RE: Modifying the Fees Administered by the Public Works Department

Background:

Section 2-151 of the City Code establishes the fee schedule for city services and other charges. It has been several years since the city's fee schedule was last comprehensively reviewed and updated. Staff is proposing updates to the fee schedule related to electric and water meter fees, electric development fees, and the corresponding Technical Specifications. The proposed changes are intended to better align fees with actual costs while establishing a more consistent and predictable fee structure.

Analysis:

The current electric and water meter fees do not fully cover the city's costs, resulting in a financial loss on these items. The ongoing Advanced Metering Infrastructure (AMI) conversion has also increased meter costs, further widening the gap between the city's fees and actual expenses. The proposed adjustments would allow the city to recover a greater portion of the costs associated with purchasing and providing electric and water meters while keeping water meter fees competitive with neighboring communities.

For electric development fees, staff proposes replacing the existing $3-per-linear-foot and material replacement fee with a $1,750-per-lot flat fee for single-family and two-family zoned developments. For commercial and industrial developments, the city will continue to recover the cost of materials used on a project. This revised structure is intended to provide a more developer-friendly and predictable approach to rising electric infrastructure costs. A per-lot fee allows developers to determine their electric infrastructure costs earlier in the planning process, whereas under the current structure, costs are not known until the design is complete.

The city's Technical Specifications will also be updated to remove the existing $3-per-linear-foot electric fee and instead reference the electric development fee established in the city's adopted fee schedule. This will keep the Technical Specifications consistent with the fee schedule and prevent conflicting fee amounts.

Recommendation:

Staff recommends approval of the Fee Ordinance change as presented. No Council vote is requested at this meeting. The proposed ordinance will return to Council for second reading on November 10, 2026.

MEMO PREPARED BY:

Nate Miller | Asst. Director Nixa Utilities & Public Works

METER FEE COMPARISON

Electric Meter Fees

Fee Name	Size	Current Fee	Proposed Fee	Difference
Temp Electric Service	200 amp	$90.00	$250.00	$160.00
Permanent Electric Service	200 amp	$90.00	$250.00	$160.00
Permanent Electric Service	400 amp	$185.00	$185.00	$0.00
Permanent Commercial and Industrical Electric Service	Single or 3 Phase	$575.00	$650.00	$75.00
Permanent Net Metering Electric Service	200 amp Net Meter	$90.00	$250.00	$160.00
Permanent Net Metering Electric Service	400 amp Net Meter	$185.00	$185.00	$0.00

Water Meter Fees

Customer Installed

Meter Size	Current Fee	Proposed Fee	Difference
3/4"	$165.00	$425.00	$260.00
1"	$290.00	$500.00	$210.00
2"	$660.00	$2,250.00	$1,590.00
4"	Replacement Cost	Replacement Cost	$0.00

City Installed

Meter Size	Current Fee	Proposed Fee	Difference
3/4"	$1,200.00	$1,750.00	$550.00
1"	$1,500.00	$2,000.00	$500.00
2"	$3,500.00	$5,000.00	$1,500.00
4"	Replacement Cost	Replacement Cost	$0.00

**Add $1,500 to the city installed price when a road bore is required.

WATER METER COMPARISON WITH IMPACT FEES

Ozark

Meter Size	Water Impact Fee	Sewer Impact Fee	Water Meter Only	Total	Notes
3/4"	$100.00	$2,691.98	$442.78	$3,234.76	
1"	$2,608.14	$4,411.88	$557.07	$7,577.09	
2"	$6,085.67	$10,294.41	$2,637.93	$19,018.01	
4"	$17,387.62	$29,412.62	$5,522.05	$52,322.29	

Republic

Meter Size	Water Impact Fee	Sewer Impact Fee	Water Meter Only	Total	Notes
3/4"	$250.00	$850.00	$450.00	$1,550.00	
1"	$1,600.00	$2,000.00	$600.00	$4,200.00	
2"	$3,200.00	$5,000.00	$1,350.00	$9,550.00	
4"	$18,000.00	$18,000.00	Replacement Cost	$36,000.00	plus meter cost

