



Agenda

City Council Formal Meeting

Monday, June 8, 2020

11:00 AM

phoenix.gov

OPTIONS TO ACCESS THIS MEETING

- **Watch** the meeting live streamed on phoenix.gov or Phoenix Channel 11 on Cox Cable.

- **Call-in** to listen to the meeting. Dial 602-666-0783 and Enter Meeting ID 126 860 7012 # (for English) or 126 916 9697 # (for Spanish). Press # again when prompted for attendee ID.

- **Register and speak during a meeting:**

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<https://phoenixcitycouncil.webex.com/phoenixcitycouncil/onstage/g.php?MTID=e4a8beb9709ccdc1cb45a6136bc7122ad>

- **Register via telephone** at 602-262-6001 **at least 1 hour prior to the start of this meeting**, noting the item number. Then, use the Call-in phone number and Meeting ID listed above at the time of the meeting to call-in and speak.

CALL TO ORDER AND ROLL CALL**ADMINISTRATION**

- | | | |
|---|---|--|
| 1 | Request for Reconsideration of Item 44 from the June 3, 2020 Formal Council Meeting | Citywide - Page 5 |
| 2 | Reconsideration of Item 44 from the June 3, 2020 Formal Council Meeting - Adoption of the Tentative 2020-21 Annual Budget (Ordinance S-46650) | Citywide - Page 8 |
| 3 | (CONTINUED FROM JUNE 3, 2020) - Adoption of the Tentative 2020-21 Capital Funds Budget (Ordinance S-46700) | Citywide - Page 17 |
| 4 | (CONTINUED FROM JUNE 3, 2020) - Adoption of the Tentative 2020-21 Reappropriated Funds Budget (Ordinance S-46651) | Citywide - Page 23 |
| 5 | (CONTINUED FROM JUNE 3, 2020) - Public Hearing and Resolution Adopting Legal Findings to Recertify and Update the Downtown Redevelopment Area Boundaries (Resolution 21832) | District 4 - Page 33
District 7
District 8 |
| 6 | (CONTINUED FROM JUNE 3, 2020) - Additional Federal HOME Investment Partnerships Program Funding for Stepping Stone Phase III (Ordinance S-46673) | District 8 - Page 80 |
| 7 | (CONTINUED FROM JUNE 3, 2020) - Request Authorization to Enter into Contracts with the Arizona Community Foundation and International Rescue Committee for COVID-19 Microbusiness Grant Funds and Technical Assistance (Ordinance S-46710) | Citywide - Page 82 |
| 8 | (CONTINUED FROM JUNE 3, 2020) - Request Authorization to Enter into Contracts with LISC Phoenix and Local First Arizona Foundation (Ordinance S-46712) | Citywide - Page 84 |
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- 9 **(CONTINUED FROM JUNE 3, 2020) - Phoenix Sky Harbor International Airport Concessionaire Financial Relief (Ordinance S-46708)** District 8 - Page 88

TRANSPORTATION AND INFRASTRUCTURE

- 10 **(CONTINUED FROM JUNE 3, MAY 6 AND 20, 2020) - Water Remote Facilities General Construction - Job Order Contracting Services - 4108JOC173 (Ordinance S-46551)** Citywide - Page 90
Out of City

PLANNING AND ZONING MATTERS

- 11 **(CONTINUED FROM JUNE 3, 2020) - Amend City Code - Ordinance Adoption - Rezoning Application Z-60-19-4 - Northwest Corner of 15th Avenue and Indian School Road (Ordinance G-6705)** District 4 - Page 92
- 12 **(CONTINUED FROM JUNE 3, 2020) - Public Hearing - Biennial Certified Audit of Land Use Assumptions, Infrastructure Improvement Plan and Development Fees** Citywide - Page 100

REPORTS FROM CITY MANAGER, COMMITTEES OR CITY OFFICIALS**CITIZEN COMMENTS****ADJOURN**



Request for Reconsideration of Item 44 from the June 3, 2020 Formal Council Meeting

Request for reconsideration of Item 44 - Adoption of the Tentative 2020-21 Annual Budget (Ordinance S-46650) from the June 3, 2020 City Council Formal Meeting, to be placed on the agenda for the Special Formal City Council meeting at 11 a.m. on June 8, 2020.

Summary

At the June 3, 2020 City Council Formal meeting, Item 44 - Adoption of the Tentative 2020-21 Annual Budget (Ordinance S-46650), failed by a vote of 4-5.

Pursuant to the Rules of Council Proceedings Rule 7(I), this reconsideration is being placed on the June 8, 2020 agenda in accordance with memos requesting reconsideration from Councilman Sal DiCiccio (**Attachment A**) and Vice Mayor Betty Guardado (**Attachment B**) filed with the City Clerk.

If this request is approved, the City Council will reconsider this item. If this request is not approved, the City Council will not reconsider this item and the original action on the item will stand.

Responsible Department

This item is submitted by Deputy City Manager Toni Maccarone and the City Clerk Department.

Attachment A



City of Phoenix
OFFICE OF THE CITY COUNCIL

CITY CLERK DEPT.

2020 JUN -4 PM 1: 51

June 4, 2020

Denise Archibald
City Clerk Department
200 W. Washington, 15th Floor
Phoenix, Arizona 85003

Dear Denise:

Pursuant to Rule 7(l) of the Rules of Council Proceedings, I am requesting that a Request for Reconsideration of Item 44 – Adoption of the Tentative 2020-21 Annual Budget (Ordinance S-46650) from the June 3, 2020 Formal City Council Agenda be placed on the agenda for Special Formal City Council meeting scheduled for Monday, June 8, 2020.

Sincerely,

A handwritten signature in cursive script that reads "Sal DiCiccio".

Sal DiCiccio
Councilman, Phoenix District 6

cc: Ed Zuercher

200 West Washington Street, 11th Floor, Phoenix, Arizona 85003
(602) 262-7491
council.district.6@phoenix.gov

Attachment B



City of Phoenix

OFFICE OF THE CITY COUNCIL

Betty Guardado

Councilwoman

District 5

602-262-7446

Fax: 602-495-0628

TTY: 602-495-5810

phoenix.gov/district5

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twitter.com/PHXDistrict5

youtube.com/DTVPHX

June 3, 2020

Denise Archibald

City Clerk Department

200 W. Washington, 15th Floor

Phoenix, Arizona 85003

Dear Denise:

Pursuant to Rule 7(l) of the Rules of Council Proceedings, I am requesting that a Request for Reconsideration of Item 44 – Adoption of the Tentative 2020-21 Annual Budget (Ordinance S-46650) from the June 3, 2020 Formal City Council Agenda be placed on the agenda for Special Formal City Council meeting scheduled for Monday, June 8, 2020.

Sincerely,

Betty Guardado

Vice Mayor

City of Phoenix

CC: Ed Zuercher



Reconsideration of Item 44 from the June 3, 2020 Formal Council Meeting - Adoption of the Tentative 2020-21 Annual Budget (Ordinance S-46650)

An ordinance (**Attachment A**) adopting the tentative estimates of the amounts required for public expense for operating funds for the City of Phoenix for the fiscal year 2020-21; adopting a tentative budget; setting forth the receipts and expenditures and the amounts estimated as collectible for the fiscal year, and the amount proposed to be raised by direct property taxation for primary and secondary purposes; giving notice of the time and place for hearing taxpayers and for adoption of the budget and fixing the tax levies.

Concurrence/Previous Council Action

This reflects the budget approved by the Council on May 19, 2020 and complies with the requirements set forth in the City Charter and Code and State Statutes. Final adoption is scheduled for June 17, 2020.

Responsible Department

This item is submitted by City Manager Ed Zuercher and the Budget and Research Department.

Attachment A

THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL, ADOPTED ORDINANCE.

ORDINANCE S-

AN ORDINANCE ADOPTING THE TENTATIVE ESTIMATES OF THE AMOUNTS REQUIRED FOR PUBLIC EXPENSE OF OPERATING FUNDS FOR THE CITY OF PHOENIX FOR THE FISCAL YEAR 2020-2021; ADOPTING A TENTATIVE BUDGET; SETTING FORTH THE RECEIPTS AND EXPENDITURES AND THE AMOUNTS ESTIMATED AS COLLECTIBLE FOR THE FISCAL YEAR, AND THE AMOUNT PROPOSED TO BE RAISED BY DIRECT PROPERTY TAXATION FOR PRIMARY AND SECONDARY PURPOSES; GIVING NOTICE OF THE TIME AND PLACE FOR HEARING TAXPAYERS AND FOR ADOPTION OF THE BUDGET AND FIXING THE TAX LEVIES.

WHEREAS, by the provisions of the City Charter an ordinance adopting the tentative budget for the fiscal year 2020-2021 is required to be adopted on or before the last day of June, which date complies with A.R.S. §§ 42-17101, 17102, 17103, and 17104.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX as follows:

SECTION 1. That the statement and schedules hereinafter set forth and hereby adopted for the purpose as hereinafter set forth as the tentative budget for the City of Phoenix for the fiscal year 2020-2021.

SECTION 2. That the City Clerk is hereby authorized and directed to publish in the manner prescribed by law the estimates of expenditures, as hereinafter set forth, together with a notice that the City Council will meet for the purpose of final hearing by taxpayers and for adoption of the 2020-2021 annual budget for the City of Phoenix on the 17th day of June 2020 at the hour of 2:30 p.m. in the City Council Chambers of the City of Phoenix, 200 West Jefferson, Phoenix, Arizona, and will further meet for the purpose of fixing tax levies on the 1st day of July 2020 at the hour of 10:00 a.m. in said Council Chambers.

SECTION 3. That the sums to be raised by primary taxation, as specified herein, do not in the aggregate amount exceed that amount as computed pursuant to A.R.S. § 42-17102(C).

SECTION 4. Upon the approval of the City Manager, funds may be transferred within purposes set forth in Section 9.

SECTION 5. Upon recommendation by the City Manager and with the approval of the City Council, expenditures may be made from the appropriation for contingencies.

SECTION 6. In the case of an emergency, the City Council may authorize the transfer of funds between purposes set forth in Section 9, if funds are available and the transfer does not conflict with the limitations provided by law (A.R.S. § 42-17102).

SECTION 7. The City Council may authorize appropriation increases, if funds are available, for purpose of expenditures that are exempt from limitation provided in Article IX, Section 20, Constitution of Arizona.

SECTION 8. Money from any fund may be used for any of these purposes set forth in Section 9, except money specifically restricted by State law or by City Charter or City ordinances and resolutions.

SECTION 9. That the purposes of expenditures set forth in this section are necessary for the conduct of the business of the government of the City of Phoenix and such amounts are hereby adopted as tentative appropriations for the 2020-2021 fiscal year.

CITY OF PHOENIX, ARIZONA
PURPOSES OF PROPOSED PUBLIC EXPENSE

<u>Purpose</u>	<u>Amount of Appropriation</u> <u>2020-2021</u>
<u>GENERAL FUNDS</u>	
General Government	\$147,496,053
Public Safety	944,680,555
Criminal Justice	37,540,550
Transportation	20,762,291
Community Development	24,760,742
Community Enrichment	26,837,014
Environmental Services	18,798,890
Contingencies	55,596,000
Unassigned Vacancy Savings	(16,000,000)
Capital Improvements	<u>18,687,712</u>
Total General Funds	<u>\$1,279,159,807</u>

<u>Purpose</u>	<u>Amount of Appropriation 2020-2021</u>
<u>PARKS AND RECREATION FUNDS</u>	
Parks and Recreation Operations and Maintenance.	<u>\$101,807,960</u>
<u>LIBRARY FUNDS</u>	
Library Operations and Maintenance, and Capital Improvements.	<u>\$41,850,634</u>
<u>CABLE COMMUNICATION FUNDS</u>	
Cable Communication Operations and Maintenance.	<u>\$2,794,213</u>
<u>ARIZONA HIGHWAY USER REVENUE FUNDS</u>	
Street Maintenance, Major Street Improvements, Traffic Improvements and other Street Improvements.	<u>\$169,143,455</u>
<u>AVIATION FUNDS</u>	
Aviation Operations and Maintenance, Debt Service and Capital Improvement Expenditures.	<u>\$683,607,452</u>
Contingencies	<u>20,000,000</u>
Total Aviation Funds	<u>\$703,607,452</u>
<u>CAPITAL CONSTRUCTION FUNDS</u>	
Capital Improvements in the Street Transportation and Environmental Programs.	<u>\$21,737,410</u>
<u>CITY IMPROVEMENT FUND</u>	
Downtown Arena; Public Safety Communication Systems; Debt Service Payments for Transit Facilities and Improvements; Municipal Court Building; Vehicles; City Hall; LED Streetlight Conversion; Property Acquisitions; IGC/TGen Facility; Telephone System and Data Network Replacement; Badging System; Adams Street Garage; Police Training Academy and Precincts; City Technology Upgrades; Amphitheater; ASU College of Nursing; Elevator Rehabilitation; Personnel/Payroll Computer Systems; Local Alcohol Rehabilitation Center; Okemah Service Center; Miscellaneous Redevelopment Projects; Other Equipment, Office, Service and Training Facilities and Improvements.	<u>\$74,837,078</u>

<u>Purpose</u>	<u>Amount of Appropriation 2020-2021</u>
<u>COMMUNITY REINVESTMENT FUNDS</u>	
Community Reinvestment Capital Improvements and Related Operations and Maintenance.	<u>\$8,535,384</u>
<u>COURT AWARD FUNDS</u>	
Criminal Justice Programs.	<u>\$5,759,602</u>
<u>DEVELOPMENT SERVICES FUNDS</u>	
Development Services Operations and Maintenance, and Capital Improvement Expenditures.	\$82,416,788
Contingencies	<u>5,000,000</u>
Total Development Services Funds	<u>\$87,416,788</u>
<u>FEDERAL COMMUNITY DEVELOPMENT FUNDS</u>	
Community Development Program.	<u>\$53,374,820</u>
<u>FEDERAL OPERATING TRUST FUNDS</u>	
Federal and State Grant Programs.	<u>\$327,485,851</u>
<u>FEDERAL TRANSIT FUND</u>	
Transit Operations and Maintenance, and Capital Improvements.	<u>\$180,910,504</u>
<u>GOLF COURSE FUNDS</u>	
Golf Course Operations and Maintenance, and Capital Improvements.	<u>\$6,196,936</u>
<u>HOPE VI FEDERAL GRANT FUNDS</u>	<u>\$14,719,966</u>
<u>HUMAN SERVICES FEDERAL TRUST FUNDS</u>	
Human Services Program.	<u>\$58,963,098</u>
<u>NEIGHBORHOOD PROTECTION FUNDS</u>	
Eligible Police, Fire, and Block Watch Operations and Maintenance Expenditures Funded with Privilege License and Excise Taxes in accordance with Ordinance G-3696.	<u>\$40,708,104</u>

