



City Council Impact Fee Update Police, Parks, Pathways

August 19, 2025

Christine Stoll | Vice President, Clearwater Financial



PROJECT TEAM

City of Star Project Team		
Name	Project Role	Organization
Chris Yorgason	Attorney	City of Star
Trevor Chadwick	Mayor	City of Star
Shelley Tilton	City Clerk	City of Star
Zach Hessing	Chief of Police	City of Star
Ryan Field	Associate Planner & Code Enforcement	City of Star
Bob Little	Building and Grounds Superintendent	City of Star
Michelle Meyer	Treasurer	City of Star
Shawn Nickel	Planning Director & Zoning Administrator	City of Star
Dana Patridge	PIO	City of Star
Christine Stoll	Project Lead	Clearwater Financial LLC
Abbey Erquiaga	Project Manager	Clearwater Financial LLC
Sheridan Sylvester	Project Support	Clearwater Financial LLC



IMPACT FEE ADVISORY COMMITTEE

City of Star Impact Fee Advisory Committee		
Name	Citizen of Star	Organization
Jenna Englund	YES	Berkly Building Company
Dustin Keyes	YES	DK Constructors
Michael Keyes	YES	Retired
Tyler Oliver	YES	Business Owner
Jeff Wood	YES	Citizen



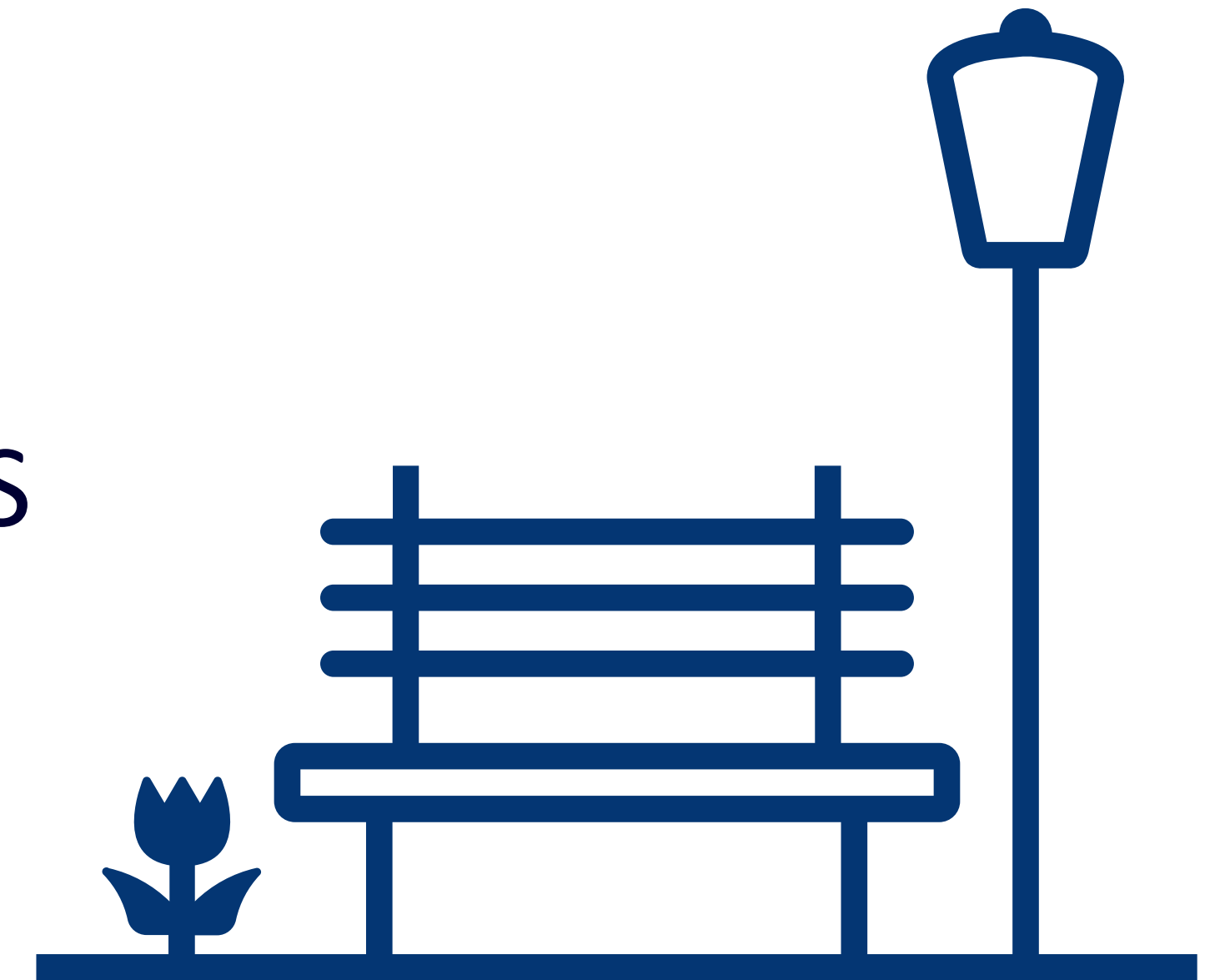
Role:

- Review & provide input
- Communicate professional and/or community concerns
- Share progress
- Follow up on suggested adjustments
- Letter of Support



PROJECT OBJECTIVES

- **Growth's impact on level of Service**
 - Growth is straining City's LOS
 - Not enough revenues to sustain current LOS
 - Risks of not adding resources and facilities will result in a decline in LOS





LEVEL OF SERVICE, STATE STATUTES

- **Statutes**
 - 67-8201-16
- **Maintaining level of service while experiencing growth**
 - Taxpayers are expressing a desire for “growth to pay for growth”
 - Impact fees are a way to equitably assign the burden of the cost of growth-related capital
 - State statute allows cities to institute impact fees
 - Impact fees are assessed on new development and collected by the City to pay for needed projects and infrastructure related to growth.



