ORDINANCE NO. 2011-28

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE CITY OF PEORIA, ARIZONA AMENDING CHAPTER 20 OF THE PEORIA CITY CODE (1992) BY AMENDING TABLES 20-53 (a); 20-53(b) and 20-53(c) PERTAINING TO DEVELOPMENT FEES AND PROVIDING FOR SEVERABILITY AND PROVIDING FOR AN EFFECTIVE DATE.

THEREFORE, it is ordained by the Mayor and Council of the City of Peoria as follows:

SECTION 1. Chapter 20 of the Peoria City Code (1992) is amended by amending Tables 20-53(a); 20-53(b) and 20-53(c) attached to this ordinance and which shall read as follows:

SECTION 2. If any section, subsection, sentence, clause or phrase of this Ordinance is for any reason held to be invalid or unconstitutional by the decision of any Court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance.

SECTION 3. This Ordinance shall become effective in the manner provided by law.

PASSED AND ADOPTED by the Mayor and Council of the City of Peoria, Arizona, this 6th day of December, 2011.

Dated: 12/12/2011

Bob Barrett

Bob Barrett, Mayor

CITY OF PEORIA

ATTEST:

Wanda Nelson

Wanda Nelson, City Clerk

APPROVED AS TO FORM:

Stephen M. Kemp

Stephen M. Kemp, City Attorney

Published in Peoria Times
Publication Dates: December 9 and December 16, 2011
Effective Date: January 11, 2012

~~TABLE 20-53(a)~~
~~DEVELOPMENT FEES PER EQUIVALENT DWELLING UNIT AND PER 1,000 SQUARE FEET FOR NON-RESIDENTIAL USES~~

~~FEES EFFECTIVE: March 8, 2008~~

~~North District Development Fees (North of Dynamite Rd and West of the Agua Fria River)~~							
~~Building Type~~	~~Libraries~~		~~Law Enforcement~~	~~Fire Protection~~	~~General Government~~	~~Transportation~~	
~~RESIDENTIAL Per Housing Unit~~							
~~Single Family Detached~~	~~$277~~		~~$452~~	~~$683~~	~~$567~~	~~$8,160~~	
~~Single Family Attached~~	~~$277~~		~~$452~~	~~$683~~	~~$567~~	~~$4,996~~	
~~Multi-Family~~	~~$190~~		~~$311~~	~~$470~~	~~$390~~	~~$5,730~~	
~~Mobile Homes~~	~~$190~~		~~$311~~	~~$470~~	~~$390~~	~~$4,256~~	
~~Other Residential Types~~	~~$190~~		~~$311~~	~~$470~~	~~$390~~	~~$4,802~~	
~~Building Type~~	~~Neighbor-hood Parks~~	~~Community Parks~~	~~Trails~~	~~Open Space~~			~~TOTAL~~
~~Single Family Detached~~	~~$1,295~~	~~$995~~	~~$195~~	~~$137~~			~~$12,761~~
~~Single Family Attached~~	~~$1,295~~	~~$995~~	~~$195~~	~~$137~~			~~$9,597~~
~~Multi-Family~~	~~$890~~	~~$684~~	~~$134~~	~~$94~~			~~$8,893~~
~~Mobile Homes~~	~~$890~~	~~$684~~	~~$134~~	~~$94~~			~~$7,419~~
~~Other Residential Types~~	~~$890~~	~~$684~~	~~$134~~	~~$94~~			~~$7,965~~
~~Non-Residential Per 1000 Square Foot~~							
			~~Law Enforcement~~	~~Fire Protection~~	~~General Government~~	~~Transportation~~	~~TOTAL~~
~~Commercial/Shopping Center~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$18,490~~	~~$20,122~~
~~Office/Institution~~			~~$434~~	~~$654~~	~~$544~~	~~$6,305~~	~~$7,937~~
~~Business Park~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$12,206~~	~~$13,838~~
~~Light Industrial~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$3,665~~	~~$5,297~~
~~Warehousing~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$2,608~~	~~$4,240~~
~~Manufacturing~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$2,010~~	~~$3,642~~

~~Central District Development Fees~~							
~~Building Type~~	~~Libraries~~		~~Law Enforcement~~	~~Fire Protection~~	~~General Government~~	~~Transportation~~	
~~Residential-Per Housing Unit~~							
~~Single Family Detached~~	~~$277~~		~~$452~~	~~$683~~	~~$567~~	~~$5,304~~	
~~Single Family Attached~~	~~$277~~		~~$452~~	~~$683~~	~~$567~~	~~$3,247~~	
~~Multi-Family~~	~~$190~~		~~$311~~	~~$470~~	~~$390~~	~~2$3,725~~	
~~Mobile Homes~~	~~$190~~		~~$311~~	~~$470~~	~~$390~~	~~6$2,766~~	
~~Other Residential Types~~	~~$190~~		~~$311~~	~~$470~~	~~$390~~	~~$3,121~~	
~~Building Type~~							
~~Residential-Per Housing Unit~~							
~~Single Family Detached~~	~~$1,295~~	~~$995~~	~~$195~~	~~$137~~			~~$9,905~~
~~Single Family Attached~~	~~$1,295~~	~~$995~~	~~$195~~	~~$137~~			~~$7,858~~

