
Third-party Engineering Inspection actual costs + City Review	
The following Infrastructure Inspection Fees are hereby adopted with City review time charged at \$100 per hour, except overtime requested by the applicant, and agreed to by the City, which shall be charged at \$125 per hour.	
<b>APPLICABLE CITY INSPECTIONS</b>	
Grading Improvements:	\$100 Hourly Rate or \$0.40 per 250 square foot
Paving Improvements:	\$100 Hourly Rate or \$0.40 per 250 square foot
Sidewalk Improvements:	\$100 Hourly Rate or \$0.40 per 250 square foot
Drainage Improvements:	\$100 Hourly Rate or \$0.50 per linear foot
Water and/or Wastewater Improvements:	\$100 Hourly Rate or \$0.50 per linear foot
*Per square footage or linear foot charges are billed in advance at time of civil plan review*	
*Hourly rates are billed as incurred if not billed in advance*	
<b>POLICE DEPARTMENT FEE SCHEDULE</b>	
Accident Report:	\$6.00 / Copy
Offense/Incident Report:	\$5.00 / Copy
Clearance Letter:	\$10.00 / Letter
DVD:	\$3.00 / Disc
CD:	\$1.00 / Disc
Body Worn/ Dash Camera:	\$10.00 Base Fee + (\$1.00 fee per additional minute)
Fingerprints:	\$5.00 / Card
<b>MUNICIPAL COURT</b>	
Unpaid Debts & Accounts receivable such as unpaid Fines, Fees, CourtCosts, Forfeited Bonds and Restitution Ordered by the Crandall Municipal Court:	30% additional fees
Special Expense for Issuance & Service of Warrant of Arrest:	\$50.00
Transcript Preparation Fee - Does not include the fee for actual transcript of the proceedings:	\$25.00
Special Expnse for Processing Request for Defensive Driving School:	\$10.00 (non-refundable)
Municipal Court Technology Fund:	\$4.00
Municipal Court Building Security Fund:	\$4.90
Local Youth Diversion Fund:	\$5.00
Municipal Court Jury Fund:	\$0.10

**CITY OF CRANDALL  
MASTER FEE SCHEDULE - FY 2024-2025**

<b>UTILITY FEE SCHEDULE</b>	
<b>Utility Billing -Deposits</b>	
Refundable Water Deposit for a homeowner:	\$125.00
Refundable Water Deposit for a renter:	\$200.00
Refundable Water Deposit for Commercial:	\$250.00
Refundable Water Deposit for Construction:	\$500.00
<b>Utility Billing -Other Fees</b>	
Water Connection Fee:	\$30.00
After Hour Reconnect:	\$75.00
NSF:	\$30.00
Meter Re-Read:	\$15.00
Late Fee:	\$15.00
Disconnection Fee:	\$30.00
Data Verification Fee:	\$2.50
Credit Card Fee:	\$5.00
<b>Utility Billing Billing -Water Rates</b>	
<b>Residential Inside City Limits</b>	
<b>3/4" Meter Base Rate</b>	<b>\$41.29</b>
8,500 Gallons or Less:	\$5.46
More than 8,500 up to 13,500 gallons or less:	\$6.01
More than 13,500 up to 18,500 gallons or less:	\$6.28
More than 18,500 gallons:	\$6.55
<b>1" Meter Base Rate</b>	<b>\$67.79</b>
8,500 Gallons or Less:	\$5.46
More than 8,500 up to 13,500 gallons or less:	\$6.01
More than 13,500 up to 18,500 gallons or less:	\$6.28
More than 18,500 gallons:	\$6.55
Usage Charge per 1,000 gallons or portion thereof for residential non-irrigation meters:	\$5.46
<b>Commercial Inside City Limits</b>	
<b>3/4" Meter Base Rate</b>	<b>\$63.73</b>
8,500 Gallons or Less:	\$6.01
More than 8,500 up to 13,500 gallons or less:	\$6.61
More than 13,500 up to 18,500 gallons or less:	\$6.91
More than 18,500 gallons:	\$7.21
<b>1" Meter Base Rate</b>	<b>\$71.02</b>
8,500 Gallons or Less:	\$6.01
More than 8,500 up to 13,500 gallons or less:	\$6.61
More than 13,500 up to 18,500 gallons or less:	\$6.91
More than 18,500 gallons:	\$7.21
<b>2" Meter Base Rate</b>	<b>\$81.93</b>
8,500 Gallons or Less:	\$6.01
More than 8,500 up to 13,500 gallons or less:	\$6.61
More than 13,500 up to 18,500 gallons or less:	\$6.91
More than 18,500 gallons:	\$7.21
<b>3" Meter Base Rate</b>	<b>\$100.12</b>
8,500 Gallons or Less:	\$6.01
More than 8,500 up to 13,500 gallons or less:	\$6.61
More than 13,500 up to 18,500 gallons or less:	\$6.91
More than 18,500 gallons:	\$7.21
<b>4" Meter Base Rate</b>	<b>\$118.32</b>
8,500 Gallons or Less:	\$6.01
More than 8,500 up to 13,500 gallons or less:	\$6.61
More than 13,500 up to 18,500 gallons or less:	\$6.91
More than 18,500 gallons:	\$7.21
<b>6" Meter Base Rate</b>	<b>\$154.69</b>
8,500 Gallons or Less:	\$6.01
More than 8,500 up to 13,500 gallons or less:	\$6.61
More than 13,500 up to 18,500 gallons or less:	\$6.91

