

NEWSNewsType Size: [A](#) [A](#) [A](#) [Print](#) [Email](#) [Retweet](#) [SHARE](#)    [Digg this](#)**Impact fees to increase in Buckeye**

by **Elias C. Arnold** - Aug. 21, 2009 01:12 PM
The Arizona Republic

It's getting more expensive to build - and buy - a new house in Buckeye.

The Town Council voted Tuesday to raise development-impact fees. However, if the governor signs the state budget into law, an impact fee moratorium could block Buckeye and other cities from increasing those fees, retroactive to July 1.

The fees are charged for commercial and residential construction in the town. They pay for new police officers, fire stations, roads, parks and other services needed as a result of new development.

The idea is to make growth pay for growth instead of using regular revenue sources, such sales taxes, to develop infrastructure and services.

"If we don't do this, the current residents are going to pay any or all of those things if we have new construction come in," Mayor Jackie Meck said before the unanimous vote.

Representatives from the Western Maricopa County Regional Association of Realtors opposed the increase. They said it could further depress the housing market and would make housing less affordable, limiting growth and the tax base.

"Now is not the time to increase any impact fees," said Eric Johnson, a Buckeye area real estate agent representing the group.

The measure also set up fee zones that reflect the cost of providing infrastructure in each area, according to a report by the town's consultant, Pat Walker.

What's old	What's new	What's next
<ul style="list-style-type: none"> » \$9,942 impact fee for each single-family home in Buckeye. » One rate applied to the whole town. 	<ul style="list-style-type: none"> » Starting Nov. 2, impact fees vary by location. » \$12,827 for the area generally southeast of Arizona 85 and Yuma Road. » \$13,531 southwest of Arizona 85 and Interstate 10. » \$14,175 for the area generally north of I-10, or north of Yuma when east of Miller Road. » Utility fees were not set for areas northwest of the Hassayampa River or south of the Gila River. The infrastructure is not planned in the fee study's timeframe. 	<ul style="list-style-type: none"> » The state budget includes an impact fee moratorium that could block Buckeye and other places from increasing impact fees, retroactive to July 1. The Legislature has passed the budget, but the governor has yet to sign it into law.

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