PROJECT PHASES

- **Phase 1: INITIATION**

- Project logistics - COMPLETE
- Campus/park/pathways tours - COMPLETE
- Review existing documentation - COMPLETE
- Collect data - COMPLETE

- **Phase 2: ANALYSIS**

- Departmental interviews - COMPLETE
- Impact Fee Advisory Council interviews - COMPLETE
- Demographic & land use analysis/ forecast - COMPLETE
- Asset and Conditions Analysis – COMPLETE
- Usage Analysis: level of service (LOS) – COMPLETE
- Improvements and cost analysis – COMPLETE
- Impact fee methodology – IN PROGRESS
- Credits and exemptions
- Funding and cash flow

- **Phase 3: BUILD**

- Capital Improvement Plan (CIP) – IN PROGRESS
- Impact Fees
- Credits/exemptions/cash flow
- Intergovernmental relations and updates
- Public outreach
- Public hearings
- Ordinance adoption

- **Phase 4: IMPLEMENT**

- Ordinance adoption
- Intergovernmental agreements
- Specialized assessments
- Implement impact fees
- Annual Updates

PUBLIC ENGAGEMENT (all phases)

- Website IN PROGRESS
- Press release/earned media IN PROGRESS
- Social posts IN PROGRESS
- Stakeholder interviews COMPLETE
- IF Advisory Council meetings IN PROGRESS



STUDY METHODOLOGY



1. Who is currently served by the City?



4. What is the current investment per household/sf?



6. What new infrastructure is required to serve future growth?



2. What is the current level of service provided by the City?



5. What future growth is expected in the City?



7. What impact fee is required to pay for the new infrastructure?



3. What assets allow the City to provide this level of service?



INTERNAL STAKEHOLDER INTERVIEWS

- **10 One-Hour Interviews**
 - Elected officials and department heads
- **Purpose:**
 - Gain feedback on:
 - Needs
 - Concerns & challenges
 - Planned capital projects
 - How projects are prioritized
 - Growth projections being used
 - Project dependencies
 - Regulatory/permitting
 - Risks for delay
 - Scheduling
 - Funding options
 - Costs

Impact Fee & Capital Improvement Plan (CIP)

(Council Questions – Police, Parks, and Pathways) (Only Parks impact fees & CIP currently exist)

1. What are the primary capital improvement projects planned for the next 5–10 years for police services, parks, and pathways?
2. How were these specific projects selected?
3. How does the City prioritize projects?
4. What growth projections are being used now to determine future facility and infrastructure needs?
5. Are there any projects that are contingent upon the completion of another project (either within or outside your department)?
6. Do any of your planned capital projects depend on other agencies (e.g., ACHD, ITD, county, school district, or developers) before they can proceed?
7. Are there any regulatory or permitting processes that could delay or accelerate these projects?
8. How does coordination between departments (police, parks, public works, planning) impact the timeline for impact fee-funded projects?



