

RESOLUTION NO. 2005-030

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF REEDLEY
MODIFYING THE DEVELOPMENT IMPACT FEE SCHEDULE.**

WHEREAS, by Resolution No. 2005-009, the City Council of the City of Reedley on January 25, 2005 adopted Development Impact Fees (effective as of March 25, 2005) in accordance with Government Code Sections 66000 et. seq. (also known as AB 1600); and

WHEREAS, the adopted Development Impact Fees received further review and discussion by the City Council; and

WHEREAS, the City Council on March 22, 2005 conducted a public meeting to further discuss and consider modification to the Development Impact Fees; and

WHEREAS, the City Council, after public input and discussion, determined to modify the adopted Development Impact Fees and determined that the Development Impact Fees shall be as follows:

<u>Type of Development</u>	<u>January Adopted Impact Fee</u>	<u>Modified Fee</u>
Single Family Residential	\$16,328	\$12,246 (Infill Only)
Single Family Low	\$17,184	\$12,888 (Infill Only)
Single Family Estate	\$22,178	N.A.
Multiple Family	\$11,091	\$ 8,319 (Infill Only)
Commercial	11.76 sq. ft.	Until June 30, 2006 \$3.60 sq. ft. Beginning July 1, 2006 and annually thereafter, a 25% per year increase shall automatically apply until a maximum of \$11.76 is reached. Existing business expansion shall have a 25% discount in the otherwise applicable fees.
Limited Industrial	\$7.36 sq. ft.	Until June 30, 2006 \$2.22 sq. ft. Beginning July 1, 2006 and annually thereafter, a 25% per year increase

shall automatically apply until a maximum of \$7.36 is reached. Existing business expansion shall have a 25% discount in the otherwise applicable fees.

Heavy Industrial

\$9.11 sq. ft.

Until June 30, 2006 \$2.94 sq. ft. Beginning July 1, 2006 and annually thereafter, a 25% per year increase shall automatically apply until a maximum of \$9.11 is reached. Existing business expansion shall have a 25% discount in the otherwise applicable fees.

“Infill development” is defined as substantially unimproved land surrounded by an older established neighborhood within the City limits that is blighted as a result of size, shape or neglect and typically less than 5 acres in size; and

“Existing business” is defined as established business in Reedley with at least a one year business license record.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Reedley that, effective immediately, the fees adopted by Resolution No. 2005-009 are hereby modified in accordance with this resolution.

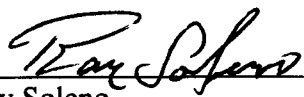
This foregoing resolution is hereby approved this 12th day of April, 2005, by the following vote:

AYES: Brockett, Rapada, Betancourt, Ikemiya, Soleno.

NOES: None.

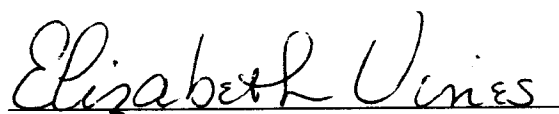
ABSTAIN: None.

ABSENT: None.



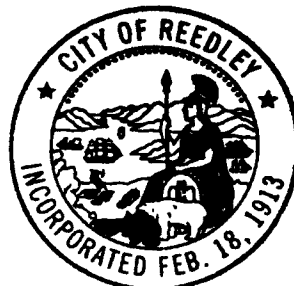
Ray Soleno
Mayor of the City of Reedley

ATTEST:



Elizabeth Wines, City Clerk

CC Resolution No. 2005-030
Dev. Impact Fee Schedule



2005 DEVELOPMENT IMPACT FEE BREAKDOWN

Single Family Residential

100-3630	(DIFST) STREETS & THOROUGHFARES	1,384.00
101-3630	(DIFTR) TRAFFIC CONTROL FACILITIES	313.00
102-3630	(DIFLE) LAW ENFORCEMENT FACILITIES	333.00
103-3630	(DIFFF) FIRE FACILITIES	885.00
110-3630	GENERAL FACILITIES & EQUIPMENT	1,115.00
104-3630	(DIFSD) STORM DRAINAGE FACILITIES	1,403.00
105-3630	(DIFWT) WASTEWATER TREATMENT FACILITIES	2,690.00
106-3630	(DIFWC) WASTEWATER COLLECTION FACILITIES	1,077.00
107-3630	(DIFWS) WATER SUPPLY & HOLDING FACILITIES	1,291.00
111-3630	WATER DISTRIBUTION FACILITIES	1,046.00
108-3630	(DIFPR) PARKS & RECREATION FACILITIES	3,721.00
109-3630	(DIFOS) OPEN SPACE	1,070.00
		16,328.00

