

AGENDA

CITY OF TAYLOR, TEXAS

PLANNING AND ZONING COMMISSION MEETING

City Hall Council Chambers
Taylor City Hall, 400 Porter Street
October 11, 2016 6:00 P.M.

CALL TO ORDER AND DECLARE A QUORUM

CITIZENS COMMUNICATION

CONSENT AGENDA

(The Consent Agenda includes non-controversial and routine items that the Board may act on with one single vote. The Chairman or a Board member may pull any item from the Consent Agenda in order to discuss and act upon it individually as part of the Regular agenda.)

1. Review and approve minutes from the meeting on September 13, 2016.

REGULAR AGENDA – REVIEW/DISCUSS & CONSIDER/ACTION:

1. **Conduct Public Hearing and make a recommendation** to remove Appendix A. Zoning Fees from Appendix B. Zoning Ordinance. (Ordinance 2016-20)
2. **Conduct Public Hearing and make a recommendation** to Amend Chapter 11, Definitions, to clarify and update zoning definitions pertaining to 'Dwelling Unit, Minimum Size' and 'Industrialized Home'. (Ordinance 2016-24)

ADJOURN

Next Meeting Date: November 8, 2016.

The Board may vote and/or act upon each of the items listed in this Agenda. The Board reserves the right to retire into executive session concerning any of the items listed on this Agenda, whenever it is considered necessary and legally justified under the Open Meetings Act. I certify that the notice of meeting was posted in the Taylor City Hall Lobby before 6:00 pm on **October 7, 2016** and remained posted for at least 72 continuous hours before the scheduled time of said meeting. I further certify that the following news media was notified of this meeting: Taylor Daily Press.

Posted By:



Carrie Orts, Administrative Assistant Development Services

Date:

10.7.2016

MINUTES
CITY OF TAYLOR, TEXAS
400 Porter Street, Taylor Texas 76574
PLANNING AND ZONING COMMISSION MEETING
September 13, 2016 6:00 p.m.
City Council Chamber

PRESENT

Don McAlister
Annette Maruska
Mike Eaton
Donna Frazier
Leland Stevens
Rick Selin
Todd Osborn
Faith Gardner
Dwayne Ariola

ABSENT

OTHERS PRESENT

Ashley Lumpkin, Director Development Services
Carrie Orts, Admin to Development Services
Michael Elabarger, Senior Planner

CALL TO ORDER AND DECLARE A QUORUM

The meeting was called to order and a quorum declared at 6:00 p.m.

CITIZEN COMMUNICATION

None

Introduction of a new member and consider the nomination and election of a Vice Chairman.

Chairman McAlister introduced new member, Dwayne Ariola.

Mrs. Frazier made motion to nominate Leland Stevens as Vice Chair. Second by Mr. Selin.

Aye: 7 Abstaining: 1 Motion passed.

CONSENT AGENDA

(The Consent Agenda includes non-controversial and routine items that the Commission or Board may act on with one single vote. The Chairman or a Board member may pull any item from the Consent Agenda in order to discuss and act upon it individually as part of the Regular agenda.)

Review and approve minutes from the August 9, 2016.

Motion made by Mr. Stevens to approve minutes as written from the August 9, 2016 meeting. Second by Mr. Eaton. All voted Aye. Motion passed.

Case No. PZ-20161005 Conduct Public Hearing – on a request made by the City of Taylor to rezone Lots 13 & 14, Block 4, City of Taylor located at 133 and 115 West Second Street consisting of approximately 0.18 acres of land to change the zoning from M-1 (Light-Industrial Residential District) to B-3 (Central Business District). (Ordinance 2016-22)

Chairman McAlister opened the hearing. Mrs. Lumpkin spoke on a request made by the City of Taylor to rezone Lots 13 & 14, Block 4, City of Taylor located at 113 and 115 West Second Street consisting of approximately 0.18 acres of land to change the zoning from M-1 (Light-Industrial Residential District) to B-3 (Central Business District). Mrs. Lumpkin stated that staff recommends approval of the request. Hearing closed.

Case No. PZ-20161005 Make Recommendation – on a request made by the City of Taylor to rezone Lots 13 & 14, Block 4, City of Taylor located at 133 and 115 West Second Street consisting of approximately 0.18 acres of land to change the zoning from M-1 (Light-Industrial Residential District) to B-3 (Central Business District). (Ordinance 2016-22)

Mr. Stevens made a motion to recommend approval to City Council on a request made by the City of Taylor to rezone Lots 13 & 14, Block 4, City of Taylor located at 133 and 115 West Second Street consisting of approximately 0.18 acres of land to change the zoning from M-1 (Light-Industrial Residential District) to B-3 (Central Business District). Second by Mr. Selin. All voted Aye.

Case No. PZ-20161010 Conduct Public Hearing – on a request made Patrice Dempsey to replat a portion of Lot 9 and Lot 10, Block 5, Doak's Addition, to create two single-family lots.

Chairman McAlister opened the hearing. Mrs. Lumpkin stated the proposed replat requested by Patrice Dempsey is located on the west side of Victoria Street just north of 8th Street. The applicant was recently granted a variance from the Taylor Zoning Ordinance Chapter 2.7 R-1 – Single-Family Residential District which requires a 7,000 square foot lot size minimum to replat the property into two single-family lots.

The new lot would be sized at 7,002 square feet and the existing home would remain on an approximate 5,779 square foot lot. The applicant was able to demonstrate that the existing home will adhere to the existing required single-family setbacks.

Mrs. Dempsey was present to answer questions. Hearing closed.

Case No. PZ-20161010 Make Recommendation – on a request made Patrice Dempsey to replat a portion of Lot 9 and Lot 10, Block 5, Doak's Addition, to create two single-family lots.

Mrs. Maruska made a motion to approve request made by Patrice Dempsey to replat a portion of Lot 9 and Lot 10, Block 5, Doak's Addition, to create two single-family lots subject to City comments. Second by Mr. Selin. All voted Aye.

Consider an update regarding Council actions related to Planning and Zoning items.

N/A

Adjourn

The meeting was adjourned at 6:21 p.m.

Carrie Orts
Administrative Assistant Development Services

Don McAlister
Planning & Zoning Commission Chairman

Zoning Ordinance Amendment



To: Planning and Zoning Commission

From: Ashley Lumpkin, AICP
Development Services Director

RE: Zoning Ordinance Amendment – Appendix A Zoning Fees

Date: October 11, 2016

Purpose

The purpose of this item is to conduct a public hearing on the proposed Zoning Ordinance Amendment to remove Appendix A – Zoning Fees from the Zoning Ordinance. Appendix A contains a fee schedule that does not reflect the current City of Taylor Fee Schedule as adopted by Ordinance 2016-17. By deleting the fees in the Zoning Ordinance and relying on the adopted City of Taylor Fee Schedule, staff will utilize one document for all fees in the City of Taylor. This is essentially a minor clean-up item of the current ordinance and reduces redundancy.

If a recommendation is made by the Planning and Zoning Commission, the item will be scheduled for a public hearing with the City Council on October 27, 2016 with final action at the November 10, 2016 City Council meeting.

Staff Recommendation

Staff recommends a favorable recommendation to City Council.

Attachments

1. Appendix A
2. 2016-17 Fee Schedule

APPENDIX A. - ZONING FEES

SPECIFIC USE PERMIT*	
1—10 Notices	\$100.00
11—20 Notices	\$150.00
<u>21</u> or more Notices	\$200.00
ZONING CHANGE*	
1—10 Notices	\$100.00
11—20 Notices	\$150.00
<u>21</u> or more Notices	\$200.00
ZONING VARIANCE	
Variance	\$0.00

* Notices: Written notice of each public hearing before the Zoning Commission on a proposed change in a zoning classification or a specific use permit shall be sent to each owner, as indicated by the most recently approved municipal tax roll, of real property within 200 feet of the property on which the change in classification or special use permit is proposed.

