



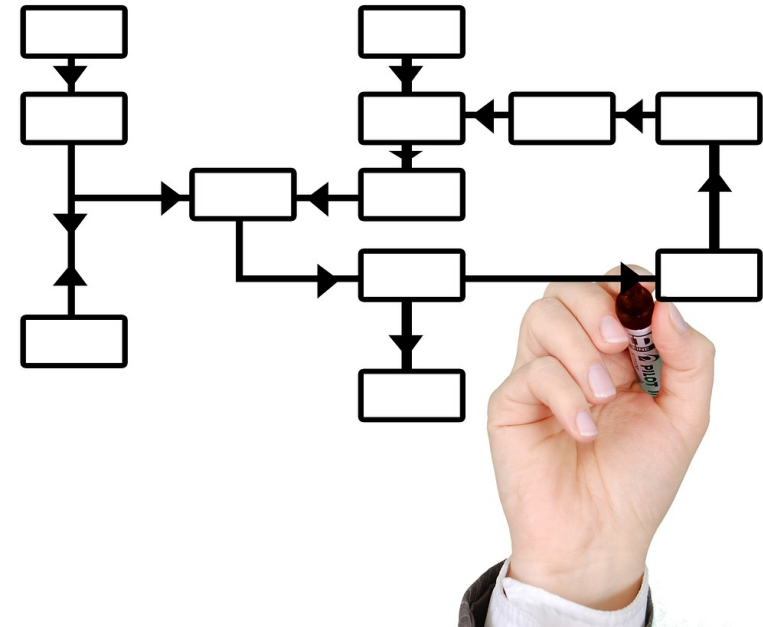
Amendment to FY2022-2023 Fee Schedule

Development Engineering Review and Inspection Fees

City Council
Final Reading
August 21, 2023

Engineering Review and Inspection of Private Development

- Like most municipalities, Burleson charges fees to developers to cover the costs of engineering review, inspection, acceptance, and associated administrative tasks by staff from initial submittal through final acceptance of the constructed project
- A \$750 plan review fee is charged at initial submittal and \$250 for each re-submittal
- After plans are accepted, a Developer's Contract Fee (4% of the proposed developments construction value) is charged for construction inspection, material testing, and administration



88th Texas Legislative Session

HB 3492 - Effective September 1, 2023

- Prohibits a value based calculation of fees for the application, review, engineering, inspection, acceptance, administrative, or other fee imposed by a municipality related to the construction
- Requires fee to be determined by considering the actual cost to review and process engineering or construction plans and inspection of public infrastructure improvement



It is critical to have new fees in place prior to the September 1, 2023 effective date for compliance with this new law

Actions in Response to HB3492 Being Signed into Law

Staff has taken a number of actions to assess and develop recommendations

- Conferred with the City Attorney, Texas Municipal League, and other municipalities
- Reviewed historical data on engineering review, administration, and inspection activity
- Developed interim fees consistent with new state law that are based on projected staff time for various review, administrative, and inspection activities
- Began developing framework for additional data collection efforts that will be used to refine these fees in the future



CURRENT City of Burleson Fees

Engineering

PERMIT/SERVICE	FEE
1. Developers Contract Fee	4% Of Value of Contract
2. Closing Abandoning of	
A. Right-of-Way	\$550
B. Easement	\$250
3. Sign Installation	\$250 per sign
4. Plan Review	
A. Initial Submittal	\$750
B. Every Additional Review	\$250
5. Easement/Right of Way Use Agreement	\$125
6. Traffic Study Fee	\$1,250
7. Flood Study Reviews	\$1 per foot of reach length / \$2,000 minimum
8. Overtime Inspection Fee	\$55 per hour

Developers Contract Fee (item #1 above) includes 2% inspection and 2% administrative fee based on value of public infrastructure and Plan Review (items #4A and 4B above) are being replaced with the proposed fees detailed in items #1 and #2 on the following slide

PROPOSED City of Burleson Fee Amendment

Engineering

SERVICE	FEE
1. Construction Plan Review	
A. Residential	\$500.00 + (\$364 x number of lots)
B. Commercial	\$500.00 + (\$292 x number of acres)
2. Construction Inspection (\$500.00 + the following costs)	
A. Water Line	\$0.58 per linear foot
B. Sewer Line	\$0.58 per linear foot
C. Storm Sewer	\$0.64 per linear foot
D. Roadway Paving (public and private)	\$0.29 per square yard
E. Sidewalk / Trail	\$1.04 per square yard
F. Handicap Ramps	\$13.71 each
G. Water and Sewer Services	\$14.40 each
H. Sewer Manholes	\$36.00 each
I. Storm Manholes / Inlets	\$36.00 each
J. Lift Station	\$1,200 each
K. Public Infrastructure not listed (includes private storm infrastructure associated with roadway)	\$48.00 per hour (estimated at time of submittal)
3. Inspection Overtime Rate (2 hour minimum)	\$72.00 per hour
4. Closing Abandoning of	
A. Right-of-Way	\$550.00
B. Easement	\$250.00
5. Sign Installation	\$250.00 per sign
6. Easement/Right of Way Use Agreement	\$125.00
7. Traffic Study Fee	\$1,250.00
8. Flood Study Reviews (Includes detention/retention analysis)	\$1 per foot of reach length (\$2,000 minimum)

New fees based on projected staff time for the application, review, engineering, inspection, acceptance, and administrative tasks

Additional data to be collected on an on-going basis to periodically refine these fees in future fee schedules

Staff is scheduled to review these amended fees with private developers and builders on August 17, 2023

Developer Feedback, Revised Fee Amendment, and Discussion

City staff sent invitations to developers and builders to review proposed amended fees in late July for a meeting to be held on August 17, 2023

A summary of feedback received at the meeting will be provided at the August 21, 2023 City Council meeting as part of the Final Reading of the ordinance amending the fee schedule



Options

Recommended



Approve an ordinance amending Ordinance CSO#3069-09-2022, the City's FY2022-2023 Fee Schedule, by adding fees associated with the engineering review and inspection of private development as presented



Approve an ordinance amending Ordinance CSO#3069-09-2022, the City's FY2022-2023 Fee Schedule, by adding fees associated with the engineering review and inspection of private development with changes



Deny an ordinance amending Ordinance CSO#3069-09-2022, the City's FY2022-2023 Fee Schedule.

