



Agenda

CITY CLERK'S OFFICE

DATE 1/8/15 TIME 3:30pm

BY Reed Liming

ED BY [Signature]

Capital Improvements Advisory Committee

Thursday, January 15, 2015

3:00 p.m.

City Hall, 200 Lincoln Avenue, 1st Floor

City Councilors Conference Room

A M E N D E D

1. CALL TO ORDER
2. ROLL CALL
3. APPROVAL OF AGENDA
4. APPROVAL OF MINUTES – **Meeting of October 15, 2014**
5. MATTERS FROM THE CHAIR
6. INFORMATION ITEMS
 - A. **Quarterly Financial Summary and Permit Report (October-December, 2014)**
7. DISCUSSION AND ACTION ITEMS
 - A. **Impact Fees Annual Report**
8. MATTERS FROM THE COMMITTEE / STAFF
9. MATTERS FROM THE FLOOR
10. NEXT QUARTERLY MEETING DATE (**Thursday, April 9, 2015, 3:00 p.m.**)
11. ADJOURN

Persons with disabilities in need of accommodations, contact the City Clerk's office at (505) 955-6520, five (5) working days prior to meeting date.

For questions regarding this agenda, please contact the Long Range Planning Division at 955-6610.

**INDEX OF MINUTES
CAPITAL IMPROVEMENTS ADVISORY COMMITTEE
January 15, 2015**

ITEM	ACTION TAKEN	PAGE(S)
1. CALL TO ORDER		1
2. ROLL CALL	Quorum	1
3. APPROVAL OF AGENDA	Approved	2
4. APPROVAL OF MINUTES: October 15, 2014	Approved [as amended]	2
5. MATTERS FROM THE CHAIR	None	2
6. INFORMATION ITEMS		
A. Quarterly Financial Summary & Permit Report (October-December 2014)		2-3
7. IMPACT FEES ANNUAL REPORT	Approved	3
8. MATTERS FROM THE COMMITTEE/STAFF		3
9. MATTERS FROM THE FLOOR	None	3
10. NEXT QUARTERLY MEETING DATE: Thursday, April 9, 2015 at 3:00 p.m.		4
11. ADJOURNMENT		4

MINUTES OF THE
CITY OF SANTA FE
CAPITAL IMPROVEMENTS ADVISORY COMMITTEE

January 15, 2015

1. CALL TO ORDER

A regular meeting of the City of Santa Fe Capital Improvements Advisory Committee was called to order by Karen Walker, Chair at 3:00 p.m. on this date in the City Councilors' Conference Room, 1st Floor, City Hall, Santa Fe, New Mexico.

2. ROLL CALL

Roll call indicated a quorum was present for conducting official business as follows:

MEMBERS PRESENT:

Karen Walker, Chair
Maria Higuera Pope
Edmundo Lucero
Rick Martinez
Neva Van Peski
Marg Veneklasen

MEMBERS ABSENT:

Michael Chapman, Vice Chair
Kim Shanahan

STAFF PRESENT:

Reed Liming, Long Range Planning Division Director

OTHERS PRESENT:

Jo Ann G. Valdez, Stenographer

3. APPROVAL OF AGENDA

Mr. Hiatt moved to approve the Agenda as published. Mr. Lucero seconded the motion. The motion passed unanimously by voice vote.

4. APPROVAL OF MINUTES:

- **Meeting of October 15, 2014**

The following changes were made to the Minutes of the October 15, 2014 meeting:

Page 3, 7th paragraph, last sentence was changed to read: *“He said there are two CIP’s for the city and one is for infrastructure for the city, and **the other** is for Impact Fees.”*

Page 3, 8th paragraph, last sentence was changed to read: *“...however, the City was told that the **only** the first five items on the list would be considered.”*

Mr. Lucero moved to approve the Minutes of the October 15, 2014 meeting as amended. Mr. Hiatt seconded the motion. The motion passed unanimously by voice vote.

5. MATTERS FROM THE CHAIR

There were no matters from the Chair.

6. INFORMATION ITEMS

A. Quarterly Financial Summary & Permit Report (October – December, 2014)

[Copies of the Quarterly Financial Summary & Permit Report {*Exhibit 6A*} were distributed in the members’ packets.]

Mr. Liming briefly reviewed Exhibit 6A noting that the City would have brought in \$116,456.50 in impact fees during October through December 2014. He noted that he included a chart on the “Waived Impact Fees”. The City would have brought in \$193,091.00 in impact fees in this quarter (October – December 2014). The year-end total was \$424,363.00. There were 32 affordable housing units

Mr. Lucero asked Mr. Liming if he knew of any projects that will come before the Committee for impact fee funding.

Mr. Liming said he did not know of any.

Ms. Higuera-Pope asked where the \$12,000 in the Arterial category came from.

Mr. Liming said it might have been a reimbursement for a prior project that may have not spent the entire Impact Fee funding.

7. IMPACT FEES ANNUAL REPORT

[Copies of the Impact Fees Annual Report {*Exhibit 7a*} were distributed.]

After the review of the Impact Fees Annual Report, the following motion was made:

Mr. Hiatt moved to approve the Impact Fees Annual Report. Ms. Van Peski seconded the motion. The motion passed unanimously by voice vote.

8. MATTERS FROM THE COMMITTEE / STAFF

Ms. Higuera-Pope announced that this would be her last meeting.

The Committee thanked and acknowledged Ms. Higuera-Pope for serving on the Committee for many years. She was a wonderful member and will be missed by all.

Ms. Van Peski noted that the Redistricting Commission needs volunteers for Districts 2, 3 and 4.

Mr. Hiatt mentioned that today is the deadline.

9. MATTERS FROM THE FLOOR

There were no matters from the Floor.

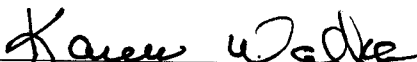
10. NEXT QUARTERLY MEETING DATE:

The next quarterly meeting is scheduled for April 9, 2015 at 3:00 p.m.