City of Taylor - Fee Schedule for City Services 2016-17

AIRPORT

Hanger and Tie Down Rental		Monthly Fee
Hangar A	10 Units	\$ 210
Hangar B	6 Units	\$ 139
Hangar C	12 Units	\$ 292
Hangar D	12 Units	\$ 292
Hangar E	8 Units	\$ 292
E-1 & E-7	2 Units	\$ 354
E-6 & E-12	2 Units	\$ 394
Hangar F	11 Units	\$ 307
Tie Downs	27	\$ 41
Over Night Tie Downs	8	\$ 6.00 per night if no fuel is purchased
Late Payment fee, if not paid by due date		10%
Long Term rental of hangar space in main hangar		as negotiated
Long Term rental of living quarters at airport		as negotiated
Fuel Sales		
AV Gas LL100		as determined by City Manager
Jet A		as determined by City Manager

ANIMAL CONTROL

Animal Adoption	\$ 80.00
Annual animal registration	
If registration is done by veterinarian, the veterinarian retains \$1.50 of the fee and remits remainder to the City. All veterinarian costs incurred are passed on to the owner.	
Dog/Cat - Altered (Spayed or neutered) proof is required	\$ 5.00 Per tag
Dog/Cat - Unaltered (Not spayed or neutered)	\$ 15.00 Per tag
Boarding Fees (on or off-site)	\$ 15.00 Per day
Owner Surrender	
Animal-*Animal is heartworm negative, current on vaccinations, altered and deemed adoptable by Animal Control Supervisor	\$ 30.00 Per occurrence
Animal-*Animal is heartworm negative and deemed adoptable by Animal Control Supervisor, however needs vaccinations and/or alteration	\$ 80.00 Per occurrence
Litters (under 10 weeks of age)	\$ 60.00
Pick-up:	
Deceased Animal	\$ 35.00 Per occurrence
Deceased Animal - After Hours	\$ 50.00 Per occurrence
Impound fee	
Live Animal	\$ 35.00 Per occurrence
Live Animal - After Hours	\$ 50.00 Per occurrence
Rabies quarantine:	
10 days boarding fee + impound fee + registration fee (if necessary)	
Rabies vaccination	\$ 25.00 Per year
Specialized Food	\$ 10.00 Minimum
Return Charges:	
Loose animals that are picked up	\$ 35.00 Per occurrence
Loose animals that are picked up(2nd occurrence per annum)	\$ 55.00
Loose animals that are picked up(3rd occurrence per annum)	\$ 75.00
Loose livestock that are picked up	\$ 65.00 Per occurrence

City of Taylor - Fee Schedule for City Services 2016-17

CEMETERY

Grave Digging Fees			
Normal Size	Weekdays 9am - 4pm	\$	600.00
Normal Size	Weekdays after 3:30 pm; Holidays/Weekends	\$	700.00
Infant or Ashes	Weekdays 9am - 4pm	\$	400.00
Infant or Ashes	Weekdays after 3:30 pm; Holidays/Weekends	\$	500.00
Oversize	Weekdays 9am - 4pm	\$	700.00
Oversize	Weekdays after 3:30 pm; Holidays/Weekends	\$	800.00
Disinterment	Weekdays 9am - 4pm	\$	850.00
Disinterment	Weekdays after 3:30 pm; Holidays/Weekends	\$	1,100.00
Sale of Cemetery Spaces			
Adult		\$	700.00 +\$25 deed filing fee for each sale
Infant/Child or Ashes		\$	350.00 +\$25 deed filing fee for each sale
Other Fees			
Location & marking of gravestone		\$	20.00
Transfer of lots/spaces by grantee		\$	30.00
Temporary grave markers		\$	20.00

FIRE DEPARTMENT

Following fees to be paid in advance by licensed party who holds permit:

Fire Department Permits/Fees

Site and subdivision plans	\$	100.00	
False Alarm (after 3rd Alarm)	\$	50.00	per occurrence
Special Events (includes plans review and inspection) See also Planning & Development fees	\$	100.00	
Controlled burn in city limits - Approved	\$	50.00	
Controlled burn in city limits - Unapproved	\$	300.00	fine
Fire reports	\$	3.00	

Inspections

CSI Inspection	\$	40.00	
Annual safety inspection - commercial buildings:	No charge		
Re-inspection fee - after second inspection	\$	50.00	
Fire final	\$	100.00	
Assisted living institutions	\$	50.00	
Day care centers (providing care for less than 10)	\$	50.00	
Day care centers (providing care for 11 or more)	\$	50.00	
Nursing homes	\$	100.00	
Hospital	\$	100.00	
Foster/adoption home	\$	25.00	

Test/Acceptance Test/ Plans Review

Fuel distribution tank and pipe installation (plans review and testing)	\$	150.00	
Hydrant flow test	\$	100.00	
Suppression System Plans Review	\$	300.00	per each system
Suppression System Test	\$	50.00	
Suppression System Test/Acceptance Per Floor Test <200(>200 \$.50 per device)	\$	100.00	
Suppression System Fire Pump Test/Acceptance test	\$	25.00	
Fire Alarm System Plan Review	\$	100.00	
Fire Alarm System /test/acceptance test	\$	75.00	
Carnival Inspection	\$	100.00	
Interior Seasonal Event	\$	100.00	
Kitchen vent hood suppression system plan review	\$	100.00	
Kitchen vent hood suppression system / Test/acceptance test	\$	50.00	
LP tank storage installation (plans review and testing)	\$	150.00	
Alternative fire suppression systems (spray booths, Dry/Wet Chem., etc.)	\$	50.00	
Alternative fire suppression systems (spray booths, Dry/Wet Chem., etc.) plans review	\$	100.00	

City of Taylor - Fee Schedule for City Services 2016-17

Fines for Negligent or Irresponsible Actions

- 1 A fine shall be charged for negligent, irresponsible, or otherwise unacceptable and malicious acts.
- 2 Charges may be filed in Municipal Court by the Taylor Fire Department, and a fine may be assessed.
- 3 Fines for such acts shall be assessed as follows:
 - Misadventure and/or Deliberate Risk taking (each incident) \$200 minimum plus Municipal Court Costs, if any.
 - Failure to respond to Lawful Warning or Order (each occurrence) \$200 minimum plus Municipal Court Costs, if any.
 - Injury to Fire Personnel due to deliberate act (each injury) - Any and all medical costs incurred by the employee, rehabilitation costs, lost of income, and any further compensation that may be necessary.
 - Damage to Fire Apparatus, equipment or property due to a deliberate act (each item)-The replacement cost of the individual item (see list)
- 4 Unauthorized Control Burn Fee - Any burning that violates the city ordinance or state law not allowing burning thirty minutes before dawn or thirty minutes after dusk (each incident)-\$300 plus Municipal Court Costs, if any.

Note: The following list is not all-inclusive of equipment that may be damaged or contaminated during the course of a respond effort. Additional equipment that is not herein listed may be charged at actual replacement costs.

Following fees may be assessed against the insurance companies requesting Fire/EMS service at which the Taylor Fire Department responded. The same fees may be charged for specialized use or rental- such as but not limited to movie production or stand by services.

Apparatus

Aerial Apparatus	\$	600.00	per truck, per hour
Brush Truck	\$	325.00	per truck, per hour
Chief Vehicle	\$	150.00	per hour
Class A Pumper	\$	450.00	per truck, per hour
Command Unit	\$	150.00	per hour
Heavy Rescue Truck (staffed with 2 personnel)	\$	500.00	per truck, per hour
Medical Response Vehicle (staffed with 2 personnel)	\$	150.00	per truck, per hour
Rehab (staffed with 1 personnel)	\$	75.00	per hour
Tanker Apparatus	\$	350.00	per truck, per hour

Personnel

Fire Inspectors	\$	35.00	per hour
Fire Investigators	\$	75.00	per hour
Firefighter	\$	35.00	per hour
Haz-Mat Awareness	\$	25.00	per hour
Haz-Mat Operation	\$	35.00	per hour
Haz-Mat Tech	\$	40.00	per hour
Incident Commander	\$	75.00	per hour
Swift Water Team	\$	200.00	per hour

Haz-Mat

Absorbent	\$	17.00	per bag
Barricade Tape	\$	20.00	per roll
Broom	\$	20.00	each
Disposable Coveralls	\$	20.00	each
Disposable Goggles	\$	10.00	pair
Drum Liners	\$	8.00	each
Latex Gloves	\$	5.00	pair
Lite-Dri	\$	20.00	per 50lb bag
Plug and Patch Kit	\$	30.00	each
Poly Sheeting	\$	50.00	per roll
Shovel	\$	50.00	each
Top-Sol	\$	30.00	per bag

Protective Equipment Replacement

Bunker Coat	\$	800.00	each
Bunker Pants	\$	800.00	each
FF Boots	\$	275.00	pair
FF Gloves	\$	65.00	pair
Helmet	\$	275.00	each
Nomex Hood	\$	25.00	each