INTERNAL STAKEHOLDER INTERVIEWS

- **Themes**

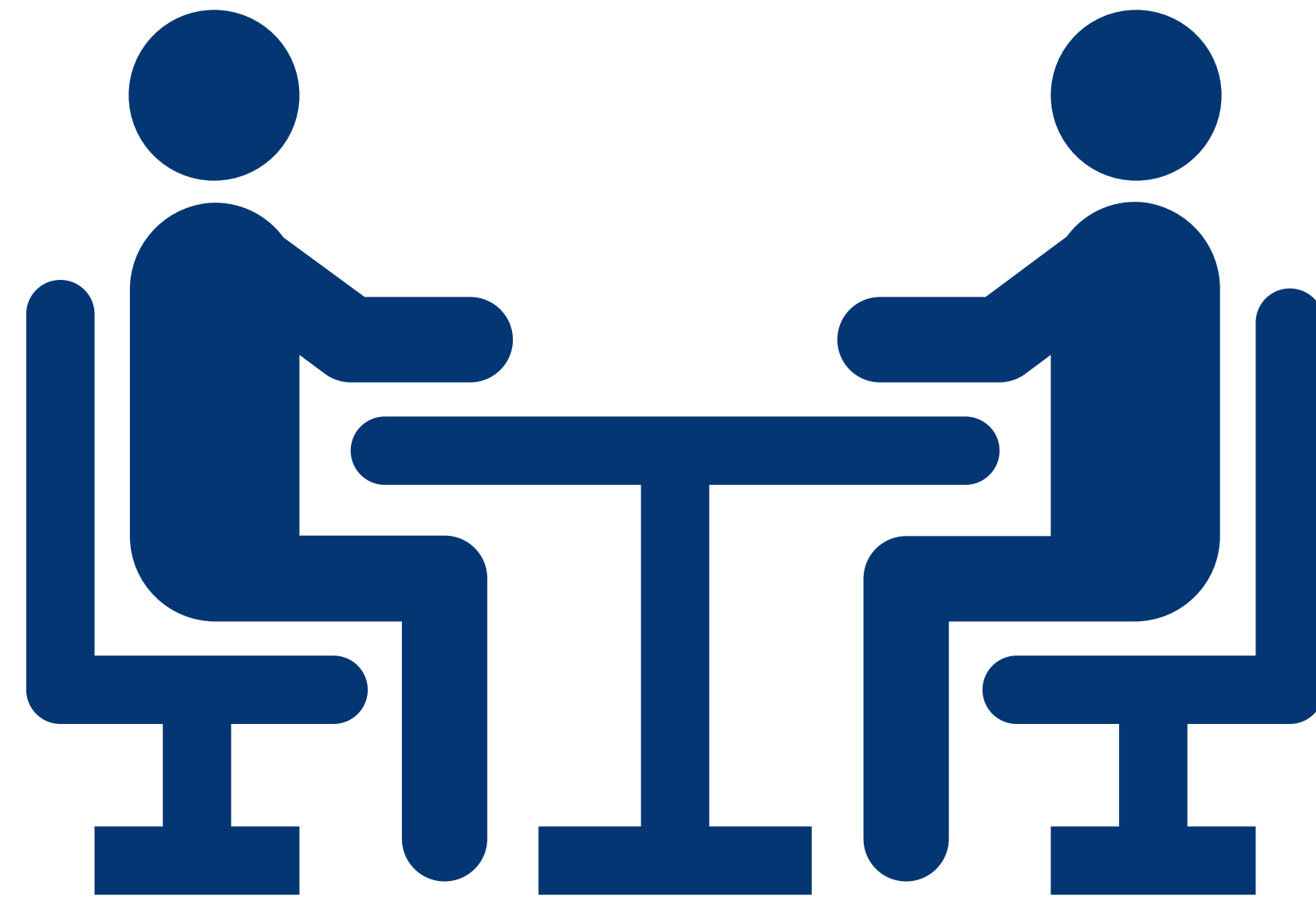
- Support for impact fees to pay for growth
- Strain on public safety, parks and pathways
- Overcrowded facilities
- Leased spaces
- Turning away residents for recreation activities
- Delays in trail network due to permitting and land access challenge
- Contingency concerns