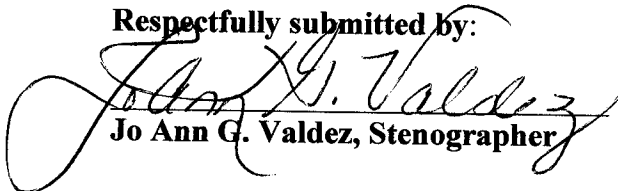
11. ADJOURNMENT

Having no further business to discuss, Mr. Hiatt moved to adjourn the meeting, and seconded by Mr. Lucero, the meeting adjourned at 4:00 p.m.

Approved by:


Karen Walker, Chair

Respectfully submitted by:


Jo Ann G. Valdez, Stenographer

City of Santa Fe
Quarterly Report for Impact Fees FY 14/15

EXHIBIT

tabbles

LA

	Roads	Parks	Police	Fire	Total
Funds	2720	2721	2722	2723	Impact
Revenue	21720	21721	21722	21723	Fees
Expense	22784	22786	22787	22788	
1st Quarter					
Beginning Available Balance 07/01/14	\$ 1,053,351.45	\$ 232,816.53	\$ 72,159.62	\$ 88,713.20	\$ 1,447,040.80
Interest Receivable	\$ (804.79)	\$ (205.84)	\$ (90.27)	\$ (34.71)	\$ (1,135.61)
Arterial	\$ 12,000.00				\$ 12,000.00
Impact Fee Revenue (w/o interest)	\$ 105,773.02	\$ 17,666.00	\$ 18,993.50	\$ 10,253.02	\$ 152,685.54
Interest	\$ 1,721.97	\$ 372.72	\$ 126.05	\$ 144.55	\$ 2,365.29
Obligated Projects - Colonia Prisma Park		\$ (60,000.00)			\$ (60,000.00)
Expenses	\$ (317.00)				\$ (317.00)
Available Balance (w/o interest) 10/1/14	\$ 1,171,724.65	\$ 190,649.41	\$ 91,188.90	\$ 99,076.06	\$ 1,552,639.02
2nd Quarter					
Impact Fee Revenue (w/o interest)	\$ 86,791.00	\$ 16,120.50	\$ 4,580.50	\$ 8,964.50	\$ 116,456.50
Obligated Projects					
Available Balance 1/1/15	\$ 1,258,515.65	\$ 206,769.91	\$ 95,769.40	\$ 108,040.56	\$ 1,669,095.52
3rd Quarter					
Impact Fee Revenue (w/o interest)					
Obligated Projects					
Available Balance					
4th Quarter					
Impact Fee Revenue (w/o interest)					
Obligated Projects					
Available Balance					
TOTAL REVENUE					
TOTAL OLBIGATED PROJECTS					

City of Santa Fe
Waived Residential Impact Fees (estimate)

Quarter	# of Units	Fee per unit	Total Fees Waived
JAN - MAR 2014			
Single Family	21 at 100% / 2 at 50%	\$ 3,498.00	\$ 76,956.00
Affordable S-F	10		
Multi-Family		\$ 2,674.00	\$ -
Guest House	2 at 100%	\$ 2,674.00	\$ 5,348.00
Res Studio/Other	1 at 100%	\$ 2,674.00	\$ 2,674.00
Quarter Total	26		\$ 84,978.00
APR - JUNE 2014			
			50% of Fees Waived
Single Family	38 at 50%	\$ 3,498.00	\$ 66,462.00
Affordable S-F	11		
Multi-Family		\$ 2,674.00	
Guest House	4 at 50%	\$ 2,674.00	\$ 5,348.00
Res Studio/Other	1 at 50%	\$ 2,674.00	\$ 1,339.00
Quarter Total	43		\$ 73,149.00
YTD Totals	69		\$ 158,127.00
JULY - SEPT 2014			
			50% of Fees waived
Single Family	9 at 100% / 20 at 50%	\$ 3,498.00	\$ 69,162.00
Affordable S-F	5		
Multi-Family		\$ 2,674.00	
Guest House	1	\$ 2,674.00	\$ 1,337.00
Res Studio/Other	4	\$ 2,674.00	\$ 5,348.00
Quarter Total	34		\$ 75,847.00
YTD Totals	103		\$ 233,974.00
OCT - DEC 2014			
			50% of Fees Waived
Single Family	27	\$ 3,303.00	\$ 44,590.50
Affordable S-F	6		
Multi-Family/Condo	54 at 100%/1 at 50%	\$ 2,674.00	\$ 145,733.00
Guest House	2	\$ 1,539.00	\$ 1,539.00
Res Studio/Other	1	\$ 2,457.00	\$ 1,228.50
Quarter Total	85		\$ 193,091.00
Year End Totals	188		\$ 427,065.00

LIST OF IMPACT FEES PAID FOR OCT 1ST 2014 THROUGH DEC 31TH 2014
 SORTED BY APPLICATION NUMBER WITH SQ FT

QUERY NAME IMPFEEPRJ2
 LIBRARY NAME JEFF

FILE	LIBRARY	MEMBER	FORMAT
BP200AP	HTEDTA	BP200AP	BP200AF
BP710AP	HTEDTA	BP710AP	BP710AF
BP950AP	HTEDTA	BP950AP	BP950AF
IMABREP	HTEDTA	IMABREP	PAABREAB
BP280AP	HTEDTA	BP280AP	BP280AF