City of Taylor - Fee Schedule for City Services 2016-17

Firefighting Agents			
AFFF Foam	\$	22.00	per gallon
Class A Foam	\$	17.00	per gallon
Light Water	\$	20.00	per gallon
Micro-Blaze	\$	30.00	per gallon
Emergency Medical Service			
AED (use of FD Automatic External Defibrillator)	\$	200.00	each use
AED Pads	\$	25.00	each use
Biohazard	\$	10.00	per incident
CPR	\$	150.00	each patient
Dispatch Fee	\$	80.00	per incident
Flat Rate	\$	300.00	per incident
Spinal Immobilization	\$	200.00	each patient
Firefighting Equipment Replacement			
A-Frame Combo Ladder	\$	414.00	each
Attic Folding Ladder 10'	\$	255.00	each
Attic Folding Ladder 8'	\$	230.00	each
Deluge Monitor w/o pie & tips	\$	2,080.00	each
Extension Ladder 24'	\$	525.00	each
Extension Ladder 35'	\$	925.00	each
Foam Aerator Tube	\$	396.00	each
Fog Nozzle 1.0"	\$	510.00	each
Fog Nozzle 1.5-1.75"	\$	625.00	each
Fog Nozzle 2.5"	\$	680.00	each
Fog Nozzle 2.5" Master	\$	825.00	each
Fog Nozzle 2.5" Play pipe	\$	1,095.00	each
Hose 1.0"	\$	75.00	each 50'
Hose 1.0" booster	\$	125.00	each 50'
Hose 1.75"	\$	115.00	each 50'
Hose 2.5"	\$	145.00	each 50'
Hose 3.0"	\$	225.00	each 50'
Hose 5.0"	\$	685.00	each 100'
Motorola Portable Radio 800 MHz	\$	3,500.00	each
Motorola Portable Radio VHF	\$	1,000.00	each
PASS Alarm	\$	200.00	each
Roof Ladder 12'	\$	275.00	each
Roof Ladder 14'	\$	335.00	each
SCBA Air Mask	\$	240.00	each
SCBA Air Mask complete	\$	2,300.00	each
SCBA Spare Cylinders	\$	570.00	each
Stacked Tips w/Shaper	\$	566.00	each
Rescue Equipment Used			
Acetylene Cutting Kit	\$	185.00	per hour
Air Bags	\$	275.00	per hour
Air Impact Tools	\$	85.00	per hour
Ajax Cutting Tool	\$	35.00	per hour
Milwaukee Saws-All	\$	65.00	per hour
Oxygen with Mask	\$	90.00	per hour
Porta Power	\$	85.00	per hour
Rescue Tools: Spreaders, Cutters, Rams	\$	300.00	per hour
Fire Equipment Used			
ABC Extinguisher	\$	45.00	each
Axe(s)	\$	12.00	per hour
Barricade/Scene Tape	\$	20.00	
Bolt Cutters (HD)	\$	12.00	per hour
Cellular Phone w/long dist. Chg.	\$	25.00	
Chain Saw	\$	40.00	per hour
CO2 Extinguisher	\$	45.00	each
Explosive Meter	\$	180.00	
Gas Plug/Gasoline Plug Kit	\$	45.00	
Generator	\$	45.00	per hour

City of Taylor - Fee Schedule for City Services 2016-17

Hall Runner	\$	15.00	each
Halligan Tool	\$	12.00	per hour
Hand Lights	\$	15.00	each
K-Tool	\$	20.00	
PPV Fans	\$	50.00	per hour
Purple K Extinguisher	\$	75.00	each
Rescue (K-12) Saw	\$	40.00	per hour
Rolls of Plastic	\$	30.00	each
Salvage Covers	\$	25.00	each
Scene Lights	\$	32.00	per hour
Tank, Portable/Fold-a-Tank	\$	150.00	
Water Extinguisher	\$	15.00	each
Windshield Tool	\$	10.00	

The following Fire/EMS fees are assessed and may be recovered by a loss recovery contractor as provided in Ordinance 2010-15

Motor Vehicle Incidents

Level 1-	\$	435.00
Provides hazardous materials assessment and scene stabilization. This will be the most common "billing level". This occurs almost every time the fire department responds to an accident/incident.		
Level 2-	\$	495.00
Includes Level 1 services as well as clean up and material used (sorbents) for hazardous fluid clean up and disposal. Billed at this level if the fire department has to clean up any gasoline or other automotive fluids that are spilled as a result of the accident/incident.		
Level 3- Car Fire	\$	605.00
Provide scene safety, fire suppression, breathing air, rescue tools, hand tools, hose, tip use, foam, structure protection, and clean up gasoline or other automotive fluids that are spilled as a result of the accident/incident.		
Level 4-	\$	1,800.00
Includes Level 1 & 2 services as well as extrication (heavy rescue tools, ropes, airbags, cribbing, etc.) Billed at this level if the fire department has to free/remove anyone from the vehicle(s) using any equipment. Will not bill at this level if the patient is simply unconscious and fire department is able to open the door to access the patient. The level is to be billed only if equipment is deployed.		
Level 5-	\$	2,200.00
Includes Level 1, 2 & 4 services as well as Air Care (multi-engine company response, mutual aid, helicopter). Billed at this level any time a helicopter is utilized to transport the patient(s).		
Level 6-		
Itemized Response: The city has the option to bill each incident as an independent event with custom mitigation rates, for each incident using itemized rates deemed usual, customary and reasonable (UCR). These incidents will be billed, itemized per apparatus, per personnel, plus products and equipment used.		
Hazmat		
Level 1-	\$	700.00
Basic Response: Claim will include engine response, first responder assignment, perimeter established, evacuations, set-up and command.		
Level 2-	\$	2,500.00
Intermediate Response: Claim will include engine response, first responder assignment, hazmat certified team and appropriate equipment, perimeter establishment, evacuations, set-up and command, Level A or B suit donning, breathing air and detection equipment. Set-up and removal of decon center.		
Level 3-	\$	5,900.00
Advanced Response: Claim will include engine response, first responder assignment, hazmat certified team and appropriate equipment, perimeter establishment, evacuations, first responder set-up and command, Level A or B suit donning, breathing air and detection equipment and robot deployment. Set-up and removal of decon center, detection equipment, recovery and identification of material. Disposal and environment clean up. Includes above in addition to any disposal rates of materials and contaminated equipment and material used at scene. Includes 3 hours of on scene time - each additional hour @ \$300.00/Hazmat team.		

City of Taylor - Fee Schedule for City Services 2016-17

Pipeline Incidents/Power Line Incidents

(Includes, but not limited to : Gas, Sewer, Septic to Sewer, and Water Pipelines)

Level 1- \$ 400.00

Basic Response: Claim will include engine response, first responder assignment, perimeter establishment, evacuations, first responder set-up and command. Includes inspection without damage or breakage.

Level 2- \$ 1,000.00

Intermediate Responses: Claim will include engine response, first responder assignment, and appropriate equipment, perimeter establishment, evacuations, set-up and command. May include Hazmat team, Level A or B suit donning, breathing air and detection equipment. Supervise and/or assist pipeline repair.

Level 3- **Itemized Claim Charges**

Advanced Response: Claim will include engine response, first responder assignment, and appropriate equipment, perimeter establishment, evacuations, first responder set-up and command. May include Hazmat team, Level A or B suit donning, breathing air and detection equipment. Supervise and/or assist pipeline repair to intermediate to major pipeline damage. May include set-up and removal or decon center, detection, recovery and identification of material. Disposal and environment clean up.

Fire Investigation

Fire Investigation Team- \$ 275.00 per hour

The claim begins when the Fire Investigator responds to the incident and is billed for logged time only.

Includes: Scene Safety, Investigation, Source Identification, K-9/Arson Dog Unit, Identification Equipment, Mobile Detection Unit, and Fire Report

Fires

OPTIONAL: A fire department has the option to bill each fire as an independent event with custom mitigation rates. Itemized per person, at various pay levels for itemized products used.

This will be the most common "billing level". This occurs almost every time the fire department responds to an incident.

Assignment- \$ 400.00 per hour, per engine
\$ 500.00 per hour, per truck

Includes: Scene Safety, Investigation, Fire/Hazard Control

Water Incidents

Level 1- \$400 + \$50/hr, per rescue person

Basic Response: Claim will include engine response, first responder assignment, perimeter establishment, evacuations, first responder set-up and command, scene safety and investigation (including possible patient contact, hazard control). This will be the most common "billing level". This occurs almost every time the fire department responds to a water incident.