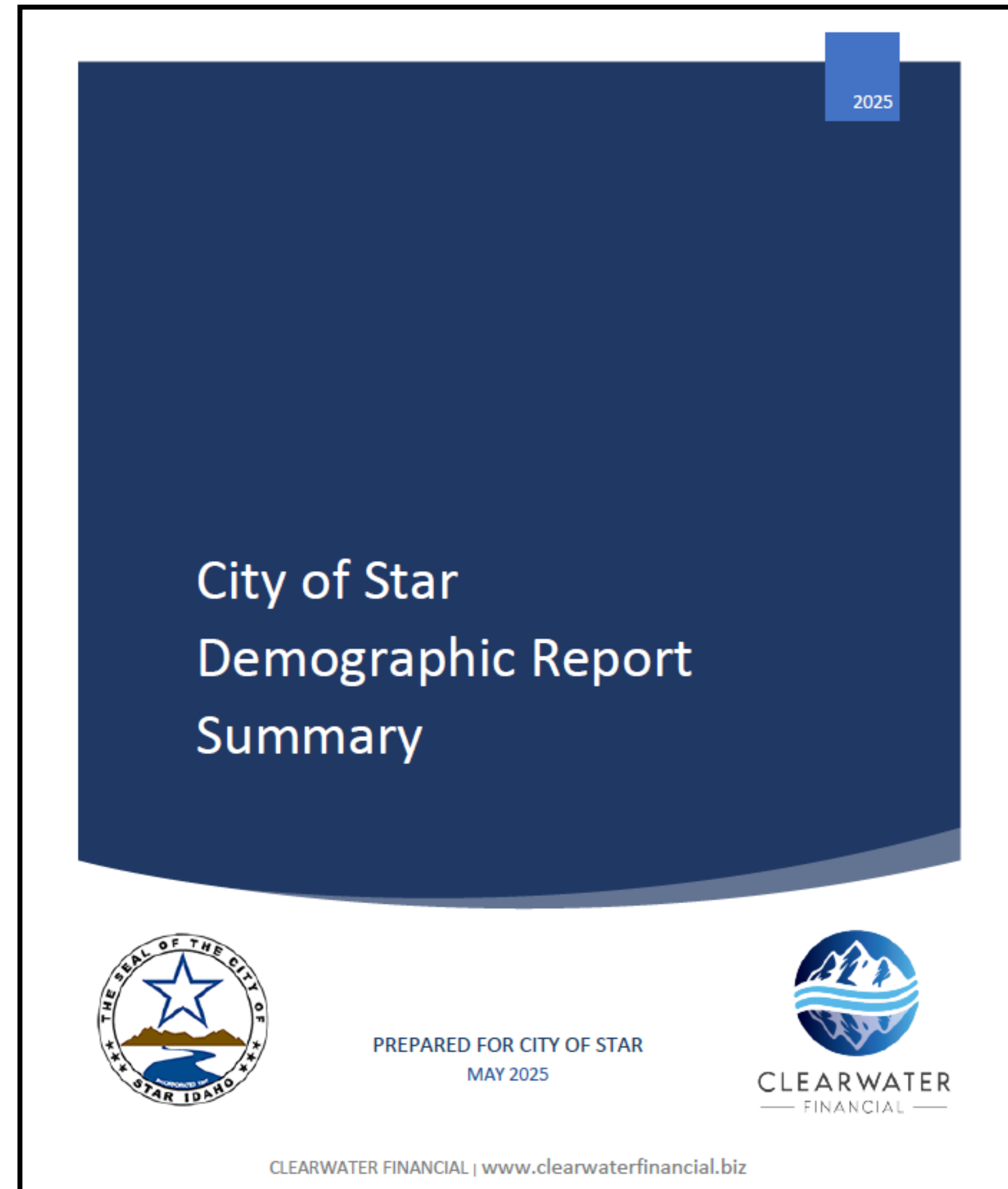
ADVISORY COMMITTEE INTERVIEWS

- **1.5 One-Hour Interview**
 - 4 of 5 appointed members
- **Themes:**
 - Current Park IF align with similar cities
 - Other fees such as mitigation + permitting drive cost to build up
 - Developers concerned about affordability
 - Improvements:
 - decentralized police stations
 - expanding parks/ pathways connectivity
 - Support for public/private partnerships + grants for additional not in lieu of IF
 - Public engagement important





DEMOGRAPHIC, LAND USE, FORECASTS



- **Transformative Growth**
 - Over 80% 2020-2024
 - Over 800% since 2000
- **Long Range forecasts suggest continued strong growth**
 - Low: 71,356 residents by 2060
 - Mid: 87,250 residents by 2060
 - High: 110,587 residents by 2060



DEMOGRAPHIC, LAND USE, FORECASTS

Forecasts indicate demand for public safety, recreational amenities and non- motorized transportation will outpace capacity in 5-10 years.

- **Capital planning should:**
 - Anticipate & secure land
 - Design flexible, age-inclusive facilities
 - Update land-use policies & impact fees to capture growth related costs equitably/timely
 - Coordinate regionally
 - Ensure partners & COMPASS align service expansions 5-10 years
 - Ada & Canyon Counties
 - School districts
 - Transit
 - Broadband
 - Water/sewer





ASSET & CONDITIONS ANALYSIS

Buildings & Contents	Park Acres	Building Value	Contents Value	Sq. Feet	Address	City	Use	Condition_ Performance_ Functionality	Deficiencies	Plans to Correct Deficiencies	Project Costs	Cost associated_maintainin g, improving, expanding	Year Built
Old City Hall		\$150,000.00	\$0.00	800	10775 W. State St.	Star	Community Service Buildings	Interior poor. Exterior: new windows, roof, HVAC, painted	needs remodel inside	Food bank uses now. Future is museum. Needs ADA bathroom	250-300K	2K annual	1907
City Hall		\$4,084,000.00	\$600,000	10211	10769 West State Street	Star	Community Service Buildings	good. Recent remodel inside. Flooring, paint, electrical	need more space. Future expansion for offices	future expansion for offices + meeting rooms	500K	\$60K total maint. For facilities.	2007
Blake Haven Park	4.01	\$650,000.00	\$0.00	500	11225 West Blake Drive	Star	Restroom Building	good	nothing at this time	misc. repairs as nec	\$ 300,000	cleaning: 2K annually.	2008
Blake Haven Park		\$125,000.00	\$0.00		11225 West Blake Drive	Star	Playground/ Shade Structure	new	none	na	\$ 300,000	1-2 k	2008
Blake Haven Park		\$25,000.00	\$0.00		11225 West Blake Drive	Star	Bandshell & Gazebo	good	none	na	\$ 5,000	500 to treat wood	2008
Hunters Creek Sports Complex Park	16.29	\$369,456.52	\$2,500	1512	1500 N Star Rd	Star	Restroom Building Concession Stand	good	none	na	\$ 500,000	2-3 k for cleaning	2015
Hunters Creek Sports													



