



Governing Body
of the
City of Rio Rancho
Special Committee on Impact Fees

MINUTES

DECEMBER 14, 2016
1:00 PM
Overflow Room, City Hall

COMMITTEE MEMBERS PRESENT:

Greggory Hull, Mayor
Dawnn Robinson, Councilor Dist. 2
Cheryl Everett, Councilor Dist. 3
Brain Patterson, Titan Development
Anthony Caravella, Director of Dev. Svcs.
Don Martinez, Senior Financial Analyst

GOVERNING BODY MEMBERS PRESENT:

Marlene Feuer, Councilor Dist. 4
David Bency, Councilor Dist. 6

OTHER STAFF PRESENT:

Peter Wells, Assistant City Manager
Stephen Ruger, City Clerk

COMMITTEE MEMBERS ABSENT:

David Newell, RayLee Homes

CALL TO ORDER

Mayor Hull called the meeting to order at 1:04 p.m.

DISCUSSION AND DELIBERATION

- Approval of Minutes of November 30, 2016

The minutes were approved by consent of the members present.

- Approval of Minutes of December 7, 2016

The minutes were approved by consent of the members present.

- Presentation on Impact Fee Credits

Anthony Caravella gave a presentation on impact fee credits. He highlighted some of the major developments through which developers hold excess impact fee credits and explained how such credits are allocated and used.

Several members of the committee asked if the City currently has existing development agreements. Mr. Caravella explained that the City does have active agreements.

Councilor Bency asked if the City has a good handle on impact fee credits. Mr. Caravella stated that the City does track and maintain impact fee credits, but still has a few things to improve upon.

- 1 • Discussion of Impact Fees
2

3 Brian Patterson gave a presentation on how impact fees in Rio Rancho compare to
4 Albuquerque. He would like to focus on water, sewer, roads, and drainage.

5
6 Cheryl Everett asked Mr. Caravella what the long term objectives are for multi-family. Mr.
7 Caravella explained the City has a lot of land available, but cost plays a huge role in securing
8 large tracts for development. There is not a big demand for multi-family in Rio Rancho, which
9 might be due to current lifestyles.

10
11 Don Martinez would like to add data from Bernalillo County to the impact fee comparison
12 presented by Brian Patterson.

- 13
14 • Confirming Next Meeting Date

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16 The committee did not discuss the next meeting date and kept the schedule as prescribed.

17
18 **ADJOURNMENT**

19
20 Mayor Hull adjourned the meeting at 2:37 p.m.

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22 **APPROVED THIS JANUARY 4, 2016**

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26
27 **Greggory D. Hull, Mayor**

28 **ATTEST:**

29
30 **Stephen J. Ruger, City Clerk**
31 **SEAL**