<u>Purpose</u>	<u>Amount of Appropriation 2020-2021</u>
<u>OTHER RESTRICTED FUNDS</u>	
Other Restricted Funds Operations and Maintenance, and Capital Improvement Expenditures.	<u>\$77,693,676</u>
<u>PARKS AND PRESERVES FUNDS</u>	
Parks and Preserves Operations and Maintenance, and Capital Improvement Expenditures Funded with Privilege License and Excise Taxes in accordance with the Phoenix Parks and Preserves initiative approved by the Phoenix voters in a ballot measure on May 20, 2008.	<u>\$74,817,355</u>
<u>PHOENIX CONVENTION CENTER FUNDS</u>	
Phoenix Convention Center Operations and Maintenance, Debt Service, and Capital Improvement Expenditures.	<u>\$95,030,277</u>
Contingencies	<u>3,000,000</u>
Total Phoenix Convention Center Funds	<u>\$98,030,277</u>
<u>PUBLIC HOUSING FUNDS</u>	
Public Housing Operations and Maintenance, and Capital Improvement Expenditures.	<u>\$120,217,449</u>
<u>PUBLIC SAFETY ENHANCEMENT FUNDS</u>	
Police, Fire, and Emergency Management Operations and Maintenance Expenditures Funded with Privilege License and Excise Taxes in accordance with Ordinance S-31877.	<u>\$30,293,383</u>
<u>PUBLIC SAFETY EXPANSION FUNDS</u>	
Police and Fire Personnel and Service Expansion Funded with Privilege License and Excise Taxes in accordance with Ordinance G-4987.	<u>\$81,176,992</u>
<u>REGIONAL TRANSIT FUNDS</u>	
Regional Transportation Operations and Maintenance and Capital Improvements.	<u>\$34,074,818</u>
<u>REGIONAL WIRELESS COOPERATIVE FUNDS</u>	
Operations and Maintenance of the Regional Wireless Cooperative.	<u>\$5,117,948</u>

<u>Purpose</u>	<u>Amount of Appropriation 2020-2021</u>
<u>SECONDARY PROPERTY TAX FUNDS</u>	
Debt Service on and Early Redemption of Outstanding Bonds and Long-Term Obligations.	<u>\$129,497,241</u>
<u>SOLID WASTE FUNDS</u>	
Solid Waste Operations and Maintenance, Capital Improvements, and Debt Service.	\$185,930,055
Contingencies	<u>1,000,000</u>
Total Solid Waste Funds	<u>\$186,930,055</u>
<u>SPORTS FACILITIES FUNDS</u>	
Sports Facilities Operations and Maintenance, and Capital Improvements.	\$10,233,498
Contingencies	<u>20,000,000</u>
Total Sports Facilities Funds	<u>\$30,233,498</u>
<u>TRANSPORTATION 2050 FUNDS</u>	
Transit and Streets Operations and Maintenance, and Capital Improvement Expenditures Funded with Privilege License and Excise Taxes in accordance with Ordinance G-6051.	\$271,171,152
Contingencies	<u>4,000,000</u>
Total Transportation 2050 Funds	<u>\$275,171,152</u>
<u>WASTEWATER SYSTEM FUNDS</u>	
Wastewater System Operations and Maintenance, Debt Service and Capital Improvement Expenditures.	\$219,857,929
Contingencies	<u>3,500,000</u>
Total Wastewater Funds	<u>\$223,357,929</u>

WATER FUNDS

Water System Operations and Maintenance, Debt Service
and Capital Improvement Expenditures.

\$462,839,406

Contingencies

12,000,000

Total Water Funds

\$474,839,406

TOTAL APPROPRIATIONS 2020-2021

\$5,020,460,241

PASSED by the Council of the City of Phoenix on this 3rd day of
June 2020.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

Acting City Attorney

REVIEWED BY:

City Manager



(CONTINUED FROM JUNE 3, 2020) - Adoption of the Tentative 2020-21 Capital Funds Budget (Ordinance S-46700)

An ordinance (**Attachment A**) adopting the tentative Capital Funds Budget for the City of Phoenix for the fiscal year 2020-21.

Summary

This adopts the tentative 2020-21 Capital Funds Budget for the fiscal year beginning July 1, 2020, and ending June 30, 2021. The Capital Funds Budget will be funded by property tax and revenue supported bond proceeds, federal and state participation funds, passenger facility charges, customer facility charges, participation by other governmental entities in certain projects, development impact fees, capital grants, capital reserves, solid waste remediation funds and other capital funding sources.

Final adoption is scheduled for June 17, 2020.

Concurrence/Previous Council Action

The 2020-21 Capital Funds Budget is included in the Five-Year Capital Improvement Program resolution also requested for Council approval on the June 3, 2020 Formal Agenda and complies with requirements set forth in the City Charter and Code and State Statutes.

Responsible Department

This item is submitted by City Manager Ed Zuercher and the Budget and Research Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE S-#####

AN ORDINANCE ADOPTING THE TENTATIVE CAPITAL FUNDS BUDGET FOR THE CITY OF PHOENIX FOR THE FISCAL YEAR 2020-21.

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

SECTION 1. The schedule set forth as Section 2 below is hereby adopted as the tentative 2020-21 Capital Funds Budget for capital improvements to be made from authorized property tax and revenue supported bond proceeds, nonprofit corporation bond financing, federal and state participation funds, passenger facility charges, customer facility charges, participation by other governmental entities in certain projects, development impact fees, capital grants, capital reserves, solid waste remediation funds and other capital funding sources, for the year beginning July 1, 2020 and ending June 30, 2021.

SECTION 2. This Council has determined and adopted the following estimates of proposed Capital expenditure improvements for the various purposes therein named for the fiscal year beginning July 1, 2020 and ending June 30, 2021.

Purpose	Appropriation Amount 2020-21
<u>ARTS AND CULTURAL FACILITIES</u>	
2001 General Obligation Bonds	<u>\$902,484</u>
<u>AVIATION</u>	
Aviation Bonds, Capital Grants, Passenger Facility Charges	<u>\$312,790,304</u>
<u>ECONOMIC DEVELOPMENT</u>	
Other Bonds	<u>\$122,000,000</u>
<u>FACILITIES MANAGEMENT</u>	
2001 General Obligation Bonds, Other Bonds, Other Capital	<u>\$27,340,000</u>
<u>FIRE PROTECTION</u>	
Impact Fees, Other Bonds	<u>\$20,271,087</u>
<u>HOUSING</u>	
Capital Grants	<u>\$12,115,901</u>
<u>HUMAN SERVICES</u>	
2006 General Obligation Bonds	<u>\$600,000</u>
<u>INFORMATION TECHNOLOGY</u>	
Other Bonds	<u>\$13,394,664</u>
<u>LIBRARIES</u>	
Impact Fees	<u>\$8,530,000</u>

Purpose	Appropriation Amount 2020-21
<u>NEIGHBORHOOD SERVICES</u>	
2006 General Obligation Bonds	<u>\$53,300</u>
<u>NON-DEPARTMENTAL CAPITAL</u>	
Capital Reserves, Convention Center Bonds, Customer Facility Charges, Federal, State and Other Participation, Other Bonds, Passenger Facility Charges	<u>\$102,791,473</u>
<u>PARKS, RECREATION & MOUNTAIN PRESERVES</u>	
Capital Grants, Capital Reserves, Impact Fees, Other Capital	<u>\$17,573,410</u>
<u>PHOENIX CONVENTION CENTER</u>	
Convention Center Bonds	<u>\$1,779,611</u>
<u>POLICE PROTECTION</u>	
2006 General Obligation Bonds, Impact Fees	<u>\$11,016,000</u>
<u>PUBLIC ART PROGRAM</u>	
Aviation Bonds, Passenger Facility Charges, Solid Waste Bonds, Wastewater Bonds, Water Bonds	<u>\$5,735,893</u>
<u>PUBLIC TRANSIT</u>	
Capital Grants, Transportation 2050 Bonds	<u>\$976,241,064</u>
<u>REGIONAL WIRELESS COOPERATIVE</u>	
Other Cities' Share in Joint Ventures	<u>\$7,324,952</u>

Purpose	Appropriation Amount 2020-21
<u>SOLID WASTE DISPOSAL</u>	
Capital Reserves, Solid Waste Bonds, Solid Waste Remediation	<u>\$21,553,286</u>
<u>STREET TRANSPORTATION & DRAINAGE</u>	
2006 General Obligation Bonds, Capital Reserves, Federal, State and Other Participation, Impact Fees, Transportation 2050 Bonds	<u>\$144,125,425</u>
<u>WASTEWATER</u>	
Impact Fees, Other Cities' Share in Joint Ventures, Wastewater Bonds, Water Bonds	<u>\$281,408,464</u>
<u>WATER</u>	
Impact Fees, Other Cities' Share in Joint Ventures, Water Bonds	<u>\$511,632,730</u>
<u>TOTAL</u>	<u>\$2,599,180,048</u>

SECTION 3. Upon the approval of the City Manager, funds may be transferred within purposes set forth in Section 2.

SECTION 4. The City Council may authorize appropriation increases, if funds are available, for purpose of expenditures that are exempt from the limitation provided in Article IX, Section 20, Constitution of Arizona.

PASSED by the Council of the City of Phoenix this 3th day of June, 2020.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

Acting City Attorney

REVIEWED BY:

City Manager



**(CONTINUED FROM JUNE 3, 2020) - Adoption of the Tentative 2020-21
Reappropriated Funds Budget (Ordinance S-46651)**

An ordinance (**Attachment A**) adopting the tentative Reappropriation Budget for items of expenditure previously adopted as part of the 2019-20 fiscal year Operating and Capital Funds Budgets of the City of Phoenix but remaining as unexpended funds as of June 30, 2020.

Summary

This adopts the tentative budget of the City of Phoenix for encumbrance (outstanding contracts) balances at June 30, 2020, to allow for liquidation of those balances during the 2020-21 fiscal year.

This complies with requirements set forth in the City Charter and Code and State Statutes.

Responsible Department

This item is submitted by City Manager Ed Zuercher and the Budget and Research Department.

Attachment A

THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL, ADOPTED ORDINANCE.

ORDINANCE S-

AN ORDINANCE ADOPTING THE TENTATIVE REAPPROPRIATION BUDGET FOR ITEMS OF EXPENDITURE PREVIOUSLY ADOPTED AS PART OF THE 2019-2020 FISCAL YEAR OPERATING AND CAPITAL FUNDS BUDGETS OF THE CITY OF PHOENIX BUT REMAINING AS UNEXPENDED FUNDS AS OF JUNE 30, 2020.

WHEREAS, the City of Phoenix adopts, pursuant to state law, an annual budget consisting of operating funds and capital funds for expenditure in each fiscal year, and did so for the fiscal year 2019-2020, and

WHEREAS, the requirements of planning and contracting for the acquisition of goods and services requires in many instances that the contracts for such goods and services cannot be immediately executed; and

WHEREAS, there remains from said items budgeted for the fiscal year 2019-2020 substantial amounts represented by executed but unfulfilled contracts, and

WHEREAS, the City Charter directs that amounts may be expended by the City only for goods and services actually received, and may not be expended in advance of the acquisition of such goods and services, and

WHEREAS, State Budget Law, A.R.S. § 42-17102 as amended, and as interpreted by the Attorney General, demands that no expenditures be made for a purpose not included in the budget, and no expenditure be made for any debt, obligation or liability incurred or created in any fiscal year in excess of the amount specified for each purpose in the budget for such fiscal year as finally adopted,

THEREFORE, it has become necessary to tentatively adopt a reappropriation and supplemental budget for sums to be expended in the fiscal year 2020-2021 from funds budgeted for the fiscal year 2019-2020, but remaining unexpended as of the close of the fiscal year on June 30, 2020.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX as follows:

SECTION 1. That this Council has determined and adopted the following tentative estimates of proposed capital and operating fund expenditures as hereinafter set forth presenting a reappropriation of items previously budgeted for the fiscal year 2019-2020 but remaining unexpended at the close of said fiscal year, and likely to remain unexpended by September 1, 2020, and representing amounts encumbered by means of outstanding contracts as of the close of said fiscal year. Said amounts and the purposes therefore are set forth in the schedule below as follows:

2020-2021 REAPPROPRIATED FUNDS

Fund	Amount
------	--------

OPERATING FUNDS:

General Funds

General Government	\$13,262,000
Criminal Justice	840,000
Public Safety	26,407,000
Transportation	1,522,000
Environmental Services	32,093,000
Community Development	652,000
Community Enrichment	1,918,000
Capital Improvements	<u>2,095,000</u>

Total General Funds	<u>\$78,789,000</u>
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Parks and Recreation Funds

Parks and Recreation Operations and Maintenance.	<u>\$15,918,000</u>
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Library Funds

Library Operations and Maintenance, and Capital Improvements.	<u>\$5,654,000</u>
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Cable Communication Funds

Cable Communication Operations and Maintenance.	<u>\$280,000</u>
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Arizona Highway User Revenue Funds

Street Maintenance, Major Street Improvements, Traffic Improvements and Other Street Improvements.	<u>\$87,387,000</u>
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Aviation Funds

Aviation Operations and Maintenance, and Capital Improvements.	<u>\$186,378,000</u>
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Capital Construction Funds

Capital Improvements in Street Transportation and Drainage.	<u>\$7,473,000</u>
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Fund	Amount
<u>City Improvement Operating Funds</u>	
Debt Service Related Costs associated with City Improvement.	<u>\$32,000</u>
<u>Community Reinvestment Funds</u>	
Community Reinvestment Program.	<u>\$2,112,000</u>
<u>Court Award Funds</u>	
Criminal Justice Program.	<u>\$1,385,000</u>
<u>Development Services Funds</u>	
Development Services Operations and Maintenance, and Capital Improvements.	<u>\$29,023,000</u>
<u>Federal Community Development Funds</u>	
Community Development Program.	<u>\$16,978,000</u>
<u>Federal Operating Trust Funds</u>	
Federal and State Grants.	<u>\$15,292,000</u>
<u>Federal Transit Funds</u>	
Federal Transit Grant Program.	<u>\$69,589,000</u>
<u>Golf Course Funds</u>	
Golf Course Operations, Maintenance, and Capital Improvements.	<u>\$535,000</u>
<u>HOPE VI Federal Grant Funds</u>	
HOPE VI Program.	<u>\$2,733,000</u>
<u>Human Services Federal Trust Funds</u>	
Human Services Program.	<u>\$10,947,000</u>

Fund	Amount
<u>Neighborhood Protection Funds</u>	
Eligible Police, Fire and Blockwatch Operations and Maintenance Expenditures Funded with Privilege License and Excise Taxes in accordance with Ordinance G-3696.	<u>\$1,678,000</u>
<u>Other Restricted Funds</u>	
Other Restricted Funds Operations, Maintenance, and Capital Improvements.	<u>\$38,555,000</u>
<u>Parks and Preserves Funds</u>	
Parks and Preserves Operations and Maintenance, and Capital Improvement Expenditures Funded with Privilege License and Excise Taxes in accordance with the Phoenix Parks and Preserves initiative approved by the Phoenix voters in a ballot measure on May 20, 2008.	<u>\$45,819,000</u>
<u>Phoenix Convention Center Funds</u>	
Phoenix Convention Center Operations and Maintenance, and Capital Improvements.	<u>\$21,434,000</u>
<u>Public Housing Funds</u>	
Public Housing Operations, Maintenance, and Capital Improvements.	<u>\$17,907,000</u>
<u>Public Safety Enhancement Funds</u>	
Police, Fire, and Emergency Management Operations and Maintenance Expenditures Funded with Privilege License and Excise Taxes in accordance with Ordinance S-31877.	<u>\$1,275,000</u>
<u>Public Safety Expansion Funds</u>	
Police and Fire Personnel and Service Expansion Funded with Privilege License and Excise Taxes in accordance with Ordinance G-4987.	<u>\$2,902,000</u>

