



CITY COUNCIL ACTION FORM

Department• Community Development	Presented by• Bill Almquist - Comm. Dev. Director	Date• March 16, 2021
--------------------------------------	--	-------------------------

ITEM

Read McCulloch, Chaffee Housing Trust (CHT), is requesting a waiver of City of Salida building permit fees and Fire Department review fees associated with the eight (8) restricted affordable homes being developed at 101-115 River Ridge Lane in the River Ridge Subdivision.

BACKGROUND

A minimum of eight (8) affordable units were required through the Inclusionary Housing section of the code for the River Ridge development. The developer sold a lot to CHT to construct eight affordable units and they have submitted building permit applications for two four-plexes. A similar request was recently submitted to Chaffee County for building department fees and approved by the CCBOC.

FISCAL NOTE

The fees for the City's building permit review were as follows:

- Building 1 = \$631.85
- Building 2 = \$514.92
- Total fees = \$1,146.77

The fees for the City's Fire Department plan review will be \$100

The total of this entire request is \$1,246.77.



CITY COUNCIL ACTION FORM

Department: Community Development	Presented by: Bill Almquist - Comm. Dev. Director	Date: March 16, 2021
---	---	--------------------------------

STAFF RECOMMENDATION

Community Development staff recommends support of Chaffee Housing Trust, a local affordable housing developer, through the waiver of building permit fees specifically for restricted affordable housing units. However, Fire Chief Bess and Assistant Fire Chief Rohrich do not feel that it would be equitable to other developers who are also charged for fire review on their affordable housing units, and want it to be on a level playing field. Therefore, staff recommendation is to approve the waiver request for the building permit fees but not the Fire Department Review Fees, for a total reimbursement of \$1,146.77.

SUGGESTED MOTION

Consent Agenda item

ATTACHMENT

Letter from Read McCulloch



CHAFFEE HOUSING TRUST
A Commitment to Community

PO Box 692
Buena Vista, CO 81211
(719) 239-1199
www.chaffeehousing.org
info@chaffeehousing.org

Bill Almquist
Development Director
City of Salida
448 E. First Street, Suite 112
Salida, CO 81201

Mr. Alquist,

The Chaffee Housing Trust (CHT) is a nonprofit affordable housing developer serving Chaffee County, with a proven track record of delivering homes to qualified low-income households who are otherwise priced out to the market. The CHT seeks out grants, donations, and other means of lowering the price of the home to the buyer.

The CHT has submitted a building permit application for the upcoming development of eight restricted affordable homes in the River Ridge development in Salida. To further the effort to make these homes affordable, the CHT requests a waiver of City of Salida building permit fees, and Fire Department plan review fees, associated with this project. A similar request is being submitted to Chaffee County for a waiver of their building department fees.

Since this project will provided homes restricted to households earning less than 80% of Area Median Income, the City's affordable housing water/sewer development fee reduction of 60% should be applied.

I am available to answer any questions, and/or appear at any meetings to explain this request.

Thank you,

Read McCulloch, Executive Director