DATE 01/08/15
 TIME 11:00:42

IMP FEE CRT REPORT FOR REED TO INCLUDE SQ FT

APP YEAR	APP NBR	APPL TYPE	RECPT DATE	FEE CODE DESC	PAYMT AMT	Street number	Street Dir	Street Name	Street suffix	FEE CODE	SQ FT
14	2700	SFDH SFDH SFDH SFDH	14/12/19 14/12/19 14/12/19 14/12/19	+ (0-1500) SFD FIRE 50% + (0-1500) SFD PARKS 50% + (0-1500) SFD ROADS 50% + (0-1500) SFD POLICE 50%	77.00 483.50 947.00 32.00	3106 3106 3106 3106		FLORAS DEL SOL FLORAS DEL SOL FLORAS DEL SOL FLORAS DEL SOL	ST ST ST ST	8C 8B 8A 7F	0 0 0 0
		TOTAL COUNT			1,539.50 4						
14	2680	SFDH SFDH SFDH SFDH	14/12/19 14/12/19 14/12/19 14/12/19	+ (0-1500) SFD FIRE 50% + (0-1500) SFD PARKS 50% + (0-1500) SFD ROADS 50% + (0-1500) SFD POLICE 50%	77.00 483.50 947.00 32.00	5233 5233 5233 5233		VIA DEL CIELO VIA DEL CIELO VIA DEL CIELO VIA DEL CIELO		8C 8B 8A 7F	0 0 0 0
		TOTAL COUNT			1,539.50 4						
14	2625	SFDH SFDH SFDH SFDH	14/12/19 14/12/19 14/12/19 14/12/19	+ (2001-2500) SFD FIRE 50% + (2001-2500) SFD PARKS 50% + (2001-2500) SFD POLICE 50% + (2001-2500) SFD ROADS 50%	88.00 554.00 37.00 1,070.50	918 918 918 918		ACEQUIA MADRE ACEQUIA MADRE ACEQUIA MADRE ACEQUIA MADRE		8K 8J 8I 7H	0 0 0 0
		TOTAL COUNT			1,749.50 4						
14	2608	GHDH GHDH GHDH GHDH	14/12/29 14/12/29 14/12/29 14/12/29	+ (ACCESSORY) SFD POLICE 50% + (ACCESSORY) SFD FIRE 50% + (ACCESSORY) SFD PARKS 50% + (ACCESSORY) SFD ROADS 50%	16.00 38.50 241.50 473.50	133 133 133 133		CIRCLE CIRCLE CIRCLE CIRCLE	DR DR DR DR	6I 6H 6G 6F	0 0 0 0
		TOTAL COUNT			769.50 4						
14	2585	SFDH SFDH SFDH SFDH	14/12/19 14/12/19 14/12/19 14/12/19	+ (1501-2000) SFD FIRE 50% + (1501-2000) SFD PARKS 50% + (1501-2000) SFD ROADS 50% + (1501-2000) SFD POLICE 50%	80.50 505.00 1,032.00 34.00	73 73 73 73		MUTT NELSON MUTT NELSON MUTT NELSON MUTT NELSON	RD RD RD RD	8G 8F 8E 7G	0 0 0 0
		TOTAL COUNT			1,651.50 4						
14	2576	SFDH SFDH SFDH SFDH	14/12/19 14/12/19 14/12/19 14/12/19	+ (2501-3000) SFD POLICE 50% + (2501-3000) SFD FIRE 50% + (2501-3000) SFD PARKS 50% + (2501-3000) SFD ROADS 50%	39.00 93.00 581.50 1,122.50	1825 1825 1825 1825		CRISTOBAL CRISTOBAL CRISTOBAL CRISTOBAL	LN LN LN LN	8P 8O 7X 7J	0 0 0 0
		TOTAL COUNT			1,836.00 4						
14	2519	SFDH SFDH SFDH SFDH	14/11/26 14/11/26 14/11/26 14/11/26	+ (1501-2000) SFD FIRE 50% + (1501-2000) SFD PARKS 50% + (1501-2000) SFD ROADS 50%	80.50 505.00 1,032.00	3069 3069 3069		FLORAS DEL SOL FLORAS DEL SOL FLORAS DEL SOL	ST ST ST	8G 8F 8E	0 0 0

(2)

APP YEAR	APP NBR	APPL TYPE	RECEIPT DATE	FEE CODE DESC	PAYMT AMT	Street number	Street Dir	Street Name	Street suffix	FEE CODE	SQ FT
14	2519	SFDH	14/11/26	+(1501-2000)SFPDPOLICE 50%	34.00	3065		FLORAS DEL SOL	ST	7G	0
				TOTAL COUNT	1,651.50 4						
14	2475	SFDH	14/11/20	+(1501-2000)SFPD FIRE 50%	80.50	7325		AVENIDA EL NIDO		8G	0
		SFDH	14/11/20	+(1501-2000)SFPD PARKS 50%	505.00	7325		AVENIDA EL NIDO		8F	0
		SFDH	14/11/20	+(1501-2000)SFPD ROADS 50%	1,032.00	7325		AVENIDA EL NIDO		8E	0
		SFDH	14/11/20	+(1501-2000)SFPDPOLICE 50%	34.00	7325		AVENIDA EL NIDO		7G	0
				TOTAL COUNT	1,651.50 4						
14	2462	SFDH	14/11/19	+(0-1500)SFPD FIRE 50%	77.00	3117		FLORAS DEL SOL	ST	8C	0
		SFDH	14/11/19	+(0-1500)SFPD PARKS 50%	483.50	3117		FLORAS DEL SOL	ST	8B	0
		SFDH	14/11/19	+(0-1500)SFPD ROADS 50%	947.00	3117		FLORAS DEL SOL	ST	8A	0
		SFDH	14/11/19	+(0-1500)SFPD POLICE 50%	32.00	3117		FLORAS DEL SOL	ST	7F	0
				TOTAL COUNT	1,539.50 4						
14	2413	SFDH	14/12/19	+(2001-2500)SFPD FIRE 50%	88.00	5230		VIA DEL CIELO		8K	0
		SFDH	14/12/19	+(2001-2500)SFPD PARKS 50%	554.00	5230		VIA DEL CIELO		8J	0
		SFDH	14/12/19	+(2001-2500)SFPDPOLICE 50%	37.00	5230		VIA DEL CIELO		7I	0
		SFDH	14/12/19	+(2001-2500)SFPD ROADS 50%	1,070.50	5230		VIA DEL CIELO		7H	0
				TOTAL COUNT	1,749.50 4						
14	2367	MBHH	14/11/24	+(1501-2000)SFPD FIRE 50%	80.50	12		CALLE PRADO		8G	0
		MBHH	14/11/24	+(1501-2000)SFPD PARKS 50%	505.00	12		CALLE PRADO		8F	0
		MBHH	14/11/24	+(1501-2000)SFPD ROADS 50%	1,032.00	12		CALLE PRADO		8E	0
		MBHH	14/11/24	+(1501-2000)SFPDPOLICE 50%	34.00	12		CALLE PRADO		7G	0
				TOTAL COUNT	1,651.50 4						
14	2338	SFDH	14/11/10	+(0-1500)SFPD FIRE 50%	77.00	7312		RIO DEL SOL		8C	0
		SFDH	14/11/10	+(0-1500)SFPD PARKS 50%	483.50	7312		RIO DEL SOL		8B	0
		SFDH	14/11/10	+(0-1500)SFPD ROADS 50%	947.00	7312		RIO DEL SOL		8A	0
		SFDH	14/11/10	+(0-1500)SFPD POLICE 50%	32.00	7312		RIO DEL SOL		7F	0
				TOTAL COUNT	1,539.50 4						
14	2337	SFDH	14/11/10	+(0-1500)SFPD FIRE 50%	77.00	7309		RIO DEL SOL		8C	0
		SFDH	14/11/10	+(0-1500)SFPD PARKS 50%	483.50	7309		RIO DEL SOL		8B	0
		SFDH	14/11/10	+(0-1500)SFPD ROADS 50%	947.00	7309		RIO DEL SOL		8A	0
		SFDH	14/11/10	+(0-1500)SFPD POLICE 50%	32.00	7309		RIO DEL SOL		7F	0

