AGENDA ITEM SUMMARY

DATE: 1/26/2009  DEPARTMENT: Legal  DEPT. HEAD SIGNATURE: [Signature]

SUBJECT:
Community Housing Fee Resolution

AUTHORITY: □ ID Code □ IAR □ City Ordinance/Code (IF APPLICABLE)

BACKGROUND/SUMMARY OF ALTERNATIVES CONSIDERED:

I am enclosing a proposed resolution for a BCHA administrative fee and for in lieu fees. The resolution calls for an administrative of 3%, or 2% if realtors are involved, and in lieu fees consistent with the Housing Authority’s guidelines. Presently, the guidelines set in lieu fees at $111.82 per sq. ft. for Woodside and $131.90 per sq. ft. for the remainder of Hailey.

FISCAL IMPACT / PROJECT FINANCIAL ANALYSIS

Casele #

Budget Line Item #  YTD Line Item Balance $
Estimated Hours Spent to Date:  Estimated Completion Date: 
Staff Contact:  Phone #
Comments:

ACKNOWLEDGEMENT BY OTHER AFFECTED CITY DEPARTMENTS: (IF APPLICABLE)

City Attorney  Clerk / Finance Director  Engineer  Building
Library  Planning  Fire Dept.
Safety Committee  P & Z Commission  Police
Streets  Public Works, Parks  Mayor

RECOMMENDATION FROM APPLICABLE DEPARTMENT HEAD:

Discuss the proposed resolution. If acceptable, approve the resolution and authorize the mayor to sign the resolution.

FOLLOW-UP REMARKS:

Yr22 - continued from Yr21/09 Council Meeting
HAILEY RESOLUTION NO. 2009-01

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF HAILEY, IDAHO, ESTABLISHING ADMINISTRATIVE FEES TO BE PAID TO THE BLAINE COUNTY HOUSING AUTHORITY AND IN LIEU FEES FOR COMMUNITY HOUSING

WHEREAS, the Hailey Mayor and City Council seeks to promote the continued development and occupancy of community housing units;

WHEREAS, the Hailey Mayor and City Council has determined that the Blaine County Housing Authority is the most appropriate entity to ensure compliance with the covenants and restrictions of community housing deed restrictions;

WHEREAS, the Hailey Mayor and City Council wishes to recover costs for any service which is not incurred by the general public and which is generated by particular individuals;

WHEREAS, the Hailey City Council supports self-sustaining funding mechanisms for entities such as the Blaine County Housing Authority, which serve or function on behalf of several government organizations;

WHEREAS, the administrative fees established by this resolution have been recommended by the Blaine County Housing Authority and are intended to be reasonably related to the benefits conveyed to the individuals who require compliance with the covenants and restrictions of the community housing deed restrictions; and

WHEREAS, the in lieu fees established by this resolution have been recommended by the Blaine County Housing Authority and are intended to be reasonable and fair fees to be paid as an alternative to community housing under Section 4.11.5 of Hailey’s Subdivision Ordinance.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Hailey that unless a fee has been previously established by a deed restriction for community housing, a fee in the amount of three percent (3%) of the gross sales price of the deed restricted property shall be paid to the Blaine County Housing Authority upon closing of a sale of a community housing unit created within the City of Hailey; provided, however, in the event a realtor or realtors are engaged by the seller or buyer during the sale of alternative market workforce community housing unit sales and have earned a real estate commission, the fee to be paid to the Blaine County Housing Authority shall be reduced to two percent (2%) of the gross sales price of the deed restricted property to be paid upon closing.
NOW, THEREFORE, BE IT ALSO RESOLVED by the Mayor and City Council of the City of Hailey that pursuant to Hailey Subdivision Ordinance § 4.11.5.1.1, the in-lieu fee for community housing shall be the in-lieu fees established by the Blaine County Housing Authority Community Housing Guidelines, as amended.

THIS RESOLUTION is adopted by the Mayor and Hailey City Council and is in full force and effect on the 26th day of January, 2009.

ATTEST:

Richard L. Davis, Mayor

Mary Cone, City Clerk