



RESOLUTION NO. 7291

A RESOLUTION REVISING PARK SYSTEM DEVELOPMENT CHARGES, CLARIFYING FEES FOR ACCESSORY DWELLING UNITS AND MULTI-FAMILY UNITS, AND REPEALING RESOLUTION 7246.

WHEREAS, through the previous adoption of ordinances establishing and amending Albany Municipal Code 15.16 regarding system development charges (SDC), the Albany City Council has declared its intent to comply with the provisions of ORS 223.297 through 223.314; and

WHEREAS, a methodology for the calculation of an improvement and reimbursement fee SDC for the parks and recreation system in Albany has been developed as specifically described in the document reviewed and adopted on May 25, 2022; and

WHEREAS, the adopted methodology resulted in a maximum allowable fee of \$4,266 per resident or \$11,416 per the single-family dwelling Equivalent Residential Unit (ERU) when indexed to the Engineering News Record (ENR) Seattle Construction Cost Index (CCI) for November 2020; and

WHEREAS, instead of ramping to the maximum allowable fee per resident, the city's assessed parks SDC fees will be based on \$2,094.35 per resident, which is 49 percent of the maximum allowable SDC fee per resident in the May 25, 2022, adopted methodology; and

WHEREAS, the assessed SDC fee for single-family dwellings is based on the adopted methodology, which is scaled to house size up to a maximum amount so that smaller houses will have smaller fees and larger homes will have larger fees, at a base fee of \$1,977.56 plus \$1.39 per square foot up to \$5,604.84 per single-family dwelling unit; and

WHEREAS, single family dwelling units include detached single-dwelling houses, cottages/tiny homes, manufactured homes, and single-family attached dwellings referred to as Townhouses in the Albany Development Code; and

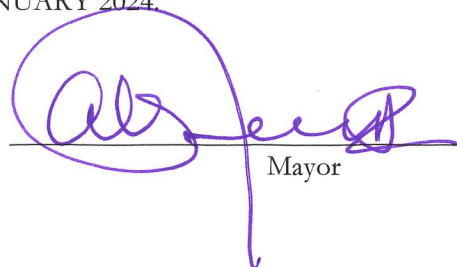
WHEREAS, the scaled rate for Albany's average size dwelling (2,250 square feet) is comparable to parks SDC fees assessed in comparable cities in the Willamette Valley (Corvallis, Lebanon, Eugene, Springfield, and Salem);

NOW, THEREFORE, BE IT RESOLVED by the Albany City Council that Resolution No. 7246 is hereby repealed as of the effective date of the revised charges; and

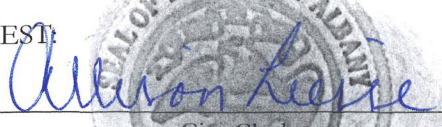
BE IT FURTHER RESOLVED that a set fee based on the approved methodology of 1.84 residents per multi-family dwelling at \$3,855.06 per unit will be assessed and applies to units in duplexes, triplexes, fourplexes and apartments; and

BE IT FURTHER RESOLVED that a set fee based on the approved methodology of 1.07 residents per Accessory Dwelling Unit will be assessed at \$2,240.96 per unit.

DATED AND EFFECTIVE THIS 10TH DAY OF JANUARY 2024.

  
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Mayor

ATTEST:

  
\_\_\_\_\_  
City Clerk