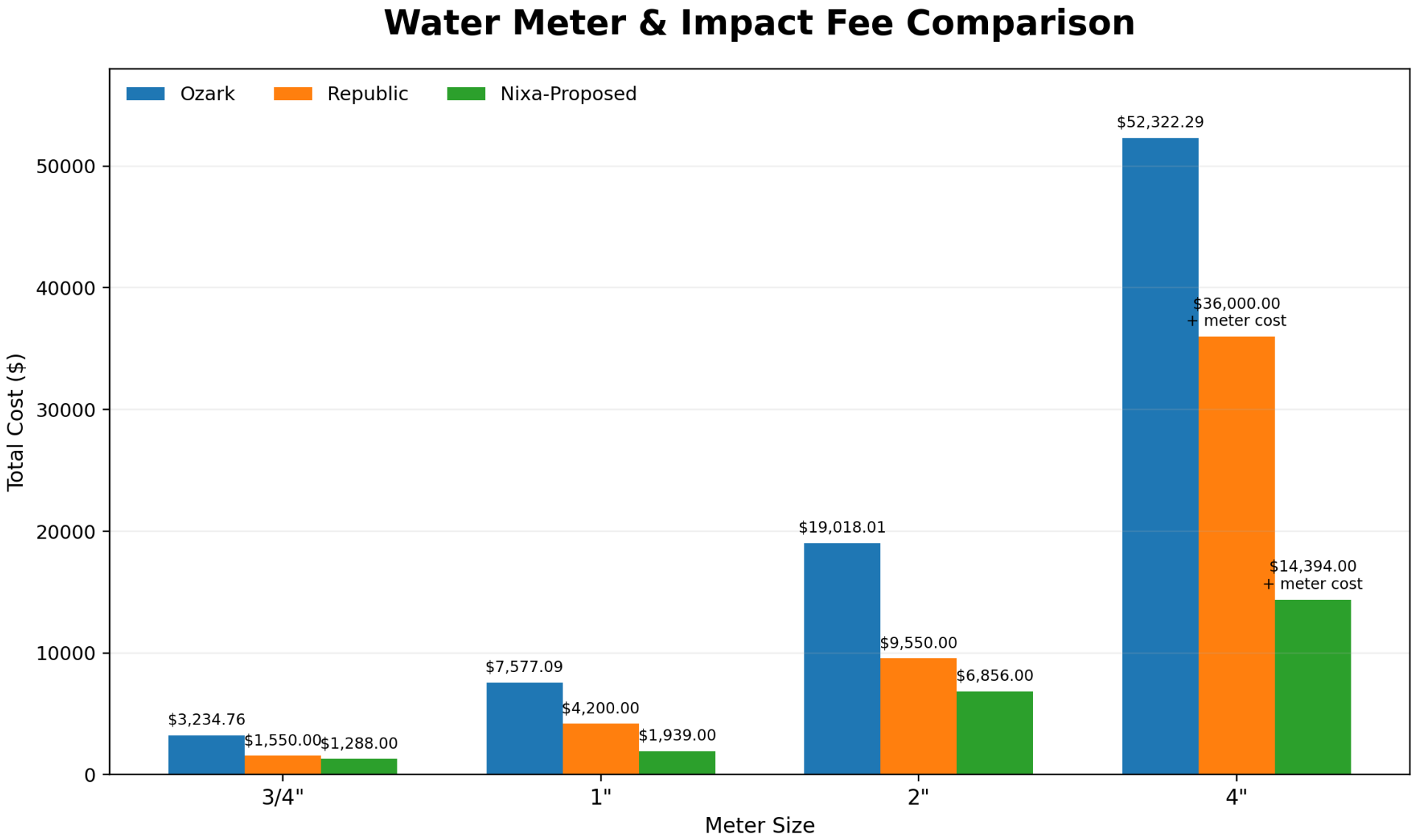
Nixa-Current

Meter Size	Water Impact Fee	Sewer Impact Fee	Water Meter Only	Total	Notes
3/4"	n/a	$863.00	$165.00	$1,028.00	
1"	n/a	$1,439.00	$290.00	$1,729.00	
2"	n/a	$4,606.00	$1,500.00	$6,106.00	
4"	n/a	$14,394.00	Replacement Cost	$14,394.00	plus meter cost

Nixa-Proposed

Meter Size	Water Impact Fee	Sewer Impact Fee	Water Meter Only	Total	Notes
3/4"	n/a	$863.00	$425.00	$1,288.00	
1"	n/a	$1,439.00	$500.00	$1,939.00	
2"	n/a	$4,606.00	$2,250.00	$6,856.00	
4"	n/a	$14,394.00	Replacement Cost	$14,394.00	plus meter cost

Comparison of total fees for Ozark, Republic, and Nixa-Proposed by meter size.



AN ORDINANCE OF THE COUNCIL OF THE CITY OF NIXA AMENDING CHAPTER 2, ARTICLE IV, SECTION 2-151 (5) OF THE NIXA CITY CODE AND TO SECTION 71, PARAGRAPH D OF THE CITY'S TECHNICAL SPECIFICATIONS MANUAL FOR THE PURPOSE OF MODIFYING FEES ADMINISTERED BY THE PUBLIC WORKS DEPARTMENT.

