

SOUTH WEBER CITY



PARKS AND RECREATION

CAPITAL FACILITIES PLAN AND DEVELOPMENT IMPACT FEE ANALYSIS

MAYOR

JOSEPH E. GERTGE

CITY COUNCIL

VAL PETERSON

JOHN MASSENGALE

JEFF MONROE

LYNN THOMAS

MICHAEL POFF

CITY MANAGER

RONALD CHANDLER

MAY 2004

Prepared by:

SOUTH WEBER CITY ENGINEER

BOYD DAVIS, P.E.

INDEX TO TABLES

TABLE	PAGE
Executive Summary	
Summary of South Weber City Existing Park Facilities	1
Maximum Allowable Impact Fees.....	2
Capital Facilities Plan	
South Weber City Parks and Open Space.....	5
Parks and Open Space Detail of Estimated Replacement Costs.....	6
Parks and Open Space Summary of Estimated Replacement Costs.....	10
Development Impact Fee Analysis	
Maximum Allowable Impact Fees.....	15

TABLE OF CONTENTS

I. Executive Summary	1
II. Introduction	3
III. Demographics	4
A. Current Population	4
B. Service Area and Projected Land Use	4
C. Projected Buildout Population	4
IV. Capital Facilities Plan	5
A. Service Standard	5
B. Inventory of Existing Facilities	5
C. Financing of Existing Facilities	11
D. Excess Capacity	11
E. Additional Facilities Needed at Present	11
F. Additional Facilities Needed at Buildout	11
G. Financing Needed Facilities	12
V. Development Impact Fee Analysis	13
A. Service Area	13
B. Proportionate Share of Costs	13
C. Credits for Past and Future Contributions	13
D. Impact Fee Calculation	14
E. Maximum Allowable Fee	16

APPENDICES

A. IMPACT FEE CALCULATION SPREADSHEET