(3)

APP YEAR	APP NBR	APPL TYPE	RECP DATE	FEE CODE DESC	PAYMT AMT	Street Number	Street Dir	Street Name	Street suffix	FEE CODE	SQ FT
14	2307	SFDH	14/12/04	+(2001-2500) SFD FIRE 50%	88.00	258		LAS COLINAS	DR	8K	0
		SFDH	14/12/04	+(2001-2500) SFD PARKS 50%	554.00	258		LAS COLINAS	DR	8J	0
		SFDH	14/12/04	+(2001-2500) SFD POLICE 50%	37.00	258		LAS COLINAS	DR	7I	0
		SFDH	14/12/04	+(2001-2500) SFD ROADS 50%	1,070.50	258		LAS COLINAS	DR	7H	0
		TOTAL		COUNT	1,749.50						
					4						
14	2292	SFDH	14/11/05	+(0-1500) SFD FIRE 50%	77.00	3236		FLORAS DEL SOL	ST	8C	0
		SFDH	14/11/05	+(0-1500) SFD PARKS 50%	483.50	3236		FLORAS DEL SOL	ST	8B	0
		SFDH	14/11/05	+(0-1500) SFD ROADS 50%	947.00	3236		FLORAS DEL SOL	ST	8A	0
		SFDH	14/11/05	+(0-1500) SFD POLICE 50%	32.00	3236		FLORAS DEL SOL	ST	7F	0
		TOTAL		COUNT	1,539.50						
					4						
14	2290	SFDH	14/11/05	+(0-1500) SFD FIRE 50%	77.00	3123		FLORAS DEL SOL	ST	8C	0
		SFDH	14/11/05	+(0-1500) SFD PARKS 50%	483.50	3123		FLORAS DEL SOL	ST	8B	0
		SFDH	14/11/05	+(0-1500) SFD ROADS 50%	947.00	3123		FLORAS DEL SOL	ST	8A	0
		SFDH	14/11/05	+(0-1500) SFD POLICE 50%	32.00	3123		FLORAS DEL SOL	ST	7F	0
		TOTAL		COUNT	1,539.50						
					4						
14	2280	SFDH	14/11/07	+(0-1500) SFD FIRE 50%	77.00	207		RICARDO	RD	8C	0
		SFDH	14/11/07	+(0-1500) SFD PARKS 50%	483.50	207		RICARDO	RD	8B	0
		SFDH	14/11/07	+(0-1500) SFD ROADS 50%	947.00	207		RICARDO	RD	8A	0
		SFDH	14/11/07	+(0-1500) SFD POLICE 50%	32.00	207		RICARDO	RD	7F	0
		TOTAL		COUNT	1,539.50						
					4						
14	2262	SFDH	14/11/10	+(2001-2500) SFD FIRE 50%	88.00	616	E	ALAMEDA	ST	8K	0
		SFDH	14/11/10	+(2001-2500) SFD PARKS 50%	554.00	616	E	ALAMEDA	ST	8J	0
		SFDH	14/11/10	+(2001-2500) SFD POLICE 50%	37.00	616	E	ALAMEDA	ST	7I	0
		SFDH	14/11/10	+(2001-2500) SFD ROADS 50%	1,070.50	616	E	ALAMEDA	ST	7H	0
		TOTAL		COUNT	1,749.50						
					4						
14	2196	ADNR	14/12/30	+ RETAIL/COMMERCIAL POLICE	183.00	901		ST. MICHAEL'S	DR	5H	183,000
		ADNR	14/12/30	+ RETAIL/COMMERCIAL FIRE	435.00	901		ST. MICHAEL'S	DR	5G	435,000
		ADNR	14/12/30	+ RETAIL/COMMERCIAL ROADS	6,478.00	901		ST. MICHAEL'S	DR	5F	6,478,000
		TOTAL		COUNT	7,096.00						
					3						
14	2175	SFDH	14/10/20	+(1501-2000) SFD FIRE 50%	80.50	4644		CALLEJON URRACA		8G	0

(4)