Fund	Amount
<u>Regional Transit Authority Funds</u>	
Regional Transit Operations and Maintenance, and Capital Improvements.	<u>\$11,516,000</u>
<u>Regional Wireless Cooperative Funds</u>	
Operations and Maintenance of the Regional Wireless Cooperative.	<u>\$2,510,000</u>
<u>Solid Waste Funds</u>	
Solid Waste Operations, Maintenance, and Capital Improvements.	<u>\$45,343,000</u>
<u>Sports Facilities Funds</u>	
Sports Facilities Operations and Maintenance, and Capital Improvements.	<u>\$7,349,000</u>
<u>Transit 2000 Funds</u>	
Transit Operations and Maintenance, and Capital Improvement Expenditures Funded with Privilege License and Excise Taxes in accordance with Ordinance G-4259.	<u>\$623,000</u>
<u>Transportation 2050 Funds</u>	
Transit and Streets Operations and Maintenance, and Capital Improvement Expenditures Funded with Privilege License and Excise Taxes in accordance with Ordinance G-6051.	<u>\$127,383,000</u>
<u>Wastewater System and Multi-City Wastewater Funds</u>	
Wastewater System Operations and Maintenance, and Capital Improvements.	<u>\$75,670,000</u>
<u>Water Funds</u>	
Water System Operations and Maintenance, and Capital Improvements.	<u>\$115,874,000</u>

Fund	Amount
<u>CAPITAL PROJECTS FUNDS:</u>	
<u>1988 Parks, Recreation, Facilities, Library Bonds</u>	<u>\$3,963,000</u>
<u>2001 Educational, Youth and Cultural Facilities Bonds Funds</u>	<u>\$68,000</u>
<u>2001 Neighborhood Protection and Senior Center Bond Funds</u>	<u>\$371,000</u>
<u>2006 Affordable Housing & Neighborhood Bond Funds</u>	<u>\$207,000</u>
<u>2006 Library, Senior & Cultural Center Bond Funds</u>	<u>\$5,000</u>
<u>2006 Parks & Recreation Bond Funds</u>	<u>\$3,294,000</u>
<u>2006 Police and Fire Protection Bond Funds</u>	<u>\$110,000</u>
<u>2006 Police, Fire and Computer Technology Bond Funds</u>	<u>\$557,000</u>
<u>2006 Street & Storm Sewer Improvement Bond Funds</u>	<u>\$7,000</u>
<u>Aviation Capital Funds</u>	<u>\$476,041,000</u>
<u>Capital Reserve Funds</u>	<u>\$692,000</u>
<u>City Improvement Capital Funds</u>	<u>\$56,721,000</u>
<u>Civic Plaza Building Corporation Funds</u>	<u>\$18,720,000</u>
<u>Development Impact Fee Funds</u>	<u>\$20,906,000</u>
<u>Multi-City Wastewater Capital Funds</u>	<u>\$32,039,000</u>
<u>Public Housing Capital Funds</u>	<u>\$148,000</u>
<u>Regional Wireless Cooperative Capital Funds</u>	<u>\$6,002,000</u>
<u>Solid Waste Capital Funds</u>	<u>\$2,240,000</u>
<u>Streets Capital Funds</u>	<u>\$16,036,000</u>
<u>Transit Capital Funds</u>	<u>\$65,473,000</u>

Fund	Amount
<u>Wastewater Capital Funds</u>	<u>\$139,979,000</u>
<u>Water Capital Funds</u>	<u>\$323,512,000</u>
TOTAL	<u>\$2,213,434,000</u>

SECTION 2. That the City Clerk is hereby authorized and directed to publish in the manner prescribed by law the estimates of these expenditures, as hereinabove set forth, together with the notice that the City Council will meet for the purpose of final hearing by taxpayers and for the adoption of said reappropriation budget on the 17th day of June 2020 at the hour of 2:30 p.m. in the City Council Chambers of the City of Phoenix, 200 West Jefferson, Phoenix, Arizona.

SECTION 3. In case of an emergency, the City Council may authorize the transfer of funds between the purposes set forth in Section 1 above, if the funds are available and the transfer does not conflict with the limitations provided by law under A.R.S. § 42-17102.

SECTION 4. Money from any fund may be used for any of these purposes set forth hereinabove, except money specifically restricted by state law or by City Charter or City ordinances and resolutions.

PASSED by the Council of the City of Phoenix this 3rd day of June 2020.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

Acting City Attorney

REVIEWED BY:

City Manager



(CONTINUED FROM JUNE 3, 2020) - Public Hearing and Resolution Adopting Legal Findings to Recertify and Update the Downtown Redevelopment Area Boundaries (Resolution 21832)

Public hearing and adoption of Resolution finding the conditions of a slum area in Downtown Phoenix, to recertify and update the Downtown Redevelopment Area boundaries.

Summary

The City Council initially established the Downtown Redevelopment Area (RDA) in January 1979, by the City Council's designation of a slum area. To comply with 2018 amendments to Arizona Revised Statutes (A.R.S.) section 42-6209(F), the City must review each RDA with portions that lie within the City's Central Business District and either renew, modify or terminate each RDA designation every 10 years. This law affects two existing City of Phoenix Redevelopment Areas: the Downtown RDA and Government Mall RDA. In order to meet the State's deadline, the City must complete this RDA review process by Oct. 1, 2020.

PLAN*et Communities LLC (PLAN*et), the City's consultant, completed a survey of the Downtown area, and based on the prevalence of slum and blighted conditions, has proposed an updated RDA boundary (**Attachment A**) that consolidates the following RDAs:

- Downtown
- Government Mall
- Hope VI
- 7th St/Buckeye
- Booker T. Washington
- Edison Eastlake
- Special
- Western portion of the Sky Harbor RDA

PLAN*et's survey (**Attachment B**) indicates the proposed Downtown Phoenix RDA qualifies for a renewed slum or blighted area designation under A.R.S. section 36-

1473, because a predominance-50 percent or more-of properties exhibited slum or blight indicators. A total of 7,031 parcels were surveyed to evaluate the potential existence of slum and blight indicators. Of the 7,031 properties surveyed, 4,953 properties, or 71 percent of the properties within the redevelopment survey area, exhibited one or more indicators of slum or blight. The results of PLAN*et's survey, as well as other information on the proposed Downtown RDA, are available at phoenix.gov/econdev/downtown-rda-update.

During the community outreach, property owners of several parcels adjacent to, but not within the proposed boundary requested to revise the updated boundary to include their properties. Each of these property owners has provided the City with a notarized letter waiving any requirement that they receive notice to their property being included in a slum or blighted area by the City Council, and that they agree to indemnify, defend, and hold the City harmless from any future claim arising out of the City choosing to include the property in the proposed RDA. The additional properties are as follows:

- 949 E. Van Buren St. - APN 116-42-019 (owned by Copper Square, LLC)
- Northeast corner of 7th Street and Fillmore Street - APNs 116-32-136 and 116-32-002B (both parcels owned by Mihan Fillmore, LLLP)
- 819 N. 7th Ave. - APNs 111-39-136, 111-39-138, 111-39-140, 111-39-141, 111-39-143A, 111-39-145A, 111-39-146, 111-39-149 (all parcels owned by McKinley Ventures, LLC)

City staff recommends including these parcels in the revised Downtown RDA boundary.

This consolidated Downtown RDA creates one unified RDA to be used for redevelopment purposes. This action does not modify Phoenix's Central Business District. Upon adoption of the boundary in compliance with A.R.S. 42-6209(F), City staff will bring forward a detailed planning document that will merge several of the existing plans and include significant input from community members. The timing of this activity will depend upon the ability to perform the significant community outreach necessary to update the redevelopment plan.

Public Outreach

Property owners within the proposed updated Downtown RDA boundary were mailed letters on May 1, 2020 to inform them of the proposed change. The letters included a link to the Community and Economic Development Department website where additional information is provided, including:

- Interactive map of the proposed boundary
- Alphabetized list of the parcels
- A history and context of the area
- Survey methodology
- Community meeting details
- Online comment/question form to provide questions

Due to the current COVID-19 pandemic, the public outreach portion of the project has been significantly impacted and all meetings are being offered virtually. Community meetings include the City's Encanto Village Planning Committee on May 4, 2020, the City's Central City Village Planning Committee on May 11, 2020, Planning Commission on May 7, 2020, and two City hosted virtual meetings on May 12, 2020 and May 18, 2020. Staff also provided the opportunity for a virtual presentation to the effected neighborhood associations.

Concurrence/Previous Council Action

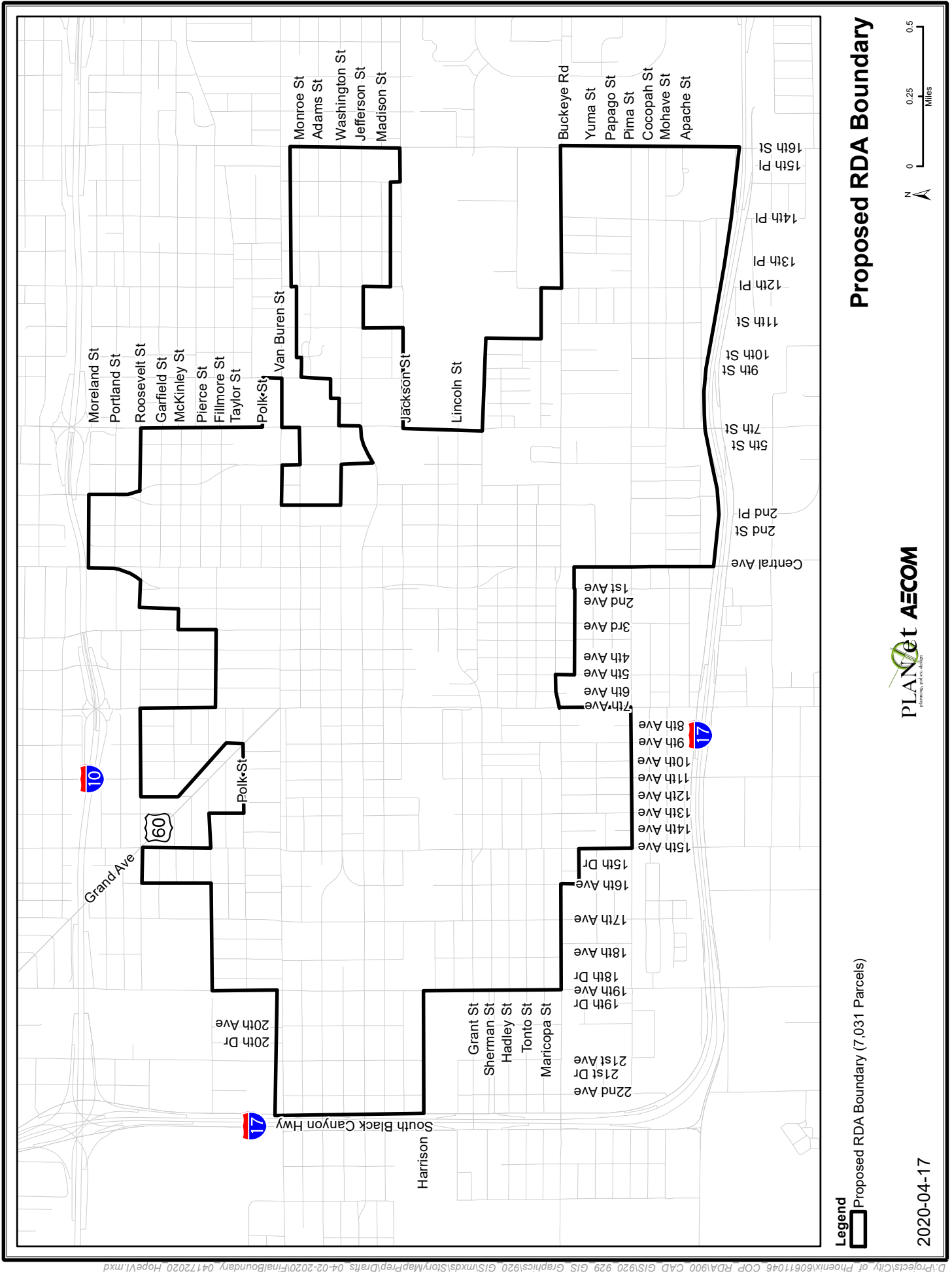
This item was recommended for approval by the Land Use and Livability Subcommittee at the May 20, 2020 meeting by a vote of 4-0.

Location

Council Districts: 4, 7 and 8.

Responsible Department

This item is submitted by Assistant City Manager Deanna Jonovich, Deputy City Manager Mario Paniagua, and the Planning and Development, Neighborhood Services and Community and Economic Development departments.



Downtown Phoenix Redevelopment Area Study

City of Phoenix

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8. History of Redevelopment in Downtown Phoenix
9. History and Context
10. Survey Methodology
11. Indicators of Slum or Blight
12. Area Conditions
13. Analysis and Conclusion
14. References
15. Appendix

Print the Story Map

Acknowledgements

CITY MANAGEMENT

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Milton Dohoney, Jr., Assistant City Manager
Deanna Jonovich, Assistant City Manager
Karen Peters, Deputy City Manager
Mario Paniagua, Deputy City Manager
Toni Maccarone, Acting Deputy City Manager
Jeff Barton, Deputy City Manager

CITY COUNCIL

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Betty Guardado, Vice Mayor, District 5
Thelda Williams, District 1
Jim Waring, District 2
Debra Stark, District 3
Laura Pastor, District 4
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Roberta Shank
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Joshua Bednarek, PDD Deputy Director
Kimberly Dickerson, NSD Deputy Director
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Joseph MacEwan, CED Project Manager

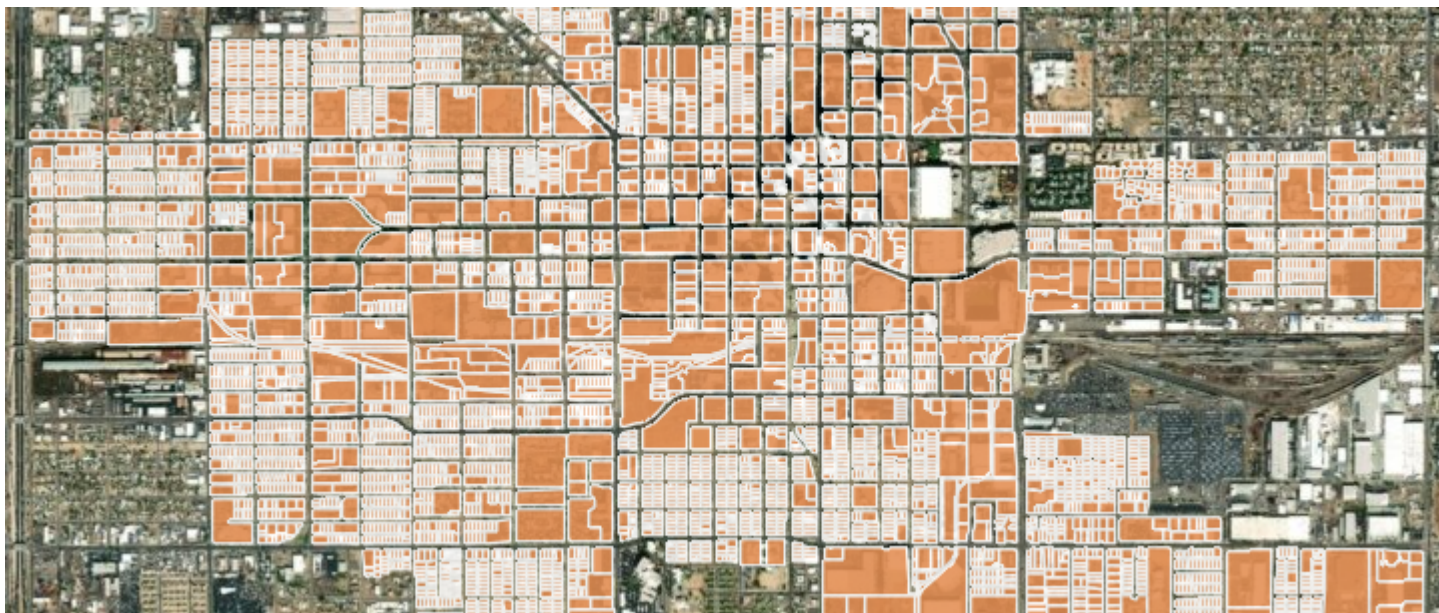


Executive Summary

In compliance with A. R. S. § 42-6209(F), the City of Phoenix conducted a survey of the downtown redevelopment area to determine if it still qualifies as a slum or blighted area. In conducting this survey, the City reviewed three sets of data sources: (1) Property survey data on slum and blight indicators; (2) the groundwater plume data set provided by the Arizona Department of Environmental Quality (ADEQ); and (3) City of Phoenix Waterline data. In combination, these data sources enabled the City to make slum and blight designations for all properties within the boundary.

