

STAFF REPORT
City of Lancaster, California

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10/13/09
MVB

Date: October 13, 2009

To: Mayor Parris and City Council Members

From: Barbara Boswell, Finance Director

Subject: **Annual CPI Adjustment of Fee Schedule Relating to Cost of Services and Annual CCI Adjustment of Development Impact Fees**

Recommendations:

Adopt **Resolution No. 09-91**, rescinding Resolution No. 08-31 in its entirety and establishing fee schedules relating to cost of services.

Adopt **Resolution No. 09-92**, rescinding Resolution No. 08-32 in its entirety and establishing new development impact fee schedules for the installation and upgrade of traffic signals, traffic impact, planned drainage facilities and urban structure program – parks.

Fiscal Impact:

Based on projected service levels, there will be an immaterial change in revenues for the current fiscal year with the increase.

Background:

On March 25, 2008 the City Council adopted Resolution No. 08-31 establishing a citywide fee schedule relating to cost of services for both development and non-development services effective July 1, 2008. Included in the resolution was allowance for an annual adjustment based on the prior year Los Angeles-Riverside-Orange Co – All Urban Consumers (CPI-U) annual percentage change. The annual average percentage change for 2008 was 3.5%. Adjusting fees incrementally by the CPI results in the fees keeping pace with the cost of providing those services.

There are several new fees proposed as part of this action:

SERVICE TITLE	Proposed Fee January 1, 2010	
RIGHT-OF-WAY INVESTIGATION	\$50 plus the actual time spent by all personnel involved at the fully allocated hourly rates	
FILMING/SPECIAL EVENT ENCROACHMENT PERMIT	\$325	Daily Permit
	More than 1 calendar day - Charge the fully allocated hourly rate for all personnel involved plus any outside costs	
ILLEGAL DUMPING INVESTIGATION IN RIGHT-OF-WAY	Charge the fully allocated hourly rates for all personnel involved plus any outside costs	
FOOD SERVICE GREASE INSPECTIONS		
Initial application, request of waiver or variance, change of ownership	\$300	
Annual base fee per restaurant	\$600	
Restaurants without an interceptor per restaurant in addition to base fee	\$850	
Replacement FOG binder	\$50	
Plan review	Charge the fully allocated hourly rates for all personnel involved plus any outside costs	
ON-SITE INDUSTRIAL WASTE PERMIT		
Initial application	\$470	
Annual inspection	\$300	
Successor-in-interest or revision application	\$235	
Plan review	Charge the fully allocated hourly rates for all personnel involved plus any outside costs	
Wastewater Sampling & Analysis	Charge the fully allocated hourly rates for all personnel involved plus any outside costs	
MOBILE HOME INSPECTION	\$196 first hour; \$82 second & subsequent whole hours; \$41 each 30 minutes or fraction thereof	
MASTER PLAN DRAIN FACILITY REFUND REVIEW	\$1,035	Initial Refund - per application
	\$470	Quarterly Refund - per refund
	\$470	Semiannual Refund - per refund
LANDSCAPE BUILDING PLAN CHECK/INSPECTION	Charges at the fully allocated hourly rates for all personnel involved plus any outside costs	

On April 25, 2006 the City Council adopted Resolution 06-93 establishing development impact fees. Impact fees are assessed as development occurs to provide funding to address the infrastructure needs that are a direct result of development. The adopting resolution provided an allowance for an annual adjustment based on the Engineering News Record Construction Cost Index (CCI) which for 2008 was 7.0%. The proposed impact fee schedule reflects this increase. Adjusting fees by the annual change in CCI ensures the fees keep pace with changes in the cost to construct the infrastructure which these fees fund.

City staff also recommends increasing the animal license fees for dogs. The fee for unaltered dogs would increase from \$30 to \$60 per license and the fee for altered dogs would increase from \$15 to \$20 per license. The proposed fee schedule brings the City of Lancaster's animal control license fees in line with those charged in unincorporated Los Angeles County and the City of Palmdale. Revenues generated by the license fees are used to offset the cost of providing animal control services.

If adopted, the attached fee schedules will go into effect January 1, 2010.

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Attachments:

1. Resolution No. 09-91
2. 09 Master Fee Schedule
3. 09 Building Fee Schedule
4. 09 Mechanical, Electrical, Plumbing Fee Schedule
5. 09 Miscellaneous Building Fee Schedule
6. 09 Parks, Recreation and Arts Fee Schedule
7. Resolution No. 09-92
8. 09 Development Impact Fee Schedule