2005 DEVELOPMENT IMPACT FEE BREAKDOWN

Single Family Low Density

100-3630	(DIFST) STREETS & THOROUGHFARES	1,384.00
101-3630	(DIFTR) TRAFFIC CONTROL FACILITIES	313.00
102-3630	(DIFLE) LAW ENFORCEMENT FACILITIES	333.00
103-3630	(DIFFF) FIRE FACILITIES	885.00
110-3630	GENERAL FACILITIES & EQUIPMENT	1,115.00
104-3630	(DIFSD) STORM DRAINAGE FACILITIES	1,796.00
105-3630	(DIFWT) WASTEWATER TREATMENT FACILITIES	2,690.00
106-3630	(DIFWC) WASTEWATER COLLECTION FACILITIES	1,077.00
107-3630	(DIFWS) WATER SUPPLY & HOLDING FACILITIES	1,291.00
111-3630	WATER DISTRIBUTION FACILITIES	1,046.00
108-3630	(DIFPR) PARKS & RECREATION FACILITIES	3,721.00
109-3630	(DIFOS) OPEN SPACE	1,533.00
		17,184.00

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2005 DEVELOPMENT IMPACT FEE BREAKDOWN

Single Family Estate

100-3630	(DIFST) STREETS & THOROUGHFARES	1,384.00
101-3630	(DIFTR) TRAFFIC CONTROL FACILITIES	313.00
102-3630	(DIFLE) LAW ENFORCEMENT FACILITIES	333.00
103-3630	(DIFFF) FIRE FACILITIES	885.00
110-3630	GENERAL FACILITIES & EQUIPMENT	1,115.00
104-3630	(DIFSD) STORM DRAINAGE FACILITIES	4,490.00
105-3630	(DIFWT) WASTEWATER TREATMENT FACILITIES	2,690.00
106-3630	(DIFWC) WASTEWATER COLLECTION FACILITIES	1,077.00
107-3630	(DIFWS) WATER SUPPLY & HOLDING FACILITIES	1,291.00
111-3630	WATER DISTRIBUTION FACILITIES	1,046.00
108-3630	(DIFPR) PARKS & RECREATION FACILITIES	3,721.00
109-3630	(DIFOS) OPEN SPACE	3,833.00
		22,178.00

2005 DEVELOPMENT IMPACT FEE BREAKDOWN

Multiple Family

100-3630	(DIFST) STREETS & THOROUGHFARES	672.00
101-3630	(DIFTR) TRAFFIC CONTROL FACILITIES	152.00
102-3630	(DIFLE) LAW ENFORCEMENT FACILITIES	294.00
103-3630	(DIFFF) FIRE FACILITIES	1,761.00
110-3630	GENERAL FACILITIES & EQUIPMENT	1,113.00
104-3630	(DIFSD) STORM DRAINAGE FACILITIES	616.00
105-3630	(DIFWT) WASTEWATER TREATMENT FACILITIES	2,260.00
106-3630	(DIFWC) WASTEWATER COLLECTION FACILITIES	905.00
107-3630	(DIFWS) WATER SUPPLY & HOLDING FACILITIES	1,085.00
111-3630	WATER DISTRIBUTION FACILITIES	879.00
108-3630	(DIFPR) PARKS & RECREATION FACILITIES	1,025.00
109-3630	(DIFOS) OPEN SPACE	329.00
		11,091.00 ✓

