

# **Board of County Commissioners**

## **Agenda Request**

Date of Meeting: March 3, 2009

Date Submitted: February 23, 2009

To: Honorable Chairman and Members of the Board

From: Benjamin H. Pingree, County Administrator  
Timothy P. Barden, Assistant County Administrator

Subject: Ratification of February 10, 2009 Workshop on Impact Fees

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### **Statement of Issue:**

This agenda item requests Board ratification of the February 10, 2009 Workshop on Impact Fees.

### **Background:**

On January 13, 2009, a workshop was held to discuss the implementation of impact fees (Attachment #1). The Board heard significant input from the public as well as from Heather Encinosa, Esq. from Nabors, Giblin, & Nickerson, P.A., and Marguerite McCauley, with Government Services Group. There were no significant decisions made by the Board at this time.

On February 10, 2009, a follow-up workshop was held. This was considered a continuation of the January 13<sup>th</sup> workshop with the focus of this workshop being meaningful discussion of impact fees by the Board.

### **Analysis:**

The February 10, 2009 workshop was held and attended by the Board, staff and consultants as well as citizens. There was significant public input and discussion followed by Commissioner comments as well as questions for the consultants. Prior to the conclusion of the workshop, the Board gave staff and/or our consultants the following direction:

### **Next Steps:**

1. Re-examine the new proposed impact fee rates to ensure that they are based on the most current and up-to-date data.
2. All impact fee rates, including impact rates updated as a result of Step#1, are to be incorporated into the draft ordinance by the recommended percentages:

<b>Impact Fee Category</b>	<b>**Impact Fee Proposed in 2007 Study</b>	<b>Percentage Recommended</b>	<b>New Proposed Impact Fee</b>
Roads	\$1,048.00	50%	\$524.00
Law Enforcement	\$769.79	25%	\$192.44
Fire Protection	\$343.62	100%	\$343.62

EMS	\$174.55	100%	\$174.55
Public Library	\$310.08	25%	\$77.52
Parks & Recreation	\$700.23	25%	\$175.05
Correctional Facilities	\$639.94	25%	\$159.98
General Government	\$823.58	0%	\$0
<b>Total:</b>	<b>\$4,809.79</b>		<b>\$1,647.16</b>

(\*\*Subject to change as a result of updated data.)

3. Prepare a draft impact fee ordinance that will contain an Affordable Housing Deferral Section and an Economic Development Section to take effect on September 10, 2009, to coincide with the expiration of the 365-day impact fee moratorium.

**Options:**

1. Ratify steps #1, #2, and #3 as outlined in the above analysis section.
2. Schedule a public hearing to adopt the Impact Fee Ordinance with an Affordable Housing Deferral section and an Economic Development section.
3. Do not ratify steps #1, #2, & #3 of the analysis section and do not schedule a public hearing on the Impact Fee Ordinance.
4. Board Direction.

**Options**

Options #1 & #2

**Attachment(s):**

1. February 10, 2009 Workshop Item.