

RESOLUTION 1996-6

RESOLUTION OF THE BOARD OF DIRECTORS OF THE METROPOLITAN DOMESTIC WATER IMPROVEMENT DISTRICT PROVIDING FOR THE MONETARY IMPLEMENTATION OF IMPACT FEES FOR FIRE FLOW REQUIREMENTS ALONG AND CONTIGUOUS TO THE CORTARO FARMS ROAD CORRIDOR.

WHEREAS, the Metropolitan Domestic Water Improvement District, referred to as the District herein, is currently unable to provide necessary fire flow for new development as required by the 1994 edition of the Uniform Fire Code and enforced by the local fire districts for those areas along the Cortaro Farms Road Corridor Impact Area as noted on the attached exhibit; and

WHEREAS, the District has seen a significant increase in the amount of proposed development along the Cortaro Farms Road Corridor; and

WHEREAS, without the construction of a new infrastructure along said corridor the presiding fire districts will not authorize any further construction without sufficient fire flow; and

WHEREAS, the District has chosen to create a mechanism by which it can justify immediate funding for any necessary infrastructure improvements in order to allow construction within the District to continue; and

WHEREAS, the District has determined to establish a fair and equitable method by which the District could assess fees to those who choose to develop within an area known to be lacking in sufficient fire flow capability; and

WHEREAS, the District finds it necessary to create a fire flow impact area that denotes a portion of the existing District service area which would benefit from the aforementioned infrastructure improvements; and

WHEREAS, the District has identified a method by which it can recover much of the initial monetary outlay it must secure in order to complete these necessary improvements over a predetermined amount of time by developers who wish to build within this newly created assessment area.

NOW, THEREFORE, BE IT RESOLVED, that the Metropolitan Domestic Water Improvement District will impose the following assessments based on the category of the proposed construction within the Cortaro Farms Road Corridor Impact Area, as is depicted in the attached exhibit. The category will be determined by the status of the zoning at the time of development. Assessments shall be calculated as follows:

UNDEVELOPED SINGLE FAMILY	\$655.61 X 1	=\$655.61 PER ACRE
UNDEVELOPED MULTI-FAMILY	\$655.61 X 2.5	=\$1639.05 PER ACRE
UNDEVELOPED COMMERCIAL	\$655.61 X 3	=\$1966.86 PER ACRE

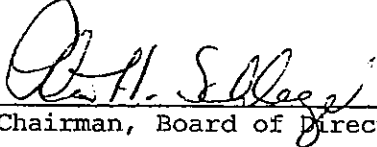
Any person previously assessed a fire flow fee as a condition of the original development will be obligated to pay additional fees should the use of the property be altered in such a manor as to change its current use or dwelling density.

This resolution shall be effective immediately upon its adoption by the Board of Directors of the Metropolitan Domestic Water Improvement District.

PASSED AND ADOPTED this 16 day of October, 1996

Metropolitan Domestic
Water Improvement District

Attest:



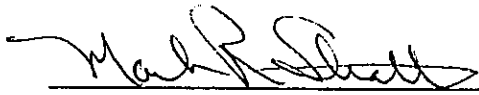
Chairman, Board of Directors



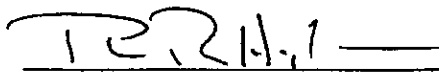
Clerk

Recommended by:

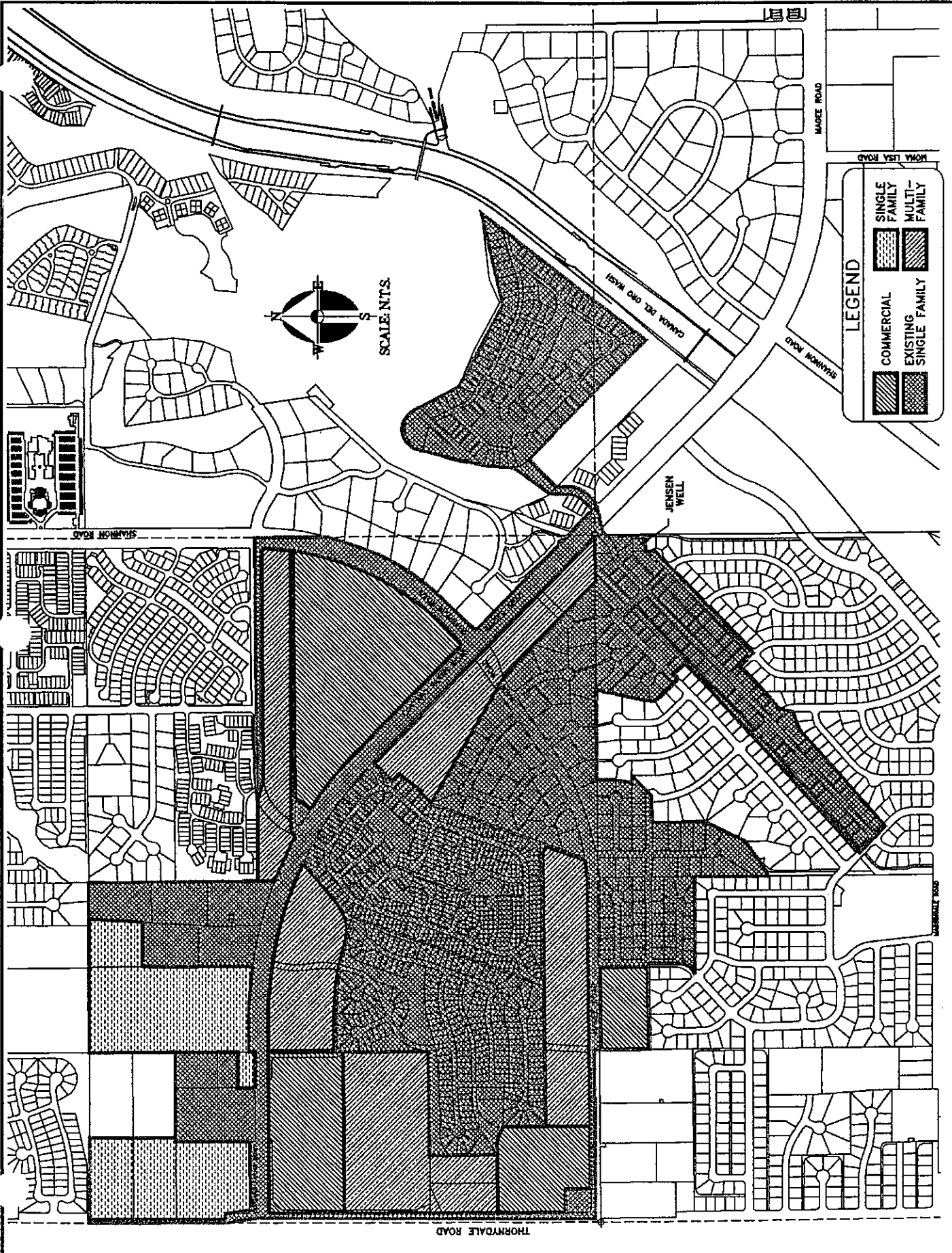
Approved as to form:



General Manager



Legal Counsel



LEGEND

[Diagonal Lines]	COMMERCIAL	[Cross-hatch]	EXISTING SINGLE FAMILY
[Horizontal Lines]	SINGLE FAMILY	[Vertical Lines]	MULTI-FAMILY

**CORTARO FARMS ROAD CORRIDOR
FIRE FLOW IMPACT AREA**

EXHIBIT B