

Transportation Impact Fee Advisory Committee

November 1, 2017

Meeting Minutes

Meeting called to order at 9:00 AM

Attendance

- Committee Members Present: Bill White, Craig Soehren, Arthur Whitten, John Dietzman, Jim Bakke, Amber Waldref, Sabrina Minshall, E.J. Iannelli, Ben Stuckart, Kerry Brooks,
- Committee Members Not Present: John Fisher, Alan Springer, Andrew Rolwes, Joe Tortorelli
- Staff Present: Inga Note, Eldon Brown, Patty Kells, Katherine Miller, James Richman

Discussion Items:

1. West Plains Open House

Staff report: Inga Note

- Brief discussion on the lack of attendance at the open house and feedback that was received via email/phone call afterward.

2. Misc. edits to Impact Fee Code

Staff report: Inga Note

- Staff presented the section of code that allows annual inflation-based adjustments to the rates. The current code ties the adjustment to the WSDOT Construction Cost Index (CCI), which is no longer being updated. One other option would be the National Highway Construction Cost Index (NHCCI) published by FHWA. But this index does not account for regional trends in costs. Sabrina Minshall suggested looking at the 5-year rolling average percentage increase of the Consumer Price Index for the West Urban region. Staff will explore this option further.
- The city code says that the impact fees must be used within a 6-year time window. This matched state law when the ordinance was first adopted in 2011, but the state law has since changed to allow a 10-year time frame. The city code needs to be updated to match the state law.

3. Impact Fee Revenue, Project Lists & Future Rates

Staff report: Inga Note

- Staff provided an updated total of impact fees collected between Jan 2011 and Oct 2017 broken down by each district.
- The group prefers to remove the already built “payback” projects (37th Avenue & Havana Street Bridge) from the list and keep the fees lower.
- There was discussion about adding an additional \$5 to the TBD fee (or other source) as a way to supplement the impact fee projects, and reduce the rates for development in the West Plains and the Yards. Staff will work with council members and the administration over the next few weeks to explore this.
- Items to address for the next meeting:
 - Provide a chart showing the fee intake by year

4. Next Meeting

Topics for the next meeting will include more discussion on rates, developer share, etc.

Meeting Adjourned at 10:55 AM

Next Transportation Advisory Committee Meeting is scheduled for late November 2017, date to be determined.

Note: Minutes summarized by staff.