



## Legislation Details (With Text)

**File #:** Ord 2146      **Version:** 1      **Name:** LDC Amendments - Fire District Impact Fees  
**Type:** Ordinance      **Status:** Passed  
**File created:** 9/18/2017      **In control:** City Council  
**On agenda:** 12/4/2017      **Final action:** 12/4/2017  
**Title:** AN ORDINANCE AMENDING THE LAND DEVELOPMENT CODE AND ENACTING AND AUTHORIZING THE COLLECTION OF A DEVELOPMENT FEE FOR FIRE AND EMERGENCY SERVICES

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Ordinance\_final, 2. Presentation, 3. IGA, 4. Revised Study, 5. Greater Brighton Report, 6. South Adams Report

Date	Ver.	Action By	Action	Result
12/4/2017	1	City Council	approved on second & final reading	
11/6/2017	1	City Council	introduced by council as seated and approved on first reading	Pass

AN ORDINANCE AMENDING THE LAND DEVELOPMENT CODE AND ENACTING AND AUTHORIZING THE COLLECTION OF A DEVELOPMENT FEE FOR FIRE AND EMERGENCY SERVICES

**Summary and Background Information :** Council will discuss an amendment (Ordinance 2146) to the Land Development Code to implement a fire and emergency services provider impact fee for new development within two fire protection districts in the City. The Planning Commission voted 3-2 to not recommend approval of the fee. The ordinance was developed after three City Council study sessions and one special meetings to discuss the fee.

Based on City Council input, the ordinance includes the following:

1) Application: The fee applies to new structures requiring a certificate of occupancy throughout the City within South Adams Fire or Brighton Fire, payable at the time of building permit.

2) Effective Date: January 1, 2018

3) Uniform amount as justified by studies:

a. Residential:

i. Single family: \$688 per dwelling unit (per Brighton Fire study maximum)

ii. Multifamily: \$250 per dwelling unit (per South Adams study maximum, reduced by proposal of South Adams)

b. Non-residential:

- i. Commercial: \$.46 per square foot (per South Adams study maximum)
- ii. Industrial: \$.06 per square foot (per Brighton Fire study maximum)

4) Exemptions:

- a. No change in intensity or density.
- b. Low-income housing.
- c. Urban renewal areas (current or future).

Note: The City currently exempts government structures from some, but not all impact fees. Consistent with Council direction, the “government” exemption has been removed.

An intergovernmental agreement with each district to coordinate the fee will be set for consideration at the time of second reading.

Attachments:

- 1) Draft Ordinance 2146
- 2) Presentation
- 3) Draft Intergovernmental Agreement
- 4) Revised Study, Greater Brighton Fire Protection District
- 5) Study, Greater Brighton Fire Protection District

**Staff Responsible (Department Head):** Robert Sheesley, City Attorney

**Staff Member Presenting:** Robert Sheesley, City Attorney