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MASTER FEE SCHEDULE - FY 2024-2025**

More than 18,500 gallons:	\$7.21
Usage charge per 1,000 gallons or portion thereof for commercial non-irrigation meters:	\$6.01
<b>Residential Inside City Limits -Irrigation</b>	
<b>3/4" Irrigation Base Rate</b>	
8,500 Gallons or Less:	\$6.20
More than 8,500 up to 13,500 gallons or less:	\$6.82
More than 13,500 up to 18,500 gallons or less:	\$7.13
More than 18,500 gallons:	\$7.44
Usage Charge per 1,000 gallons or portion thereof for residential irrigation meters:	\$5.46
<b>Commercial Inside City Limits -Irrigation</b>	
<b>3/4" Irrigation Base Rate</b>	
8,500 Gallons or Less:	\$6.20
More than 8,500 up to 13,500 gallons or less:	\$6.82
More than 13,500 up to 18,500 gallons or less:	\$7.13
More than 18,500 gallons:	\$7.44
<b>1" Irrigation Base Rate</b>	
8,500 Gallons or Less:	\$6.82
More than 8,500 up to 13,500 gallons or less:	\$7.50
More than 13,500 up to 18,500 gallons or less:	\$7.84
More than 13,500 up to 18,500 gallons or less:	\$8.18
<b>2" Meter Irrigation Base Rate</b>	
8,500 Gallons or Less:	\$6.82
More than 8,500 up to 13,500 gallons or less:	\$7.50
More than 13,500 up to 18,500 gallons or less:	\$7.84
More than 18,500 gallons:	\$8.18
Usage charge per 1,000 gallons or portion thereof for commercial irrigation meters:	\$6.01
<b>Construction Meters</b>	
<b>2" Construction Meter Base Rate</b>	
8,500 Gallons or Less:	\$81.93
8,500 Gallons or Less:	\$6.01
More than 8,500 up to 13,500 gallons or less:	\$6.61
More than 13,500 up to 18,500 gallons or less:	\$6.91
More than 18,500 gallons:	\$7.21
<b>3" Construction Meter Base Rate</b>	
8,500 Gallons or Less:	\$100.12
8,500 Gallons or Less:	\$6.01
More than 8,500 up to 13,500 gallons or less:	\$6.61
More than 13,500 up to 18,500 gallons or less:	\$6.91
More than 18,500 gallons:	\$7.21
<b>Residential Out-of-City Limits</b>	
<b>3/4" Meter Base Rate</b>	
8,500 Gallons or Less:	\$45.41
8,500 Gallons or Less:	\$5.46
More than 8,500 up to 13,500 gallons or less:	\$6.01
More than 13,500 up to 18,500 gallons or less:	\$6.28
More than 18,500 gallons:	\$6.55
<b>1" Meter Base Rate</b>	
8,500 Gallons or Less:	\$74.57
8,500 Gallons or Less:	\$5.46
More than 8,500 up to 13,500 gallons or less:	\$6.01
More than 13,500 up to 18,500 gallons or less:	\$6.28
More than 18,500 gallons:	\$6.55
Usage charge per 1,000 gallons or portion thereof for residential meters:	\$5.46