~~Multi-Family~~	~~$890~~	~~$684~~	~~$134~~	~~$94~~			~~$6,888~~
~~Mobile Homes~~	~~$890~~	~~$684~~	~~$134~~	~~$94~~			~~$5,929~~
~~Other Residential Types~~	~~$890~~	~~$684~~	~~$134~~	~~$94~~			~~$6,284~~
~~Non Residential Per 1,000 Square Foot~~							
			~~Law Enforcement~~	~~Fire Protection~~	~~General Government~~	~~Transportation~~	~~TOTAL~~
~~Commercial/Shopping Center~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$12,019~~	~~$13,651~~
~~Office/Institution~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$4,098~~	~~$5,730~~
~~Business Park~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$7,934~~	~~$9,566~~
~~Light Industrial~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$2,382~~	~~$4,014~~
~~Warehousing~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$1,695~~	~~$3,327~~
~~Manufacturing~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$1,307~~	~~$2,939~~

			~~**South District Development Fees**~~				
~~Building Type~~	~~Libraries~~		~~Law Enforcement~~	~~Fire Protection~~	~~General Government~~	~~Transportation~~	
~~Residential Per Housing Unit~~							
~~Single Family Detached~~	~~$277~~		~~$452~~	~~$683~~	~~$567~~	~~$2,300~~	
~~Single Family Attached~~	~~$277~~		~~$452~~	~~$683~~	~~$567~~	~~$1,409~~	
~~Multi-Family~~	~~$190~~		~~$311~~	~~$470~~	~~$390~~	~~$1,615~~	
~~Mobile Homes~~	~~$190~~		~~$311~~	~~$470~~	~~$390~~	~~$1,199~~	
~~Other Residential Types~~	~~$190~~		~~$311~~	~~$470~~	~~$390~~	~~1,353~~	
~~Building Type~~	~~Neighbor-hood Parks~~	~~Community Parks~~	~~Trails~~	~~Open Space~~			~~TOTAL~~
~~Single Family Detached~~	~~$1,295~~	~~$995~~	~~$195~~	~~$137~~			~~$6,901~~
~~Single Family Attached~~	~~$1,295~~	~~$995~~	~~$195~~	~~$137~~			~~$6,010~~
~~Multi-Family~~	~~$890~~	~~$684~~	~~$134~~	~~$94~~			~~$4,778~~
~~Mobile Homes~~	~~$890~~	~~$684~~	~~$134~~	~~$94~~			~~$4,362~~
~~Other Residential Types~~	~~$890~~	~~$684~~	~~$134~~	~~$94~~			~~$4,516~~
~~Non-Residential Per 1000 Square Foot~~							
			~~Law Enforcement~~	~~Fire Protection~~	~~General Government~~	~~Transportation~~	~~TOTAL~~
~~Commercial/Shopping Center~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$5,218~~	~~$6,850~~
~~Office/Institution~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$1,778~~	~~$3,410~~
~~0usiness Park~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$3,443~~	~~$5,075~~
~~Light Industrial~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$1,034~~	~~$2,666~~
~~Warehousing~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$736~~	~~$2,368~~
~~Manufacturing~~	~~N/A~~	~~N/A~~	~~$434~~	~~$654~~	~~$544~~	~~$567~~	~~$2,199~~

TABLE 20-53(b)

DEVELOPMENT FEES PER EQUIVALENT DWELLING UNIT AND PER 1,000 SQUARE FEET FOR NON-RESIDENTIAL USES

FEES EFFECTIVE: ~~MARCH 3, 2009~~January 1, 2012

North District Development Fees
(North of Dynamite Rd and West of the Agua Fria River)