ASSET & CONDITIONS ANALYSIS

Vehicles - Year	Make	Model	VIN	Value	Description/Type	Dept.	Lienholder	Use
2006	Ford	Ranger	1FTYR10D66PA88778	10,001 - 20,000	Private Psngr, Lt Trk, Med Trk-under 20,000 lbs	Buildings & Grounds	None	Janitorial
2011	Ford	F550 Van	1FDAF5GY6BEC98986	30,001 - 40,000	Passenger Van (Bus)	Sports & Rec	None	Transport
2014	Dodge	Ram 2500	3C6TR5CT1EG223521	10,001 - 20,000	Private Psngr, Lt Trk, Med Trk-under 20,000 lbs	Buildings & Grounds	None	Maint.
2015	Chevrolet	Silverado 1500	1GCNCPEH9FZ249356	20,001 - 30,000	Private Psngr, Lt Trk, Med Trk-under 20,000 lbs	Buildings & Grounds	None	Maint.
2019	Ford	F150	1FTMF1EB1KKD27143	10,001 - 20,000	Private Psngr, Lt Trk, Med Trk-under 20,000 lbs	Building Dept- Kevin	None	Building Inspection
2019	Ford	F250	1FTBF2B64KED47454	20,001 - 30,000	Private Psngr, Lt Trk, Med Trk-under 20,000 lbs	Buildings & Grounds	None	Maint. Sup
2020	Ford	F150	1FTFW1E59LKD90107	20,001 - 30,000	Private Psngr, Lt Trk, Med Trk-under 20,000 lbs	Building Dept- Rick	None	Building Inspection
2025	Ford	F150	1FTFW5L88SFA29625	75,000	Private Psngr, Lt Trk, Med Trk-under 20,000 lbs	City Hall	Lease	Administration
2025	Chevy	1500		65,000	Private Psngr, Lt Trk, Med Trk-under 20,000 lbs	Administration	None	Administration
2020	Ford	Interceptor	1FM5K8AB9LGC83360	\$40,402.33	Lt. Trk	Police/Code Enforcement	Lease	Chief
2023	Ford	F-150	1FTFW1P85PKD00254	\$63,133.08	Lt. Trk	Police/Code Enforcement	Lease	PATROL SGT
2024	Chevrolet	Tahoe	1GBSKLED3RR220875	\$70,781.57	Lt. Trk	Police/Code Enforcement	Lease	K9/POP Team
2024	Chevrolet	Tahoe	1GBSKLEDXRR188491	\$69,416.58	Lt. Trk	Police/Code Enforcement	Lease	GRAVES
2021	Chevrolet	Tahoe	1GNSKLED0MR462776	\$47,218.91	Lt. Trk	Police/Code Enforcement	Lease	SWING
						Police/Code		



ASSET & CONDITIONS ANALYSIS

A	B	C	D	E	F	G	H	I
Summary of Equipment over \$250	Brand/Model	Serial Number/Part Number	Value	Tag #	Date Received	Dept.	Life Span	Note
Stihl Hedge Trimmer	Stihl		\$ 400.00	716	3/27/2018	Building & Grounds	2 Years	
Stihl Backpack Blower	Stihl		\$ 550.00	717	3/27/2018	Building & Grounds	2 Years	
Stihl String Trimmer	Stihl	298818094	\$ 360.00	568	6/24/2014	Building & Grounds	2 Years	
Stihl Hedge Trimmer	Stihl	506108719	\$ 400.00	610	2/29/2016	Building & Grounds	2 Years	
Stihl String Trimmer	Stihl	513702031	\$ 760.00	741	6/21/2018	Building & Grounds	2 Years	
Stihl String Trimmer	Stihl	513701980	\$ 760.00	742	6/21/2018	Building & Grounds	2 Years	
Mower with Blower Kit and Bagger			\$ 7,000.00		4/6/2009	Building & Grounds	6 Years	
Stihl Blower	Stihl	BR600 501145776	\$ 500.00	579	4/16/2015	Parks	2 Years	
Stihl Chain Saw	Stihl	MS291 500718172	\$ 500.00	583	4/16/2015	Parks	2 Years	
Landpride Fertilizer Spreader	Landpride	869201	\$ 1,200.00	571	8/11/2014	Parks	5 Years	
Python III Dual Antenna Radar Unit	Python III		\$ 1,795.00	330	12/16/2006	Police		
Lidar			\$ 2,500.00			Police	7 years	City
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Night Vision (1)			\$ 2,565.00			Police	5,000 hours	City
Thermal Imaging			\$ 348.00			Police	10 years	City
Body Armor Plate (22)			\$ 12,100.00			Police	5-10 years	City
Radar Trailer			\$ 14,556.00			Police	7 years	City
Tint Readers (4)			\$ 520.00			Police	Up to 10 years	City



IMPROVEMENTS & COST ANALYSIS: POLICE

Project Title	Summary	Service Area	Project Type	Improvement Type	Est. Cost*, **	Timeline	Priority	Funding Sources	Impact Fee Applicability	Land Acquisition Status	Easement Dependencies	Grant Deadlines
Land Acquisitions	Land Acquisition for future stations. Could be a joint partnership site.	Citywide, N & W.	Capital	New	\$300K - \$350/acre	0-10+ years	Short-term/Ongoing	Property tax, permit fees, dedications; bonds	TBD	TBD	TBD	TBD
Main Station (Long-Term)	New standalone HQ (10,000 sf)	Citywide	Capital	New	\$6-8 M	10+ yrs	Long-term	Property tax, permit fees, bonds	TBD	N/A	N/A	TBD
Patrol Substation @ Pollard Rd	Substation by new elementary (min 2,500 sf)	North Star	Capital	New	\$1.5 M	0-5 yrs	Short-term	Property tax, Permit fees; developer contributions	TBD	TBD	Yes (school site)	TBD
Northern Substations	Decentralized Substation (2,500 sf)	North & West	Capital	New	\$1.5 M	6-10 yrs	Mid-term	Property tax, Permit fees; partnerships, developer contributions, grants, bonds	TBD	N/A	TBD	TBD
Training Facility	Indoor training/classroom bays	Citywide	Capital	New	\$10 M	6-10 yrs	Mid-term	Property tax, Permit fees; partnerships, developer contributions, grants, bonds	TBD	TBD	N/A	TBD
Fleet Upgrade (1 vehicle/off.)	Replace patrol vehicles on improved cycle	Citywide	Capital	New/Replacement	\$3 M	0-5 yrs	Short-term	Property tax, Permit fees; grants	TBD	N/A	N/A	N/A
K9 Unit Expansion & Storage	Add 2nd K9; retrofit vehicle; kennel	Citywide	Capital	New	\$200 K	0-5 yrs	Short-term	Property tax, Permit fees; grants	TBD	N/A	N/A	TBD
Body Armor & PPE Refresh	Replace vests, helmets, shields	Citywide	Capital	Replacement	\$300 K	Ongoing	Ongoing	Property tax, Permit fees; grants	TBD	N/A	N/A	N/A
Comms & Security Systems	Next-gen dispatch, MDTs, radio	Citywide	Capital	New/Replacement	\$1.2 M	0-5 yrs	Short-term	Property tax, Permit fees; grants	TBD	N/A	N/A	Q4 2026
Drone program	Drone program for surveillance and emergency response	Citywide	Capital	New	\$50 K	0-5 yrs	Mid-term	Property tax, Permit fees; grants	N/A	N/A	N/A	N/A
Increase officer ratio	Increase officer ratio to meet initial ratio of 1.0 officers per 1,000 residents	Citywide	Capital	New	\$170 K/officer	0-5 yrs	Short-term/Ongoing	Property tax, Permit fees; grants	N/A	N/A	N/A	N/A
for detail												
**Scaled from national benchmarks and comparable-sized												



