



Memorandum

Meeting Details: June 24, 2026 – Board of Commissioners Regular Workshop Meeting
Prepared For: Honorable Mayor Brooks and the Board of Commissioners
Staff Contact: Community Development Department
Subject: Resolution 2026-06, Moratorium on collection of mobility fee and Kimley-Horn Impact Fee Evaluation

Background:

The purpose of this memo is to recommend continuing the one-year moratorium on the collection of the City's local mobility impact fees. This action is necessary to finish evaluating the relationship between the City's local mobility impact fee and Pinellas County's multimodal impact fee, and to determine whether current practices may result in impermissible double charging for the same transportation capacity impacts.

The City of Madeira Beach up until the moratorium imposed a local mobility impact fee on new development to help offset the cost of transportation infrastructure improvements necessitated by growth. Pinellas County also imposes a countywide multimodal impact fee under Chapter 150, Article II of the County Land Development Code.

Per Florida Statutes §163.3180(5)(j), a developer may not be charged twice for the same transportation impact. With the execution of an interlocal agreement between the City and the County to coordinate the administration of the County's multimodal impact fee, it is critical to evaluate whether the continued collection of the City's local mobility impact fee results in an overlapping charge.

Discussion:

City staff recently received and reviewed the Kimley-Horn Impact Fee Evaluation Memo. The memo recommended that the city discontinue its mobility fee and continue to collect and administer only the county's transportation impact fees. City staff would like to discuss the results of the evaluation and get directions from the Board for the next steps. City Staff recommends continuing the **12-month moratorium** on the collection of the City's **local mobility impact fee**, until such time that land development regulation updates can be addressed and potential impact to the Comprehensive Plan can be reviewed. During this time, no local mobility impact fees would be assessed or collected for new development or redevelopment.

Fiscal Impact:

While there will be a temporary pause in the collection of the City's local mobility impact fees, the City will retain 50% of the County's multimodal impact fees per the interlocal agreement. This will help mitigate the fiscal impact of the moratorium and provide continued funding for eligible transportation improvements during the review period.

Recommendation(s):

Staff recommends approving Resolution 2026-06 which would continue the one-year moratorium on the collection of the City's local mobility impact fee, effective upon adoption until July 31, 2027, unless the Board of Commissioners rescind or extend the moratorium by subsequent Resolution.

Attachments/Corresponding Documents:

- Resolution 2026-06, Moratorium on collection of mobility fee
- Kimley-Horn Impact Fee Evaluation Memo