

RESOLUTION NO. \_\_\_\_\_

A RESOLUTION OF THE COMMON COUNCIL OF THE TOWN OF GILBERT, ARIZONA, PROVIDING FOR MODIFICATION OF PROPOSED IMPROVEMENTS DESCRIBED IN THE REPORT ENTITLED "LAND USE ASSUMPTIONS, INFRASTRUCTURE IMPROVEMENTS PLAN AND DRAFT DEVELOPMENT FEES" DATED MAY 1, 2014 PREPARED BY TISCHLERBISE TO SUBSTITUTE CONSTRUCTION OF IMPROVEMENTS TO GILBERT REGIONAL PARK INSTEAD OF TO HETCHLER PARK; AND PROVIDING FOR REPEAL OF CONFLICTING RESOLUTIONS.

WHEREAS, the Town of Gilbert adopted Land Use Assumptions and an Infrastructure Improvements Plan as required by Arizona Revised Statutes Section 9-463.05 prior to adopting its system development fees in 2014; and

WHEREAS, the Town retained TischlerBise, fiscal, economic and planning consultants, to prepare a written report analyzing the adopted Land Use Assumptions and the Infrastructure Improvements Plan and recommending system development fees for necessary public services, including parks facilities, to offset burdens imposed by new development on the Town, and

WHEREAS, on May 1, 2014, the Town Council adopted system development fees in accordance with the requirements of Arizona Revised Statutes Section 9-463.05, which fees became effective on July 15, 2014; and

WHEREAS, the report prepared by TischlerBise anticipated that the Town would use system development fees to construct improvements to Hetchler Park over the next ten years; however, the Town Council of Gilbert finds and believes that it is in the best interest of the Town and its residents to use system development fees toward the improvements to the Gilbert Regional Park (also referred to as Chandler Heights Basin Park), and

WHEREAS, the 57.1 acres of park improvements are included in the Town's Infrastructure Improvements Plan adopted pursuant to Arizona Revised Statutes Section 9-463.05 and are based on the same Land Use Assumptions as previously adopted by the Town; and

WHEREAS, a prorated portion up to 30 acres of the 272 acres in Gilbert Regional Park would be constructed using park system development fees; and

WHEREAS, Gilbert Regional Park will serve the same general service area as Hetchler Park; and

WHEREAS, system development fees currently in effect will not be changed as a result of the substitution of the Gilbert Regional Park improvements for the improvements to Hetchler Park; and

WHEREAS, the level of service in the service area will not be increased by the proposed change; and

WHEREAS, TischlerBise concurs that the substitution of the Gilbert Regional Park for Hetchler Park in the report prepared by TischlerBise does not materially change the report, inasmuch as the Land Use Assumptions, Infrastructure Improvement Plan and system development fees are not thereby changed.

NOW THEREFORE BE IT RESOLVED BY THE MAYOR AND COMMON COUNCIL authorizing the substitution of the Gilbert Regional Park improvements for the Hetchler Park improvements on Page 18 of the written report prepared by TischlerBise dated May 1, 2014 and the use of system development fees for Gilbert Regional Park improvements in compliance with the requirements of Arizona Revised Statutes Section 9-463.05, which section of the report shall be revised to read as follows:

#### INFRASTRUCTURE NEEDS ANALYSIS

Arizona's development fee enabling legislation requires jurisdictions to convert land use assumptions into service units and the corresponding need for additional infrastructure over the next ten years. As shown in Figure PR7, projected population and jobs drive the needs analysis for park improvements. To maintain current standards, Gilbert will improve approximately 57 acres of existing parkland over the next ten years. The ten-year, growth-related capital cost for park improvements is approximately \$20.76 million. ~~Given the close match with the growth-related need,~~ Gilbert plans to construct Hetchler Park a portion of Gilbert Regional Park (project PR069031 in the Town's CIP) with development fee funding within the next ten years.

\* \* \*

FURTHER RESOLVED, that the Town Clerk be and she is hereby directed to provide notice of the proposed amendment and post the amendment on the Town's website.

FURTHER RESOLVED, that all resolutions and parts of resolutions in conflict with this Resolution are hereby repealed.

PASSED AND ADOPTED BY THE COMMON COUNCIL OF THE TOWN OF GILBERT, ARIZONA THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

AYES: \_\_\_\_\_

NAYES: \_\_\_\_\_ ABSENT: \_\_\_\_\_

EXCUSED: \_\_\_\_\_ ABSTAINED: \_\_\_\_\_

APPROVED this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

\_\_\_\_\_  
John W. Lewis, Mayor

ATTEST:

\_\_\_\_\_  
Lisa Maxwell, Town Clerk

APPROVED AS TO FORM:

\_\_\_\_\_  
L. Michael Hamblin  
Town Attorney