

Ogden will assess impact fees on builders

By Kristen Moulton
The Salt Lake Tribune
Salt Lake Tribune

Article Last Updated: 08/14/2007 12:59:49 PM MDT

OGDEN - Builders of new homes and businesses in the Ogden Valley and western Weber County will now be charged for the added demands on infrastructure, the Weber County Commission decided Tuesday.

Revenue from the fees will help the county provide roads, trails, wastewater treatment and storm drains in the fast growing areas.

Commission Chairwoman Jan Zogmaister, who took office in January, said she was surprised to learn the county was not yet charging such fees.

"With all the development going on, we need this," said Zogmaister, who likened the fee to a user fee.

The county first commissioned a study on impact fees in 2004.

Steve Clark, chairman of the group Ogden Valley Growth with Excellence Mandate, praised the commission.

He said the impact fees will help the county grapple with development in a smart way.

"It basically allows you to collect money from newcomers," he said.

The fees will vary, based on the size of a home or business.

However, the builder of a single-family home on one acre would pay \$2,445 in western Weber county and \$3,062 in Ogden Valley.

A commercial enterprise on one acre and with 1,000 square feet of space would pay \$4,060 in western Weber County and \$6,454 in Ogden Valley.

Only residential builders would pay the impact fee for trails, and those building in the Ogden Valley would not pay a wastewater impact fee because the county does not provide that service there.

Jim Gentry, the county's planning director, said many of the fees are based on old data and can be expected to increase.

The county has not estimated the amount of total revenue the fees will generate, he said.

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