

Development Impact Fee Study Public Hearing 1

7.21.25

Purpose

Public Hearing

Brief the Public

- •Purpose & scope of Impact Fee Study
- Process to develop an Impact Fee Program
- •Opportunities for public participation

And, receive initial public input on capital project needs*

*Per State-mandated requirements for communities developing an impact fee program

Purpose

Impact Fee Study

- •Address the potential to collect a one-time impact fee from new development to help pay for additional public facilities needed to serve future growth & development
- Development Impact Fee Act: can't charge more than the fair, proportionate share of the cost of public facilities

Scope

Impact Fee Study •Parks and recreation

•Public safety

including Police, Animal Control, Fire, EMS, EMA, & E911

•Road Improvements

Scope

Impact Fee Study Typically, additional:

Recreation components

Building area (sf)

Heavy vehicles

Road projects









Process

Impact Fee Study





Program

Purpose

Development Impact Fee Advisory Committee

Requirements

- Per DIFA, "...assist and advise the governing body...with regard to the adoption of a development impact fee ordinance"
- 5-10 members appointed by Council
- •Min. 50% from development, building, or real estate industries
- An existing entity can serve, <u>if</u> above requirements are met

Opportunities for Public

	Month											
	1	2	3	4	5	6	7	8	9	10	11	12
Impact Fee Study Initiation												
Project Kick-Off and Finalize Schedule												
Establish Advisory Committee		*										
Data Collection - City Departments												
Kick-Off Public Hearing - City Council			*									
Advisory Committee Meeting 1												
Impact Fee Methodology Report												
Prepare Impact Fee Methodology Report												
Advisory Committee Meeting 2												
Methodology Report Briefing - City Council							*					
Finalize Methodology Report												
Capital Improvements Element (CIE)												
Draft CIE												
CIE Transmittal Public Hearing - City Council									*			
CIE Review Period - ARC/DCA												
Adopt CIE - City Council												*
Adoption of Impact Fee Program												
Prepare Draft Ordinance												
Advisory Committee Meeting 3 - Ordinance												
City Council Ordinance Workshop										*		
Finalize Impact Fee Ord - City Attorney												
Impact Fee Ord - Public Hearing #1											*	
Impact Fee Ord - Public Hearing #2												*
Impact Fee Ord - City Council Adoption												*
Impact Fee Program Implementation												
Prepare Procedures Manual & Conduct Staff Training												



Advisory Committee Meeting City Council Meeting or Workshop Consultant Activity



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