



PIKES PEAK AVE MANAGER LLC

C/O CONSERVICE
PO BOX 4697
LOGAN UT 84323-4697

Account Number:
Statement Date:

3207975975
07/11/2025

New Account Balance
\$9,439.25

AutoPay Scheduled For
07/25/2025

Previous Account Balance
\$9,054.78
Past Due Amount
\$0.00

Payments Received
\$-9,054.78
Current Service Charges
\$9,300.65

Other Charges
\$138.60

Select your service address: 702 E PIKES PEAK AVE, HSEMTR

Next meter read date for this address: 8/11/2025

CURRENT SERVICE CHARGES

Electric Total Charge \$2,938.47

Electric Commercial (ETL)

Service Detail for: 06/12/25 - 07/11/25 (30 Days)
Meter Number: 1055731
Meter Constant: 100

On Peak-Kilowatt (Demand): 50.00 kW

Power Factor: 99.80 %
Power Factor Lower Than 95%: 0.00 %
Demand Adjusted for Power Factor: 0.00 kW
Measured Quantity: 50.00 kW x 0.00 % = 0.00 kW
Total On Peak kW billed: 50.00 kW

Off Peak-Kilowatt (Demand): 49.80 kW

Power Factor: 100.00 %
Power Factor Lower Than 95%: 0.00 %
Demand Adjusted for Power Factor: 0.00 kW
Measured Quantity: 49.80 kW x 0.00 % = 0.00 kW
Total Off Peak kW: 49.80 kW

On Peak-Kilowatt Hours

Reading 07/11/25: 2761
Reading 06/11/25: 2717
Read Quantity: 44 kWh
Measured Quantity: 44 kWh x 100 Meter Constant: 4408 kWh

Off Peak-Kilowatt Hours

Reading 07/11/25: 12214
Reading 06/11/25: 12057
Read Quantity: 158 kWh
Measured Quantity: 158 kWh x 100 Meter Constant: 15757 kWh

Kilowatt Hours (Total): 20165 kWh

Minimum Demand Details

Maximum Demand in the last 12 billing periods: 133.80 kW
68% of Maximum Demand in the last 12 billing periods: 90.98 kW
68% of 133.80 kW = 90.98 kW
Maximum Demand in current bill period: 50.00 kW
Minimum Demand Usage billed in current bill period: 40.98 kW
90.98 kW - 50.00 kW = 40.98 kW billed

Charges Detail

Access Charge: 30 days x \$3.5132: \$105.40
Demand Charge: kW/On x \$0.8459/Day: \$1,268.85
ECA On-Peak: 2,792 kWh/On x \$0.0498: \$139.04
ECA On-Peak: 1,616 kWh/On x \$0.046: \$74.34
ECA Off-Peak: 9,979 kWh/Off x \$0.0246: \$245.48
ECA Off-Peak: 5,778 kWh/Off x \$0.0208: \$120.18
Minimum Charge: Min kW x \$0.5498/Day: \$675.92
Capacity Charge: 12,771 kWh x \$0.004: \$51.08
Capacity Charge: 7,394 kWh x \$0.0048: \$35.49
City Sales Tax: 3.07% x \$2,715.78: \$83.37
County Sales Tax: 1.23% x \$2,715.78: \$33.40
State Sales Tax: 2.9% x \$2,715.78: \$78.76
PPRTA Tax: 1% x \$2,715.78: \$27.16

Total: \$2,938.47

Gas Total Charge

\$1,393.78

Gas Commercial Service (G1CL)

Service Detail for: 06/12/25 - 07/11/25 (30 Days)
Meter Number: 303465
Meter Constant: 1.1457
Reading 07/11/25: 63389
Reading 06/11/25: 61447
Read Quantity: 1941 CCF
Measured Quantity: 1941 CCF x 1.1457 Meter Constant: 2224 CCF

Your average daily usage was: 74.14 CCF

Charges Detail

Access Charge (G1CL): 30 days x \$0.7872: \$23.62
Access Charge (G1CL): 2,224 CCF x \$0.1857: \$413.00
Gas Cost Adjustment (G1CL): 1,409 CCF x \$0.2804: \$395.08
Gas Cost Adjustment (G1CL): 815 CCF x \$0.3263: \$265.93
Capacity Charge (G1CL): 1,409 CCF x \$0.084: \$118.36
Capacity Charge (G1CL): 815 CCF x \$0.0749: \$61.04
State of Colorado Clean Heat Plan - Senate Bill 21-264: 2,224 CCF x \$0.005: \$11.12
City Sales Tax: 3.07% x \$1,288.15: \$39.55
County Sales Tax: 1.23% x \$1,288.15: \$15.84
State Sales Tax: 2.9% x \$1,288.15: \$37.36
PPRTA Tax: 1% x \$1,288.15: \$12.88

Total: \$1,393.78

Water Total Charge

\$4,017.26

Water Non-Residential Service (WM)

Service Detail for: 06/12/25 - 07/11/25 (30 Days)
Meter Number: 340950
Meter Constant: 100
Reading 07/11/25: 9300
Reading 06/11/25: 8801
Read Quantity: 499 CF
Measured Quantity: 499 CF x 100 Meter Constant: 49900 CF

Your average daily usage was: 1663.33 CF

Charges Detail

Service Charge: 30 days x \$9.8241: \$294.72
Summer Commodity Charge: 49,900 CF x \$0.0746: \$3,722.54
Total: \$4,017.26

Wastewater Total Charge

\$951.14

Wastewater Residential Service (S-R)

Service Detail for: 06/12/25 - 07/11/25 (30 Days)
Meter Number: 340950
Reading 07/11/25: 9300
Reading 06/11/25: 8801
49900 CF
499 CF
Total Wastewater: 49900 CF

Charges Detail

Service Charge: 30 days x \$0.5606: \$16.82
Commodity Charge: 31,888 CF x \$0.0293: \$934.32
Total: \$951.14

OTHER CHARGES

\$138.60

City of Colorado Springs Stormwater Fee (\$45.00): \$138.60

Parcel Number: 6417216039
Number of Acres: 3.08
Stormwater Charges: 3.08 acres x \$45.00

For questions regarding the City of Colorado Springs Stormwater Fee,
please visit coloradosprings.gov or call 719-385-7876.

Click the arrow below to see more usage detail



GAS USAGE



Average Gas Usage
74.14

No Graph History

WATER USAGE



Average Water Usage
1663.33

No Graph History

WASTEWATER USAGE



Average Daily Winter Usage
1062.92

No History

Messages

- If you need help paying your bill, we offer flexible payment options, assistance programs and a 16-day grace period. We do not charge late fees.
- Making a manual payment will result in an additional payment on your account.

Quick Links

- [csu.org](#)
- [Rates & Tariffs](#)
- [Get Help Paying My Bill](#)
- [Donate to Project COPE](#)
- [Business Rebates](#)
- [Residential Rebates](#)

- [Residential Rebates](#)
 - [Understand My Bill](#)