APP YEAR	APP NBR	APPL TYPE	RCPT DATE	FEE CODE DESC	PAYMT AMT	Street number	Street Dir	Street Name	Street suffix	FEB CODE	SQ FT
14	2175	SFDH SFDH SFDH	14/10/20 14/10/20 14/10/20	+(1501-2000) SFD PARKS 50% +(1501-2000) SFD ROADS 50% +(1501-2000) SFDPOLICE 50%	505.00 1,032.00 34.00	4644 4644 4644		CALLEJON URRACA CALLEJON URRACA CALLEJON URRACA		8F 8E 7G	0 0 0
		TOTAL COUNT			1,651.50 4						
14	2156	ADNR ADNR ADNR	14/11/18 14/11/18 14/11/18	+ RETAIL/COMMERCIALPOLICE + RETAIL/COMMERCIAL FIRE + RETAIL/COMMERCIAL ROADS	637.00 1,517.00 22,594.00	309 309 309	W W W	SAN FRANCISCO SAN FRANCISCO SAN FRANCISCO	ST ST ST	5H 5G 5F	5,640 5,640 5,640
		TOTAL COUNT			24,748.00 3						
14	2152	SFDH SFDH SFDH SFDH	14/10/28 14/10/28 14/10/28 14/10/28	+(1501-2000) SFD FIRE 50% +(1501-2000) SFD PARKS 50% +(1501-2000) SFD ROADS 50% +(1501-2000) SFDPOLICE 50%	80.50 505.00 1,032.00 34.00	4132 4132 4132 4132		CHEYENNE CHEYENNE CHEYENNE CHEYENNE	CIR CIR CIR CIR	8G 8F 8E 7G	0 0 0 0
		TOTAL COUNT			1,651.50 4						
14	2147	SFDH SFDH SFDH SFDH	14/10/31 14/10/31 14/10/31 14/10/31	+(0-1500) SFD FIRE 50% +(0-1500) SFD PARKS 50% +(0-1500) SFD ROADS 50% +(0-1500) SFD POLICE 50%	77.00 483.50 947.00 32.00	14 14 14 14		MONTVOYA MONTVOYA MONTVOYA MONTVOYA	CIR CIR CIR CIR	8C 8B 8A 7F	0 0 0 0
		TOTAL COUNT			1,539.50 4						
14	2128	SFDH SFDH SFDH SFDH	14/10/09 14/10/09 14/10/09 14/10/09	+(0-1500) SFD FIRE 50% +(0-1500) SFD PARKS 50% +(0-1500) SFD ROADS 50% +(0-1500) SFD POLICE 50%	77.00 483.50 947.00 32.00	3125 3125 3125 3125		FLORAS DEL SOL FLORAS DEL SOL FLORAS DEL SOL FLORAS DEL SOL	ST ST ST ST	8C 8B 8A 7F	0 0 0 0
		TOTAL COUNT			1,539.50 4						
14	2116	SFDH SFDH SFDH SFDH	14/10/10 14/10/10 14/10/10 14/10/10	+(1501-2000) SFD FIRE 50% +(1501-2000) SFD PARKS 50% +(1501-2000) SFD ROADS 50% +(1501-2000) SFDPOLICE 50%	80.50 505.00 1,032.00 34.00	4464 4464 4464 4464		CONTENTA RIDGE CONTENTA RIDGE CONTENTA RIDGE CONTENTA RIDGE		8G 8F 8E 7G	0 0 0 0
		TOTAL COUNT			1,651.50 4						
14	2071	SFDH SFDH SFDH SFDH	14/10/09 14/10/09 14/10/09 14/10/09	+(2001-2500) SFD FIRE 50% +(2001-2500) SFD PARKS 50% +(2001-2500) SFDPOLICE 50% +(2001-2500) SFD ROADS 50%	88.00 554.00 37.00 1,070.50	1651 1651 1651 1651		VIA BOSQUE VIA BOSQUE VIA BOSQUE VIA BOSQUE		8K 8J 7I 7H	0 0 0 0

(5)

APP YEAR	APP NBR	APPL TYPE	RECEIPT DATE	FEE CODE DESC	PAYMT AMT	Street number	Street Dir	Street Name	Street suffix	FEE CODE	SQ FT
14	2041	STOR	14/11/05	+ RETAIL/COMMERCIAL FIRE	1,187.00	5251		LAS SOLERAS	DR	5H	10,500
		STOR	14/11/05		2,825.00	5251		LAS SOLERAS	DR	5G	10,500
		TOTAL COUNT			4,012.00						
					2						
14	2040	GHAN	14/10/23	+(ACCESSORY) SFD POLICE 50%	16.00	918		ACEQUIA MADRE		6I	0
		GHAN	14/10/23	+(ACCESSORY) SFD FIRE 50%	38.50	918		ACEQUIA MADRE		6H	0
		GHAN	14/10/23	+(ACCESSORY) SFD PARKS 50%	241.50	918		ACEQUIA MADRE		6G	0
		GHAN	14/10/23	+(ACCESSORY) SFD ROADS 50%	473.50	918		ACEQUIA MADRE		6F	0
		TOTAL COUNT			769.50						
					4						
14	2039	SFDH	14/10/23	+(2501-3000) SFD POLICE 50%	39.00	918		ACEQUIA MADRE		8P	0
		SFDH	14/10/23	+(2501-3000) SFD FIRE 50%	93.00	918		ACEQUIA MADRE		8O	0
		SFDH	14/10/23	+(2501-3000) SFD PARKS 50%	581.50	918		ACEQUIA MADRE		7X	0
		SFDH	14/10/23	+(2501-3000) SFD ROADS 50%	1,122.50	918		ACEQUIA MADRE		7J	0
		TOTAL COUNT			1,836.00						
					4						
14	2028	SFDH	14/10/02	+(0-1500) SFD FIRE 50%	77.00	308-		FLORAS DEL SOL	ST	8C	0
		SFDH	14/10/02	+(0-1500) SFD PARKS 50%	483.50	308-		FLORAS DEL SOL	ST	8B	0
		SFDH	14/10/02	+(0-1500) SFD ROADS 50%	947.00	308-		FLORAS DEL SOL	ST	8A	0
		SFDH	14/10/02	+(0-1500) SFD POLICE 50%	32.00	308-		FLORAS DEL SOL	ST	7F	0
		TOTAL COUNT			1,539.50						
					4						
14	2017	SFDH	14/12/30	+(0-1500) SFD FIRE 50%	77.00	1713		MONTANO	ST	8C	0
		SFDH	14/12/30	+(0-1500) SFD PARKS 50%	483.50	1713		MONTANO	ST	8B	0
		SFDH	14/12/30	+(0-1500) SFD ROADS 50%	947.00	1713		MONTANO	ST	8A	0
		SFDH	14/12/30	+(0-1500) SFD POLICE 50%	32.00	1713		MONTANO	ST	7F	0
		TOTAL COUNT			1,539.50						
					4						
14	2009	MBHH	14/10/09	+(0-1500) SFD FIRE 50%	77.00	4956		CALLE PICO		8C	0
		MBHH	14/10/09	+(0-1500) SFD PARKS 50%	483.50	4956		CALLE PICO		8B	0
		MBHH	14/10/09	+(0-1500) SFD ROADS 50%	947.00	4956		CALLE PICO		8A	0
		MBHH	14/10/09	+(0-1500) SFD POLICE 50%	32.00	4956		CALLE PICO		7F	0
		TOTAL COUNT			1,539.50						
					4						
14	1995	SFDH	14/10/27	+(1501-2000) SFD FIRE 50%	80.50	45-		CALLE VOLVER		8G	0
		SFDH	14/10/27	+(1501-2000) SFD PARKS 50%	505.00	45-		CALLE VOLVER		8F	0