Level 2- \$800 + \$50/hr, per rescue person

Intermediate Response: includes Level 1 services as well as clean up and material used (sorbents), minor hazardous clean up and disposal. The City will bill at this level if the fire department has to clean up small amounts of gasoline or other fluids that are spilled as a result of the incident.

Level 3- \$2,000+\$50 per hour, per rescue person + \$100 per hour per Hazmat team member

Advanced Response: includes Level 1 and Level 2 services as well as D.A.R.T activation, donning breathing apparatus and detection equipment. Setup and removal of decon center, detection equipment, recovery and identification of material. Disposal and environment cleanup. Includes above in addition to any disposal rates of material and contaminated equipment and material used at scene.

Level 4- **Itemized Response:** The City has the option to bill each incident as an independent event with custom mitigation rates, for each incident using, itemized rates deemed usual, customary, and reasonable (UCR). These incidents will be billed, itemized, per trained rescue person, plus rescue products used.

Back Country or Special Rescue

Minimum: \$400 for the first response vehicle + \$50/hr per rescue person. Additional rates of \$400/hr per response vehicle and \$50/hr per rescue person.

Itemized Response: each incident will be billed with custom mitigation rates deemed usual, customary, and reasonable (UCR). These incidents will be billed, itemized per apparatus per hour, per trained rescue person per hour, plus rescue products used.

City of Taylor - Fee Schedule for City Services 2016-17

Chief Response: \$ 250.00 per hour
This includes the set-up of Command, and providing direction of the incident. This could include operations, safety, and administration of the incident.

Miscellaneous:

Engine	\$ 400.00 per hour
Truck	\$ 500.00 per hour
Miscellaneous equipment	\$ 300.00 per hour

Mitigation Rate Notes

The mitigation rates above are average "billing levels", and are typical for the incident responses listed, however, when a claim is submitted, it will be itemized and based on the actual services provided. These average mitigation rates were determined by itemizing costs for typical run (from the time a fire apparatus leaves the station until it returns to the station) and are based on the actual costs, using amortize schedules for apparatus (including useful life, equipment, repairs, and maintenance) and labor rates (an average department's "actual personnel expense" and not just a firefighter's basic wage). The actual personnel expense includes costs such as wages, retirement, benefits, workers comp, insurance, etc.

LIBRARY SERVICES

Library Meeting Room

Should there be damages or cleaning needed, the deposit will NOT be refunded. In addition to the deposit, charges to defray clearing or repairs or loss of equipment will be charged to the responsible group.

Refundable Deposit	\$ 200.00
Individuals/Non Profit	\$ 50.00 first two hours
Individuals/Non Profit - Additional Hours	\$ 25.00 each additional hour
Business/Commercial	\$ 100.00 first two hours
Business/Commercial - Additional Hours	\$ 50.00 each additional hour
Meeting Room Kitchen	\$ 25.00 per meeting

Library Fees

Library card - Non-resident Individual	\$ 10.00 per year
Library card - Non-resident Family	\$ 25.00 per year
Library card - Resident	no charge
Library card - replacement (1st replacement)	\$ 1.00
Library card - subsequent replacement cards	\$ 5.00
Copies - Black & White	\$ 0.10 per impression
Overdue book	\$ 0.10 per day; \$5 maximum
Lost or damaged book	Cost to replace/repair
Processing fee for lost or damaged book(s)	\$ 5.00 per book, non-refundable

MISCELLANEOUS FEES AND PERMITS

Taxicab

Vehicle permit fee	\$ 150.00 per vehicle
Taxicab driver's permit	\$ 25.00 per year
Horse drawn carriage permit	\$ 25.00 6 months

Street Closures

Special Events (non-parade, non-filming)	\$ 75.00
Parade	\$ 75.00

Film Production Fees

Activity:

	Cost per Calendar Day
Film Application Fee	\$ 25.00
Total or disruptive use (regular operating hours) of a public building, park, right-of-way, or public area.	\$ 500.00
Partial, non-disruptive use of a public building, park, right-of-way, or public area.	\$ 250.00
Total closure or obstruction of public street or right-of-way, including parking lots and on-street parking.	\$ 50.00
Partial closure or obstruction of public street or right-of-way, including parking lots and on-street parking.	\$ 25.00
Use of City parking lots, parking areas, and City streets (for the purpose of parking film trailers, buses, catering trucks, and other large vehicles.	\$ 50.00

Filming	\$ 250.00	=+min of one police officer & vehicle at rates specified under police Dept. Fees
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City of Taylor - Fee Schedule for City Services 2016-17

PARKS AND RECREATION

Public Facility Rental

Murphy Park: Upper Pavilion Rental	\$	150.00	per day + \$100 refundable deposit
Lower Pavilion Rental	\$	130.00	per day + \$75 refundable deposit
Robinson Park: Pavilion	\$	25.00	per day
Bull Branch Park: Pavilion	\$	25.00	per day
Taylor Regional Park: Pavilion	\$	25.00	per day

Public Property

Long term rental of space on public property for commercial purposes

As Negotiated

Recreation Fees

Swimming Pool Admission: (Robinson Park & Murphy Park)

Children (3 and under)	Free
Children (4 to 12 years old)	\$ 2.00
Adults (13 to 59 years old)	\$ 3.00
Seniors (60 and over)	\$ 2.00
Family Passes - 30 admissions	\$ 45.00
Family Passes - 60 admissions	\$ 90.00

Pool Rental for Parties:

The YMCA will pay the City the regular admission price paid for each person attending parties.

Pool use for daycares and day camps:

The YMCA will pay the City the regular admission price paid for each daycare child or day campers attending the pool.

Pool use for YMCA members:

The YMCA will pay the City appropriate gate fee for each member of the YMCA attending the pool.

Swim Lessons:

The YMCA will pay the City \$5.00 for each swim lesson participant

General Use of Athletic Fields:

Taylor Regional Park & Sports Complex

Deposit	\$	100.00
Hourly Use	\$	25.00 per hour, per field
Hourly Use with lights	\$	45.00 per hour, per field
Practice: per field, per month (2/week@2hrs each)	\$	200.00
Gate fee	\$	10.00 per participating team

Robinson Park

Deposit (weekend rental)	\$	100.00
Maintenance to field outside regular operating hours	\$	34.00 per/hr @ request of the renter
Rental Fee w/no lights	\$	25.00 per/day
Rental Fee with lights	\$	45.00 per/day

Recovery fee (ALL City fields) - All sports included

\$ 5.00 per person/per season

Athletic Fields (Taylor Regional Park & Sports Complex Only-Baseball/Softball only)

Deposit	\$	250.00	Include concession, if applicable
Field attendants (minimum of 2 attendants)	\$	17.00	per attendant, per hour
Lights	\$	50.00	per field
Rentals	\$	100.00	per field, per day
Field Re-drag/Re-chalk	\$	25.00	per field, per drag/chalk

Football and Soccer Fields

Field Rental	\$	150.00	per field, per day
Lights	\$	50.00	per field

Concession Stand (Taylor Regional Park & Sport Complex)

Concession Rentals Pay 10% of gross receipts

Deposit	\$	250.00
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Beverage Use

(Cost per bottle calculated by dividing current case price by the number of bottles per case)

Vendors (Must obtain permission prior to event)

With Electricity	\$	35.00	per day
No electricity	\$	25.00	per day

City of Taylor - Fee Schedule for City Services 2016-17

PLANNING AND DEVELOPMENT SERVICES, ENGINEERING AND CONSTRUCTION**Building Permits**

Applicable Fees in Enterprise & Empowerment Zones are charged 50% of the posted rates.