The results of the property survey indicate the proposed Downtown Phoenix Redevelopment Area qualifies for a renewed slum or blighted area designation, because a predominance—50 percent or more—of properties exhibited slum and blight indicators. A total of 7,031 properties, or

parcels, were surveyed to evaluate the potential existence of slum and blight indicators. Of the 7,031 properties surveyed, 4,953 properties, or seventy-one percent (71%), of the properties within the redevelopment survey area exhibited one or more indicators of slum and blight.



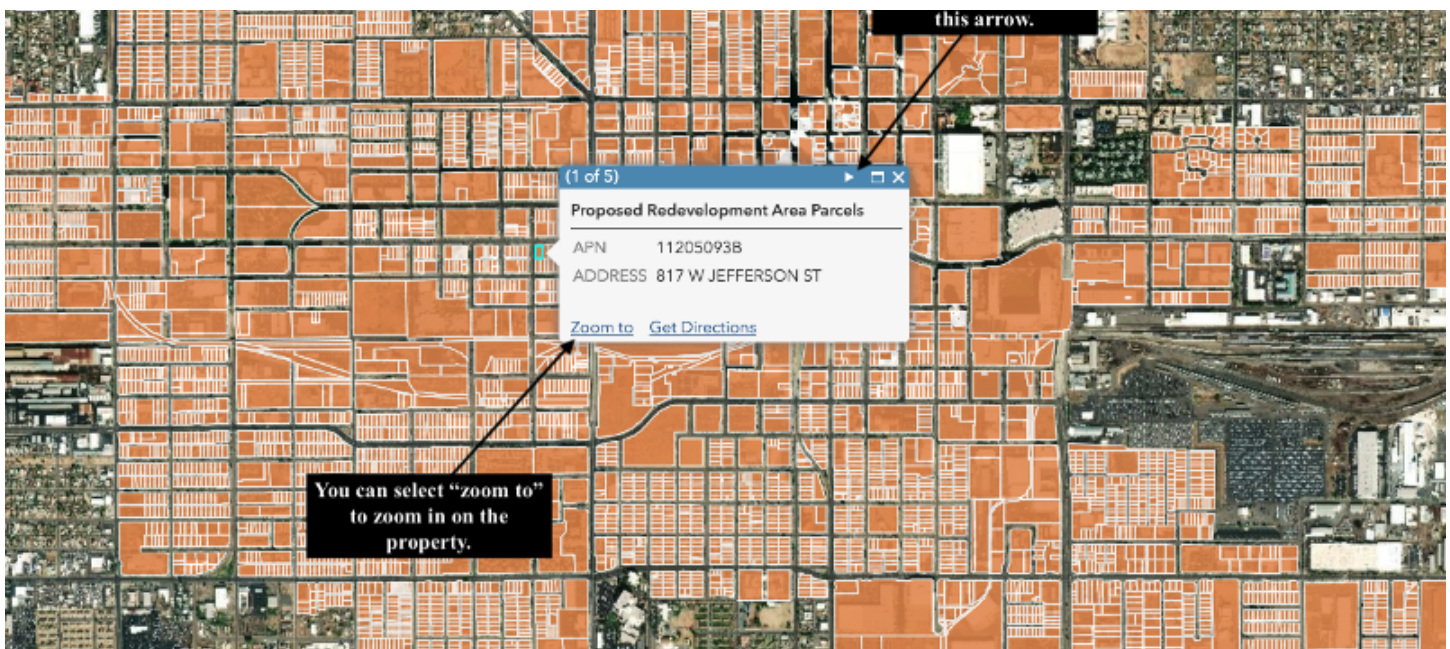
USDA FSA, Maxar, CNES/Airbus DS

Powered by Esri

How to Use Story Map

Story Map is an interactive GIS-based tool for communication. Story Map combines text, images, and interactive maps to tell stories and provide information.

The City of Phoenix is using Story Map as the platform for publishing the Downtown Phoenix Redevelopment Area Study to provide information on the process for determining the new redevelopment area boundary.



For Example...

The map to the right is a static map with text boxes to illustrate what can you do with the interactive maps in this document.

Residents can select a property on the interactive maps to see information on each property.

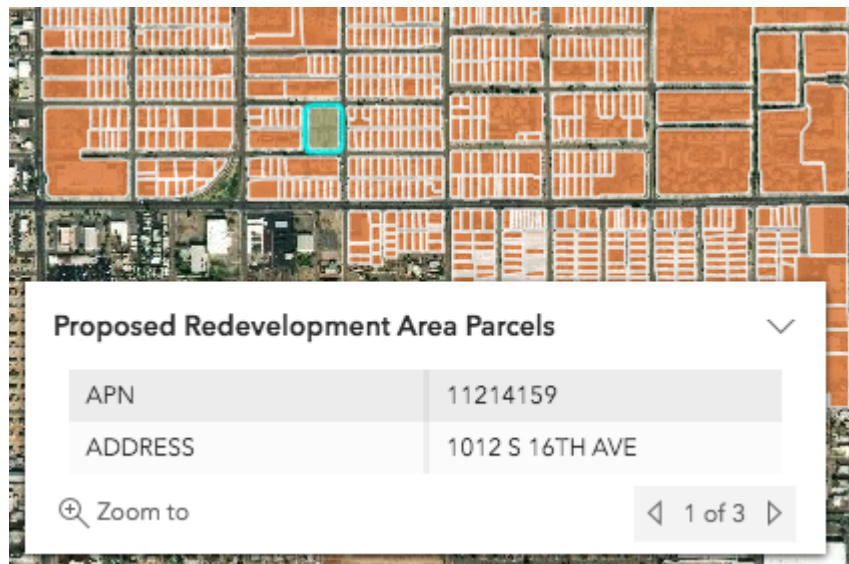
When you click on a property, a pop-up box will appear to display property information. The image on the right illustrates what these pop-up boxes look like.

Depending on the purpose of each map, different information will be displayed in the pop-up boxes.



Your Turn To Explore

The map on the right is an interactive Story Map illustrating the properties that fall within the proposed Downtown Phoenix Redevelopment Area Boundary.



Click on properties to view the information in each pop-up box.



Click "zoom to" to see an up close aerial image of the property.



Click on + or - buttons to zoom in and out on the map, or double click a spot on the map to zoom in.



USDA FSA, Maxar, CNES/Airbus DS

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More Features To Explore

Click here!

Try clicking the button above. It will zoom into a specific location with a orange pin that you can select. Clicking on the orange pin on the map to the right will reveal a text box with information about that location or feature.



If you want to return to the original map view after using a button to zoom in, click the symbol shown above. It will appear to the right of the button after you have pressed it.



You can also click the home button to return to the original map view.

Button

Now try clicking on the button above. Colored buttons contain links to websites with more information. This button will take you to the City of Phoenix's website.

Redevelopment Area Recertification

According to A.R.S. § 42-6209(F), "[b]efore October 1, 2020, each city or town shall review the designation of each slum or blighted area that was originally designated before September

30, 2018 and in which a central business district is located."

The City of Phoenix conducted a survey of the downtown area to determine if it still qualifies for slum or blight.

Redevelopment Area Designation Purpose

Slum or blighted conditions—from damaged infrastructure to vacant buildings—often have short and long-term negative impacts on a neighborhood's health, safety, and welfare. The physical conditions of an area impact property values and the City's ability to attract investment to enable job creation.

These conditions often result in a decrease in private investment, initiating a cycle of tax revenue losses and disinvestment. Disinvestment results in reduced access to critical community services.

"The concept of healthy homes extends beyond the four walls of a dwelling to its surroundings—to the land immediately around the house, to adjacent structures and amenities (such as outbuildings, trees, and recreational equipment), and to the neighborhood setting. A house does not exist in isolation" - U.S. Department of Health and Human Services

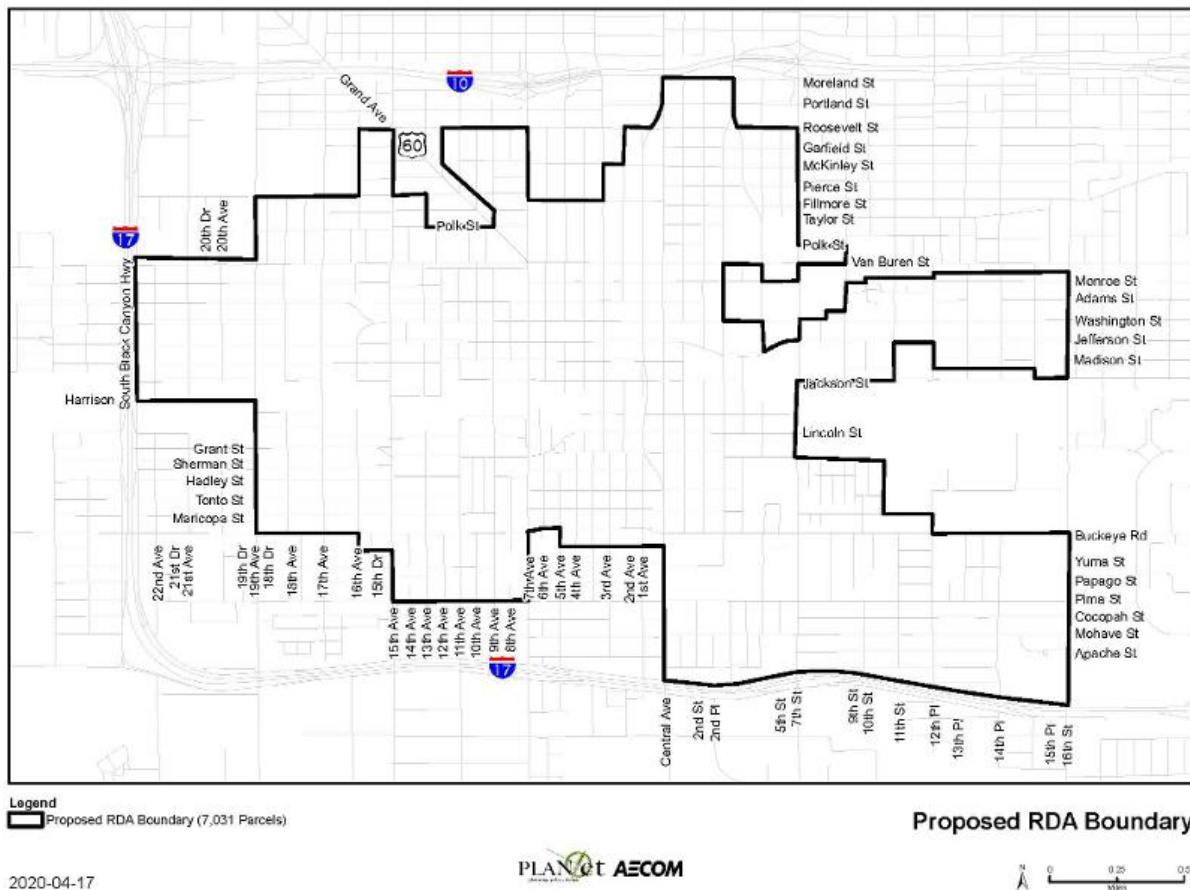
This report establishes an area that meets the requirements outlined in the Arizona Revised Statutes in order for the Phoenix City Council to declare it a slum or blighted area in need of redevelopment. The City Council's declaration and adoption of the redevelopment area boundary identified in this report is the first step to prepare a Redevelopment Plan for the area.

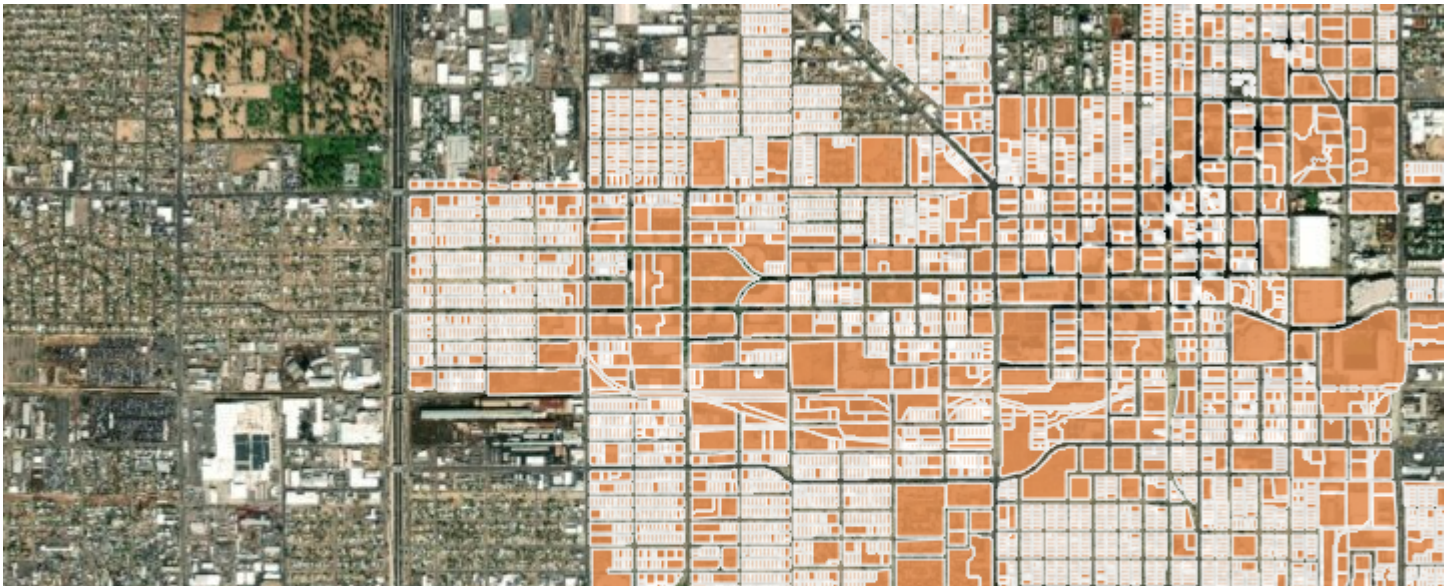
As defined by A.R.S. 36-1471, a redevelopment plan is "a plan,

other than a preliminary or tentative plan, for the acquisition, clearance, reconstruction, rehabilitation or future use of a redevelopment project area." **This document is not a redevelopment plan.**

This document presents the findings from the Downtown Phoenix Redevelopment Area Study. If the Phoenix City Council declares the area a slum or blighted area, the City will then prepare a redevelopment plan with extensive community outreach. The Plan will outline a set of goals or strategies to make improvements based on the slum and blight designations.

