



CAPITAL IMPROVEMENTS ADVISORY COMMITTEE MEETING

DATE: April 16, 2009
TIME: 3:30 P.M.
PLACE: City Hall
10th Floor, Large Conference Room
El Paso, Texas

MINUTES

MEMBERS PRESENT:

Mr. Ray Adauto (**Arrived at 3:50 pm**)
Mr. Bobby Bowling, IV
Mr. Larry Nance
Mr. Charlie Wakeem
Mr. Dan Olivas
Mr. Mark Dyer
Mr. Michael Wyatt
Mr. Richard Piñeda
Mr. Sal Masoud

1. Discussion and Action of the following:

- a. Approval of the minutes for the Capital Improvements Advisory Committee Meeting of April 2, 2009

ACTION: Motion made by Mr. Wakeem, seconded by Mr. Masoud, and unanimously carried to **APPROVE THE CAPITAL IMPROVEMENTS ADVISORY COMMITTEE MEETING MINUTES FOR APRIL 2, 2009.**

Motion passed.

- b. Presentation on general economy in El Paso as it may relate to impact fees

Mr. McElroy noted that he had tried to get two speakers from UTEP to speak to the committee members about the state of the economy but was unable to do so.

- c. Comments on calculation of maximum impact fees, including credit

ACTION: Motion made by Mr. Wyatt, seconded by Mr. Bowling, and unanimously carried to **APPROVE THAT "THE COMMITTEE FINDS THAT THE MAXIMUM IMPACT FEE PER SERVICE UNIT HAS BEEN DEVELOPED AND CALCULATED BY QUALIFIED PROFESSIONALS IN ACCORDANCE WITH THE TEXAS LOCAL GOVERNMENT CODE CHAPTER 395."**

AYES: Mr. Wakeem, Mr. Piñeda, Mr. Masoud, Mr. Wyatt, Mr. Nance, Mr. Dyer, and Mr. Bowling
NOT PRESENT FOR THE VOTE: Mr. Adauto

Motion passed.

***Note: Mr. Aduino arrived at the meeting at 3:50 pm.**

- d. Comments on Affordability Credit

Mr. McElroy recapped previous presentations made to the Capital Improvements Advisory Committee and noted that he spoke with the President of MLS and discussed data regarding what the impact fee would be. He also noted that information from MLS is forthcoming.

ACTION: Motion made by Mr. Bowling, seconded by Mr. Aduino, and carried that **THE COMMITTEE HAVE ONE MORE MEETING AND MAKE THE FINAL RECOMMENDATION, THAT THE COMMITTEE HAVE A CHANCE TO REVIEW ALL THE COMMENTS MADE BY THE COMMITTEE MEMBERS, AND THAT ALL COMMITTEE MEMBERS GET A COPY OF MR. NEAL'S 2005 ANNEXATION STUDY PLUS A COPY OF THE PRESENTATION THAT THE CHAMBER OF COMMERCE MADE ON FORT BLISS AND WHATEVER ADDITIONAL REPORTS MR. NEAL THINKS ARE HELPFUL.**

AYES: Mr. Masoud, Mr. Olivas, Mr. Dyer, Mr. Bowling, and Mr. Aduino

NAYS: Mr. Wakeem, Mr. Piñeda, Mr. Wyatt, and Mr. Nance

Motion passed.

Mr. Aduino expressed concerns as to how this will impact commercial businesses.

Mr. Neal pointed out that the 2005 Annexation Study did not include the water and sewer infrastructure associated with the annexation projects. He also pointed out that the annexation projects are not inclusive of all the areas for which an impact fee could be assessed. Red Oaks did a concurrent study with the 2005 Annexation Study that did address the water and sewer issue. The methodology that Red Oaks used for the purposes of the water and sewer calculations was not intended nor was it in conformity with the calculations that are necessary to do an impact fee.

Richard Giardina with Red Oaks commented.

- e. Comments on maximum impact fees to possibly be implemented
- f. Other comments to Council on impact fees related issues

ACTION: Motion made by Mr. Wyatt, seconded by Mr. Dyer, and unanimously carried to **POSTPONE ITEMS D (COMMENTS ON AFFORDABILITY CREDIT), E (COMMENTS ON MAXIMUM IMPACT FEES TO POSSIBLY BE IMPLEMENTED) AND ITEM F (OTHER COMMENTS TO COUNCIL ON IMPACT FEES RELATED ISSUES) TO THE NEXT CAPITAL IMPROVMENTS ADVISORY COMMITTEE MEETING.**

Motion passed.

- g. Schedule next meeting and agenda items

The next Capital Improvements Advisory Committee meeting was tentatively scheduled for Wednesday, April 29, 2009, at 10:00 a.m., location pending.

Adjournment

ACTION: Motion made by Mr. Wyatt, seconded by Mr. Dyer, and unanimously carried to **ADJOURN THE CAPITAL IMPROVMENTS ADVISORY COMMITTEE MEETING AT 4:35 P.M.**