Weatherization Fees:

\$0.005/SF

New Single Family Residential and Residential Additions

BUILDING PERMIT FEE	\$0.25/square foot
ELECTRICAL PERMIT	\$0.25/square foot
PLUMBING PERMIT	\$0.25/square foot
MECHANICAL PERMIT	\$0.25/square foot
PLAN REVIEW FEE	\$0.15/square foot
TECHNOLOGY FEE	\$25.00

New Commercial and Commercial Additions

BUILDING PERMIT FEE	\$0.25/square foot
ELECTRICAL PERMIT	\$0.25/square foot
PLUMBING PERMIT	\$0.25/square foot
MECHANICAL PERMIT	\$0.25/square foot
PLAN REVIEW FEE	\$0.15/square foot
TECHNOLOGY FEE	\$50.00

New Commercial - SHELL ONLY

BUILDING PERMIT FEE	\$0.15/square foot
ELECTRICAL PERMIT	\$0.15/square foot
PLUMBING PERMIT	\$0.15/square foot
MECHANICAL PERMIT	\$0.15/square foot
PLAN REVIEW FEE	\$0.15/square foot
TECHNOLOGY FEE	\$25.00

Commercial/Tenant Finish Out

BUILDING PERMIT FEE	\$0.20/square foot
ELECTRICAL PERMIT	\$0.20/square foot
PLUMBING PERMIT	\$0.20/square foot
MECHANICAL PERMIT	\$0.20/square foot
PLAN REVIEW FEE	\$0.15/square foot
TECHNOLOGY FEE	\$15.00

Residential Remodel (Single Family, Duplexes, Triplexes)	\$50.00	Weatherization + 0.10/sf + inspections
Apartment Renovations	\$130.00	Per Unit
Commercial Remodeling	\$50.00	Weatherization + 0.10/sf + inspections
All above permits are also subject to a \$15 technology fee		
Porch or deck addition - Covered and uncovered	\$ 40.00	
Foundation leveling & repair permit	\$ 40.00	+ \$0.10/SF
All above permits are also subject to a \$7 technology fee		

Inspection/Re-Inspection Fee	\$50	Per inspection
Inspections after normal hours (building inspections)	\$ 100.00	per hour
Work without a permit - First Offense	Double the permit fee	
Work without a permit - Second Offense	Triple the permit fee & filed on in Municipal Court	

Electrical Permits**Flat Fee**

Applicable Fees in Enterprise & Empowerment Zones are charged 50% of the posted rates.

Residential Remodeling (Single Family, Duplexes, Triplexes)	\$ 40.00	Weatherization + 0.10/sf + inspections
Commercial Remodeling	\$ 40.00	Weatherization + 0.10/sf + inspections
All above permits are also subject to a \$7 technology fee		
"T" Pole	\$ 40.00	
Meter Loop	\$ 40.00	
Re-inspection fee (building inspections)	\$ 50.00	Per inspection
Inspections after normal hours (building inspections)	\$ 100.00	per hour
Work without a permit - First Offense	Double the permit fee	
Work without a permit - Second Offense	Triple the permit fee & filed on in Municipal Court	

City of Taylor - Fee Schedule for City Services 2016-17

Gas Permits

Applicable Fees in Enterprise & Empowerment Zones are charged 50% of the posted rates.

Residential Remodeling (Single Family, Duplexes, Triplexes)

Commercial Remodeling

Apartment Renovations

All above permits are also subject to a \$7 technology fee

Yard Line Repair - Residential gas

Gas meter release

Re-inspection fee (building inspections)

Inspections after normal hours (building inspections)

Work without a permit - First Offense

Work without a permit - Second Offense

Flat Fee

\$	40.00	Weatherization + 0.10/sf + inspections
\$	40.00	Weatherization + 0.10/sf + inspections
\$	100.00	Per Unit

\$ 40.00

\$ 40.00

\$ 50.00 Per inspection

\$ 100.00 per hour

Double the permit fee

Triple the permit fee & filed on in Municipal Court

Mechanical Permits

Applicable Fees in Enterprise & Empowerment Zones are charged 50% of the posted rates.

Residential Remodeling (Single Family, Duplexes, Triplexes)

Commercial Remodeling

All above permits are also subject to a \$7 technology fee

HVAC Change out

HVAC Change out > 2,000 CFM

HVAC Electric hook-up

Re-inspection fee (building inspections)

Inspections after normal hours (building inspections)

Work without a permit - First Offense

Work without a permit - Second Offense

Flat Fee

\$	40.00	Weatherization + 0.10/sf + inspections
\$	40.00	Weatherization + 0.10/sf + inspections

\$ 40.00

\$ 65.00

\$ 40.00

\$ 50.00 Per inspection

\$ 100.00 per hour

Double the permit fee

Triple the permit fee & filed on in Municipal Court

Plumbing Permits

Applicable Fees in Enterprise & Empowerment Zones are charged 50% of the posted rates.

Residential Remodeling (Single Family, Duplexes, Triplexes)

Apartment Renovations

Commercial Remodeling

All above permits are also subject to a \$7 technology fee

Lawn sprinkler system

Yard Line repair - Residential Water

Yard Line repair - Residential Sewer

Well permit (non-potable for irrigation)

Re-inspection fee (building inspections)

Inspections after normal hours (building inspections)

Work without a permit - First Offense

Work without a permit - Second Offense

Flat Fee

\$	40.00	Weatherization + 0.10/sf + inspections
\$	100.00	Per Unit
\$	40.00	Weatherization + 0.10/sf + inspections

\$ 40.00

\$ 40.00

\$ 40.00

\$ 40.00 Mostly to ensure there is not backflow into the potable water system

\$ 50.00 Per inspection

\$ 100.00 per hour

Double the permit fee

Triple the permit fee & filed on in Municipal Court

Miscellaneous Permits & Fees

Accessory structure: less than or equal to 199SF

Accessory structure: greater than or equal to 200SF

Flat Fee

\$40.00

\$0.20/sf, minimum of \$40.00 = inspection fee

Certificate of Occupancy Inspection (CSI) Commercial

Inspection is performed if the structure's water account is switched from one business/tenant to another. Including zoning verification, among other items

Certificate of Occupancy Inspection (CSI) Residential

Inspection is performed if the residence was vacant for 6 months or more

Demolition Permit

Driveway/ ROW permit

No charge if associated with residential or commercial site plan approval;
2 public utility

Engineering Inspections

Fence - Residential and Commercial

Manufacture Home Park-additions or alterations to spaces

Manufacture Home Park - Original permit application

Manufacture Home Park License (annual fee)

Manufacture Home Park License (annual fee)

Moving Permit - From out of town

Moving Permit - Local

Pool (Above ground)

Pool (In ground)

Right of way permit

Tent - Revivals, etc.. Need site plan

\$ 80.00

\$ 80.00

\$ 25.00

\$ 40.00

3% of cost of public improvement

\$ 35.00

\$ 25.00 per space

\$ 400.00

\$ 250.00 =<10 spaces

\$ 500.00 >10 spaces

\$ 130.00 +\$35 Escort Fee

\$ 65.00 +\$35 Escort Fee

\$ 50.00 +one-time electrical, plumbing,
etc., inspection fees

\$ 100.00 +one-time electrical, plumbing,
etc., inspection fees

\$ 40.00

\$ 35.00

City of Taylor - Fee Schedule for City Services 2016-17

Sign Permits

Applicable Fees in Enterprise & Empowerment Zones are charged 50% of the posted rates.

Banner	\$	25.00	
Approved banner signs shall be displayed for a maximum of 90 days per calendar year. Non-profit, faith-based, governmental, and service clubs are exempt from paying the fee.			
New Sign or to reface a sign	\$	40.00	+ \$1.60/SF + \$7 technology fee
Temporary Use Directional Sign	\$	25.00	Per Calendar year per Real Estate Agency + \$5 for each additional sign.
Only allowed to be displayed from Noon to 5PM on Sundays. Can be displayed in the ROW as an off-site sign. See sign ordinance for additional requirements.			
Temporary Use Directional Sign Redemption Fee	\$	25.00	For the first sign + \$5 each additional sign. To retrieve sign if its picked up after the weekend.

Site Plan Review Fees - Planning Department

New Apartment & Apartment Addition	\$	200.00	+ \$20 technology fee
New Commercial & Commercial Additions	\$	200.00	+ \$20 technology fee
Commercial Shell	\$	200.00	+ \$20 technology fee

Site Plan Review Fees - Fire Department

New Apartment & Apartment Addition	\$	100.00	
New Commercial & Commercial Additions	\$	100.00	
Commercial Shell	\$	100.00	

Subdivision Fees

Applicable Fees in Enterprise & Empowerment Zones are charged 50% of the posted rates. Fees are non-refundable once the case has been processed.

Administratively Approved Plat	\$	350.00	+\$25 per lot
Amended Plat	\$	350.00	
Development Concept Plan	\$	-	
Plat Filing Fee	Whatever the County Charges, will do this electronically.		
Plat Variance	\$	150.00	
Replats	\$	330.00	+\$25 per lot
Subdivision Plat - Final	\$	300.00	+\$30 per lot
Subdivision Plat-Preliminary	\$	550.00	+\$35 per lot

All above applications are also subject to a \$20 technology fee

Zoning Fees

Applicable Fees in Enterprise & Empowerment Zones are charged 50% of the posted rates. Fees are non-refundable once the case has been processed.