Proposed Redevelopment Area Boundary



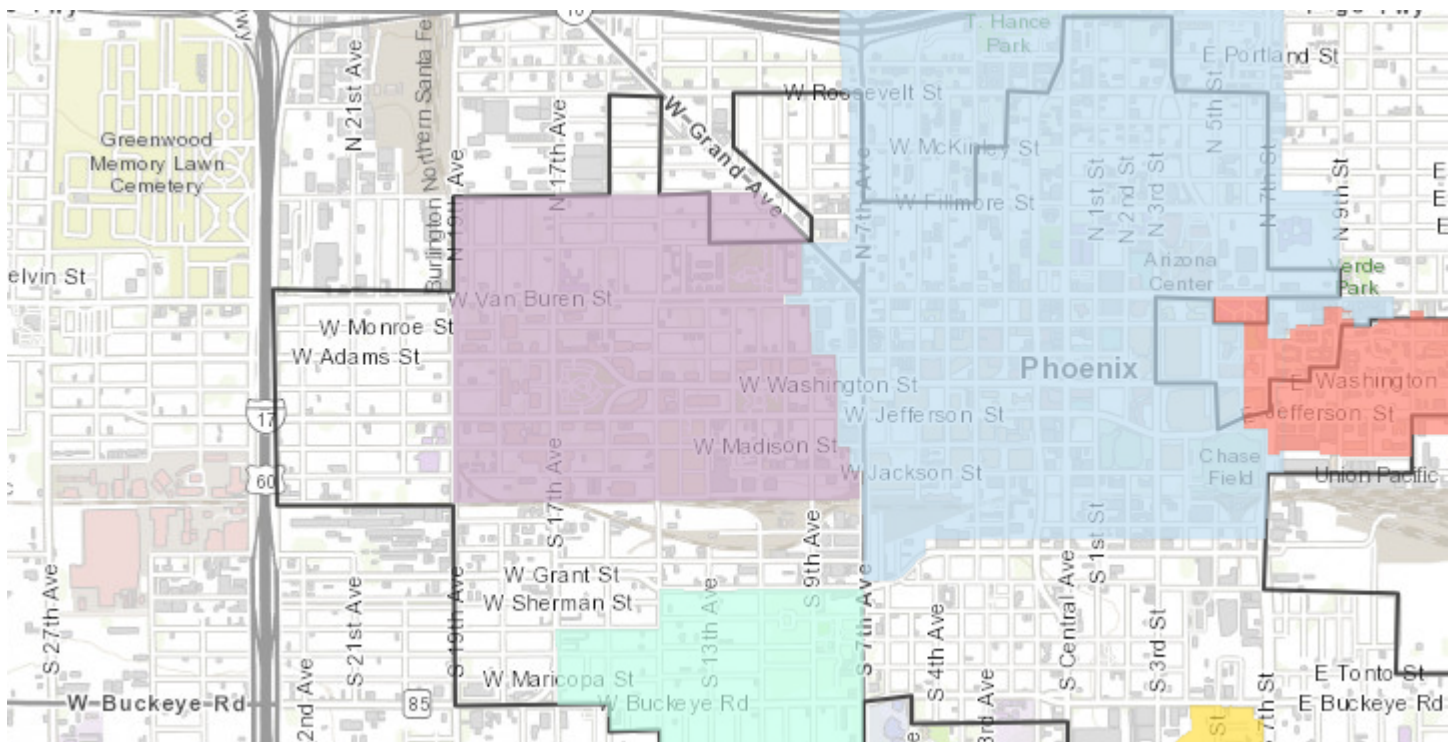


USDA FSA, Maxar, CNES/Airbus DS

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Parcels Within the RDA

This map delineates the proposed Downtown Phoenix Redevelopment Area Boundary. Rather than a simple boundary, this map outlines the individual parcels, or properties, that comprise the proposed Redevelopment Area. To see which parcels are included, zoom in or select a property. Selecting a property will reveal the associated APN and address.



PHX GIS, City of Phoenix, Bureau of Land Management, Esri, HERE, Garmin, INCREMENT P, USGS, METI/NASA... Powered by Esri

The History of Redevelopment in Downtown Phoenix

Eight existing Redevelopment Areas overlap with the proposed Downtown Phoenix Redevelopment Area boundary. The proposed boundary intentionally consolidates these RDAs into one Downtown Phoenix RDA. The eight existing Redevelopment Areas are incorporated by reference into the proposed RDA.

The names of the Redevelopment Areas and the links to each existing Redevelopment Plan are included below.

Hope VI Special Redevelopment Area

The HOPE VI Special Redevelopment Plan was formally adopted by the Phoenix City Council on February 19, 2003.

[See the Plan](#)

Government Mall Redevelopment Area

The Redevelopment Plan for the Government Mall was formally adopted by the City Council on March 11, 1987.

[See the Plan](#)

Downtown Redevelopment Area

The Downtown Area Redevelopment and Improvement Plan was formally adopted by the Phoenix City Council on March 22, 1979.

[See the Plan](#)

Booker T. Washington Redevelopment Area

The General Urban Redevelopment Plan for the Booker T. Washington Neighborhood was formally adopted by the City Council on January 23, 1973.

[See the Plan](#)

Special Redevelopment Area

The Special Redevelopment Area Plan was formally adopted by the Mayor and City Council on November 10, 1981.

[See the Plan](#)

Eastlake Park Redevelopment Area

The Eastlake Park Neighborhood Plan, a redevelopment plan, was formally adopted by the City Council on March 14, 1990.

[See the Plan](#)

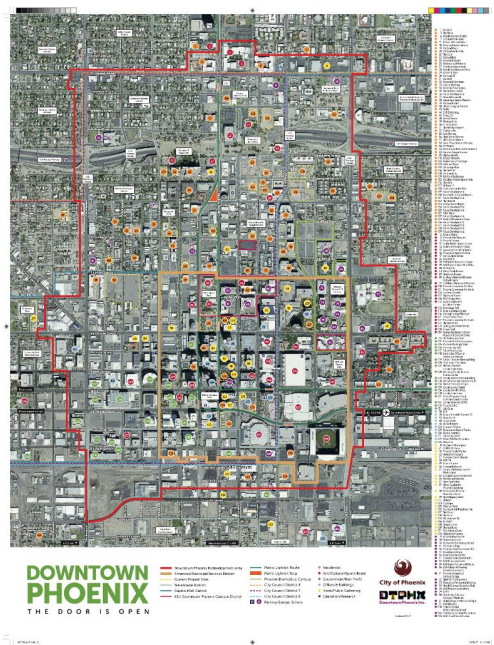
Sky Harbor Center Redevelopment Area

The Sky Harbor Center Redevelopment Area was designated by the City Council as a slum area on December 5, 1984.

7th Street & Buckeye Road Redevelopment Area

The Seventh Street and Buckeye Road Redevelopment Plan was formally adopted by the City Council on November 1, 1989.

[See the Plan](#)



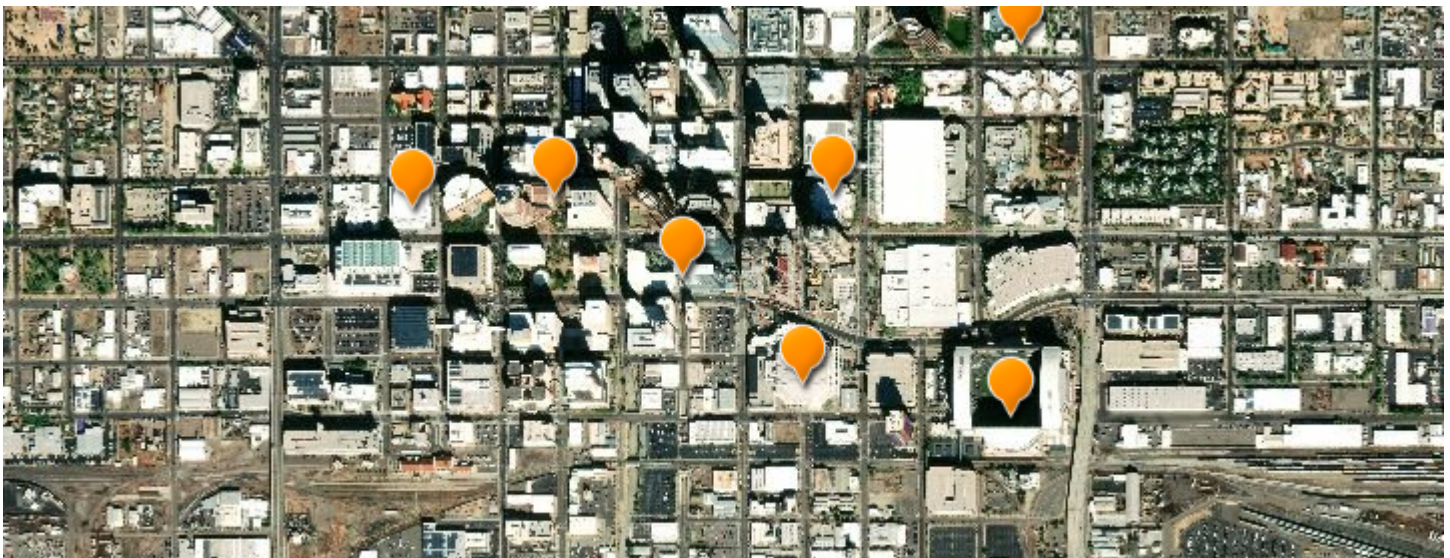
History & Context

The proposed redevelopment area boundary covers a large portion of downtown Phoenix. It includes the downtown central business district (CBD) and historic and non-historically designated neighborhoods of significance with many businesses, residences, and cultural amenities. The redevelopment area is also the heart of state, county, and local government as the area encompasses the Government Mall and many significant government buildings.

Downtown Phoenix Central Business District

The Central Business District (CBD) stretches from 7th Avenue to 7th Street and from McDowell Road to Lincoln Street. A map of the CBD is shown on the right.

Downtown Phoenix Facts



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Downtown Phoenix Central Business District

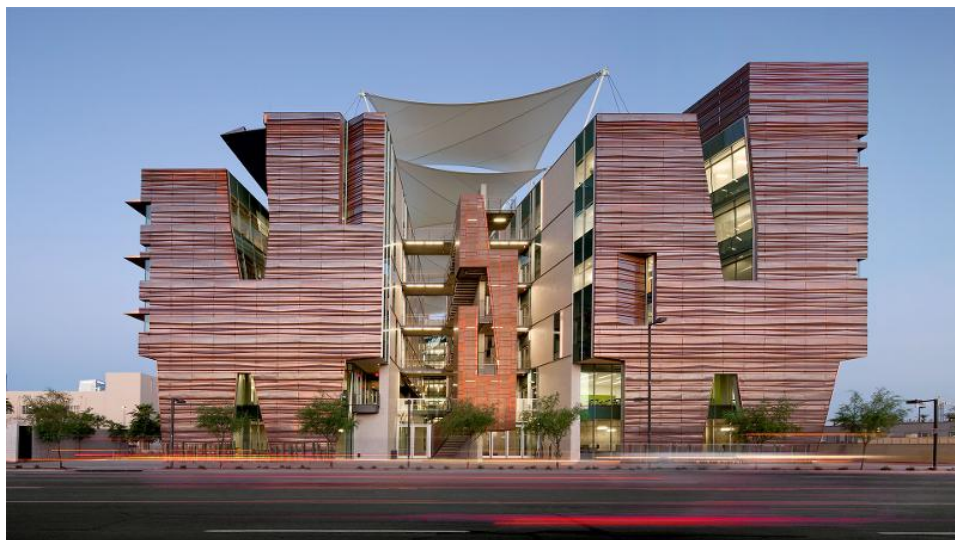
The following buildings are part of the CBD and fall within the Redevelopment Area Boundary:

ASU Downtown Phoenix Campus



Arizona State University Downtown Phoenix Campus

U of A College of Medicine



University of Arizona College of Medicine Phoenix

Phoenix Convention Center



Phoenix Convention Center

Chase Field



Inside Chase Field

Talking Stick Resort Arena



Talking Stick Resort Arena

CityScape



CityScape in downtown Phoenix

Orpheum Theatre



Orpheum Theatre Phoenix

Comerica (Now Arizona Federal Theatre)



Arizona Federal Theatre



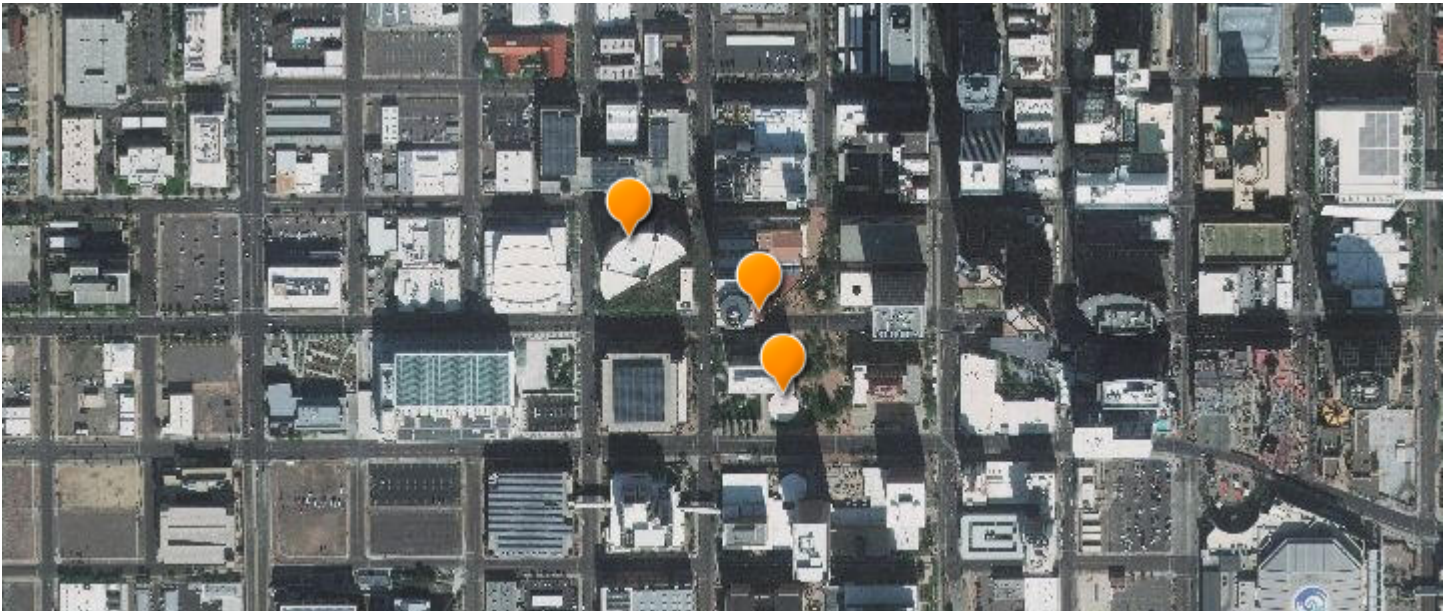
Downtown Transit

Valley Metro Light Rail

The Phoenix Light Rail first opened in December 2008. Now it covers over 28 miles, with another 5 miles planned as part of the South Central Extension/ Downtown Hub.



