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# Public Building Impact Fee Workshops

## Q&A Session

### (P25-158)

City Council Meetings of August 4, 2025 and August 25, 2025  
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# Stakeholder Question #1

**Question:** What is the fee change for single-family homes, and what unit is the fee measured in?

**Answer:** The fee for single-family homes increases from \$516 to \$615 per unit over two years.

# Stakeholder Question #2

**Question:** Why were the residential fees not increased during the fee update in 2023?

**Answer:** The residential fees were decreased in 2023 due to the analysis at the time, and because the City paid off debt which previously was included in the fee calculation. As a result that savings was passed on by lowering the fee.

# Stakeholder Question #3

**Question:** Is there a timeline or schedule for when the collected fees must be spent?

**Answer:** The fees must be spent on eligible projects more so than having a set date to be expended by. Some fees are tied to debt service payments. The most effective use of these fees is to fund the debt service associated with the capital projects as this ensures the fees are utilized timely.

# Stakeholder Question #4

**Question:** Was the slowdown in development and building activity taken into account? The report suggests permit growth, but stakeholders have observed a decrease. Was it taking into account that development and building have slowed exponentially.

**Answer:** While building permits may have slowed recently development activity has not. However, this study takes a conservative approach in projecting development to account for this recent building permit cooling.

The 4- to 5-year average for building permits is approximately 4,400 single-family units per year, but as we will discuss in the analysis, this study projects approximately 2,200 units per year.

# Stakeholder Question #5

**Question:** Is the Northwest Annexation area being taken into account?

**Answer:** Impact fees are applied at the time of building permit to any development within the city. These fees would apply to the Northwest Annexation area.

# Stakeholder Question #6

**Question:** The city owns other buildings that are leased out. Has consideration been given to using those existing buildings to accommodate some of the growth instead of constructing new facilities?

**Answer:** The study identifies the necessary facilities or square foot area of needed facilities. How space is used in existing city owned buildings is a policy decision for the City Council.

# Council Question

**Question:** Can these monies be used for Community Centers?

**Answer:** Community Centers are currently included with the Parks impact fee as plan based improvements. The Parks impact fee will be updated next year at the same time as Law Enforcement.