Building Type	Libraries		Law Enforcement	Fire Protection	~~General Government~~	Transportation	
RESIDENTIAL Per Housing Unit							
Single Family Detached	$209~~$277~~		$452	$624~~$683~~	~~$567~~	$8,160	
Single Family Attached	$209~~$277~~		$452	$624~~$683~~	~~$567~~	$4,996	
Multi-Family	~~$209~~$144~~$190~~		$311	$429~~624~~$470	~~$390~~	~~$5,730~~$5,660	
Mobile Homes	$144~~$190~~		$311	$429~~$470~~	~~$390~~	$4,256	
Other Residential Types	$144~~$190~~		$311	$429~~$470~~	~~$390~~	$4,802	
Building Type	Neighbor-hood Parks	Community Parks	~~Trails~~	~~Open Space~~			TOTAL
Single Family Detached	$1281~~$1,295~~	$931~~$995~~	~~$195~~	~~$137~~			$11,65~~27~~ ~~$12,761~~
Single Family Attached	$1281~~$1,295~~	$931~~$995~~	~~$195~~	~~$137~~			$8,493~~9,086~~~~$9,597~~
Multi-Family	$880~~$890~~	$640~~$684~~	~~$134~~	~~$94~~			$8,134~~8,394~~~~$8,893~~
Mobile Homes	$880~~$890~~	$640~~$684~~	~~$134~~	~~$94~~			$6,660~~$7,419~~
Other Residential Types	$880~~$890~~	$640~~$684~~	~~$134~~	~~$94~~			$7,206~~$7,965~~

Non-Residential Per 1000 Square Foot

			Law Enforcement	Fire Protection	~~General Government~~	Transportation	TOTAL
Commercial/Shopping Center	N/A	N/A	$434	$602~~$654~~	~~$544~~	$18,490	~~$19,526~~18,490 ~~$20,122~~
Office/Institution			$434	$602~~$654~~	~~$544~~	$6,305	$7,341~~$7,937~~
Business Park	N/A	N/A	$434	$602~~$654~~	~~$544~~	$12,206	$13,242 ~~$13,838~~
Light Industrial	N/A	N/A	$434	$602~~$654~~	~~$544~~	$3,665	$4,701~~$5,297~~
Warehousing	N/A	N/A	$434	$602~~$654~~	~~$544~~	$2,608	$3,644~~$4,240~~
Manufacturing	N/A	N/A	$434	$602~~$654~~	~~$544~~	$2,010	$3,046~~$3,642~~

Central District Development Fees

Building Type	Libraries		Law Enforcement	Fire Protection	~~General Government~~	Transportation	
Residential-Per Housing Unit							
Single Family Detached	$209~~$277~~		$452	$624~~$683~~	~~$567~~	~~$6,528~~$5,304	
Single Family Attached	$209~~$277~~		$452	$624~~$683~~	~~$567~~	~~$3,997~~$3,247	
Multi-Family	$144~~209~~~~$190~~		$311	$429~~624~~$470	~~$390~~	~~$4,584~~$3,725	
Mobile Homes	$144~~$190~~		$311	$429~~$470~~	~~$390~~	~~$3,405~~$2,766	
Other Residential Types	$144~~$190~~		$311	$429~~$470~~	~~$390~~	~~$3,842~~$3,121	

Building Type	Neighbor-hood Parks	Community Parks	Trails	Open Space			TOTAL
Residential-Per Housing Unit							
Single Family Detached	$1281~~$1,295~~	$931~~$995~~	~~$195~~	~~$137~~			$~~10,025~~8,801~~$11,129~~
Single Family Attached	$1281~~$1,295~~	$931~~$995~~	~~$195~~	~~$137~~			$6,744~~7,494~~~~$8,598~~
Multi-Family	$880~~$890~~	$640~~$684~~	~~$134~~	~~$94~~			$6,129~~7,248~~~~$7,747~~
Mobile Homes	$880~~$890~~	$640~~$684~~	~~$134~~	~~$94~~			$5,138~~5,809~~~~$6,568~~
Other Residential Types	$880~~$890~~	$640~~$684~~	~~$134~~	~~$94~~			$5,525~~6,246~~~~$7,005~~
Non Residential Per 1,000 Square Foot							
			Law Enforcement	Fire Protection	~~General Government~~	Transportation	TOTAL
Commercial/Shopping Center	N/A	N/A	$434	$602~~$654~~	~~$544~~	$12,019~~14,792~~	$13,055~~15,828~~~~$16,424~~
Office/Institution	N/A	N/A	$434	$602~~$654~~	~~$544~~	$4,098~~5,044~~	$5,134~~6,080~~~~$6,676~~
Business Park	N/A	N/A	$434	$602~~$654~~	~~$544~~	$7,934~~9,765~~	$8,970~~10,801~~~~$11,397~~
Light Industrial	N/A	N/A	$434	$602~~$654~~	~~$544~~	$2,382~~2,932~~	$3,418~~3,968~~~~$4,564~~
Warehousing	N/A	N/A	$434	$602~~$654~~	~~$544~~	$1,695~~2,086~~	$2,731~~3,122~~~~$3,718~~
Manufacturing	N/A	N/A	$434	$602~~$654~~	~~$544~~	$1,307~~608~~	$2,343~~2,644~~~~$3,240~~