Special Use Permit (SUP)	\$	250.00	
Rezoning Request		\$250	
Planned Developments	\$	500.00	
Zoning Variance	\$	150.00	
Zoning Notices	\$1/ mailed notice		

All above applications are also subject to a \$20 technology fee

Roadway Impact Fees

FOR PROPERTY PLATTED/SUBDIVIDED PRIOR TO FEBRUARY 13, 2014 AND AFTER APRIL 24, 2007

Applicable Fees in Enterprise & Empowerment Zones are charged 50% of the posted rates.

Residential Single Family (1 LUE Equivalency)	\$	480.32	
Residential Multi-Family (0.61 LUE Equivalency)	\$	293.00	
Retail/Commercial (1000/Sq Ft = 1.73 LUE Equivalency)	\$	830.95	
Industrial (1000/Sq Ft = 1.01 LUE Equivalency)	\$	485.12	
Prison (1000/Sq Ft = 2.40 LUE Equivalency)	\$	1,152.77	
Schools (0.09 LUE Equivalency/Student)	\$	43.23	

ROADWAY IMPACT FEES ORDINANCE 2014-03 ADOPTED FEBRUARY 13, 2014

FOR PROPERTY DEVELOPED AFTER FEBRUARY 13, 2014

EFFECTIVE FEE

SERVICE AREA ONE (1)	\$	480	PER L.U.E.
SERVICE AREA TWO (2)	\$	318	PER L.U.E.

Sidewalks

Cash-in-Lieu Fee	\$	3.00	per Sq Ft
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City of Taylor - Fee Schedule for City Services 2016-17

Right-of-way License

Original License

\$ 350.00

Impact Fees (For projects platted between 1/10/02 and 4/24/06)

Applicable Fees in Enterprise and Empowerment Zones are charged at 50% of the posted rates.

All fees required in connection with the subdivision ordinance as set forth herein shall be payable at the time of the initial review, in the case of an initial review, or at the time each plat is filed.

Meter Type	Meter Size	Ratio to 5/8" Meter	Water Fee	Sewer Fee	Total Fee
Simple	5/8" x 3/4"	1.00	\$923	\$272	\$ 1,195
Simple	3/4"	1.50	\$1,384	\$409	\$ 1,793
Simple	1"	2.50	\$2,307	\$681	\$ 2,989
Simple	1-1/2"	5.00	\$4,615	\$1,362	\$ 5,977
Simple	2"	8.00	\$7,384	\$2,179	\$ 9,563
Compound	2"	8.00	\$7,384	\$2,179	\$ 9,563
Turbine	2"	10.00	\$9,230	\$2,724	\$ 11,954
Compound	3"	16.00	\$14,768	\$4,359	\$ 19,127
Turbine	3"	24.00	\$22,151	\$6,538	\$ 28,690
Compound	4"	25.00	\$23,074	\$6,811	\$ 29,885
Turbine	4"	42.00	\$38,765	\$11,442	\$ 50,207
Compound	6"	50.00	\$46,149	\$13,622	\$ 59,770
Turbine	6"	92.00	\$84,914	\$25,064	\$ 109,977
Compound	8"	80.00	\$73,838	\$21,795	\$ 95,633
Turbine	8"	160.00	\$147,676	\$43,589	\$ 191,265
Compound	10"	115.00	\$106,142	\$31,330	\$ 137,472
Turbine	10"	250.00	\$230,744	\$68,108	\$ 298,852
Compound	12"	330.00	\$304,582	\$89,903	\$ 394,484

Impact Fees (For projects platted after (4/24/06)

Applicable Fees in Enterprise and Empowerment Zones are charged at 50% of the posted rates.

All fees required in connection with the subdivision ordinance as set forth herein shall be payable at the time of the initial review, in the case of an initial review, or at the time each plat is filed.

Meter Type	Meter Size	Ratio to 5/8" Meter	Water Fee	Sewer Fee	Total Fee
Simple	5/8" x 3/4"	1.00	\$943	\$531	\$ 1,474
Simple	3/4"	1.50	\$1,415	\$796	\$ 2,211
Simple	1"	2.50	\$2,359	\$1,327	\$ 3,686
Simple	1-1/2"	5.00	\$4,717	\$2,654	\$ 7,371
Simple	2"	8.00	\$7,548	\$4,246	\$ 11,794
Compound	2"	8.00	\$7,548	\$4,246	\$ 11,794
Turbine	2"	10.00	\$9,435	\$5,308	\$ 14,743
Compound	3"	16.00	\$15,096	\$8,493	\$ 23,589
Turbine	3"	24.00	\$22,644	\$12,739	\$ 35,383
Compound	4"	25.00	\$23,587	\$13,270	\$ 36,857
Turbine	4"	42.00	\$39,627	\$22,294	\$ 61,921
Compound	6"	50.00	\$47,175	\$26,540	\$ 73,715
Turbine	6"	92.00	\$86,801	\$48,834	\$ 135,635
Compound	8"	80.00	\$75,479	\$42,464	\$ 117,943
Turbine	8"	160.00	\$150,958	\$84,928	\$ 235,886
Compound	10"	115.00	\$108,501	\$61,042	\$ 169,543
Turbine	10"	250.00	\$235,873	\$132,700	\$ 368,573
Compound	12"	330.00	\$311,352	\$175,164	\$ 486,516

City of Taylor - Fee Schedule for City Services 2016-17

Impact Fees (For projects platted after (1/26/12))

Meter Type	Meter Size	Ratio to 5/8" Meter	Water Fee	Sewer Fee	Total Fee
Simple	5/8" x 3/4"	1.00	\$1,770	\$1,230	\$ 3,000
Simple	3/4"	1.50	\$2,655	\$1,845	\$ 4,500
Simple	1"	2.50	\$4,425	\$3,075	\$ 7,500
Simple	1-1/2"	5.00	\$8,850	\$6,150	\$ 15,000
Simple	2"	8.00	\$14,160	\$9,840	\$ 24,000
Compound	2"	8.00	\$14,160	\$9,840	\$ 24,000
Turbine	2"	10.00	\$17,700	\$12,300	\$ 30,000
Compound	3"	16.00	\$28,320	\$19,680	\$ 48,000
Turbine	3"	24.00	\$42,480	\$29,520	\$ 72,000
Compound	4"	25.00	\$44,250	\$30,750	\$ 75,000
Turbine	4"	42.00	\$74,340	\$51,660	\$ 126,000
Compound	6"	50.00	\$88,500	\$61,500	\$ 150,000
Turbine	6"	92.00	\$162,840	\$113,160	\$ 276,000
Compound	8"	80.00	\$141,600	\$98,400	\$ 240,000
Turbine	8"	160.00	\$283,200	\$196,800	\$ 480,000
Compound	10"	115.00	\$203,550	\$141,450	\$ 345,000
Turbine	10"	250.00	\$442,500	\$307,500	\$ 750,000
Compound	12"	330.00	\$584,100	\$405,900	\$ 990,000

POLICE DEPARTMENT

Accident Report	\$ 6.00	Per report
CD of Report	\$ 5.00	Per CD
Alarm panel monitoring subscription	\$ 24.00	Per month
Applicant Fingerprinting Cards	\$ 2.50	Per card
Dispatching fee for other jurisdiction - By contract as negotiated by City Manager and approved by City Council		
Fingerprinting Service	\$ 10.00	Per set
Parade Permit	\$ 25.00	
Police Report	\$ 0.25	Per page
Police unit (vehicle)	\$ 25.00	Per hour
Security fee for off-duty police officer (3 hrs/officer minimum)	\$ 42.00	Per hour

SOLID WASTE COLLECTION

Collected by City on monthly utility bill. Pick up once per week.

Residential

Fees calculated at Base Fee/month + Franchise Fee (10%) + Sales Tax (8.25%)

Container Size:

Single 96 gallon cart	\$ 12.04	Base Fee/month
Single 65 gallon cart	\$ 10.36	Base Fee/month
Each additional cart	\$ 3.91	Base Fee/month

Customer requesting a one time additional waste/bulk item(s) collection (in additional to normal service) will be advised of a one-time additional charge prior to the scheduling of the additional pickup. Pricing determined by service provider.