6

APP YEAR	APP NBR	APPL TYPE	RECP DATE	FEE CODE DESC	PAYMT AMT	Street number	Street Dlr	Street Name	Street suffix	FEE CODE	SQ FT
14	1995	SPDH	14/10/27	+(1501-2000) SPD ROADS 50%	1,032.00	451		CALLE VOLVER		8E	0
		SPDH	14/10/27	+(1501-2000) SPD POLICE 50%	34.00	451		CALLE VOLVER		7G	0
		TOTAL		COUNT	1,651.50						
					4						
14	1939	ADNR	14/10/14	# ROADS- OFFICE GENERAL	1,253.00	1231		PASEO DE PERALTA		16	516
		ADNR	14/10/14	# OFFICE/INST POLICE	23.00	1231		PASEO DE PERALTA		04	516
		ADNR	14/10/14	# OFFICE/INST FIRE	64.00	1231		PASEO DE PERALTA		03	516
		TOTAL		COUNT	1,340.00						
					3						
14	1936	FB5H	14/10/17	+(MULTI-FAM) SPD PARKS 50%	242.50	1150		CANTON		6K	0
		TOTAL		COUNT	242.50						
					1						
14	1880	SPDH	14/10/07	% (2501-3000) SPD FIRE 50%	77.50	553		BLUFFS		4A	0
		SPDH	14/10/07	% (2001-2500) SPD ROADS50%	1,091.50	553		BLUFFS		3E	0
		SPDH	14/10/07	% (2001-2500) SPD POLICE50%	26.50	553		BLUFFS		3C	0
		SPDH	14/10/07	% (2001-2500) SPD PARKS50%	664.00	553		BLUFFS		3B	0
		TOTAL		COUNT	1,859.50						
					4						
14	1878	ADNR	14/10/08	+ OFFICE POLICE	215.00	417		RODEO		5K	0
		ADNR	14/10/08	+ OFFICE FIRE	607.00	417		RODEO		5J	0
		ADNR	14/10/08	+ OFFICE ROADS	1,773.00	417		RODEO		5I	0
		TOTAL		COUNT	2,595.00						
					3						
14	1863	ALIC	14/10/10	# ROADS - REST SIT DOWN	264.00	2860		CERRILLOS		12	264,000
		TOTAL		COUNT	264.00						
					1						
14	1857	ALIC	14/10/16	+ RETAIL/COMMERCIALPOLICE	25.00	505		CERRILLOS		5H	0
		ALIC	14/10/16	+ RETAIL/COMMERCIAL FIRE	71.00	505		CERRILLOS		5G	0
		ALIC	14/10/16	+ RETAIL/COMMERCIAL ROADS	1,579.00	505		CERRILLOS		5F	0
		TOTAL		COUNT	1,675.00						
					3						
14	1719	ADNR	14/10/03	+ WAREHOUSE POLICE	259.00	4700		HART		4H	0
		ADNR	14/10/03	+ WAREHOUSE FIRE	760.00	4700		HART		4G	0
		ADNR	14/10/03	+ WAREHOUSE ROADS	18,545.00	4700		HART		4F	0
		TOTAL		COUNT	19,564.00						
					3						

(7)

APP YEAR	APP NBR	APPL TYPE	RECEIPT DATE	FEE CODE DESC	PAYMT AMT	Street number Dir	Street Name	Street suffix	FEE CODE	SQ FT
14	111	NASR	14/11/18	# ROADS- HEALTH CLUB/REC	5,167.00	1563	AVENIDA RINCON		10	1,176
		NASR	14/11/18	# RETAIL/COMM POLICE	92.00	1563	AVENIDA RINCON		KQ	1,176
		NASR	14/11/18	# RETAIL/COMM FIRE	260.00	1563	AVENIDA RINCON		KP	1,176
TOTAL					5,519.00					
COUNT					3					
FINAL TOTALS										
TOTAL					116,099.00					
COUNT					149					

*** END OF REPORT ***

(8)

City of Santa Fe

IMPACT FEES ANNUAL REPORT (Summary of 2014 impact fee activity)

Respectfully Submitted By:
The Capital Improvements Advisory Committee

Impact Fee Account & Permit Summary

Background

The city updated the Impact Fee Program during 2014 using Duncan Associates (Austin, TX). The city currently assesses and collects impact fees for four capital improvement categories: **Roads, Parks, Fire/EMS and Police.**

2014 Projects Approved - The following is a summary of the impact fee projects approved for 2014:

Project Description	Impact Fee Account	Fee Amount Approved	Dept/ Division
Colonia Prisma Park	Parks	\$ 60,000	Public Works

Account Balances – After accounting for all project encumbrances, the following balances are available for the various impact fee categories as of January 1, 2015:

Fee Categories	Jan. 1, 2015 Balance Available
Roads	\$ 1,258,515.65
Parks	\$ 206,769.91
Fire/EMS	\$ 108,040.56
Police	\$ 95,769.40
TOTALS	\$ 1,669,095.52

Permit Summary

During 2014, the following types and numbers of permits were assessed and paid impact fees:

Permit Type	Total
• Single Family Homes	85
• Mobile Homes	7
• Condominiums	0
• Guest Houses	7
• Mixed Use / Live Work Units	0
• Offices (includes additions)	3
• Retail stores (includes additions)	10
• Institutional (churches, schools)	5
• Other (industrial, recreational, educ.)	1
Total	118

10-Year Impact Fee Revenue Summary

The following table shows the amount of revenue collected over the last ten years:

IMPACT FEE REVENUE COLLECTED

<u>Categories</u>	<u>2005</u>	<u>2006</u>	<u>2007</u>	<u>2008</u>	<u>2009</u>	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>	<i>10-Year Total</i>
Roads	1,189,790	2,410,195	1,268,469	969,257	762,060	457,564	1,148,575	240,731	514,255	573,441	10,504,762
Parks	537,274	558,552	454,788	236,879	158,131	151,422	95,588	1,111	0	58,292	2,476,506
Fire/EMS	102,857	144,567	145,190	63,931	57,919	29,153	112,034	14,159	8,695	57,443	784,476
Police	33,613	53,328	46,694	23,514	18,620	9,053	41,993	4,943	14,262	52,100	312,473
TOTALS	\$1,863,534	\$3,166,642	\$1,915,141	\$1,293,581	\$996,730	\$647,192	\$1,398,190	\$260,944	\$537,212	\$741,276	\$14,078,217

2014 Impact Fee Revenues, City Permits & Housing Prices

The City collected \$741,276 in impact fee revenue during 2014. The increase over 2013 was due to an increase in the number of permits and the change from a 100% to 50% waiver of impact fees for all residential permits. During 2014, the CIAC approved \$60,000 for Colonia Prisma Park. Total impact fee funds available as of January 1 2015 equals \$1,669,095.52 with the "Roads" account leading the way with \$1,258,515.65 available for new projects

The City granted a 50% fee reduction for 85 single-family residential permits in 2014, while 32 new affordable single-family home permits had impact fees waived. (NOTE: The figures for affordable units are based on the monthly permit reports issued by the Land Use Department.)

A study completed as part of the 2004 annual report estimates that the effect of impact fees on housing prices in the local market ranges between 0.5 % – 1.6 % of the final sale price of a new single family house. Therefore, impact fees play a minor role in the price of a new house in the Santa Fe market.

According to the Association of Realtors' MLS listings (not including affordable housing sales), the median sale price of existing single-family homes sold in the City of Santa Fe was **\$306,200 in 2014** after reaching a high of **\$360,000 in 2006**. (Impact fees are set according to the size of house, not according to the price of the house.)

Fee Reduction for Residential Impact Fees

In January 2014, the City Council amended the residential fee reduction from 100% (total fee waiver) to 50% for a period of two years through February 26, 2016. As a result, during 2014, a total of \$427,065.00 in impact fees was waived for residential permits issued by the city.

REPORT TO THE CITY COUNCIL ON THE EFFECT OF IMPACT FEES IN 2005 ON HOUSING PRICES

Introduction and Summary of Results

The impact fee ordinance requires that annual reports be made to the Council on "...the effects of impact fee on new housing prices and new affordable housing as well as any perceived inequities in implementing the plan or imposing the impact fee". This report deals with the first part of this requirement, the effect in 2005 on new housing prices and new affordable housing of the new impact fees that went into effect in 2004.

The "effect of impact fees on housing prices" is one of those concepts that are easy to express but difficult to measure. The measurement problems stem partly from the difficulty of defining how the impact should be measured and partly from lack of data. *Definition problems:* The effect of impact fees on price depends on both supply and demand. If demand is inelastic (that is, not much affected by price) the increase in impact fees will show up largely as a change in the *price* of housing, with very little change in the number of units sold. When there is a strong market for new houses, such as existed in 2005, the demand curve can be expected to be fairly inelastic. This means that the increase in impact fees is more likely to cause an increase in new house prices rather than a reduction in the number of new houses built and/or sold. For purposes of this report, we will simply *assume* that the demand curve in 2005 was completely inelastic. Because of the strength of the real estate market in Santa Fe in 2005, this is a defensible assumption for this year. An inelastic demand curve means that the increase in the price of housing due to impact fees is equal to the full amount of the fees plus an adjustment factor which is required because some components of selling price (interest, sales costs, gross profit) are calculated as a percentage add-on to a builder's other costs (land, design and construction costs, impact and other fees). Gross receipts tax is added to the impact fee thus adjusted to arrive at the full increase in the price paid by the buyer caused by impact fees.

Data problems: In order to calculate the ratio of impact fees to housing prices, we need to know, for each dwelling unit on which impact fees are assessed, two items of information, only one of which is available to us:

New impact fees (available from city files)

Price of the dwelling unit (not available)

For the report made last year, covering 2004 data, a price was estimated for each of the dwellings on which the new impact fees were assessed. For each dwelling, location in one of four areas was determined, and the estimated price was based on average land prices at that location, an estimate of square footage prices at that location, and an estimate of other costs assumed to vary by location. This effort was not repeated for 2005 data. Instead, the relationship between impact fees and price calculated in the earlier study was assumed to continue to hold in 2005, a year in which the housing market continued to be strong, as it was in 2004.

The study done last year found that on average impact fees increased dwelling prices by less than 1%. However, the percentage increase was not the same in all price ranges. At higher dwelling prices, the percentage increase tended to be lower because impact fees are a smaller part of the total cost of the house. The relationship between price and impact fees can be used to estimate a typical effect for dwellings in various price ranges. This is an average relationship, which will not hold for all houses in that price range. Although the dollar amount of impact fee tends to increase as dwelling price increases, some very small but expensive houses may have smaller impact fees than larger but less expensive houses because the fees are based, in part, on square footage.

Table 1 shows an estimate of the effect of impact fees on price in various price ranges, based on average relationships calculated for the 2004 study. For purposes of this table, the Gross Receipts tax was assumed to be an average of the tax in the first half and in the second half of 2005.