Valley Metro Light Rail on Central Avenue



USDA FSA, Maxar, CNES/Airbus DS

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Phoenix City Government

Phoenix City Hall



Phoenix City Hall

Phoenix City Council Chambers



Phoenix City Council Chambers

Phoenix Municipal Court



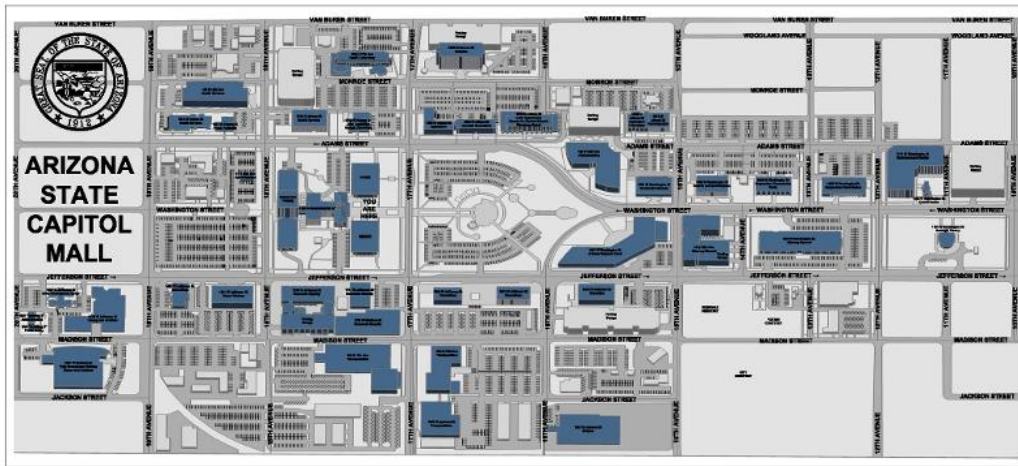
Phoenix Municipal Court building and Phoenix City Hall

Maricopa County Government

Maricopa County Administration Building



Maricopa County Administration Building



Arizona State Government

Government Mall

Phoenix is the Capitol of the State of Arizona. The Government Mall encompasses many state government buildings, including the State Capitol. The City designated the Government Mall as a slum in 1987. The map to the right outlines the boundaries of the Government Mall. As explained below, this report recommends consolidating the Government Mall Redevelopment Area into the new Downtown Redevelopment Area boundaries.



View of the State Capitol building and a portion of the Government Mall



USDA FSA, Maxar, CNES/Airbus DS

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Arizona State Capitol



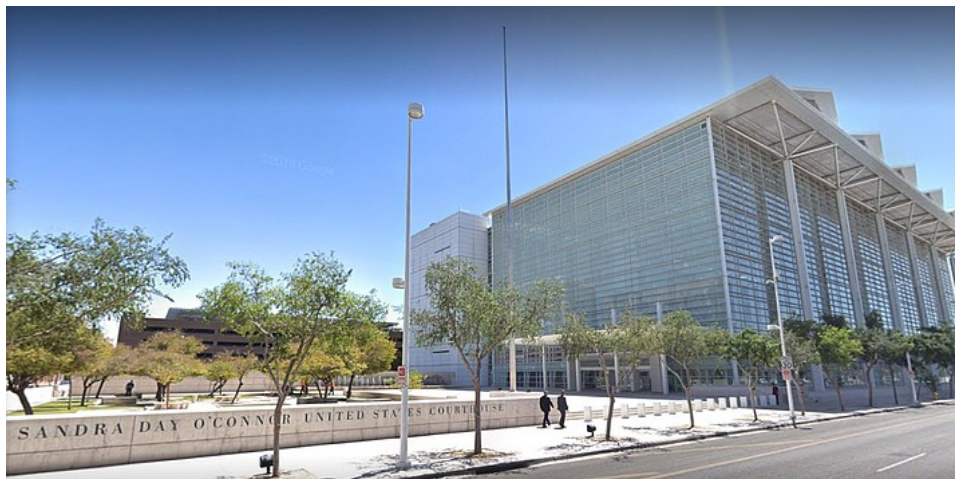
The Arizona State Capitol building

Arizona Supreme Court

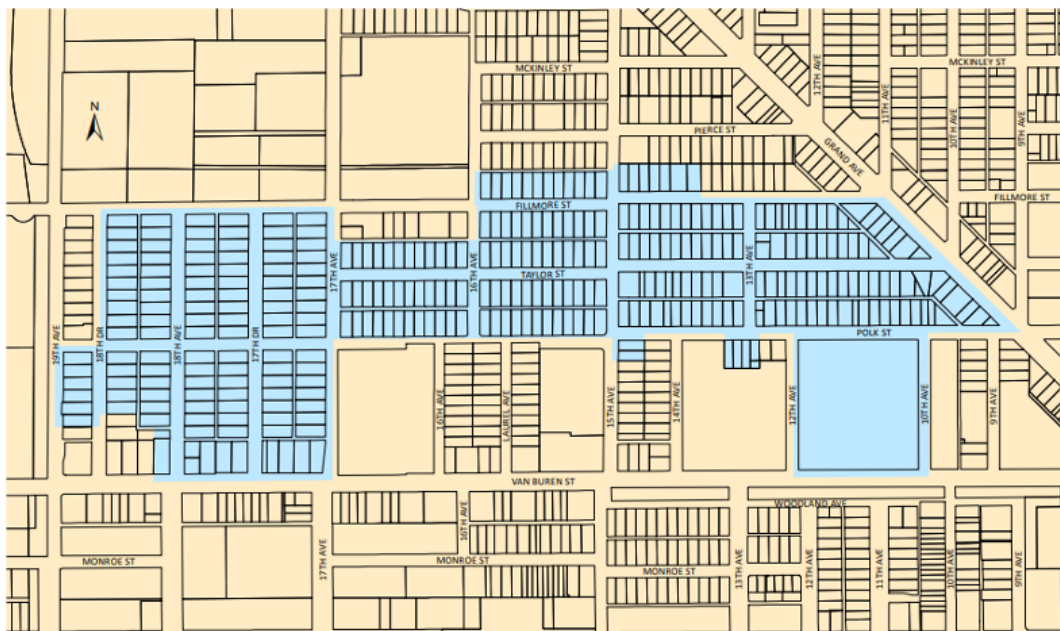


Arizona Supreme Court

Sandra Day O'Connor U.S. Courthouse



Sandra Day O'Connor U.S. Courthouse



Historic Neighborhoods

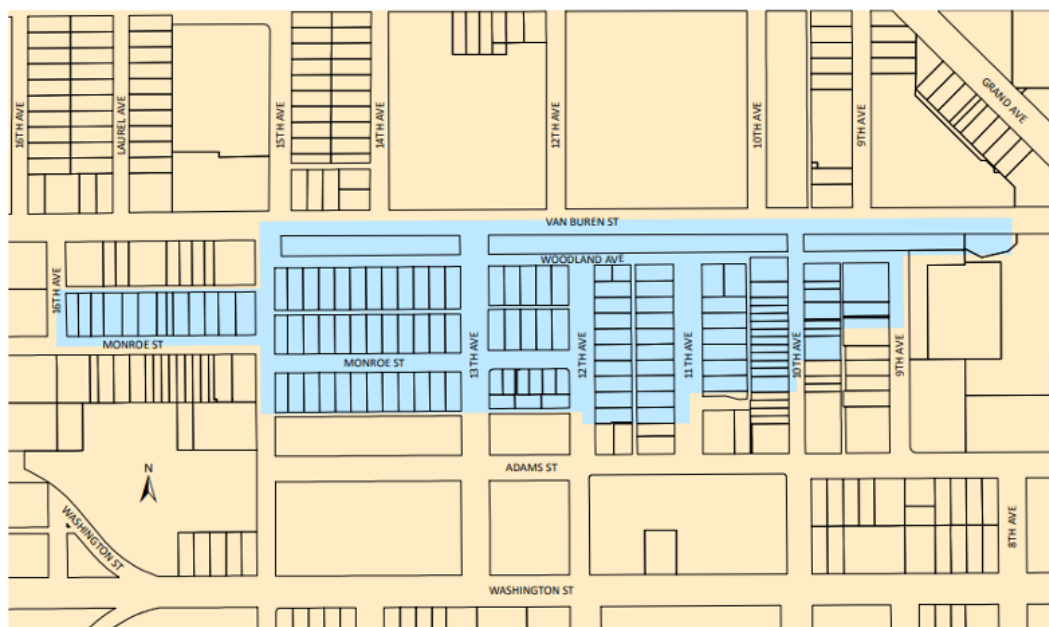
Oakland Historic District

One of the few remaining historic neighborhoods in downtown Phoenix, most of the Bungalow and Spanish Colonial Revival style homes in the neighborhood were built between 1914 and 1925.

The map to the right illustrates the boundaries of the Oakland Historic District.



Historic home in the Oakland Historic District.



Woodland Historic District

The Woodland Neighborhood includes homes of a similar age and style to the Oakland Neighborhood. They too were built in the 1910s and 1920s in Bungalow and Spanish Colonial Revival style.

The map to the right illustrates the boundaries of the Woodland Historic District.



Historic home in the Woodland Historic District.

Survey Methodology

Area conditions were determined using a two-pronged approach. First, a property survey was conducted by consultant field survey staff. The field staff used the Esri Collector application for customized data recording and photo collection. The field surveys were conducted from June 25 - July 12, August 10 - 17, November 12 - 17, 2019, and March 9 - 13, 2020.

A checklist of slum or blight indicators was developed using the legal descriptions of slum or blight in the Arizona Revised Statutes. The checklist allowed for binary (yes/no) or categorical (severe/substantial/minor/none) responses depending on the indicator being assessed. In total, the Slum or Blight Indicators Checklist included 27 indicators. The slum or blight indicators are defined below. The images presented with each definition illustrate severe or substantial slum or blight conditions.

Within the state statutory definition, the following aspects of a "blighted area" were analyzed in the survey: (a) A dominance of defective or inadequate street layout; (b) Faulty lot layout in

relation to size, adequacy, accessibility or usefulness; (c) Unsanitary or unsafe conditions; (d) Deterioration of site or other improvements; (i) The existence of conditions that endanger life or property by fire and other causes.

Prior to the field surveys, Maricopa County Assessor parcel data was used to create a map with centroid points—the parcel center point—representing each Assessor's Parcel Number (APN) within the survey area. Every parcel has a unique number assigned to it by a tax assessor for identification and record-keeping purposes. This is the APN. The map allowed surveyors to select a centroid point to open up the Slum or Blight Indicators Checklist associated with that APN. Surveyors accessed the checklist using the Esri Collector application. Every property within the redevelopment area was surveyed using the checklist and photographed to document the property conditions. The field staff visually examined the building and site from the street, then completed the checklist. All the data collected for each property was saved with the associated APN.

Second, a review of the field data was conducted using GIS (Geographical Information Systems) mapping which was combined with two other data sources: 1) the groundwater plume data set provided by the Arizona Department of Environmental Quality (ADEQ) and 2) City of Phoenix Waterline data provided by the City. The plume is comprised of two Superfund sites: the West Van Buren WQARF Superfund site and the Motorola 52nd Street Superfund site. The area designated as the plume was created by the groundwater contamination from the two Superfund sites. Waterline data was included because in downtown the City of Phoenix requires new projects to upsize water lines to 12 inches in order to redevelop. The costs to upsize a waterline are significant and can be a barrier to potential redevelopment projects.

Indicators of Slum or Blight

Defining "Slum" or "Blight"

A.R.S. § 36-1471 Definitions

2. "Blighted area" means an area, other than a slum area, where sound municipal growth and the provision of housing accommodations is substantially retarded or arrested in a predominance of the properties by any of the following:

- (a) A dominance of defective or inadequate street layout.
- (b) Faulty lot layout in relation to size, adequacy, accessibility or usefulness.
- (c) Unsanitary or unsafe conditions.
- (d) Deterioration of site or other improvements.
- (e) Diversity of ownership.
- (f) Tax or special assessment delinquency exceeding the fair value of the land.
- (g) Defective or unusual conditions of title.
- (h) Improper or obsolete subdivision platting.
- (i) The existence of conditions that endanger life or property by fire and other causes.

18. "Slum area" means an area in which both of the following are true:

- (a) There is a predominance of buildings or improvements, whether residential or nonresidential.
- (b) The public health, safety or welfare is threatened because

of any of the following:

(i) Dilapidated, deteriorated, aging or obsolescent buildings or improvements.

(ii) The inadequate provision for ventilation, light, air, sanitation or open spaces.

(iii) Overcrowding.

(iv) The existence of conditions that endanger life or property by fire and other causes.

Defining and Visualizing Slum or Blight

Indicators of Slum or Blight



Abandoned Cars: The building has abandoned or junked cars in the driveway, on the lot, or parked in front of the building.



Alley Condition: The alley condition is poor, either due to broken pavement or because it is unpaved (dirt).



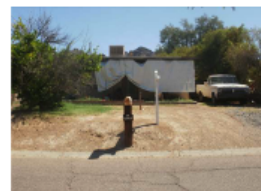
Brickwork: The structural brickwork is eroded, cracked, or missing altogether.



Chimney: The chimney is broken or cracked.



Dead Vegetation: Dead trees or other dead vegetation dominate the landscaping.



Driveway: The driveway is unpaved (dirt) or cracked.



Electric Service: The building has no access to electric service.



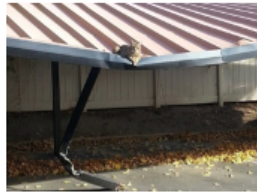
Façade Porch: The porch, porch rail and/or entry stairs are damaged or broken.



Fence: A part of the fence (alley, front, back, or side) is broken, bent, or has peeling paint.



Furniture: The building has interior furniture in the yard.



Garage: The carport or garage is damaged or broken.



Graffiti: The building, driveway, fence, or other part of the property has graffiti.



Gutters/Drains: The gables or roof gutters or drains are broken, cracked, or deteriorated in some way.



House Walkway: The walkway to the front entry of the building is cracked or missing pavement or pavers.



HVAC: The building has broken, detaching, and/or rusted out heating and cooling units, including the evaporate.



Landscaping: The lot is a dirt lot with no landscaping.



Overgrown Weeds: The lot has overgrown plants or weeds.



Paint: The paint is peeling or faded, or generally deteriorated.



Roof Shingles: The buildings roof shingles are deteriorated. Missing, lifting, curled, cracked, buckled or spotted roof shingles constitute deterioration.



Sidewalk: The sidewalk in front of the property is broken, uneven, or missing a section.



Siding: The siding is missing, bent, or detached.



Trash/Debris: The yard has trash or debris in it.



Trash in Alley: Alleys contain trash and are unmaintained.



Vacant Building: The lot has a building, but it contains no tenants and is not regularly used.