Commercial

Fees calculated at Base Fee/month + Franchise Fee (10%) + Sales Tax (8.25%)

Container Size:

96 Gallon Cart (additional pick up is \$25):

One X Per week pick up	\$ 18.91	Base Fee/month
Two X s Per week pick up	\$ 27.08	Base Fee/month
Three X s Per week pick up	\$ 33.00	Base Fee/month
Four X s Per week pick up	\$ 41.27	Base Fee/month
Five X s Per week pick up	\$ 51.15	Base Fee/month

2 Cubic Yards (additional pick up is \$25):

One X Per week pick up	\$ 52.37	Base Fee/month
Two X s Per week pick up	\$ 86.71	Base Fee/month
Three X s Per week pick up	\$ 107.32	Base Fee/month

City of Taylor - Fee Schedule for City Services 2016-17

3 Cubic Yards (additional pick up is \$35):

One X Per week pick up	\$	68.54	Base Fee/month
Two X s Per week pick up	\$	119.23	Base Fee/month
Three X s Per week pick up	\$	169.79	Base Fee/month
Four X s Per week pick up	\$	199.77	Base Fee/month
Five X s Per week pick up	\$	247.66	Base Fee/month

4 Cubic Yards (additional pick up is \$45):

One X Per week pick up	\$	86.71	Base Fee/month
Two X s Per week pick up	\$	151.72	Base Fee/month
Three X s Per week pick up	\$	219.51	Base Fee/month
Four X s Per week pick up	\$	264.16	Base Fee/month
Five X s Per week pick up	\$	343.08	Base Fee/month

6 Cubic Yards (additional pick up is \$55):

One X Per week pick up	\$	108.38	Base Fee/month
Two X s Per week pick up	\$	178.90	Base Fee/month
Three X s Per week pick up	\$	265.54	Base Fee/month
Four X s Per week pick up	\$	298.84	Base Fee/month
Five X s Per week pick up	\$	364.88	Base Fee/month

8 Cubic Yards (additional pick up is \$65):

One X Per week pick up	\$	131.88	Base Fee/month
Two X s Per week pick up	\$	218.56	Base Fee/month
Three X s Per week pick up	\$	307.07	Base Fee/month
Four X s Per week pick up	\$	378.08	Base Fee/month
Five X s Per week pick up	\$	477.12	Base Fee/month

10 Cubic Yards (additional pick up is \$75):

One X Per week pick up	\$	160.76	Base Fee/month
Two X s Per week pick up	\$	252.90	Base Fee/month
Three X s Per week pick up	\$	350.43	Base Fee/month
Four X s Per week pick up	\$	453.38	Base Fee/month
Five X s Per week pick up	\$	597.90	Base Fee/month

Roll Offs - include the following: (Delivery Charge + Daily Rental + Haul Cost)

Delivery Charge:

Delivery Charge is calculated at **Fee per delivery + Franchise Fee (10%) + Sales Tax (8.25%)**

20 yd Roll-Off	\$	126.25	Fee per delivery
30 yd Roll-Off	\$	126.25	Fee per delivery
40 yd Roll-Off	\$	126.25	Fee per delivery

Daily rental:

Daily Rental is calculated at **Rate/day + Franchise Fee (10%) + Sales Tax (8.25%)**

20 yd Roll-Off	\$	1.95	Rate/day
30 yd Roll-Off	\$	1.95	Rate/day
40 yd Roll-Off	\$	1.95	Rate/day

Haul cost:

Haul Cost is calculated at **Cost per haul + Franchise fee (10%) + Sales Tax (8.25%)**

20 yd Roll-Off	\$	388.46	Cost per haul
30 yd Roll-Off	\$	466.14	Cost per haul
40 yd Roll-Off	\$	543.83	Cost per haul

One time collection of Bulky wastes on call for 2 cu yd, 3 cu yd, 4 cu yd, 6 cu yd, 8 cu yd or 10 Cubic yards

Delivery Charge	\$	72.58	Fee/delivery
Daily Rental	\$	4.35	Rate/day
Haul cost	\$	72.58	Cost per haul

Industrial Solid Waste Collection Services - collected by service provider

Spring and Fall cleanup

Per Standard pick-up truck load	\$	10.00
Trailer (16' to 18')	\$	20.00

City of Taylor - Fee Schedule for City Services 2016-17

Assessments

Lot clean up
Paving assessment

Actual cost + 10% admin fee
n/a

Lien Fees

Filing of Lien with Williamson County
Release of Lien with Williamson County

Per current County rate
Per current County rate

Waste Hauling

Liquid waste hauler discharge permit

\$ 100.00 each year (1) vehicle
\$ 25.00 each additional vehicle
\$ 0.05 (or \$50.00 per 1,000 gals.)
per gallon (based on the size
of tanker).

Discharge fee

City of Taylor – Fee Schedule for City Services 2016-17

Transportation User Fee

TRIP FACTOR INDEX

Category	Units	Trip Factor	SubCategories
Building Materials	1,000 SF	4.49	Building Materials and Lumber Store, Hardware/Paint Store, Nursery
Convenience Market	1,000 SF	34.57	Convenience Market (no gas pumps), Convenience Market with Gas Pumps, Gasoline/Service Station
Medical Office	1,000 SF	3.57	Medical-Dental Office Building, Clinic, Veterinary Hospital/Veterinary Clinic
Restaurant	1,000 SF	11.15	Restaurant, Drinking Place
Fast Food	1,000 SF	26.15	Fast Food Restaurant w/out Drive-Thru Window, Fast Food Restaurant with Drive-Thru Window, Donut Place w/out Drive-Thru Window, Donut Place with Drive-Thru Window
Hospital/Nursing Home	1,000 SF	0.74	Hospital, Nursing Home
Indoor Recreation	1,000 SF	3.53	Bowling Alley, Movie Theater, Health Fitness Club
Lodging	Rooms	0.47	Hotel, Motel
Business Office	1,000 SF	1.29	General Office Building, Single Tenant Office Building, United States Post Office, Research and Development Center, Business Park
Bank	1,000 SF	12.13	Walk-In Bank, Drive-In Bank
Salon	1,000 SF	1.93	Hair Salon
General Retail	1,000 SF	3.71	Shopping Center, Apparel Store, Arts and Craft Store, DVD/Video Rental
Auto Part/Service/Wash	1,000 SF	4.46	Quick Lubrication Vehicle Shop, Self Service Car Wash, Automated Car Wash, Automobile Parts Sales, Automobile Parts and Service
Large School/Day Care	students	0.2	All schools w/greater than 50 students
Day Care	1,000 SF	12.46	Daycare Center (less than 50 students)
Supermarket/Pharmacy	1,000 SF	8.4	Supermarket, Pharmacy/Drugstore
Prison	1,000 SF	2.91	Prison
Superstore	1,000 SF	4.35	Free-Standing Discount Superstore
Outdoor Recreation	acres/campsites	0.3	Campground/RV Park, Golf Course, Arena
Car Sales	1,000 SF	2.62	New Car Sales
Warehousing	1,000 SF	0.32	Warehousing
Industrial	1,000 SF	0.73	General Light Industrial, General Heavy Industrial, Manufacturing, Utilities

TRANSPORTATION USER FEE SCHEDULE

	Monthly Base Trip Rate	Monthly Charge
Nonresidential Tiers		
Tier I*	0-8.99	\$25.00
Tier II	9.00-13.65	\$33.00
Tier III	13.66-27.30	\$50.00
Tier IV	27.31-53.99	\$67.00
Tier V	54.00-102.00	\$84.00
Tier VI	102.01+	\$133.00
Residential		
Single Family	flat rate	\$8.00
Multi-Family	flat rate	\$8.00

*All churches will be placed in Tier I

Calculation: Trip factor times square foot divided by 1,000 square foot=rate

City of Taylor - Fee Schedule for City Services 2016-17

UTILITIES

Deposits for all single family, commercial, industrial, irrigation accounts per connection.

Deposits waived on additional connections to those customers that have a current City of Taylor utility account with good payment history during the last five years. Good payment history is no disconnections for non-payment and no outstanding balances.

Meter Size	Avg. Gallons consumption/month**	Deposit Amount
5/8" x 3/4"	<10,000	\$ 100.00
3/4"	<10,000	\$ 120.00
1"	<10,000	\$ 130.00
1½"	<15,000	\$ 175.00
2"	<15,000	\$ 225.00
3"	<15,000	\$ 275.00
4"	<25,000	\$ 425.00
6"	<25,000	\$ 625.00
8"	<50,000	\$ 1,025.00
10"	<75,000	\$ 1,525.00
12"	<150,000	\$ 2,525.00

**If average monthly consumption is found to be in excess of minimum, customer may be assessed additional deposit as determined by the City Manager.