South District Development Fees

Building Type	Libraries		Law Enforcement	Fire Protection	General Government	Transportation	
Residential-Per Housing Unit							
Single Family Detached	$209~~$277~~		$452	$624~~$683~~	~~$567~~	$2,300~~,831~~	
Single Family Attached	$209~~$277~~		$452	$624~~$683~~	~~$567~~	$1,409~~734~~	
Multi-Family	$144~~209~~~~$190~~		$311	$429~~$470~~	~~$390~~	$1,615~~987~~	
Mobile Homes	$144~~$190~~		$311	$429~~$470~~	~~$390~~	$1,199~~475~~	
Other Residential Types	$144~~$190~~		$311	$429~~$470~~	~~$390~~	$1,353~~665~~	
Building Type	Neighbor-hood Parks	Community Parks	~~Trails~~	~~Open Space~~			TOTAL
Single Family Detached	$1281~~$1,295~~	$931~~$995~~	~~$195~~	~~$137~~			$5,797~~6,328~~~~$7,432~~
Single Family Attached	$1281~~$1,295~~	$931~~$995~~	~~$195~~	~~$137~~			$4,906~~5,231~~~~$6,335~~
Multi-Family	$880~~$890~~	$640~~$684~~	~~$1344~~	~~$94~~			$4,019~~456~~~~$5,150~~
Mobile Homes	$880~~$890~~	$640~~$684~~	~~$134~~	~~$94~~			$3,603~~879~~~~$4,638~~
Other Residential Types	$880~~$890~~	$640~~$684~~	~~$134~~	~~$94~~			$3,757~~4,069~~~~$4,828~~
Non. Residential Per 1000 Square Foot							
			Law Enforcement	Fire Protection	General Government	Transportation	TOTAL
Commercial/Shopping Center	N/A	N/A	$434	$602~~$654~~	~~$544~~	$5,218~~6,422~~	$6,254~~7,458~~~~$8,054~~
Office/Institution	N/A	N/A	$434	$602~~$654~~	~~$544~~	$1,778~~2,189~~	$2,814~~3,225~~~~$3,821~~

Business Park	N/A	N/A	$434	$602~~$654~~	~~$544~~	$3,443~~4,238~~	$4,479~~5,274~~~~$5,870~~
Light Industrial	N/A	N/A	$434	$602~~$654~~	~~$544~~	$1,034~~1,272~~	$2,070~~2,308~~~~$2,904~~
Warehousing	N/A	N/A	$434	$602~~$654~~	~~$544~~	$736~~906~~	$1,772~~1,942~~~~$2,538~~
Manufacturing	N/A	N/A	$434	$602~~$654~~	~~$544~~	$567~~698~~	$1,603~~1,734~~~~$2,330~~

~~(Ord. No. 99-98, 9/1/99, Amended) SUPP 1999-3~~
~~(Ord. No. 01-164, 10/2/01, Amended) SUPP 2001-3~~
~~(Ord. No. 04-09, 02/03/04, Amended) SUPP 2004-1~~
~~(Ord. No. 05-65, 11/15/05, Amended) SUPP 2005-4~~
~~(Ord. No. 07-43, 12/18/07, Amended Table (b)) SUPP 2007-4~~

TABLE 20-53(c)

RESIDENTIAL IMPACT FEES

TIERRA DEL RIO

FEES EFFECTIVE: NOVEMBER 10, 2008

Tierra Del Rio

Residential Impact Fees

	SINGLE FAMILY RESIDENTIAL			MULTI-FAMILY		
	Fees	Agreement Credit	TOTAL	Fee	Agreement Credit	TOTAL
Library	$209~~$277~~	$172	$37~~$105~~	$144~~$190~~	$118	$26~~$72~~
Neighborhood Parks	$1281~~$1,295~~	~~$0~~	$1281~~$1,295~~	$880~~$890~~	~~$0~~	~~$890~~ $880
Community Parks	$931~~$995~~	~~$0~~	$931~~$995~~	$640~~$684~~	~~$0~~	$640~~$684~~
Trails	~~$574~~	~~$574~~	~~$0~~	~~$395~~	~~$395~~	~~$0~~
Open Space	~~$308~~	~~$308~~	~~$0~~	~~$212~~	~~$212~~	~~$0~~
Law	$452	$0	$452	$311	$0	$311

Fire	~~$683~~ $624	$0	$624~~$683~~	~~$470~~ $429	$0	$429~~$470~~
General Government	~~$567~~	~~$251~~	~~$316~~	~~$390~~	~~$172~~	~~$218~~
Transportation	$898	$898	$0	$622	$0	$622
TOTALS	$4,395 ~~$6,049.00~~	**$2203.00**	$2,192 ~~$3,846.00~~	$3,026~~$4164.00~~	$118~~$4164.00~~	$2,908 ~~$8328.00~~

~~(Ord. No. 08-28, 108/26/08, Enacted Table (c)) SUPP 2008-03~~