

**CITY OF BRIGHTON, COLORADO**  
***RESOLUTION***

**RESOLUTION APPROVING TEMPORARY DEFERRAL OF  
DEVELOPMENT IMPACT FEES FOR NEW RESIDENTIAL  
CONSTRUCTION.**

**Resolution No:** \_\_\_\_\_

**WHEREAS**, the City Council finds and determines that authority is granted by the Charter and Municipal Code to the governing body of the City of Brighton, Colorado, to assess certain fees and charges for public services provided by the City; and,

**WHEREAS**, to date for 2014, the City of Brighton has issued 172 residential building permits; and

**WHEREAS**, after consideration of housing industry conditions it appears that the construction of housing will continue to be limited by market conditions, and that some reasonable incentive is warranted; and

**WHEREAS**, the Development staff believe that certain actions may stimulate activity in the residential market, which in turn will continue to support local jobs and associated industry in the City; and

**WHEREAS**, Sections 3-5-10 and 3-5-20 of the Brighton Municipal Code set forth the Development Impact Fees payable for the development of lands within the City and provides that such fees may be amended from time to time; and

**WHEREAS**, Section 15-4-30 of the Brighton Municipal Code indicates that references to fees associated with the implementation of the International Building Code shall mean those set forth in the City of Brighton Fee Resolution; and

**WHEREAS**, in reliance on the recommendations from City Staff, the City Council finds and determines that a temporary deferment of the collection of certain development impact fees may encourage certain types of new residential construction; and

**WHEREAS**, the proposed deferral in the payment of certain impact fees to the end of the construction process will not negatively impact the City's revenues in a material way; and

**WHEREAS**, the City Council further finds and determines that the recommended deferral of certain fees is reasonable and is intended to promote the health, safety and welfare of the citizens of Brighton.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BRIGHTON, COLORADO AS FOLLOWS:**

- 1. Applicable Development Impact Fees (not including metro and Lochbuie pass through wastewater fees) for new residential development (including multi-family) within the City of Brighton will be deferred to the end of the construction phase of the permit, and shall be due and payable in full prior to and as a condition of the issuance of a certificate of occupancy for the related permit;**
- 2. The extension of temporary fee deferment provisions set forth in paragraphs 1-3 above shall take effect for a period of twelve (12) months, beginning on January 1, 2015, and ending on December 31, 2015, subject to reasonable extensions as deemed appropriate and approved by the City Council.**
- 3. Notations shall be made to the Annual Fee Resolution to incorporate the temporary provisions set forth herein.**

**APPROVED this 16<sup>th</sup> day of December, 2014.**

**CITY OF BRIGHTON, COLORADO**

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**Richard N. McLean, Mayor, Mayor**

**ATTEST:**

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**Natalie Hoel, City Clerk, City Clerk**

**APPROVED AS TO FORM:**

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**Margaret R. Brubaker, City Attorney**