

JEFFERSON COUNTY BOARD OF COUNTY COMMISSIONERS  
SPECIAL SESSION  
February 26, 2009

The Board met this date in Special Session. Present were Chairman Eugene Hall, Commissioners Hines Boyd, Stephen Fulford, Felix "Skeet" Joyner and Danny Monroe III. County Coordinator Roy Schleicher, Clerk of Court Kirk Reams, and County Attorney T. Buckingham Bird.

**1. PUBLIC HEARING**

**IMPACT FEE ORDINANCE REVISION DISCUSSION AND SELECTION**

**VERSION A**  
**ORDINANCE NO. 2009-02-26-09-01**

**AN ORDINANCE AMENDING JEFFERSON COUNTY ORDINANCE NO. 2008-02-21-08-01, THE JEFFERSON COUNTY COMPREHENSIVE IMPACT FEE ORDINANCE; PROVIDING FOR SUSPENSION OF COLLECTION OF THE COUNTY'S ROADS IMPACT FEES AND LAW ENFORCEMENT IMPACT FEES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

**VERSION B**  
**ORDINANCE NO. 2009-02-26-09-01**

**AN ORDINANCE AMENDING JEFFERSON COUNTY ORDINANCE NO. 2008-02-21-08-01, THE JEFFERSON COUNTY COMPREHENSIVE IMPACT FEE ORDINANCE; PROVIDING FOR A REDUCTION IN THE IMPACT FEE RATES FOR FIRE RESCUE AND EMERGENCY MEDICAL SERVICES IMPACT FEES; PROVIDING FOR SUSPENSION OF COLLECTION OF THE COUNTY'S ROADS IMPACT FEES AND LAW ENFORCEMENT IMPACT FEES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

2. Heather Encinosa, with Nabors, Giblin & Nickerson, briefly explained the two proposed revisions to the impact fee ordinance.
3. Commissioner Fulford asked for a repeal of the entire ordinance. His motion died for lack of a second.
4. Commissioner Joyner introduced version A, which he recommended at the workshop. Commissioner Boyd explained version B, which he recommended at the workshop.
5. Commissioner Boyd made a motion for version B, which Commissioner Joyner seconded. After discussion, Commissioner Joyner stated he was no longer going to promote version A.
6. Commissioner Monroe states the impact fees were the right thing to do at the time they were implemented, but that he realized that times/economic conditions can change. Commissioner Fulford expressed concerns with the burden on commercial fees and its impact on economic development.
7. Commissioner Fulford made a motion to amend the previous motion to zero out Fire and EMS impact fees. His motion died for lack of a second.
8. Citizen Dick Bailar spoke of the need for impact fees.

9. Citizen Chuck Sarkisian stated impact fees could only be used for infrastructure due to growth.
10. Citizen John Nelson stated impact fees were another tax and would like to see them eliminated or taken to zero.
11. Citizen Byron Barnhart stated his disappointment with the Board failing to get behind Commissioner Fulford and stated that the community that votes for commissioners did not want this.
12. Citizen Gary Gooch reiterated that impact fees could only be spent on capital improvements due to growth, of which Jefferson County had none.
13. Citizen C.P. Miller expressed disappointment that no commissioner addressed how the reduction would affect commercial operations and churches because the fees for these were still high.
14. Citizen Paul Michael stated a need for bringing jobs and revenue into the county by attracting businesses. He continued that impact fees hurt this type of economic growth.
15. Chairman Hall stated that laws require growth to pay for itself and that impact fees could be abated for businesses.
16. Commissioner Joyner stated he will not support raising property taxes and that he felt the commissioner has been fair regarding its response to the impact fee situation.
17. Commissioner Boyd stated the commissioner has gone a reasonable distance with this issue and have to consider what is best for the entire county, not just special interests.
18. Commissioner Monroe wanted to make sure that new growth paid for itself.
19. Commissioner Fulford asked for one more consideration for zeroing out Fire and EMS in the form of a motion. His motion died for a lack of a second.
20. On motion by Commissioner Boyd, seconded by Commissioner Joyner and unanimously carried, the motion to adopt Version B was approved.
21. Commissioner Boyd made a motion which Commissioner Monroe seconded to create an ordinance to refund impact fee monies back to June 1<sup>st</sup>, 2008. On motion by Commissioner Fulford, seconded by Commissioner Joyner, the motion to amend the previous motion to include all monies be refunded dating back to the inception of all impact fees affected was approved unanimously. The original motion, as amended, was unanimously carried.
22. Citizen Clyde Payton wanted to know when he would be able to pull a permit, to which County Coordinator Roy Schleicher recommended that the Building/Planning Department only collect half of the Fire/EMS impact fees from this point forward.
23. On motion by Commissioner Joyner, seconded by Commissioner Monroe, and unanimously carried, the meeting was adjourned.

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Chairman

Attest: \_\_\_\_\_  
Clerk