WHEREAS the City, through its Public Works Department operates the City's electric, water, and sewer utilities, among other operations, which serve the residents and visitors of the City; and

WHEREAS there has not been a comprehensive review and update to the fees for city services and other charges overseen by the Public Works Department for several years and they are in need of updates to accommodate the increasing costs of providing programs and services; and

WHEREAS the proposed amended changes will allow the Public Works Department to come closer to recouping the costs of providing certain services to users of the City's utilities and to developers; and

WHEREAS there is a corresponding change needed in the City's Technical Specifications Manual to conform to the proposed change contained herein regarding how Public Works will bill and calculate electrical system fees in subdivisions; and

WHEREAS the City Council desires to adopt the amendments contained herein.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NIXA, AS FOLLOWS, THAT:

SECTION 1: Chapter 2, Article IV, Section 2-151 (5) of the Nixa City Code shall be repealed and adopting in lieu thereof a new Chapter 2, Article IV, Section 2-151 (5), which said section shall read as follows (Explanation: Language in bold-face type (e.g., **thus**) is language to be added. Language in bold-faced brackets (e.g., **[**~~thus~~**]**) is not enacted and is intended to be omitted or deleted):

Public Works - Electric

Fee Name / Fee Amount / Fee Description-Code Section

Temporary Electric Service **/ [**~~$90.00~~**] $250.00 /** Fee charged for providing temporary electric service, with meter, during construction.

Permanent Electric Service (200 AMP) **/ [**~~$90.00~~**] $250.00 /** Fee charged for providing permanent electric service, with a meter, for service up to 200 amps.

Permanent Electric Service (400 AMP) **/** $185.00 **/** Fee charged for providing permanent electric service, with a meter, for service above 200 amps and up to 400 amps.

Permanent Commercial and Industrial Electric Service **/ [**~~$575.00~~**] $650.00 /** Fee charged for permanent commercial or industrial electric service for both single and three-phase power, with meter.

Permanent Net Metering Electric Service **/ [**~~$90.00~~**] $250.00** (200 AMP) $185.00 (400 AMP) **/** Same as permanent service fees above but with a net meter for measuring customer owned solar production.

[~~Primary Conduit Installation / $3.00 per linear ft. / Fee charged to developers to offset costs for electric materials in new subdivisions. This is based on the number of linear feet of conduit to be installed.~~] **Major Subdivision Electric Service (Single Family & Two Family Zoning) / $1,750.00 per lot / Per lot fee charged to developers to offset cost for electric materials in new subdivisions. This is based on the number of residential lots.**

[~~Three Phase Conduit Installation **/** $9.00 per linear ft. / Same as above but with three pipes.~~] **Minor Subdivision-Commercial-Industrial Electric Service / Material reimbursement / Fee charged to developers to offset cost for electric materials in Minor Subdivisions, Commercial, and Industrial Developments.**

Small Cell Wireless (Up to 5 antennae) **/** $500.00 **/** This is for application review and approval. There are or may be other associated costs such as "make-ready" costs which are incurred by the City to uprate the structure. (See Sec. 25-8).

Small Cell Wireless (Each antenna over 5) **/** $100.00 **/** This is for application review and approval. There are or may be other associated costs such as "make-ready" costs which are incurred by the City to uprate the structure. (See Sec. 25-8).

Public Works – Water

Fee Name / Fee Amount / Fee Description-Code Section

Wireless Telecommunication Tower (New Support Structure or Substantial Modification) **/** $1,500.00 **/** Fee charged for application review. (See Sec. 111-175).

Wireless Telecommunication Tower (Collocation) **/** $500.00 **/** Fee charged for application review. (See Sec. 111-175).

¾" Water Meter (Customer Install) **/ [**~~$165.00~~**] $425.00 /** Fee charged for providing water service. Charge includes the meter and City's installation of meter. Customer installs service.

1" Water Meter (Customer Install)**/ [**~~$290.00~~**] $500.00 /** Fee charged for providing water service. Charge includes the meter and City's installation of meter. Customer installs service.

2" Water Meter (Customer Install)**/ [**~~$660.00~~**] $2,250.00 /** Fee charged for providing water service. Charge includes the meter and City's installation of meter. Customer installs service.

4" Water Meter (Customer Install)**/** Any supplied materials plus the meter cost **/** Fee charged for providing water service. Charge includes the meter and City's installation of meter. Customer installs service. Due to the price of certain materials being unstable and varying, the actual amount charged is to be based on the actual cost to the City of any material to be supplied.

¾" Water Meter (City Install) **/ [**~~$1,200.00~~**] $1,750.00**, **If a bore is required: $3,250.00 /** Fee charged for providing water service. Charge includes the meter and City's installation of meter and City's installation of service.

1" Water Meter (City Install) **/ [**~~$1,500.00~~**] $2,000.00**, **If a bore is required: $3,500.00 /** Fee charged for providing water service. Charge includes the meter and City's installation of meter and City's installation of service.

2" Water Meter (City Install) **/ [**~~$3,500.00~~**] $5,000.00**, **If a bore is required: $6,500.00 /** Fee charged for providing water service. Charge includes the meter and City's installation of meter and City's installation of service.

