



100 E. Carolina Ave.
P.O. Drawer 2497
Hartsville, SC 29551
www.hartsvillesc.gov

Matthew Mills
Public Services
Director City of Hartsville
402 S Leesburg St
Hartsville, SC 29550

Christopher French
Vice President, KCG Development, LLC
9311 N Meridian St Suite# 100
Indianapolis, IN 46260
June 20, 2025

City of Hartsville- Proposed Site Development- Potential Fees

Mr. French,

The City of Hartsville received a request for a cost breakdown of service fees regarding a proposed site development on Washington St Extension in Hartsville, South Carolina. This proposed development by KCG Companies, LLC would include eight (8) apartment buildings and one (1) clubhouse/office building. The apartment buildings, consisting of fifty-four (54) one-bedroom apartments, seventy-two (72) two-bedroom apartments, and fifty-four (54) three-bedroom apartments, totaling one hundred eighty (180) apartments.

Below you will find a breakdown of costs associated with the inclusion of 2" water meter tap fees, 6" sewer tap fees, 4" sewer tap fees, 4" fire line connections, and building permit costs. Cost of the fees were determined by master water meters for each building and the developer performing all necessary taps and providing corresponding materials, excluding the water meter. These estimated monetary amounts were formulated based on information related to the Public Services office and are not representative of actual costs incurred until a building permit is obtained and water/sewer taps are applied for by the developer.

Service	Fee	Cost
2" Water Meter	2" Water Tap Fee-Developer Performs	\$2,044.00
	Connection Fee	\$50.00
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	Connection Fee	\$50.00
2" Water Meter	2" Water Tap Fee-Developer Performs	\$2,044.00
	Connection Fee	\$50.00
2" Water Meter	2" Water Tap Fee-Developer Performs	\$2,044.00
	Connection Fee	\$50.00
2" Water Meter	2" Water Tap Fee-Developer Performs	\$2,044.00
	Connection Fee	\$50.00
2" Irrigation Meter	2" Water Tap Fee-Developer Performs	\$2,044.00
	Connection Fee	\$50.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
6" Sewer Tap	6" Sewer Tap Fee-Developer Performs	\$500.00
4" Sewer Tap	4" Sewer Tap Fee-Developer Performs	\$450.00
4" Fire Line	Fire Line Tap Fee-Developer Performs	\$250.00
4" Fire Line	Fire Line Tap Fee-Developer Performs	\$250.00
4" Fire Line	Fire Line Tap Fee-Developer Performs	\$250.00
4" Fire Line	Fire Line Tap Fee-Developer Performs	\$250.00
4" Fire Line	Fire Line Tap Fee-Developer Performs	\$250.00
4" Fire Line	Fire Line Tap Fee-Developer Performs	\$250.00
4" Fire Line	Fire Line Tap Fee-Developer Performs	\$250.00
4" Fire Line	Fire Line Tap Fee-Developer Performs	\$250.00
4" Fire Line	Fire Line Tap Fee-Developer Performs	\$250.00
4" Fire Line	Fire Line Tap Fee-Developer Performs	\$250.00
Permit Fees	Construction Permit	\$66,660.00
Total		\$102,582.00

If you have any further questions regarding this information, please contact Daniel Moore, City Manager, or the Public Services department for the City of Hartsville.

Matthew Mills
Director of Public Services
City of Hartsville, SC