2005 DEVELOPMENT IMPACT FEE BREAKDOWN

Single Family Low Density - Infill

100-3630	(DIFST) STREETS & THOROUGHFARES	1,038.00
101-3630	(DIFTR) TRAFFIC CONTROL FACILITIES	235.00
102-3630	(DIFLE) LAW ENFORCEMENT FACILITIES	250.00
103-3630	(DIFFF) FIRE FACILITIES	664.00
110-3630	GENERAL FACILITIES & EQUIPMENT	836.00
104-3630	(DIFSD) STORM DRAINAGE FACILITIES	1,347.00
105-3630	(DIFWT) WASTEWATER TREATMENT FACILITIES	2,017.00
106-3630	(DIFWC) WASTEWATER COLLECTION FACILITIES	808.00
107-3630	(DIFWS) WATER SUPPLY & HOLDING FACILITIES	968.00
111-3630	WATER DISTRIBUTION FACILITIES	784.00
108-3630	(DIFPR) PARKS & RECREATION FACILITIES	2,791.00
109-3630	(DIFOS) OPEN SPACE	1,150.00
		12,888.00

2005 DEVELOPMENT IMPACT FEE BREAKDOWN

Single Family Residential - Infill

100-3630	(DIFST) STREETS & THOROUGHFARES	1,038.00
101-3630	(DIFTR) TRAFFIC CONTROL FACILITIES	235.00
102-3630	(DIFLE) LAW ENFORCEMENT FACILITIES	250.00
103-3630	(DIFFF) FIRE FACILITIES	664.00
110-3630	GENERAL FACILITIES & EQUIPMENT	836.00
104-3630	(DIFSD) STORM DRAINAGE FACILITIES	1,052.00
105-3630	(DIFWT) WASTEWATER TREATMENT FACILITIES	2,017.00
106-3630	(DIFWC) WASTEWATER COLLECTION FACILITIES	808.00
107-3630	(DIFWS) WATER SUPPLY & HOLDING FACILITIES	968.00
111-3630	WATER DISTRIBUTION FACILITIES	785.00
108-3630	(DIFPR) PARKS & RECREATION FACILITIES	2,791.00
109-3630	(DIFOS) OPEN SPACE	802.00
		12,246.00

2005 DEVELOPMENT IMPACT FEE BREAKDOWN

Multiple Family - Infill

100-3630	(DIFST) STREETS & THOROUGHFARES	504.00
101-3630	(DIFTR) TRAFFIC CONTROL FACILITIES	114.00
102-3630	(DIFLE) LAW ENFORCEMENT FACILITIES	220.00
103-3630	(DIFFF) FIRE FACILITIES	1,321.00
110-3630	GENERAL FACILITIES & EQUIPMENT	835.00
104-3630	(DIFSD) STORM DRAINAGE FACILITIES	462.00
105-3630	(DIFWT) WASTEWATER TREATMENT FACILITIES	1,695.00
106-3630	(DIFWC) WASTEWATER COLLECTION FACILITIES	679.00
107-3630	(DIFWS) WATER SUPPLY & HOLDING FACILITIES	814.00
111-3630	WATER DISTRIBUTION FACILITIES	659.00
108-3630	(DIFPR) PARKS & RECREATION FACILITIES	769.00
109-3630	(DIFOS) OPEN SPACE	247.00
		8,319.00

DEVELOPMENT IMPACT FEES - MODIFIED PER RESOLUTION NO. 2005-030

Commercial

Until June 30, 2006 \$3.60 sq ft. Beginning July 1, 2006 and annually thereafter, a 25% per year increase shall automatically apply until a maximum of \$11.76 is reached. Existing business expansion shall have a 25% discount in the otherwise applicable fees.

<u>Current</u>	<u>7/1/06</u>	<u>7/1/07</u>	<u>7/1/08</u>	<u>7/1/09</u>	<u>7/1/10</u>	<u>7/1/11</u>
\$3.60	\$4.50	\$5.63	\$7.04	\$8.80	\$11.00	\$11.76

Limited Industrial

Until June 30, 2006 \$2.22 sq ft. Beginning July 1, 2006 and annually thereafter, a 25% per year increase shall automatically apply until a maximum of \$ 7.36 is reached. Existing business expansion shall have a 25% discount in the otherwise applicable fees.

<u>Current</u>	<u>7/1/06</u>	<u>7/1/07</u>	<u>7/1/08</u>	<u>7/1/09</u>	<u>7/1/10</u>	<u>7/1/11</u>
\$2.22	\$2.78	\$3.48	\$4.35	\$5.44	\$6.80	\$7.36

Heavy Industrial

Until June 30, 2006 \$2.94 sq ft. Beginning July 1, 2006 and annually thereafter, a 25% per year increase shall automatically apply until a maximum of \$9.11 is reached. Existing business expansion shall have a 25% discount in the otherwise applicable fees.

