

MINUTES FROM THE JOINT IMPACT FEE ADVISORY COMMITTEE SPECIAL
MEETING
HELD ON February 19, 2025, AT 6:00 P.M.

MEMBERS PRESENT: Teran Mitchell, Ray Liercke, Brendan McCarthy, Phillip Mills, and Kelly McCormick

MEMBERS ABSENT: None

CITY STAFF PRESENT: Brenda Ellis, Nicole Coffey, and legal counsel Geoff Schroeder.

TRANSCRIBER: Nicole Coffey

CALL MEETING TO ORDER/ESTABLISH QUORUM

Brendan McCarthy called the meeting to order.

MINUTES:

*Action Item - January 9, 2025

Teran Mitchell made a motion to approve the minutes, Ray Liercke seconded the motion. The vote goes as follows: Liercke; aye, Mitchell; aye, McCarthy; aye, McCormick; aye, and Mills; aye. The vote passes by a unanimous vote.

Chairperson Brendan McCarthy asked the city staff about a wording of a sentence he believed it was wrong. Staff Member Nicole Coffey read the prior sentences, so he knew where the wording came from. The funds would come out from the streets funds because the project would be for streets.

RECOGNIZE PERSONS IN THE AUDIENCE:

*Rod Dudley

There was a discussion regarding the difference between impact fees and hookup fees and where the city stands with both of them. Impact fees are collected for parks, streets, fire, and police. The fees collected for water and wastewater are availability fees. The impact fees are collected when the building permit is paid for.

There was a discussion regarding the Impact Fee Advisory Committee is a recommendation body they are to make recommendations to Planning and Zoning and City Council. The City Council is the deciding body.

There was a discussion regarding is there a record keeping on how the fees are spent, where they are kept, and are those records available for citizens to request through a public record.

OLD BUSINESS:

*Discussion/Action Item

Committee to meet with Elmore County.
Further discussion regarding Elmore County Capital Improvement Plan for EMS.

*Discussion/decision-Action Item on findings and recommendations to render written report to the City Council regarding adoption or amendment of Elmore County Capital Improvement Plan

Elmore County did not make the meeting. The committee still has questions for the county to further discuss the EMS fees. As of now the committee does not feel prepared or ready to make a recommendation to the governing body.

There was a discussion regarding the written recommendations from the Impact Fee Advisory Committee to the governing body. What they can put in the report, or they can wait and have another meeting then make the written recommendations.

Phillp Mills motioned to table the item till after they meet with the county. Ray Liercke seconded the motion. The vote goes as follows: Liercke; aye, Mitchell; aye, McCormick; aye, and McCarthy; aye. The vote passed unanimously.

NEW BUSINESS:

*Action Item – Discussion/Decision
Set Day of the week for Quarterly Meetings

There was a discussion regarding meeting once a quarterly. Second Thursday was agreed on. Quarterly meetings will start in January time set for 6:00 P.M.

Brendan McCarthy made a motion to have beginning quarterly meetings that take place on the second Thursday of each quarter at 6:00 P.M. Keeping the April 7th Meeting that was already scheduled. Teran Mitchell seconded the motion. The vote goes as follows: McCormick; aye, Liercke; aye, Mitchell; aye, and McCarthy; aye. The votes passed unanimously.

GENERAL BOARD DISCUSSION:

There was a discussion regarding a meeting for water and wastewater, reviewing growth rates, and funds. Senior City Planner Brenda Ellis is working on getting the reports prepared for the committee.

There was a discussion regarding an email that the mayor sent out to Planning and Zoning staff and Impact Fee Advisory Committee wanting to schedule a meeting with everyone and department heads to discuss the CIP. The meeting request is for March.

There was a discussion regarding Brendan McCarthy reaching out to ITD to discuss some of the projects we have listed in the CIP. ITD seems interested in coming to the committee meetings to discuss those projects. Projects like Airbase Rd/Haskett streetlight that is on the CIP, discuss Smith Rd and how we can do intergovernmental agreements.

There was a discussion regarding how many new residential construction permits were pulled in in January 2025. There 7 total new residential construction permits.

SET DATE FOR NEXT MEETING:

April 7th, 2025, at 5:00 P.M.

March 13th, 2025, at 6:00 P.M. for special meeting with the mayor and department heads.

There was a discussion regarding when to schedule with the county to go over EMS fees.

ADJOURN:

Kelly McCormick motioned to adjourn; Teran Mitchell seconded the motion. All in favor; aye. The motion passed unanimously.

There being no further business to come before the Committee, the meeting was adjourned at 7:07 P.M.


Chair