4" Water Meter (City Install) **/** Inventory replacement cost plus equipment and labor cost reimbursement. **/** Fee charged for providing water service. Charge includes the meter and City's installation of meter and City's installation of service. Due to the price of certain materials being unstable and varying, the actual amount charged is to be based on the actual cost to the City of any material to be supplied.

Public Works – Sewer

Fee Name / Fee Amount / Fee Description-Code Section

Sewer Tap - Residential Building Permit **/** $15.00 **/** Fee applies when an applicant requests a sewer tap to serve a residential building. (See Sec. 22-159).

Sewer Tap - Commercial Building Permit **/** $20.00 **/** Fee applies when an applicant requests a sewer tap to serve a commercial building. (See Sec. 22-159).

Private Sewage Disposal System Permit Fee **/** $50.00 **/** Fee to reimburse the city for costs associated with the inspection and approval of a private sewage disposal system. (See Ch. 22, Art. II, Div. 2).

West Regional Lift Station Connection Fee **/** (Total cost of the construction of the West Regional Lift Station/1,001) (Total acres of the property connecting to public sanitary sewer which is served by the West Regional Lift Station.) = Fee Amount **/** Connection fee to reimburse the city for construction costs of the West Regional Lift Station. (See Sec. 22-246).

Public Works - Miscellaneous Fees

Fee Name / Fee Amount / Fee Description-Code Section

Encroachment Permit **/** $100.00 **/** This fee is for review, issuance, inspection, and closing of the permit. (See Sec. 24-2).

Materials Replacement Cost **/** The amount for this fee is derived from the actual costs of replacing the item. **/** This fee applies when materials and supplies from the City's stock is utilized by a developer or other third party.

SECTION 2: Aside from the modifications described in Section 1, all other portions of Section 2-151 of the Nixa City Code shall remain unmodified.

SECTION 3: Section 71, Paragraph D of the Nixa City Technical Specifications Manual shall be repealed and adopting in lieu thereof a new Section 71, Paragraph D, which said paragraph shall read as follows. (Explanation: Language in bold-face type (e.g., **thus**) is language to be added. Language in bold-faced brackets (e.g., **[**~~thus~~**]**) is not enacted and is intended to be omitted or deleted.):

D. SUBDIVISIONS: The contractor/developer is required to install all conduits, caution tape, bedding/base rock, cement vaults, secondary enclosures, street light bases and other materials as indicated on the approved plans. All conduits, caution tape, and required bedding/base rock are to be purchased independently and must meet Nixa Electric standards. All other materials and equipment except

transformers shall be purchased through Nixa Electric and paid for prior to the time of each subdivisions pre-construction meeting.

At least 60 days prior to the time that the Contractor/Developer desires approval, the Contractor/Developer shall file a complete set of plans, including a complete outline of the equipment and material to be included, with the City of Nixa Development Department. Nixa Electric will then design electrical plans, at the Contractor/Developer's expense, based upon subdivision and system needs and provide them to the Contractor/Developer.

Construction shall not commence without City of Nixa authorization.

[~~Nixa Electric will bill the Owner/Developer $3.00 per lineal foot of conductor, served by the newly installed electric system. Billing for these services will be due and payable prior to the pre-construction meeting.~~**]**

Nixa Electric will bill the Owner/Developer for the applicable electrical system fees in accordance with the City of Nixa's adopted fee schedule contained in Section 2-151 of the Nixa City Code. Such fees shall be due and payable prior to the pre-construction meeting.

Only after installation, inspection and final acceptance by Nixa Electric shall power be supplied and ownership transferred.

SECTION 4: Savings Clause. Nothing in this Ordinance shall be construed to affect any suit or proceeding now pending in any court or any rights acquired, or liability incurred nor any cause or causes of action occurred or existing, under any act or ordinance repealed hereby.

SECTION 5: Severability Clause. If any section, subsection, sentence, clause, or phrase of this Ordinance is for any reason held to be invalid, such decision shall not affect the validity of the remaining portions of this Ordinance. The Council hereby declares that it would have adopted the Ordinance and each section, subsection, sentence, clause, or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses, or phrases be declared invalid.

SECTION 6: This Ordinance shall be in full force and effect from and after its final passage by the City Council and after its approval by the Mayor, subject to the provisions of section 3.11(g) of the City Charter.

[Remainder of page intentionally left blank. Signatures follow on next page.]

ADOPTED BY THE COUNCIL THIS 10th DAY OF November 2026.

ATTEST:

_____ _____

PRESIDING OFFICER CITY CLERK

APPROVED BY THE MAYOR THIS _____ DAY OF _____ 2026.

ATTEST:

_____ _____

MAYOR CITY CLERK

APPROVED AS TO FORM:

_____

CITY ATTORNEY