

## **Road Impact Fee Advisory Committee**

### **Meeting Minutes**

**Date: April 24, 2025, 1:30 PM**

**Where: Remote Meeting**

#### **Members Present:**

Randy Case, Ryan Watson, Thomas Kerby, Greg Roosevelt, Brenda Miller, Jerry Novak, Joshua Palmer, Nikki Simmons, and Meggan Herrington

#### **Others Present:**

Cory Applegate (BoCC, District 4) Sean Murphy (Evergreen Development), Victoria Chavez, Lori Seago, Rebecca Harris (Woodmen Rd. Metro District), and guests from the public.

#### **Call to order**

Mr. Case called the meeting to order at 1:32 PM. Quorum was confirmed by Ms. Chavez.

#### **Welcome and Introductions**

All attendees introduced themselves.

#### **Fee Advisory Committee Agenda approval – Vote**

Ms. Simmons made a motion to approve the agenda. Mr. Roosevelt seconded. The motion passed unanimously.

#### **Approval of January 23 and March 27, 2025 Meeting Minutes – Vote**

The committee reviewed the minutes from January 23 and March 27, 2025. Mr. Watson moved to approve the minutes; Mr. Palmer seconded. The motion passed unanimously.

#### **Credit Creation Request – Discussion and Vote**

Ms. Chavez presented a credit creation request from GTL for the Rex Rd. and Meridian Rd. partnership project. GTL fully paid for the traffic signal installation, totaling over the \$350,000 unit cost. A development agreement and credit agreement from 2022 support the request. Mr. Roosevelt moved to recommend that the BoCC approve the \$350,000 credit to GTL. Mr. Watson seconded. Vote Result: Approved unanimously. Mr. Kerby recused himself due to project involvement.

#### **Finance Reports – Discussion**

Ms. Simmons presented financial reports through March 2025:

- PID 1 collected approx. \$416,000, down from \$607,000 the previous year.
- Reimbursements totaling \$1.4M were processed in April.
- Property tax collection in 10 mil PID (PID 2) is on track, with 47% collected through March.

- PID 3 shows similar trends.
- PIDs 4 and 5 have not yet generated revenue; taxes will begin in 2026.

### **WRMD Transition – Discussion**

Ms. Chavez and Ms. Seago shared progress on transitioning properties from the Woodmen Road Metropolitan District (WRMD) to the Road Impact Fee (RIF) program:

- Platted Lots: Will pay Woodmen Rd. district fees collected by the county.
- Unplatted Lots: Proposed to enter the 10 mil PID without upfront fees.
- Replatted/Rezoned Lots: Will follow the standard RIF fee schedule.

Funding from WRMD dissolution (approx. \$1.5M) will be allocated to PID 1, with use restricted to improvements between Golden Sage and US 24 along Woodman Rd.

### **Comments on Items Not on the Agenda**

Ms. Chavez reminded members to complete advisory training and email her upon completion.

Mr. Murphy asked for clarification on partnership project structures. Ms. Chavez and Mr. Kerby provided insight into criteria, cost-sharing, and reimbursement framework.

### **Items for Future Agendas**

Continued updates on WRMD dissolution and fund allocation.

No meeting scheduled for May; the next meeting is planned for June 26, 2025.

### **Adjourn**

Mr. Case adjourned the meeting at 2:17 PM.