



**Impact Fee Advisory Committee
January 29, 2018
6:00 PM
Town Lake Center, Room 100
721 Barton Springs Road
Austin, Texas**

For more information go to: www.austintexas.gov/ifac

MEETING MINUTES - APPROVED

Kris Bailey
Dick Kallerman
Susan Turrieta

Lottie Dailey
Lance Parish

Roman Grijalva
Bobak Tehrani

A. CALL TO ORDER – January 29, 2018, 6:00 p.m.

IFAC Chair Bailey called the meeting to order at 6:04 pm.

Committee Members in Attendance: Kris Bailey; Roman Grijalva; Dick Kallerman; Lance Parish; Bobak Tehrani

City of Austin Staff in Attendance: Joseph Gonzales, Christina Romero, Joe Smith, Martin Tower (Austin Water); Annick Beaudet, Liane Miller (Austin Transportation Department); Brian Long (Project Systems Intelligence Office)

B. CITIZEN COMMUNICATION

The first 10 speakers signed up prior to the meeting being called to order will each be allowed a three-minute allotment to address their concerns regarding items not posted on the agenda.

None

C. APPROVAL OF MINUTES

1. Approval of minutes from the July 25, 2017 Impact Fee Advisory Committee meeting.

Committee Member (CM) Grijalva moved to approve, CM Tehrani seconded and the minutes were approved 5-0.

D. OLD BUSINESS

1. Staff briefing on water/wastewater impact fee calculation update.

Martin Tower (AW) reviewed the process and project schedule for the water and wastewater impact fee update. He reported that AW has completed the Land Use Assumptions and Capital Improvement Plan (CIP) for the update, and are still working on the fee calculations and the public involvement phase. Joe Smith (AW) described the process for developing Land Use Assumptions for the update, including the 2025 population and employment projections. Mr. Smith reported that the projections were coordinated with the City Demographer. Mr. Smith reviewed the process to develop the Capital Improvement Plan, including identifying past and future projects with capacity for new users. Staff reported that the majority of the CIP is for existing projects that have additional capacity. The maximum allowable fee is being calculated and preliminary results show the maximum allowable fees for water and wastewater will be similar to the last update. Mr. Tower

reviewed the historical differences between maximum allowable, assessed and collected fees, with a plan to have a discussion specific to the fees with the IFAC at the April meeting. Staff discussed the public involvement plan. AW is still planning for September 2018 to present the fee to Council with AW's budget.

2. Follow-up discussion on the water/wastewater Semi-Annual Impact Fee Report for April 1, 2016 through September 30, 2016 related to waiver clarification.

Joseph Gonzales (AW) reported that the waivers that had been previously unidentified had been categorized and the reports had been updated to reflect the changes. Staff noted that the next two semi-annual reports will be presented at the next IFAC meeting.

3. Staff update on service areas and land use assumptions for street impact fees.

Presentation by ATD consultant, Kimley Horn & Associates on Street Impact Fees. Jeff Whitacre (Kimley-Horn) noted that the Land Use Assumptions had been presented to City Council on October 19, 2017 and a public hearing was held. Staff received comments from City Council and will bring back the Land Use Assumptions with the next phase of the study for approval.

4. Staff briefing on service units for street impact fees under development in accordance with Chapter 395 of the Local Government Code.

Jeff Whitacre (Kimley-Horn) reviewed the way service units for roadways are calculated and provided some examples based on typical land uses. Mr. Whitacre also discussed the updated schedule for the study, which allows for feedback on the capital improvement plan based on the City's transportation plan update, the Austin Strategic Mobility Plan. Annick Beaudet (ATD) discussed the public engagement and plan development process for the Austin Strategic Mobility Plan.

E. NEW BUSINESS

1. Discussion and possible action on benefits of an independent oversight committee recommendation for the street impact fee roadway capacity plan.

Chair Bailey moved to delay this item until the next meeting. Discussion ensued regarding the development and review of the capital improvement plan, or roadway capacity plan, for the street impact fee, with the goal of ensuring transparency. Jeff Whitacre (Kimley-Horn) noted that the roadway capacity plan will be a finite list of projects and will provide transparency to the development community, as well as the community at large, and the IFAC will have input into the list. CM Tehrany suggested the item be discussed during the policy development phase of the study.

2. Staff update on the implication of SB 1396 from the 74th state legislative session (1995) on the street impact fee study.

Liane Miller (ATD) reported what staff had learned about the implications of Senate Bill 1396 on street impact fees, specifically that impact fees or any other mitigation for traffic impacts would not be able to be collected in a certain area of North Austin as designated by the legislation. Staff is proposing to include the projects within that area in the roadway capacity plan, as they are needed based on the projected growth, and that in the fee calculation and policy phases of the study, the fee collection assumptions would reflect the legislation. CM Tehrany requested that staff contact Councilmember Flannigan as this area is within his district and the Government Affairs office as this issue should be considered leading up to the next legislative session.

3. Discussion and possible action on future Impact Fee Advisory Committee meeting dates for 2018.

The committee identified April 4, 2018 as the date for the next meeting, with subsequent meeting

dates to be discussed at future meetings.

F. FUTURE AGENDA ITEMS

Chair Bailey requested that item E1 be brought back to the committee at a future date (September was suggested). In the meantime, Annick Beaudet indicated that the Austin Transportation Department could bring information to the committee on how projects, such as new signals, are prioritized and implemented by the department. Staff also discussed a public event being held on February 24, 2018 related to the development of the Austin Strategic Mobility Plan that committee members are invited to attend. The chair requested that staff post a notification of a potential quorum at the event.

G. ADJOURN

The meeting was adjourned at 8:00 pm.



Impact Fee Advisory Committee
January 29, 2018
6:00 PM
Town Lake Center, Room 100
721 Barton Springs Road
Austin, Texas

For more information go to: www.austintexas.gov/ifac

Sign-in Sheet

IFAC MEMBERS:

Kris Bailey

Lottie Dailey

Roman Grijalva

Dick Kallerman

Lance Parish

Bobak Tehrany

Susan Turrieta

OTHERS (Name – Representing):

1. Liane Miller - COA ATD

2. Jeff Whitacre - Kimley-Horn

3. Joseph Gonzales - COA AW

4. Irishna Romero - COA AW

5. Dr. Hennessy

6. Ahnick Beaudet - ATD

7. Brian Long - AW

8. David King

9. [Signature] AW
MARTIN TAYLOR

10. Joseph D Smith AW

11. _____

12. _____

13. _____

14. _____

15. _____

16. _____