

### **Durango Fire Protection District's proposed district wide impact fee:**

Colorado HB1088 (2016), authorizes the board of a fire protection district to impose an impact fee on the construction of new buildings, structures, facilities, or improvements, including oil and gas wells, on previously improved or on unimproved real property, if the impact fee is:

- Reasonably related to the cost of the fire protection district's services; and
- Imposed in accordance with a fee schedule that is legislatively adopted by the board and that applies to all construction of new buildings, structures, facilities, or improvements.

Durango Fire Protection District is proposing to implement a district-wide impact fee program designed to ensure that new growth in our community helps to pay for the expansion of services needed based on that growth.

A study on the need and feasibility of impact fees for the District produced a proposed fee schedule of:

- \$1,183 per new residential unit constructed in the district's service area, and;
- \$1.72 per square foot of commercial development

These impact fees will allow DFPD to augment its ability to fund capital improvements at a higher level than the district is currently able to provide. The impact fees are not sufficient to fund the DFPD's capital improvement plan in its entirety, but will help ensure that additional demand for fire protection and emergency services is proportionally supported. Fully implemented, the impact fee program will leave 55% of the District's future capital needs unfunded, making it necessary for the district to identify other funding streams to assure full fiscal coverage of the plan.

### **San Juan Basin Public Health's proposes amendments to local septic system regulations:**

San Juan Basin Health is revising its local septic system regulations. The State of Colorado recently updated their statewide septic regulations ("Regulation 43"), and the new version will go into effect this summer.

San Juan Basin Public Health must meet or exceed the requirements of Regulation 43. Several optional regulations and programs that they are considering, and on which they would like feedback from the community (particularly development, construction, and real estate professionals).

#### Transfer of Title:

- Requiring inspection and certification of existing septic systems at time of property transfer. Right now, inspections are voluntary and done at the initiative of buyers, sellers, or their representatives. There are a variety of ways to structure a Transfer of Title program based on how it is carried out elsewhere in Colorado. We would like the participation of experts (Realtors) to determine if a Transfer of Title program is desired and, if so, how it would be best organized.

#### Higher Level Treatment:

- would allow permitting septic systems to be made smaller if they include a proprietary “Higher level treatment” system that improves the quality of wastewater. According to state rules, such size reductions are only allowed if SJBPH establishes a maintenance oversight program to ensure that such advanced treatment systems are properly maintained by their owners. SJBH would like feedback on the desirability of such a program and how they could best ensure compliance if such a program were created.

#### Local Annexes:

- Does not exist in “Regulation 43” but are added on by SJBPH. Currently, there are local annexes regarding the requirements for existing wastewater ponds (“lagoons”), temporary occupancy of properties, and how SJBPH reviews subdivisions, lot consolidations, etc., along with several others. Continuation and modification of these requirements are up for discussion as well as a request that SJBPH explore permitting the application of raw septic tank solids to agricultural lands, rather than requiring their disposal at a wastewater treatment plant.

*San Juan Basin Health is soliciting feedback from the community on these items.*