Table 1. Estimated New Impact Fees in 2005				
for Houses in Different Price Ranges				
Price Excluding Impact Fee	Typical Impact Fee in Dollars	Effect of Impact Fee on Price	Price Including Impact Fee	Percent Price Increase due to Impact Fee
\$200,000	\$2,105	\$3,141	\$203,141	1.57%
\$300,000	\$2,255	\$3,365	\$303,365	1.12%
\$400,000	\$2,405	\$3,589	\$403,589	0.90%
\$500,000	\$2,555	\$3,813	\$503,813	0.76%
\$600,000	\$2,705	\$4,036	\$604,036	0.67%
\$700,000	\$2,855	\$4,260	\$704,260	0.61%
\$800,000	\$3,005	\$4,484	\$804,484	0.56%
\$900,000	\$3,155	\$4,708	\$904,708	0.52%
\$1,000,000	\$3,305	\$4,932	\$1,004,932	0.49%

Impact Fees Applied and Waived in 2005

In 2005 there were 441 building permits issued for new dwelling units on which the new impact fees that went into effect in 2004 were assessed. An additional 203 dwellings would have been subject to the new fees, but had impact fees waived because they were defined as Low Priced Dwelling Units. In order for impact fees to be waived or reimbursed, two conditions must be met.

1. The price of the dwelling must not exceed the price that a four-person household making 80% or less of the area median income (AMI) could afford. This price changes annually and is calculated by HUD for each Metropolitan Standard Area (MSA).

2. The dwelling must be sold to a buyer whose income has been certified to be 100% or less of the median for the number of people who will live in the house. Median income also changes annually and is calculated by HUD.

Of the 203 permits issued for Low Priced Dwelling Units in 2005 which were exempted from impact fees, some were issued to non-profit developers; some were issued to for-profit developers who provided affordable housing as part of the Housing Opportunity Program (HOP); some, such as those in Nava Ade and Tierra Contenta, were issued in accordance with an agreement with the city; and some permits were issued for single units to be built by owners.

City of Santa Fe
Waived Residential Impact Fees (estimate)

Quarter	# of Units	Waived per Unit	Total Fees Waived
JAN - MAR 2014			
Single Family	21	\$ 3,498.00	\$ 73,458.00
Single Family	2	\$ 1,749.00	\$ 3,498.00
Guest House	2	\$ 2,674.00	\$ 5,348.00
Res Studio/Other	1	\$ 2,674.00	\$ 2,674.00
Quarter Total	26		\$ 84,978.00
APR - JUNE 2014			
Single Family	38	\$ 1,749.00	\$ 66,462.00
Guest House	4	\$ 1,337.00	\$ 5,348.00
Res Studio/Other	1	\$ 1,337.00	\$ 1,337.00
Quarter Total	43		\$ 73,147.00
YTD Totals	69		\$ 158,125.00
JULY - SEPT 2014			
Single Family	9	\$ 3,498.00	\$ 31,482.00
Single Family	20	\$ 1,749.00	\$ 34,980.00
Guest House	1	\$ 1,337.00	\$ 1,337.00
Res Studio/Other	4	\$ 1,337.00	\$ 5,348.00
Quarter Total	34		\$ 73,147.00
YTD Totals	103		\$ 231,272.00
OCT - DEC 2014			
Single Family	27	\$ 1,651.50	\$ 44,590.50
Multi-Family/Condo	54	\$ 2,674.00	\$ 144,396.00
Multi-Family/Condo	1	\$ 1,337.00	\$ 1,337.00
Guest House	2	\$ 769.50	\$ 1,539.00
Res Studio/Other	1	\$ 1,228.50	\$ 1,228.50
Quarter Total	85		\$ 193,091.00
Year End Totals	188		\$ 424,363.00
Affordable Housing Units			
Quarter	# of Units		
January-March	10		
April-June	11		
July-September	5		
October-December	6		
Total	32		

10-Year Impact Fee Revenue Summary

The following table shows the amount of revenue collected over the last ten years:

IMPACT FEE REVENUE COLLECTED

Categories	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	10-Year Total
Roads	1,189,790	2,410,195	1,268,469	969,257	762,060	457,564	1,148,575	240,731	514,255	573,441	10,504,762
Parks	537,274	558,552	454,788	236,879	158,131	151,422	95,588	1,111	0	58,292	2,476,506
Fire/EMS	102,857	144,567	145,190	63,931	57,919	29,153	112,034	14,159	8,695	57,443	784,476
Police	33,613	53,328	46,694	23,514	18,620	9,053	41,993	4,943	14,262	52,100	312,473
TOTALS	\$1,863,534	\$3,166,642	\$1,915,141	\$1,293,581	\$996,730	\$647,192	\$1,398,190	\$260,944	\$537,212	\$741,276	\$14,078,217

Fee Reduction for Residential Impact Fees

In January 2014, the City Council amended the residential fee reduction from a total fee waiver of 100% to a 50% waiver. The 100% waiver in effect in the first part of the year affected permits issued for 84 single family residences, 54 multi-family or condo units, 2 guest houses, and 1 residential studio. The 50% waiver in effect after the Council's action affected permits issued for 61 single family residences, 1 multi-family or condo unit, 4 guest houses, and one residential studio. These impact fee waivers totaled \$424,363.00 for 2014.

In addition, 32 affordable single-family home permits had no impact fees assessed because the City does not collect impact fees for affordable housing.

2014 Impact Fee Revenues

The City collected \$741,276 in impact fee revenue during 2014. The increase over 2013 was due partly to an increase in the number of permits and partly to the change in impact fee waivers for residential permits described above. Total impact fee funds available at the end of 2014 were \$1,669,095.52. Most of this was in the "Roads" account, which contained \$1,258,515.65 available for new projects.

Effect of Impact Fees on Housing Prices

According to the Association of Realtors' MLS listings (not including affordable housing sales), the median sale price of existing single-family homes sold in the City was \$306,200 in 2014 after reaching a high of \$360,000 in 2006. Impact fees are set according to the size of the house, not according to the price of the house. The average impact fee for single family homes in Santa Fe, after the 50% waiver took effect, was \$1,749 for most of the year, and dropped to \$1,651 in the final quarter; thus the impact fees played a minor role in the price of a new house in the Santa Fe market.