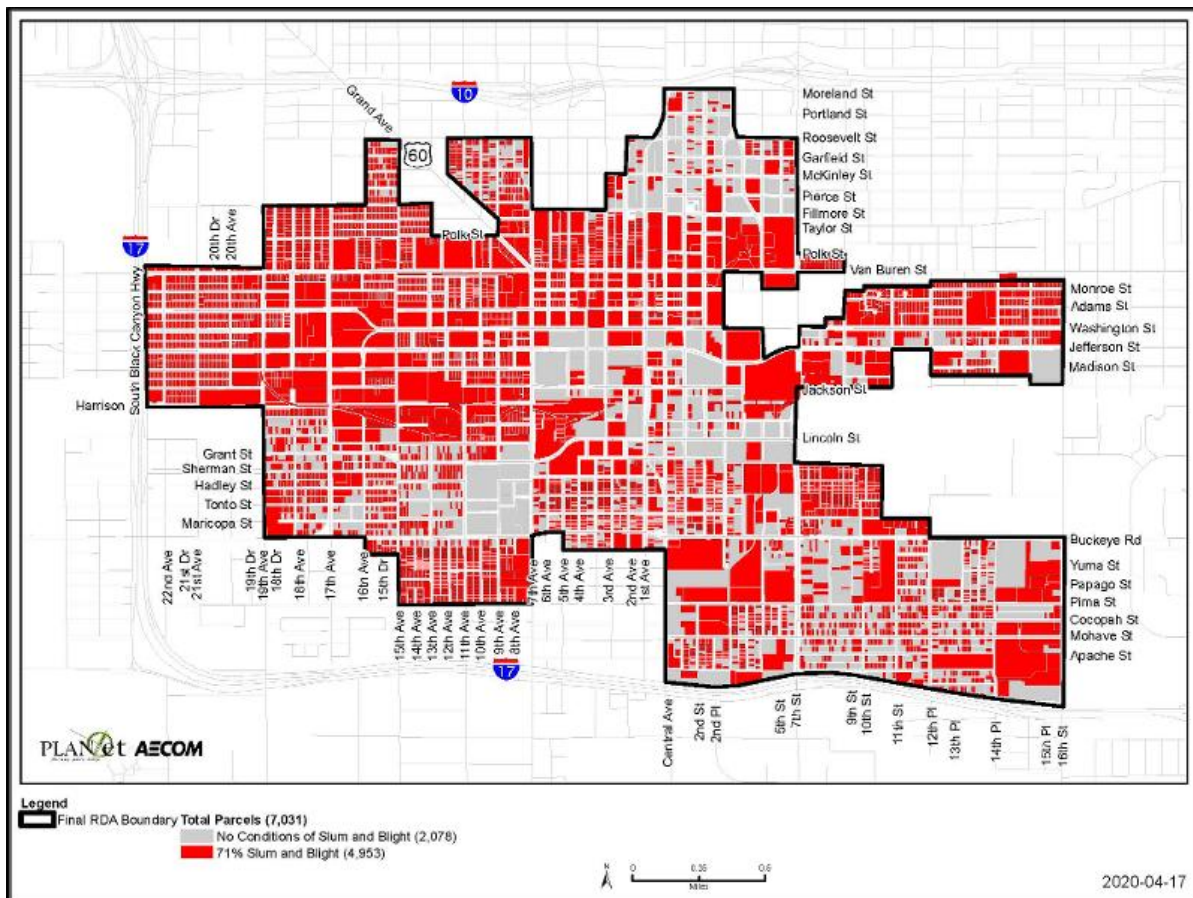
Vacant Lot: There are no structures on the lot. This includes unmaintained parking lots.



Windows: One or more windows are broken or boarded up.

Area Conditions

A total of 7,031 properties, or parcels, were surveyed to evaluate the potential existence of slum and blight indicators. Of the 7,031 properties surveyed, 4,953 properties, or 71 percent, qualified for slum and blight based on the property survey and data analysis. To qualify, a property must exhibit one or more indicators of slum or blight. The map below illustrates which properties qualify for slum or blight.



Indicators of Slum or Blight

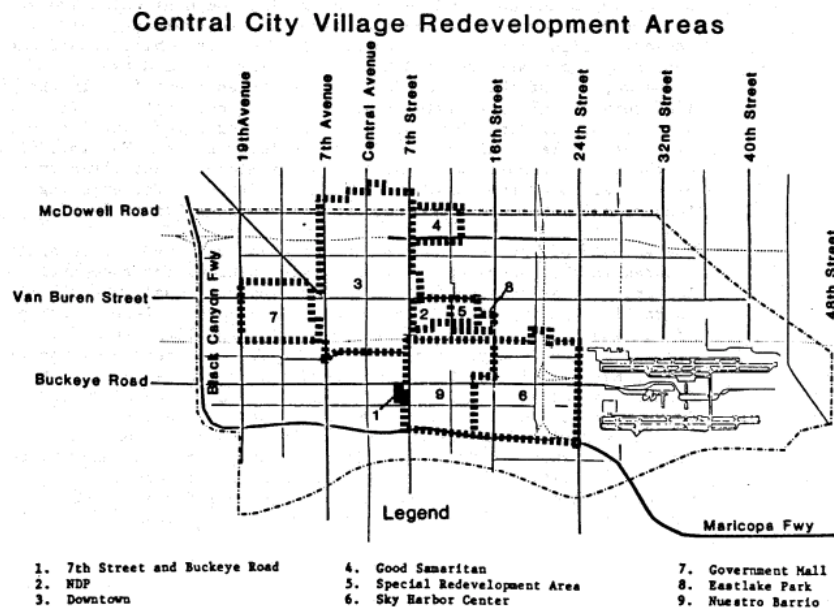
The figures below illustrate the total number of properties with indicators of slum or blight present. The data on each slum or blight indicator is shown separately to illustrate the overall predominance of that indicator in the survey area. The total number of properties and the percent of total properties exhibiting each indicator are included. Please refer to the

previous section, Indicators of Slum or Blight, for definitions for each indicator.



Analysis & Conclusion

The Arizona Revised State Statutes definition for a slum or blight area was used to determine if the Downtown Phoenix Redevelopment Area can recertify. To qualify, a predominance of properties must exhibit indicators of slum or blight. The City of Phoenix staff considers the term "predominance" to mean the majority, or over fifty percent (50%), of the properties. Seventy-one percent (71%) of the properties within the redevelopment survey area exhibit one or more indicators of slum or blight. Therefore, the Downtown Phoenix Redevelopment Area boundary, as illustrated in this Story Map, qualifies as a slum or blighted area.



Central City Village Redevelopment Areas mapped out in the Seventh Street and Buckeye Road Redevelopment Plan published in 1989 by the City of Phoenix.

This new boundary combines a number of existing areas designated for redevelopment including the original Downtown Redevelopment Area and the Government Mall Redevelopment Area (see above). When they were first designated, these areas exhibited significant indicators of slum or blight. While great strides have been made in eliminating slum or blight by reinvesting in the Central City, there are still many opportunities for improvements. The redevelopment area designation allows the City to continue to support and improve downtown neighborhoods in need of resources, so slum or blight can be eliminated and healthy neighborhoods of opportunity can be created for all downtown residents.

References

City of Phoenix (1989). 7th Street and Buckeye Road Redevelopment Plan. Retrieved from https://www.phoenix.gov/pddsite/Documents/PZ/pdd_pz_pdf_00046.pdf

de Leon, E. & Schilling, J. (2017). Urban Blight and Public

Health: Addressing the Impact of Substandard Housing, Abandoned Buildings, and Vacant Lots. *Urban Institute*.

Retrieved from

<https://www.urban.org/research/publication/urban-blight-and-public-health>

Appendix

Arizona Revised Statutes 36-1471

2. "Blighted area" means an area, other than a slum area, where sound municipal growth and the provision of housing accommodations is substantially retarded or arrested in a predominance of the properties by any of the following: (a) A dominance of defective or inadequate street layout; (b) Faulty lot layout in relation to size, adequacy, accessibility or usefulness; (c) Unsanitary or unsafe conditions; (d) Deterioration of site or other improvements; (e) Diversity of ownership; (f) Tax or special assessment delinquency exceeding the fair value of the land; (g) Defective or unusual conditions of title; (h) Improper or obsolete subdivision platting; (i) The existence of conditions that endanger life or property by fire and other causes.

14. "Redeveloper" means any person, partnership or public or private corporation or agency which enters or proposes to enter into a redevelopment contract.

15. "Redevelopment contract" means a contract entered into between a municipality and a redeveloper for the redevelopment of an area in conformity with a redevelopment plan.

16. "Redevelopment plan" means a plan, other than a preliminary or tentative plan, for the acquisition, clearance, reconstruction, rehabilitation or future use of a redevelopment project area.

17. "Redevelopment project":

(a) Means any work or undertaking:

(i) To acquire slum or blighted areas or portions of these areas and lands, structures or improvements, the acquisition of which is necessary or incidental to the proper clearance or redevelopment of these areas or to the prevention of the spread or recurrence of slum conditions or conditions of blight in the area.

(ii) To clear any areas by demolition or removal of existing buildings, structures, streets, utilities or other improvements thereon and to install, construct or reconstruct streets, utilities and site improvements essential to the preparation of sites for uses in accordance with a redevelopment plan.

(iii) To sell, lease or otherwise make available land in areas for residential, recreational, commercial, industrial or other use or for public use or to retain land for public use, in accordance with a redevelopment plan.

(b) Includes the preparation of a redevelopment plan, the planning, surveying and other work incident to a redevelopment project and the preparation of all plans and arrangements for carrying out a redevelopment project.

18. "Slum area" means an area in which both of the following are true: (a) There is a predominance of buildings or improvements, whether residential or nonresidential; (b) The public health, safety or welfare is threatened because of any of the following: (i) Dilapidated, deteriorated, aging or obsolescent buildings or improvements; (ii) The inadequate provision for ventilation, light, air, sanitation or open spaces; (iii) Overcrowding; (iv) The existence of conditions that endanger life or property by fire and other causes.

Arizona Revised Statutes 42-6209

A. A city or town may abate the tax provided for under this article for a limited period beginning when the certificate of occupancy is issued and ending eight years after the certificate of occupancy is issued on a government property improvement that is constructed either before or after July 20, 1996 and that meets the following requirements:

1. The improvement is located in a single central business district in the city or town and is subject to a lease or development agreement entered into on or after April 1, 1985. For the purposes of this section:

(a) A city or town shall not designate more than one central business district within its corporate boundaries.

(b) A city or town shall not approve or enter into a development agreement or lease for a government property improvement within one year after the designation of the central business district in which the improvement is located.

(c) "Central business district" means a single and contiguous geographical area that is designated by resolution of the governing body of the city or town and that is geographically compact and not larger than the greatest of the existing total land area of the central business district of the city or town as of January 1, 2018, two and one-half percent of the total land area within the exterior boundaries of the city or town or nine hundred sixty acres. For the purposes of this subdivision, any central business district formed before January 1, 2018 is considered to be geographically compact. For the expanded areas of an existing central business district only and the new designation of a central business district formed on or after January 1, 2018 and for the purposes of this subdivision, "geographically compact" means a form or shape that has a length that is not more than twice its width as measured from at least four points on the exterior boundary of the expanded areas of an existing central business district or a central business district formed on or after January 1, 2018.

2. The improvement is located entirely within a slum or blighted area that is designated pursuant to title 36, chapter 12, article 3.

3. The government property improvement resulted or will result in an increase in property value of at least one hundred percent.

B. The prime lessee shall notify the county treasurer and the government lessor and apply for the abatement before the taxes under this article are due and payable in the first year after the certificate of occupancy is issued.

C. Except as provided by subsection D of this section, each lease between a prime lessee and a government lessor for which the tax is abated under this section that is entered into from and after May 31, 2010, and that does not meet the conditions provided in section 42-6203, subsection A must be approved by a simple majority vote of the governing body without using a consent calendar and shall not be approved unless:

1. The government lessor notifies the governing bodies of the county and any city, town and school district in which the government property improvement is located at least sixty days before the approval. The notice must include the name and address of the intended prime lessee, the location and proposed use of the government property improvement and the proposed term of the lease or development agreement.

2. The government lessor determines that, within the term of the lease or development agreement, the economic and fiscal benefit to this state and the county, city or town in which the government property improvement is located will exceed the benefits received by the prime lessee as a result of the development agreement or lease on the basis of an estimate of those benefits prepared by an independent third party in a manner and method acceptable to the governing body of the

government lessor. The estimate must be provided to the government lessor and the governing bodies of the county and any city, town and school district in which the government property improvement is located at least thirty days before the vote of the governing body. A lease or development agreement between a prime lessee and a government lessor involving residential rental housing is exempt from the economic estimate analysis requirements of this paragraph.

3. The lease or development agreement provides that the government lessor may not approve an amendment to change the use of the government property improvement during the period of abatement unless:

(a) The government lessor notifies the governing bodies of the county and any city, town and school district in which the government property improvement is located at least sixty days before the approval. The notice must include the name and address of the prime lessee, the location and proposed use of the government property improvement and the remaining term of the lease or development agreement.

(b) The government lessor determines that, within the remaining term of the lease or development agreement, the economic and fiscal benefit to this state and the county, city or town in which the government property improvement is located will exceed the benefits received by the prime lessee as a result of the change in the lease or development agreement on the basis of an estimate of those benefits prepared by an independent third party in a manner and method acceptable to the governing body of the government lessor. The estimate must be provided to the government lessor and the governing bodies of the county and any city, town and school district in which the government property improvement is located at least thirty days before the vote of the governing body. A change in use under a lease or development agreement between a prime lessee and a

government lessor to residential rental housing is exempt from the economic estimate analysis requirements of this subdivision.

D. Subsection C of this section does not apply if:

1. The tax is not abated under this section.
2. The government lessor is acting as a commercial landlord without a development agreement in a lease for a use ancillary to a government property improvement used for a public purpose.

E. The designation of a slum or blighted area that is originally designated from and after September 30, 2018 and in which a central business district is located automatically terminates on the tenth anniversary after the designation unless the city or town formally renews or modifies all or part of the slum or blighted area designation. The termination of a slum or blighted area designation under this subsection does not affect any existing project described in section 35-701, paragraph 7, subdivision (a), item (ix) that is within the designated area. Before the tenth anniversary of its designation, the city or town shall review the area and, pursuant to the review, shall either renew, modify or terminate the designation. If the city or town renews or modifies the original designation, the slum or blighted area designation is subject to subsequent reviews on a ten-year cycle. If the city or town fails to renew or modify the designation, the slum or blighted area designation automatically terminates five years after the review. This subsection does not apply to leases or development agreements to lease government property if either of the following conditions is met with respect to any such excluded area:

1. The lease of the government property improvement was entered into before the termination or modification of the

slum or blighted area designation.

2. A development agreement, ordinance or resolution was approved by the governing body of the government lessor before the termination or modification of the slum or blighted area designation that authorized a lease on the occurrence of specified conditions and the lease was entered into within five years after the date the development agreement was entered into or the ordinance or resolution was approved by the governing body.

F. Before October 1, 2020, each city or town shall review the designation of each slum or blighted area that was originally designated before September 30, 2018 and in which a central business district is located. All such slum or blighted areas in which a central business district is located are considered to be valid. Pursuant to the review, the city or town shall either renew, modify or terminate the designation. If the city or town renews or modifies the original designation, the slum or blighted area designation is subject to subsequent reviews on a ten-year cycle. If the city or town fails to renew or modify the designation, the slum or blighted area designation automatically terminates from and after September 30, 2025, or five years after any subsequent review. The termination of a slum or blighted area designation under this subsection does not affect:

1. Any existing project described in section 35-701, paragraph 7, subdivision (a), item (ix) that is within the designated area.

