



COUNTY OF NEVADA
COMMUNITY DEVELOPMENT AGENCY
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Brian Foss, Planning Director

Agricultural Commissioner

Building Department

Environmental Health

Planning Department

Dept. of Public Works

NEVADA COUNTY BOARD OF SUPERVISORS
Board Agenda Memo

MEETING DATE: July 17, 2018

TO: Board of Supervisors

FROM: **Brian Foss, Planning Director**

SUBJECT: Resolution Adopting Development Impact Mitigation Fees (“AB 1600 Fees”) for the Truckee-Donner Recreation and Park District, Pursuant to Sections L-IX 1.1 of the Land Use and Development Code of the County of Nevada.

RECOMMENDATION: Adopt the resolution.

FUNDING: Not applicable.

ATTACHMENTS:

1. Resolution adopting adjusted fees.
2. Truckee-Donner Recreation and Park District Resolution No. 2018-272
3. Memorandum by SCI Consulting Group to the Truckee-Donner Recreation and Park District Board detailing the basis of the proposed adjustment to the fees
4. Park Impact Fee Nexus Study prepared by SCI Consulting group, dated October 2013
5. Nevada County Resolution No. 17-367, adopted June 27, 2017.

BACKGROUND: Section L-IX 1.1 of the Land Use and Development Code of Nevada County provides that, pursuant to the “Mitigation Fee Act” (Gov. Code Sec. 66000 ff, also called “AB 1600 Fees”), the Board of Supervisors may adopt, by resolution, the development impact mitigation fees for the Truckee-Donner Recreation and Park District (TDRPD).

In October of 2013, the TDRPD approved phased park impact fees in the amount of \$1.51 per square foot to become effective when enacted and \$1.71 per square foot for new single-family housings to become effective January 1, 2015, and \$2.46 per square foot for new multi-family housing to become effective when enacted, and Quimby In-Lieu Fees in the amount of \$4,202 per single-family lot and \$3,095 per multi-family unit. On March 25, 2014 the County Board of

Supervisors by Resolution No. 14-103 adopted the phased park impact fee in the same amounts. By Resolution No. 16-332, the Board of Supervisors approved a phased increase for TDRPD fees on June 28, 2016. On June 27, 2017 by Resolution No. 17-367, the County Board of Supervisors again approved a phased increase to these fees.

On June 28, 2018, by their Resolution No. 2018-272, the TDRPD has approved an inflationary increase to the existing AB 1600 fees based on a memorandum prepared by SCI Consulting Group dated June 28, 2018 to adjust the District's park impact fee for inflation. The percentage change in the average monthly Engineering News-Record Construction Cost Index from April 2016 through March 2017 to April 2017 through March 2018 was 3.61%.

Therefore, the fees adjusted for inflation would become:

<u>Park Impact Fee</u>	<u>Existing</u>	<u>Proposed</u>
Single-Family-Housing	\$1.86 per square foot	\$1.93 per square foot
Multi-Family-Housing	\$2.67 per square foot	\$2.77 per square foot

After a review of land sales in the TDRPD, SCI Consulting Group has recommended no change in the current Quimby fee.

The attached resolution provides for the adoption of the park impact fees on new residential development for development of park and recreational facilities.

This action requires a public hearing and the fees will become effective on September 15, 2018.

Item Initiated by: Daniel Chatigny

Approved by: Brian Foss

Submittal Date: July 2, 2018