IMPROVEMENTS & COST ANALYSIS: PARKS

Project Title	Associated park	Associated Program	Summary	Service Area	Project Type	Improvement Type	Est. Cost**	Timeline	Priority	Funding Sources	Impact Fee Applicability	Land Acquisition Status	Easement Dependencies	Grant Deadlines
			Acquire ~51 acres to close current deficit (target 5 ac/1,000 pop); sites include Boot Hill, Roselands, Terramore, Quail Ridge	West, NW & South of River	Capital	New	TBD: \$326K - \$340/acre	0–10 yrs	Ongoing	Park fees; dedications; bonds		In negotiation	N/A	TBD
New Land Acquisition (West, NW, S)	None - would be for new parks	Parks												
Freedom Park Event Barn	Freedom Park	Parks	Multipurpose event barn, warming kitchen, concessions, paddleboard/tube rentals, Police substation 1-SRO in site	South Riverfront	Capital	New	\$4.5 Million	0–5 yrs	Short-term	Park fees; grants; partnerships		N/A	N/A	Mar 2026
Indoor Recreation Center	None	Rec	Bball Courts, soccer/multi-use turf field, pool, running track, multi-use classrooms (fitness/community ed) Kitchen	Citywide	Capital	New	\$20–25 M	6–10 yrs	Mid-term	Park fees; bonds; PPP		TBD	N/A	TBD
Boot Hill Clubhouse Completion	Boot Hill	Parks	Restrooms	NE quadrant	Capital	New	\$300 K	0–5 yrs	Short-term	Park fees; developer MOU		N/A	N/A	N/A
River House Upgrades	River House	Parks	Add Veteran's garden and RH irrigation	Downtown	Capital	New/Expansion	\$600 K	0–5 yrs	Short-term	Park fees; event rev.; grants		N/A	N/A	Jun 2026
Foothills Trail & Archery Site		Parks	Natural trails & archery range	North of town (BLM)	Capital	New	\$2 M	6–10 yrs	Mid-term	Park fees; grants; user fees		Tasked to parks dept	Yes (BLM permit)	Sep 2026
Maintenance Yards & Sheds	All	Parks	Build storage at major parks (vehicles, tractors, mowers, utility carts) for daily operations.	Citywide	Capital	Ongoing	\$500 K	0–10 yrs	Ongoing	Park fees; fleet fund		N/A	N/A	N/A
Expand park maintenance fleet	All	Parks			Capital	New	\$500 K	0–5 yrs	Short-term	Park fees, general fund		NA	NA	NA
Shuttle Bus #2 for Youth Programs	None	Rec	Expand transport for after-school/summer programs	Citywide	Capital	New	\$200 K	0–5 yrs	Short-term	Park fees; grants		N/A	N/A	N/A
Monitor Acquisition	Boot Hill (future)	Parks	MOU based access with cemetary	North	Capital	New	\$575 K	0–5 yrs	Short-term	Park fees; PPP MOU		In Progress	N/A	N/A
Monitor Acquisition	Roselands (future)	Parks	pending agreement with SD	North	Capital	New	\$1.5 M	0–5 yrs	Short-term	Park fees; PPP MOU		In Progress	N/A	N/A
Monitor Acquisition	Terramor (future)	Parks	10- acre future dedication by developer?	Northwest	Capital	New	\$2 M	0–5 yrs	Short-term	Park fees; developer MOU		In Progress	N/A	N/A
Monitor Acquisition	Quail Ridge /Point Park (future)	Parks	59 acres- conceptual	North	Capital	New	\$1 M	0–5 yrs	Short-term	Park fees; developer MOU		In Progress	N/A	N/A
*Cost estimates drawn from stakeholder input, Avg land acquisition of \$326-\$340K /acre, \$245K per acre to develop new land & CIP assumptions														
**High variability; full site assessments needed														



