



**City Council  
Agenda Item Summary Report**

Meeting Date: January 18, 2022			
Submitted by: Karl Zook, P.E. and Richard Dormier, P. E.			
Consent	Discussion Only	Public Hearing X	Action/Discussion
Item Title: Hold a public hearing to receive public comments regarding the completed Water and Wastewater Impact Fee Study for the 2021 to 2030 planning period.			
Attachments: Completed Study - Water and Wastewater Impact Fees			

**Summary Statement:**

The City’s Consultant Freeman-Millican presented to the Advisory Committee a draft of the report for the water and wastewater impact fees on December 2, 2021. At that meeting, the Committee recommended forwarding the report to City Council for their consideration. Since that time, the report has been in the office of the City Secretary for review and comment by the public. The notice to the public for the public hearing tonight included information on the availability of the report in the City Secretary’s office and no comments were received. In summary, the report assumptions are as follows:

1. The current Comprehensive Land Use Plan is valid and will be used to guide the growth needs in undeveloped areas.
2. A growth rate of 5% compounded annually was selected resulting in an average of 482 new single-family residences per year for a total of 4,820 new homes in the planning period.
3. We are anticipating a 50/50 split for purposes of determining water needs assuming one-half of the new homes will be located outside the City service area.
4. A single service area was chosen for the study including the city limits and areas of the ETJ if they are annexed in the future.

Based upon the above assumptions and the Capital Improvement Plan (CIP) prepared to support growth during the 10-year planning period, the maximum recommended impact fee per equivalent single-family house is calculated as:

Water \$827.29; Sanitary Sewer \$2,407.49  
Total \$ 3,234.78