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<b>Commercial Out-of-City Limits</b>	
<b>3/4" Meter Base Rate</b>	\$63.73
8,500 Gallon or less:	\$6.61
More than 8,500 up to 13,500 gallons or less:	\$7.27
More than 13,500 up to 18,500 gallons or less:	\$7.60
More than 18,500 gallons:	\$7.93
<b>1" Meter Base Rate</b>	\$71.02
8,500 Gallons or Less:	\$6.61
More than 8,500 up to 13,500 gallons or less:	\$7.27
More than 13,500 up to 18,500 gallons or less:	\$7.60
More than 18,500 gallons:	\$7.93
<b>2" Meter Base Rate</b>	\$90.12
8,500 Gallons or Less:	\$6.61
More than 8,500 up to 13,500 gallons or less:	\$7.27
More than 13,500 up to 18,500 gallons or less:	\$7.60
More than 18,500 gallons:	\$7.93
<b>3" Meter Base Rate:</b>	\$110.13
8,500 Gallons or Less:	\$6.61
More than 8,500 up to 13,500 gallons or less:	\$7.27
More than 13,500 up to 18,500 gallons or less:	\$7.60
More than 18,500 gallons:	\$7.93
<b>4" Meter Base Rate</b>	\$118.32
8,500 Gallons or Less:	\$6.61
More than 8,500 up to 13,500 gallons or less:	\$7.27
More than 13,500 up to 18,500 gallons or less:	\$7.60
More than 18,500 gallons:	\$7.93
<b>6" Meter Base Rate</b>	\$154.69
8,500 Gallons or Less:	\$6.61
More than 8,500 up to 13,500 gallons or less:	\$7.27
More than 13,500 up to 18,500 gallons or less:	\$7.60
More than 18,500 gallons:	\$7.93
Usage charge per 1,000 gallons or portion thereof for commercial meters:	\$6.61
<b>Sewer Rates</b>	
3/4" Meter Residential:	\$44.37
3/4" Meter Senior:	\$27.54
3/4" Meter Commercial:	\$61.30
1" Meter Residential:	\$65.51
1" Meter Commercial:	\$68.63
2" Meter Commercial:	\$74.28
4" Meter Commercial:	\$83.53
6" Meter Commercial:	\$96.40
Usage charge per 1,000 gallons or portion thereof exceeding 2,000 gallons for all ratepayers outside the summer billing months:	\$3.97
Usage charge per 1,000 gallons thereof exceeding 2,000 gallons for residential ratepayers during the summer billing months:	\$3.63
Usage charge per 1,000 gallons or portion thereof for commercial ratepayers for usage between 2,000 and 75,000 gallons during the summer billing months:	\$4.37
Usage charge per 1,000 gallons or portion thereof for commercial ratepayers for usage exceeding 75,000 gallons during the summer billing months:	\$3.18

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<b>Meter Change</b>	
5/8" Meter:	\$15.00
1 1/2" Meter -2" Meter:	\$30.00
Larger than 2" Meter:	Actual cost of change & test
Meter Relocation:	\$1,000.00
Meter Tampering:	\$1,000.00
<b>Water &amp; Sewer Taps (Each)</b>	
3/4"	\$1,250.00
1"	\$1,850.00
2"	\$6,650.00
3"	\$16,250.00
4"	\$25,850.00
6"	\$57,850.00
<b>Water Impact Fee</b>	
3/4 Meter:	\$4,700.00
1" Meter:	\$7,849.00
2" Meter:	\$25,051.00
3" Meter:	\$54,849.00
4" Meter:	\$94,000.00
6" Meter:	\$211,500.00
<b>Wastewater Impact Fee</b>	
3/4 Meter:	\$2,200.00
1" Meter:	\$3,674.00
2" Meter:	\$11,726.00
3" Meter:	\$25,674.00
4" Meter:	\$44,000.00
6" Meter:	\$99,000.00
<b>Residential Trash</b>	
1 Cart:	\$19.71
2 Carts:	\$24.32
3 Carts:	\$28.94
<b>Commercial Trash</b>	
1 Cart:	\$37.40
2 Carts:	\$42.46
3 Carts:	\$47.52
<b>Animal Control</b>	
<b>Animals other than dogs</b>	
First Offense:	\$25.00
Second Offense:	\$50.00
Subsequent Offenses:	\$75.00
<b>Dog Impounded</b>	
First Offense:	\$20.00
Second Offense:	\$30.00
Maintenace for each day or portion thereof of impoundment:	\$2.00