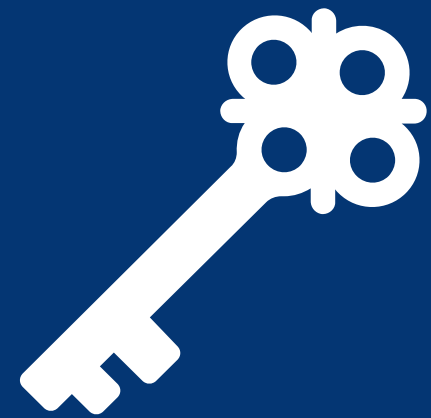
IMPROVEMENTS & COST ANALYSIS: PATHWAYS

Project Title	Associated Trail	Summary	Service Area	Project Type	Improvement Type	Est. Cost**	Timeline	Priority	Funding Sources	Impact Fee Applicability	Land Acquisition Status	Easement Dependencies	Grant Deadlines
New Land Acquisition	All	New land acquisition to connect rails and pathways throughout the City.	Citywide	Capital	New	TBD: \$326K - \$340/acre	Ongoing	Ongoing	Path fees; grants; developer MOU				
Farmers Union Trail	Farmers Union Trail	2.96 mi new hard-surface path	Central Star	Capital	New	\$4.356 M	6–10 yrs	Mid-term	Path fees; Canal Co.; grants		N/A	Yes (subdivision plats)	Dec 2025
Lawrence Kennedy–Boise River Connection	Lawrence Kennedy–Boise River Connection	0.53 mi canal link & crossing	South riverfront	Capital	New	\$769.6 K	6–10 yrs	Mid-term	Path fees; ITD grants; River Access fund		N/A	Yes (canal easement)	TBD
Crystal Springs Riverbridge	Crystal Springs	≈210' pedestrian bridge over river	River corridor	Capital	New	\$5.8 M	6–10 yrs	Mid-term	Path fees; gen fund; grants		TBD	N/A	Jun 2027
Freedom Park Greenbelt Extension	Freedom Park	0.53 mi riverwalk infill	South riverfront	Capital	New	\$769.6 K	6–10 yrs	Mid-term	Path fees; canal MOU; grants		N/A	N/A	TBD
Hunter's Creek → Foothill Ditch Pathway	Hunter's Creek	0.30 mi community path	North Star	Capital	New	\$435.6 K	0–5 yrs	Short-term	ACHD funds; path fees; safety grants		N/A	Yes (ditch easement)	Dec 2025
Hwy 16 Underpass	Hwy 16 Underpass	Raised undercrossing on SH-16	Hwy 16 corridor	Capital	New	\$72.6 K	0–5 yrs	Short-term	Path fees; grants; gen fund		N/A	N/A	TBD
Freedom Park Riverbridge	Freedom Park	≈150' pedestrian floodplain boardwalk	Freedom Park	Capital	New	\$4.5 M	0–5 yrs	Short-term	ACHD/MPO funds; path fees		N/A	N/A	TBD
Hwy 44 Multi-use Path (Complete Streets)	Hwy 44 Multi-use Path	3.75 mi ACHD path along SH-44	Hwy 44 Corridor	Capital	New	\$4.5 M	11+ yrs	Long-term	State grants; impact fees; PPP		N/A	TBD	TBD
Boise River Greenbelt (all segments)	Boise River Greenbelt (all segments)	5 mi greenbelt extension (ITD is doing part of this from Stillwater to Hwy 16. Just needs completed from Hwy 16 to Star Rd.)	River corridor	Capital	New	\$8 M	11+ yrs	Long-term	ACHD grants; regional partners; impact fees		N/A	N/A	Ongoing
Regional Bikeway Network Integration	Regional Bikeway Network Integration	Ada Co network connections	Perimeter connectors	Capital	New	Grant-dependent	Ongoing	Ongoing					
** Costs from City of Star Pathway Master Plan CIP tables ; project summaries adapted from pages 58–63													



PUBLIC ENGAGEMENT

Involving Your Public at Each Stage is Key



ESSENTIAL FOR
SUPPORT



PUBLIC IS
DECISION
MAKER



LISTEN, LEARN,
ADJUST



EARLY
&
OFTEN



Planned Outreach

- **Project Website - Landing Page**
 - Summary of project
 - Additional info
 - Reports
 - News related to project
 - Public Engagement
- **Utility Mailer**
- **Newspaper**
- **Open House**
- **Public Meetings**
- **Advisory Committee Meetings**

