

ORDINANCE NO. O23-07

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, AMENDING THE GLENDALE CITY CODE, CHAPTER 2 (ADMINISTRATION), ARTICLE 1 (IN GENERAL), SECTION 2-3 (COMMUNITY DEVELOPMENT AND BUILDING PERMIT FEES, ANNUAL REVIEW AND ADJUSTMENT, PAYMENT, AND WAIVER) AND SETTING FORTH AN EFFECTIVE DATE.

WHEREAS, the Glendale City Charter provides that the council may, by ordinance, waive or rebate any of the community development fees upon a finding that the waiver or rebate is in the best interests of the city of Glendale; and,

WHEREAS, the City of Glendale City Council finds that waiving community development fees for affordable housing is in the best interests of the community and is consistent with policies identified in the General Plan.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GLENDALE as follows:

SECTION 1. That Glendale City Code Chapter 2 (Administration), Article 1 (In General), Section 2-3 (Community development and building permit fees; annual review and adjustment; payment; waiver) is hereby amended by adding subsection (e) as follows:

Sec. 2-3. - Community development and building permit fees; annual review and adjustment; payment; waiver.

- (a) The community development fee schedule of the City of Glendale shall be set forth in Appendix B of the city code.
- (b) The City of Glendale Community Development Fee Schedule and the building permit fees shall be reviewed and approved by the city council on an annual basis. The community development fee schedule shall be adjusted annually in accordance with the CPIU (Consumer Price Index Urban Users) inflationary index; and building permit fees shall be adjusted annually in accordance with the International Code Council Building Valuation Data. The adjusted fees shall be posted on the city's website and published in the city's official newspaper as required by state law.
- (c) Any of the community development fees may be waived or rebated by the city council as an economic development incentive upon a finding that the waiver or rebate is in the best interests of the City of Glendale. The city council delegates its authority to the city manager to waive or rebate, in writing, community development fees up to fifty thousand dollars (\$50,000.00). Any fee waiver or rebate shall be conditioned upon timely completion of the development or additional improvements which comprise the project.

(d) Any of the community development fees may be waived or rebated by the city council as an incentive to attract privately-produced events in the city-council adopted redevelopment area upon a finding that the waiver or rebate is in the best interests of the City of Glendale. The city council delegates its authority to the city manager or designee to make the finding as to whether a waiver or rebate is in the best interests of the city and to waive or rebate, in writing, community development fees up to twenty-five thousand dollars (\$25,000.00). Any fee waiver or rebate is conditioned upon adherence to all applicable federal, state, or county laws; city codes and ordinances; and administrative policies or procedures.

(e) Any of the community development fees may be waived or rebated by the city council as an incentive to attract the development of housing units that will be maintained as affordable for a period of no less than 30 years upon a finding that the waiver or rebate is in the best interests of the City of Glendale. The city council delegates its authority to the city manager to waive or rebate, in writing, 100% of community development fees for recipients of Arizona Department of Housing tax credit awards. The city manager is further required to provide a copy of the waiver or rebate notice to the City Council and report overall program performance and aggregate fees waived each fiscal year.

(Ord. No. 2260, § 1, 6-11-02; Ord. No. 2871, § 1, 1-14-14; Ord. No. 2901, § 1, 8-12-14; Ord. No. 3001, § 1, 8-9-2016)

Editor's note — Ord. No. 2901, § 1, adopted Aug. 12, 2014, changed the title of § 2-3 from "Community development fees; annual review and adjustment; payment; waiver" to "Community development and building permit fees; annual review and adjustment; payment; waiver," as set out herein.

(Signatures on the following page)

PASSED, ADOPTED AND APPROVED by the Mayor and Council of the City of Glendale, Maricopa County, Arizona, this 14th day of March, 2023.

Mayor Jerry P. Weiers

ATTEST:

Julie K. Bower, City Clerk (SEAL)

APPROVED AS TO FORM:

Michael D. Bailey, City Attorney

REVIEWED BY:

Kevin R. Phelps, City Manager