

Clark County Fee Waiver Program Update

Goal

- Establish an endpoint for the fee waiver program

Why Now?

- Plan forward allows county and customers predictability and certainty
- Encourage fee waiver projects to move forward in process, which meets original intent to incentivize development immediately
- Fairness and equity for all developers
- Economy has improved
- Maintain staffing and workload balance

Project Statistics

- Fee estimates - 105 projects
- If all projects moved forward, the following are estimates of the fees that could be waived
- Most projects have activity in 2016 and 2017

Stage of Project	Stage Description	Number of Projects	Possible Application Fees To Be Waived	Possible TIF to be Waived
1	Pre-Application Conference	52	\$4.26 M	\$6.14 M
2	Preliminary Review	30	\$1.71 M	\$6.38 M
3	Final Review or Building Permit	23	\$.74 M	\$3.49 M
Total			\$6.71 M	\$16.01 M

Project Statistics

Total by Program	Fees Remaining
Wetland/Habitat	\$.08 M
Fire Marshal	\$.18 M
Land Use	\$.95 M
Building	\$2.69 M
Public Works Dev. Eng.	\$2.81 M
Total	\$6.71 M

Recommendation

- Allow normal timeframe for pre-application validity – 1 year
- Require projects to complete preliminary and final engineering review in 18 months
- Secure building permit within 6 months after final engineering review (e.g. site improvements complete)