Deposits for all multi-family dwelling accounts per connection.

Deposits waived on additional connections to those customers that have a current City of Taylor utility account with good payment history during the last five years. Good payment history is no disconnections for non-payment and no outstanding balances.

Meter Size	Avg. Gallons consumption/month**	Deposit Amount calculated as follows:
5/8" x 3/4"	<10,000	$\$100 + ((\# \text{ units} - 1) \times 0.7) \times \100
3/4"	<10,000	$\$120 + ((\# \text{ units} - 1) \times 0.7) \times \100
1"	<10,000	$\$130 + ((\# \text{ units} - 1) \times 0.7) \times \100
1½"	<15,000	$\$175 + ((\# \text{ units} - 1) \times 0.7) \times \100
2"	<15,000	$\$225 + ((\# \text{ units} - 1) \times 0.7) \times \100
3"	<15,000	$\$275 + ((\# \text{ units} - 1) \times 0.7) \times \100
4"	<25,000	$\$425 + ((\# \text{ units} - 1) \times 0.7) \times \100

**If average monthly consumption is found to be in excess of minimum, customer may be assessed additional deposit as determined by the City Manager.

Tap Fees

Water Taps	
1"	\$ 1,048.00 per tap
1½"	\$ 1,480.00 per tap
2"	\$ 1,668.00 per tap
Sewer Taps	
2"	\$ 800.00 per tap
4"	\$ 929.00 per tap
6"	\$ 993.00 per tap

Backflow Prevention

Initial Permit	\$ 25.00
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City of Taylor - Fee Schedule for City Services 2016-17

Water Rates

Rates for all single family, commercial, industrial and irrigation accounts per connection.

Total monthly charges include the minimum base rate plus block rate structure for single family, commercial, and industrial. For irrigation the minimum base rate plus \$6.23-per 1,000 gallons.

Base Rate

Meter Size	Monthly Minimum Charge
5/8" x 3/4"	\$ 28.99
1"	\$ 48.43
1½"	\$ 72.46
2"	\$ 115.98
3"	\$ 231.97
4"	\$ 362.45
6"	\$ 725.77
Living Unit Equivalent (LUE)	\$ 11.84 for each LUE

Residential:

Block 1	per kgals. (0-2,000 gallons)	\$ 2.94
Block 2	per kgals. (2001-5,000 gallons)	\$ 3.24
Block 3	per kgals. (5,001-9,000 gallons)	\$ 3.53
Block 4	per kgals. (above-9,000 gallons)	\$ 4.12

Non-Residential:

Block 1	per kgals. (0-15,000 gallons)	\$ 3.98
Block 2	per kgals. (15,001-45,000 gallons)	\$ 4.38
Block 3	per kgals. (45,001-120,000 gallons)	\$ 4.78
Block 4	per kgals. (above-120,000 gallons)	\$ 5.17

Irrigation:

All usage	\$ 6.23 per 1,000 gallons
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Bulk Water Rate

\$ 5.55 per 1,000 gallons

Sewer Rates

Rates for all Single Family Dwelling accounts per connection.

Total "charge" includes monthly minimum **plus \$5.99**-per 1,000 gallons. Usages is based on three consecutive months average water billing during low use period (December, January and February).

Meter Size	Monthly Minimum Charge
5/8" x 3/4"	\$ 25.00
1"	\$ 25.00
1½"	\$ 25.00
2"	\$ 25.00
3"	\$ 25.00
4"	\$ 25.00
6"	\$ 25.00

Rates for all multi- family dwelling, commercial and industrial accounts per connection.

Total monthly charge includes monthly minimum **plus \$5.99** per 1,000 gallons.

Meter Size	Monthly Minimum Charge
5/8" x 3/4"	\$ 25.00
1"	\$ 25.00
1½"	\$ 25.00
2"	\$ 25.00
3"	\$ 25.00
4"	\$ 25.00
6"	\$ 25.00

City of Taylor - Fee Schedule for City Services 2016-17

Additional Utility Service Fees:

Administrative/Processing Fee	\$	25.00
After Hours Connection Fee	\$	50.00
Connect Fees	\$	25.00
Fire Hydrant Meter-Base Fee (no consumption included)	\$	100.00
Fire Hydrant Meter-Deposit	\$	600.00
Late Fee (Applied to balance of account if not paid by due date indicated on bill)		10%
Lock Fee	\$	25.00
Meter Fees	\$	200.00
Meter Flow Test-In-House	\$	40.00
Plugged/Pulled Meter Fee	\$	75.00
Reconnect Fee	\$	25.00
Reread Fees	\$	20.00
Return Check & NSF Electronic Draft Fees	\$	30.00
Return Trip Fee	\$	20.00
Third Party Meter Flow Test-Commercial	\$	175.00
Third Party Meter Flow Test-Residential	\$	95.00
Transfer Fee	\$	20.00
Unauthorized Usage Fee (customer turns water back on to avoid the after charge)	\$	75.00

Municipal Drainage Utility System

Equivalent Residential Unit (ERU)	Monthly Rate
Residential (includes multi-family) = 1 ERU/Unit	\$ 2.00 Per ERU
Non-residential= \$2.00 per 2,500 sq ft of impervious area	\$ 2.00 minimum fee

Zoning Ordinance Amendment



To: Planning and Zoning Commission

From: Ashley Lumpkin, AICP
Development Services Director

RE: Zoning Ordinance Amendment – Chapter 11 - Definitions

Date: October 11, 2016

Purpose

The purpose of this item is to conduct a public hearing on the proposed Zoning Ordinance Amendment to further clarify two definitions in the Zoning Ordinance. The first definition is to clarify the minimum dwelling unit size and how the structure should function as it pertains to ingress/egress between non air-conditioned and air-conditioned spaces. In staff's opinion, allowed a garage or porch that has direct access to the living area to count towards the minimum size allows for flexibility in design. This

Currently, if the roof functions as a whole unit, everything under that roof counts towards meeting the minimum size. However, by this definition, a breezeway to an adjacent structure that would not have the same massing as a single structure of the combined square feet, is allowed.

The second definition amendment will update and clarify the modular home definition (currently called "industrialized home"). Staff proposes to utilize the language as provided in the Texas Occupations Code 1202.253 as adopted in 2003 to further define the minimum value and aesthetic standard requirements.

The current definitions have been included below and redlines to show the proposed updates:

Dwelling Unit, Minimum Size - The area of the structure that is covered by a single roof, whether air-conditioned or not. **The non-air conditioned area shall share a common wall and provide direct access between the air-conditioned and non-air-conditioned areas.**

~~**Industrialized Home (also called Modular Prefabricated Structure or Modular Home)**~~ **Modular Home (or Industrialized Housing)** - A structure or building module as defined under the jurisdiction and control of the Texas Department of Labor and Standards, that is transportable in one (1) or more sections on a

temporary chassis or other conveyance device, and that is designed to be installed and used by a consumer as a fixed residence on a permanent foundation system. The term includes the plumbing, heating, air conditioning and electrical systems contained in the structure. The term does not include mobile homes or HUD-Code manufactured homes as defined in the Texas Manufactured Housing Standards Act (Article 5221f, V.A.C.S.). Industrialized homes must meet all applicable local codes and zoning regulations that pertain to construction of traditional site constructed (~~"stick-built"~~) homes. **The term does not include any residential structure that is in excess of three stories or 49 feet in height as measured from the finished grade elevation at the building entrance to the peak of the roof. The term does not mean nor apply to:**

- (i) housing constructed of sectional or panelized systems not utilizing modular components; or**
- (ii) any ready-built home that is constructed so that the entire living area is contained in a single unit or section at a temporary location for the purpose of selling it and moving it to another location.**

A modular home shall:

- (i) Have a value equal to or greater than the median taxable value for each single-family dwelling located within 500 feet of the lot on which the single-family building is proposed to be located, as determined by the most recent certified tax appraisal roll for Williamson County. For purposes of this subsection, "value" means the taxable value of the single-family building and the lot after installation of the housing.**
- (ii) Have exterior siding, roofing, roof pitch, foundation fascia, and fenestration compatible with the single-family dwellings located within 500 feet of the lot on which the industrialized housing is proposed to be located.**

If a recommendation is made by the Planning and Zoning Commission, the item will be scheduled for a public hearing with the City Council on October 27, 2016 with final action at the November 10, 2016 City Council meeting.

Staff Recommendation

Staff recommends a favorable recommendation to City Council.