<u>Current</u>	<u>7/1/06</u>	<u>7/1/07</u>	<u>7/1/08</u>	<u>7/1/09</u>	<u>7/1/10</u>	<u>7/1/11</u>
\$2.94	\$3.68	\$4.60	\$5.75	\$7.19	\$8.99	\$9.11

Type of Development

Single Family Residential	<u>Adopted Impact Fee</u>	<u>Modified Fee</u>
Single Family Low	\$16,328	\$12,246 (Infill Only)
Single Family Estate	\$17,184	\$12,888 (Infill Only)
Multiple Family	\$22,178	N/A
	\$11,091	\$ 8,319 (Infill Only)

HEAVY INDUSTRIAL DEVELOPMENT IMPACT FEES
 2005 ADJUSTED
 Effective 4/13/05 Thru 6/30/06

FEE TYPE	PER SQ. FT.	% OF	DIF
Streets & Thoroughfares	\$0.43	14.49%	\$0.43
Traffic Control Facilities	\$0.10	3.29%	\$0.10
Law Enforcement Facilities	\$0.01	0.44%	\$0.01
Fire Facilities	\$0.02	0.77%	\$0.02
General Facilities/Equipment	\$0.21	7.14%	\$0.21
Storm Drain Facilities	\$0.52	17.67%	\$0.52
Wastewater Treatment Facilities	\$0.55	18.66%	\$0.55
Wastewater Collection Facilities	\$0.22	7.46%	\$0.22
Water Supply & Holding Facilities	\$0.39	13.39%	\$0.39
Water Distribution Facilities	\$0.32	10.87%	\$0.32
Parks & Recreation Facilities	\$0.00	0.00%	\$0.00
Open Space	\$0.17	5.82%	\$0.17
TOTALS	\$2.94	100.00%	\$2.94
2001 RECOVERY RATE:	\$2.94	1	\$2.94

2005 COMMERCIAL DIF -Adjusted
Effective 4/13/05 thru 6/30/06

FEE TYPE	PER SQ. FT.	% OF	DIF
Streets & Thoroughfares	\$1.55	43.11%	\$1.55
Traffic Control Facilities	\$0.35	9.77%	\$0.35
Law Enforcement Facilities	\$0.17	4.76%	\$0.17
Fire Facilities	\$0.19	5.35%	\$0.19
General Facilities & Equipment	\$0.20	5.52%	\$0.20
Storm Drain Facilities	\$0.53	14.71%	\$0.53
Wastewater Treatment Facilities	\$0.17	4.59%	\$0.17
Wastewater Collection Facilities	\$0.07	1.87%	\$0.07
Water Supply & Holding Facilitie	\$0.12	3.32%	\$0.12
Water Distribution Facilities	\$0.09	2.55%	\$0.09
Parks & Recreation Facilities	\$0.00	0.00%	\$0.00
OPEN SPACE	\$0.16	4.42%	\$0.16
TOTALS	\$3.60	99.97%	\$3.60
2001 RECOVERY RATE:	\$3.60	1	\$3.60

**LIGHT INDUSTRIAL
DEVELOPMENT IMPACT FEES - 2005 Adjusted
Effective 4/13/05 thru 6/30/06**

FEE TYPE	PER SQ. FT.	% OF	DIF
Streets & Thoroughfares	\$0.34	15.49%	\$0.34
Traffic Control Facilities	\$0.08	3.53%	\$0.08
Law Enforcement Facilities	\$0.01	0.54%	\$0.01
Fire Facilities	\$0.02	0.95%	\$0.02
General Facilities/Equipment	\$0.20	8.83%	\$0.20
Storm Drain Facilities	\$0.49	21.88%	\$0.49
Wastewater Treatment Facilities	\$0.34	15.35%	\$0.34
Wastewater Collection Facilities	\$0.14	6.11%	\$0.14
Water Supply & Holding Facilities	\$0.25	11.14%	\$0.25
Water Distribution Facilities	\$0.20	8.97%	\$0.20
Parks & Recreation Facilities	\$0.00	0.00%	\$0.00
Open Space	\$0.16	7.20%	\$0.16
TOTALS	\$2.22	99.99%	\$2.23
2001 RECOVERY RATE:	\$2.22	1	\$2.22