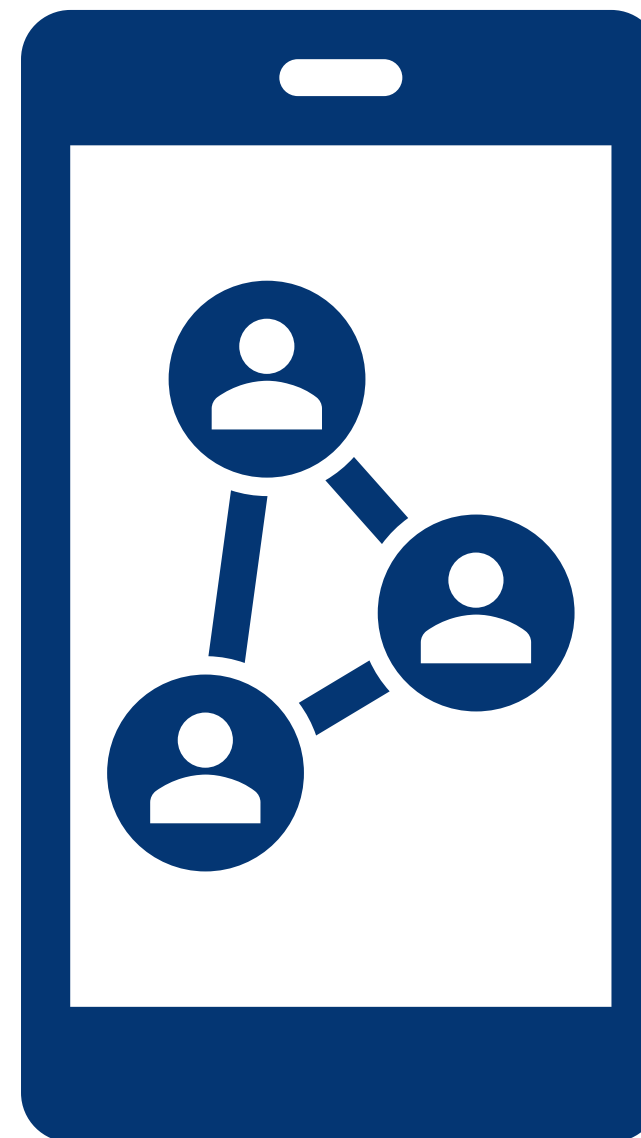




Social Media

Feedback on Impact Fees:

- Gain Insights
- Determine themes
- Share findings
- Develop consensus



Press Release

City of Star
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Mailing: P.O. Box 130
Star, ID 83669
208-286-7247
info@staridaho.org



Mayor
Trevor A. Chadwick
City Council
David Hershey
Kevan Wheelock
Jennifer Salmonsén
Kevin Nielsen

FOR IMMEDIATE RELEASE

City of Star Launches Capital Improvement and Impact Fee Projects to Fund Local Infrastructure

Star, Idaho – The City of Star is taking a significant step toward future planning by launching a comprehensive Capital Improvement Plan (CIP) and Impact Fee Projects for parks, police services, pathways, and trails. These efforts ensure that new development contributes to funding critical infrastructure while maintaining the high quality of life that Star residents expect.

Understanding the CIP and Impact Fees

Capital Improvement Plan (CIP) – Required under Idaho Code § 67-8208, a CIP identifies long-term infrastructure projects necessary to support the city's growth. The City of Star's CIP process will focus on updating the current park CIP while developing one for police services, outlining planned improvements, estimated costs, and funding sources. The city recently completed a CIP for pathways and trails along with its associated master plan.

Impact Fees – These are one-time charges assessed on new development to help pay for public infrastructure needed due to growth. The City of Star is evaluating the current impact fees for parks and developing new impact fees for police, pathways, and trails, ensuring they are appropriately calculated and allocated to meet the community's needs.

Why This Matters

With rapid growth continuing in Star, it is essential that public services and infrastructure keep pace. This initiative will evaluate current capacity, future needs, and funding strategies for:

- **Parks & Recreation** – Ensuring adequate green space, playgrounds, and recreational facilities for residents.
- **Police Services** – Strengthening law enforcement resources and public safety facilities as the city expands.
- **Pathways & Trails** – Enhancing connectivity for pedestrians and cyclists, promoting safe, walkable neighborhoods.

Next Steps & Community Engagement

The City of Star will conduct stakeholder interviews, gather data, and hold public meetings to develop a plan that reflects community priorities. The city will work closely with residents, developers, and elected



NEXT STEPS

- **Phase 1: INITIATION**

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- **Phase 2: ANALYSIS**

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- **Phase 4: IMPLEMENT**

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- **PUBLIC ENGAGEMENT (all phases)**

- Website IN PROGRESS
- Press release/earned media IN PROGRESS
- Social posts IN PROGRESS
- Stakeholder interviews COMPLETE
- IF Advisory Council meetings IN PROGRESS



STUDY METHODOLOGY

Numerator: What you need to build or buy to support future growth

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Denominator: Who is coming

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Full Cost Recovery Impact Fee Per Unit



ADMINISTRATION OF FEES

- City would assess and collect the appropriate fee at the point of building permit
- Revenue would be used to fund planned projects
 - Update parks impact fees
 - Start pathways impact fees
 - Start police impact fees
- City is responsible for managing required reporting to the development impact fee advisory committee and fund/manage the required study updates



IMPLEMENT

- City would assess and collect the appropriate fee at the point of building permit
- Revenue would be used to fund planned projects
 - Update parks impact fees
 - Start pathways impact fees
 - Start police impact fees
- City is responsible for managing required reporting to the development impact fee advisory committee and fund/manage the required study updates



PRINCIPLES

YOUR TEAM LEADS



Jace Perry, CPA

CHIEF OPERATING OFFICER
Municipal Advisor Representative



Cameron Arial, Ph.D.

PRESIDENT
Municipal Advisor Principal



Christine Stoll, M.S

VICE PRESIDENT : Client Experience & Growth
Municipal Advisor Representative



DISCUSSION

