



## Legislation Text

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**File #:** 16-391, **Version:** 1

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A resolution increasing drainage basin fees for the Sand Creek drainage basin.

(Legislative)

**Presenter:**

Peter Wysocki, Planning Director, Planning and Community Development  
Elizabeth Nijkamp, Civil Engineer III

**Summary:**

At its December 3, 2015 meeting, the City/County Drainage Board approved a \$36.00 per acre increase in the City's drainage fees in the Sand Creek Basin (See Exhibit A) for drainage facilities constructed where costs were not identified in the Drainage Basin Planning Study.

This item is scheduled to be presented for action at the June 14, 2016 City Council regular meeting.

**Previous Council Action:**

During the City Council work session on May 23, 2016, this item was referred to the Regular City Council session on June 14, 2016.

On November 28, 1995 City Council adopted Resolution No. 189-95 approving the Sand Creek Drainage Basin Planning Study and establishing the Sand Creek Drainage Basin Fees, Bridge Fees, and Detention Pond Facility and Land Fees.

**Background:**

The authorization and administration of the Drainage Basin fee program is described in the City of Colorado Springs City Code, Chapter 7, Planning, Development and Building, Article 7, Subdivision Regulations, Part 9, Subdivision Drainage Facilities; The Drainage Criteria Manual, and the Engineering Criteria Manual.

The current Drainage Facility fee for the Sand Creek Drainage Basin is \$10,247 per acre to be collected from the developer at the time of platting. The City/County Drainage Board approved a \$36.00 per acre increase in drainage fees in the Sand Creek Basin at its December 3, 2015 meeting. The fee adjustment was based upon the cost of a facility that was installed within the Powers Pointe subdivision, southwest of Powers Boulevard and Barnes Road that will carry major storm event discharges from multiple sites. This 66" system costing \$217,404.00 is a logical extension to the existing 66" system that was approved as reimbursable in 2009 by the City/County Drainage Board. Because these facility costs were not identified in the Sand Creek Drainage Basin Planning Study, an adjustment to the Sand Creek Basin Drainage Fee is appropriate so that the cost per acre is consistent with the actual costs for facilities.

The calculation is made by examining the current Sand Creek Drainage Basin Planning Study ("DBPS") to ascertain the estimated costs of facilities and number of acres remaining to be platted/developed. Since the costs of this facility were not included in the March 1996 DBPS facility costs, \$217,404.00 should be added to the facility costs. The number of unplatted acres is updated to reflect the current unplatted acres by adding the acres platted since the last calculation to the acreage total. Then the new estimated fee amount is divided by the number of current unplatted acres to determine the appropriate fee per acre. (Facility costs ÷ unplatted acres = Fees). The difference between the current fee amount and the new fee amount is the amount fees should be adjusted to maintain an appropriate fee structure for the basin. This process is used each time facilities are added to what was estimated in the DBPS. This fee adjustment amounts to a 0.35% increase over the current fee.

This item supports the City's strategic goal relating to investing in infrastructure. Drainage infrastructure is vital to insure the City's ability to protect its citizens and downstream neighbors from potential damage due to stormwater.

**Financial Implications:**

Drainage, bridge and detention pond fees are paid by developers and are used to reimburse other developers who construct drainage improvements that cost more than their fee obligation. It is important to keep these fees current with the construction and material cost inflation rates to minimize the disparity between facility reimbursement cost and revenues collected to refund these costs. There are no City budget impacts.

**Board/Commission Recommendation:**

The City/County Drainage Board approved a \$36.00 per acre increase in drainage fees in the Sand Creek Basin at its December 3, 2015 meeting. The fee was adjusted based upon the cost of a facility that was installed. The facility was not identified in the Sand Creek Drainage Basin Planning Study therefore prompting an adjustment to the Sand Creek Basin Drainage Fee.

**Stakeholder Process:**

The City/County Drainage Board approved the \$36.00 per acre fee for drainage facilities in the Sand Creek Drainage Basin at its December 3, 2015 meeting. City/County Drainage Board agendas are published and posted in advance for those interested in attending meetings. There were no comments either for or against by attendees for this fee increase.

**Alternatives:**

Approve or disapprove the \$36.00 per acre increase to the Sand Creek Basin Drainage fee based upon increased facilities costs.

**Proposed Motion:**

Move to approve the resolution increasing the drainage basin fee for the Sand Creek Drainage Basin in the amount of \$36.00 per acre.

A resolution increasing drainage basin fee for the Sand Creek Drainage Basin in the amount of \$36.00 per acre.