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Mesa to hike builder impact fees

By Jason Massad
 Tribune

Mesa will charge higher impact fees on homebuilders and commercial developers starting Sept. 3. Developers pay impact fees to help alleviate the pressure new growth puts on city services, such as wastewater plants and police and fire services.

On average, the fees will climb 63 percent, according to Terry Williams, head of building safety.

The average impact fee for a new home will be \$8,321, up 63 percent from \$5,233. Impact fees for apartment units will rise 60 percent to \$5,261 from \$3,340.

Commercial and industrial properties will see a 66 percent increase in impact fees.

The promise of higher fees has not led to a rush of applications before the new rate structure takes effect, Williams said.

Some local homebuilders have come in before the deadline to get the cheaper permits, but not on a large scale, he said.

"We really thought we were going to be swamped, but that really hasn't materialized," Williams said.

Mesa developers pay impact fees to support water and wastewater infrastructure, parks, cultural offerings, libraries, police, fire, general government and improvements to storm drainage systems.

The Mesa City Council approved the new fee schedule June 4. All permits must be issued prior to Sept. 4 to qualify for the old rates.

All permits obtained after that will pay according to the new rate schedule.



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