2. Any lease or development agreement to lease government property if either of the following conditions is met with respect to the slum or blighted area:

(a) The lease of the government property improvement was entered into before the termination or modification of the slum or blighted area designation.

(b) A development agreement, ordinance or resolution was approved by the governing body of the government lessor before the termination or modification of the slum or blighted area designation that authorized a lease on the occurrence of specified conditions and the lease was entered into within five years after the date the development agreement was entered into or the ordinance or resolution was approved by the governing body.

G. Notwithstanding section 42-6206, subsection C, beginning with development agreements, ordinances or resolutions to lease government property improvements approved by the governing body of the government lessor from and after December 31, 2016, the lease period for a property for which the tax is abated under this section may not exceed eight years, including any abatement period, regardless of whether the lease is transferred or conveyed to subsequent prime lessees during that period. As soon as reasonably practicable but within twelve months after the expiration date of the lease, the government lessor must convey to the current prime lessee title to the government property improvement and the underlying land. Property conveyed to the prime lessee under this subsection does not qualify for classification as class six property or for any other discounted assessment regardless of the location or condition of the property. This subsection does not apply to leases or development agreements to lease government property if either of the following occurred before January 1, 2017:

1. A corresponding resolution or ordinance for the lease or intent to lease such property subject to this section was approved by the governing body of the government lessor.
2. A proposal was submitted to the government lessor in response to a request for proposals.

Code Federal Regulations

Per 24 Code Federal Regulations 507.208(b)(1) the area must also meet the following conditions in either paragraph (A) or (B):

(A) At least 25 percent of the properties throughout the area experience one or more of the following conditions: (1) Physical deterioration of buildings and improvements; (2) Abandonment of properties; (3) Chronic high occupancy turnover rates or chronic high vacancy rates in commercial or industrial buildings; (4) Significant declines in property values relative to other areas in the community; (5) Known or suspected environmental contamination.

(B) The public improvements throughout the area are in a general state of deterioration.

Within this definition the following requirements of paragraph (A) were studied to determine if 25 percent of the properties in this redevelopment area displayed the following:

(A)(1) Physical deterioration of buildings or improvements

(A)(5) Known or suspected environmental contamination

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(CONTINUED FROM JUNE 3, 2020) - Additional Federal HOME Investment Partnerships Program Funding for Stepping Stone Phase III (Ordinance S-46673)

Request to authorize the City Manager, or his designee, to increase the federal HOME Investment Partnerships (HOME) Program funding to Stepping Stone Phase III, LP, an Arizona limited partnership, in the amount of \$380,000 and enter into or amend any agreements as necessary or appropriate to effectuate the increase. The increased loan funds will result in a total loan amount of up to \$1 million, and assist Native American Connections, Inc. (NAC) with the new construction of Stepping Stone Phase III, an affordable multifamily development project. Further request to authorize the City Controller to disburse all funds for the life of the contract. There is no impact to the General Fund.

Summary

On March 21, 2018, City Council approved an award of \$620,000 in HOME funds to NAC, a nonprofit Community Housing Development Organization, through Stepping Stone Phase III, LP for the development of Stepping Stone Phase III, a 42-unit permanent housing community targeting very-low income chronically homeless individuals.

Additional HOME funds are being requested to fill a project financing gap identified by NAC which will allow them to utilize funds from the project to assist with a loss of organizational operating income due to the COVID-19 outbreak. All units will serve chronically homeless individuals with incomes at or below 60 percent of Area Median Income (AMI) with seven units serving 50 percent AMI. Supportive services will be provided by NAC and will include benefits assistance, educational and vocational opportunities, family reunification, medical care, recreational and social programs, life skills, support groups and access to NAC's outpatient services. The total development budget is \$11,454,012. Other funding for this project includes Low Income Housing Tax Credit equity, seller carryback note, deferred developer fee and various other sources.

Financial Impact

There is no impact to the General Fund. HOME is a federally-funded program.

Concurrence/Previous Council Action

- Original funding was approved on March 21, 2018 by City Council through Ordinance S-44398.
- This item was recommended for approval at the Land Use and Livability Subcommittee meeting on May 20, 2020 by a vote of 3-0.

Location

1325 N. 14th St.

Council District: 8

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Housing Department.



(CONTINUED FROM JUNE 3, 2020) - Request Authorization to Enter into Contracts with the Arizona Community Foundation and International Rescue Committee for COVID-19 Microbusiness Grant Funds and Technical Assistance (Ordinance S-46710)

Request to authorize the City Manager, or his designee, to enter into contracts and take other actions as necessary or appropriate to implement the Refugee Microbusiness Assistance Program with the Arizona Community Foundation (ACF) and the International Rescue Committee (IRC) to fund COVID-19 Refugee Microbusiness grants, service fees and technical assistance to business owners who are refugees. Total funding for this grant program will not exceed \$300,000. Further request authorization for the City Controller to disburse all funds related to this item. Funding is available through the City of Phoenix's Coronavirus Relief Fund. There is no impact to the General Fund.

Summary

On May 9, 2020, City Council approved allocating \$300,000 for Refugee Microbusiness Assistance. Of this amount, \$250,000 will be available for grants and \$50,000 for servicing (\$4,750 for ACF) and technical assistance support (\$45,250 for IRC). ACF will administer this grant fund, including hosting the website for grant application, submittals, notifying applicants of grant application status, and distributing funds to eligible refugee microbusinesses. IRC will provide technical assistance, translation and application verification for refugee-owned microbusinesses. Under this agreement, IRC will work with other refugee resettlement agencies and other organizations that assist and provide support to refugees and asylees. The term of the contract will begin on or about June 3, 2020 through Dec. 30, 2020.

Refugee Microbusiness Assistance

If approved, a grant funding agreement will be executed with ACF and IRC for direct funding of \$250,000 towards the Refugee Microbusiness Assistance fund for refugee-owned microbusinesses, up to \$5,000 each. Applicants will be required to meet the following business criteria:

- In operation since Jan. 1, 2019
- Five or fewer employees
- Less than \$1 million in sales

- 25 percent reduction in gross sales in March and April of 2020 to the same period in 2019

Procurement Information

ACF was selected as a sole source provider given its experience administering the Phoenix IDA's Small Business Relief Grants and other Resiliency Grants, the infrastructure already in place, and its long-standing reputation in the community for financial stewardship and integrity. IRC was selected as a sole source provider given its experience in providing technical support to the refugee business community. The two vendors were identified in accordance with Administrative Regulation 3.10 to implement and administer the COVID-19 Refugee Microbusiness Assistance Program.

Contract Term

The term of these contracts will begin on or about June 3, 2020 through Dec. 30, 2020. This contract may be extended for an additional year based on continuous need and available funding, which may be exercised by the City Manager or his designee.

Financial Impact

The aggregate value of this contract shall not exceed \$300,000. Funding will be provided through the City of Phoenix's Coronavirus Relief Fund. There is no impact to the General Fund.

Responsible Department

This item is submitted by Assistant City Manager Deanna Jonovich, Deputy City Manager Mario Paniagua, and the Neighborhood Services and Community and Economic Development departments.



(CONTINUED FROM JUNE 3, 2020) - Request Authorization to Enter into Contracts with LISC Phoenix and Local First Arizona Foundation (Ordinance S-46712)

Request to authorize the City Manager, or his designee, to enter into contracts with LISC Phoenix (\$1,100,000) and Local First Arizona Foundation (\$600,000) to provide emergency food assistance to vulnerable populations impacted by COVID-19. The term of the contracts will begin on or about June 30, 2020 through Dec. 30, 2020 with an aggregate amount not to exceed \$1,700,000. Further request authorization for the City Controller to disburse all funds related to this item. One-time funding is provided through the Coronavirus Aid, Relief and Economic Security (CARES) Act. There is no impact to the General Fund.

Summary

In response to the COVID-19 pandemic, the Office of Environmental Programs (OEP) teamed with the Human Services Department (HSD) to develop a food assistance plan to address the food needs of vulnerable populations and communities impacted by COVID-19. The plan addresses: (a) access to healthy foods for impacted populations, (b) infrastructure assistance regarding transportation and delivery with a focus on home delivery and storage of food, (c) support for food banks and community agencies with increased operational costs. This plan is aligned with the City Council's guiding principles and strategic plan to deploy CARES Act funding.

This report focuses on the \$1.7 million Other Community Needs funding to access healthy foods for impacted populations, to equitably support existing organizations serving residents, recognize the work already being done in diverse communities, encourage partnerships, and promote innovation. Entities eligible for the funding include: public schools/school districts, nonprofit organizations, health organizations, social service providers, community and grassroots organizations, farmers, community-supported agriculture, food hubs, mobile markets, and restaurants and catering (including event venues). Funds will be distributed through an open grant application process and awarded based on criteria established for organizational capacity, demonstrated need, and eligible costs (must be focused on activities related to preparation and delivery of food boxes, produce, and take out/prepared meals) with outcomes for the number of COVID-19-impacted individuals/families served and

number of meals delivered to COVID-19-impacted vulnerable populations.

Engaging these trusted, local organizations to assist in quickly and efficiently disbursing and managing these funds will augment City staff capacity to manage this effort. Two organizations, LISC (Local Initiatives Support Corporation) Phoenix and Local First Arizona Foundation, are recommended as Subrecipients of the funds to administer and manage the grant process including: receiving applications, selecting applicants, disbursing funds, and collecting compliance monitoring data to provide monthly reports to the OEP and HSD. The contracts executed with each organization will detail the Subrecipient's responsibilities, grantee requirements, schedule, and reporting requirements.

LISC has over 40 years in supporting local and federal government programs as an intermediary. With residents and partners, LISC forges resilient and inclusive communities of opportunity across America - great places to live, work, visit, do business, and raise families, with 35 local offices and a rural program reaching 44 states. LISC has long been known for direct engagement in communities. Annually, it lends approximately \$20 million to projects that benefit affordable housing and commercial real estate located in low moderate income (LMI) census tracts; which, in turn, leverages over \$115 million in investments into the community. As an intermediary, it has annually released approximately \$1 million in grants towards capacity building in local nonprofit organizations. LISC Phoenix deploys support in programs that are community-informed and led. Their strategic investments strive to help build community wealth for the underemployed, employed, and micro business owners alike; acts on economic development strategies that support the vitality of micro-businesses; provides affordable housing; and overall builds healthy communities. This strength will serve well in assisting the City of Phoenix with distribution of grant funds to community organizations that can provide food to Phoenix residents impacted by COVID-19.

Local First Arizona Foundation, headquartered in Phoenix, is a statewide organization focused on community and economic development to build self-sufficient, healthy, and prosperous communities. The Foundation is the 501(c)(3) nonprofit sister organization to Local First Arizona focusing on healthy local foods, the Fuerza Local Accelerator Program, and rural economic development. In March 2020, Local First Arizona Foundation launched a small business relief fund to provide direct funding to Arizona's smallest businesses who for the most part, were unable to benefit from the federal Payroll Protection Program. Local First, which is the largest local business coalition in the country, received over 1,600 applications in under three weeks from businesses ranging from restaurants and retail to manufacturing and small food producers. To

date, \$1.3 million has been raised and over \$850,000 distributed in \$1500-\$2500 increments to over 470 family-owned business across Arizona. Local First Arizona Foundation is well positioned to engage and distribute grant funds to farms, ranches, food trucks, farmers markets, grocers, distributors, restaurateurs, and food workers and connect Phoenix residents impacted by COVID-19 to healthy local, low-contact food sources.

Specifically, each agency will:

LISC Phoenix - provide administrative and financial support through grants for organizations city-wide, including grassroots, community, nonprofits, health, social service providers and public schools that demonstrate capacity for food distribution services to vulnerable populations impacted by COVID-19.

Local First Arizona - provide administrative and financial support through grants for citywide restaurants, catering (including event venues with catering services), farmers, community-supported agriculture, food hubs, and mobile markets, that demonstrate capacity for food distribution services to vulnerable populations impacted by COVID-19.

The OEP, in coordination with HSD, will assist LISC Phoenix and Local First Arizona Foundation to connect with social service organizations serving vulnerable populations with listings of organizations and will facilitate those connections.

Procurement Information

Services may be procured, as needed, by using procurement in accordance with Administrative Regulation 3.10 to implement and administer programs intended to prevent, prepare for and respond to the COVID-19 national pandemic.

Contract Term

The term of the contract will begin on or about June 30, 2020 through Dec. 30, 2020. Contracts may be extended based on continuous need and available funding, which may be exercised by the City Manager or designee.

Financial Impact

The funding breakdown is as follows:

LISC Phoenix \$1,100,000

Local First Arizona \$600,000

The aggregate value of these contracts shall not exceed \$1,700,000. There is no impact to General Fund. One-time funding is provided through the Coronavirus Aid,

Relief and Economic Security (CARES) Act.

Responsible Department

This item is submitted by Assistant City Manager Deanna Jonovich, Deputy City Manager Karen Peters, the Human Services Department and the Office of Environmental Programs.



(CONTINUED FROM JUNE 3, 2020) - Phoenix Sky Harbor International Airport Concessionaire Financial Relief (Ordinance S-46708)

Request to authorize the City Manager, or his designee, to amend multiple Phoenix Sky Harbor International Airport (PHX) concession leases to provide temporary financial relief to concessionaires by charging percent rent only in lieu of Minimum Annual Guarantees (MAG) from April 1, 2020 through June 30, 2020. This financial relief will be provided to all food and beverage, retail, terminal advertising, valet, and passenger amenity concessions at PHX.

Summary

Due to the COVID-19 national pandemic airline passenger travel is down by over 90 percent at PHX. In direct correlation to the reduced passenger activity, concession sales have plummeted for PHX's concessions. As a result, established rents are unsustainable for the concessionaires in the Terminals. The Aviation Department (AVN) is requesting to provide some level of financial relief for concessionaires that includes prime operators and Airport Concession Disadvantaged Business Enterprise business partners to mitigate the effects of the decrease in passenger activity related to COVID-19.

All concessionaires who receive this financial relief will be required to adhere to specific requirements as follows: passing financial relief on to all joint venture partners and sub-concessionaires, recall and reemployment of furloughed or laid off employees, two months of medical benefits for furloughed or laid off employees, work with Community Economic Development on other relief and employment opportunities, submission of weekly sales reports, providing notice of any Coronavirus Aid Relief and Economic Security Act relief. All other terms and provisions of the leases will remain in effect.

On April 4, 2020, the Federal Aviation Administration (FAA) provided guidance to airport sponsors encouraging them to consider the business circumstances created by the public health emergency and assist tenants in staying solvent so they can resume normal operations when the emergency ends. In keeping with the spirit of the FAA's guidance and to ensure that continued assistance to our concessionaires does not threaten PHX's financial viability, the Aviation Department Director is authorized to

extend the financial relief in 90-day increments based on the enplanement statistics and other relevant sales data. The Aviation Director will seek input from Council and city management prior to extending the financial relief terms for concession leases.

The concession contracts that will be amended to allow for temporary financial relief are Contract Numbers 116300, 116653, 127576, 131410, 132907, 133475, 133475, 135006, 143718, 143719, 143866, 143867, 144047, 144322, 144323, 144324, 145872, 145873, 145977, 146077, 146163, 146458, 146459, 146614, 146676, 147232, 147258, 147279, 147350, 147461, 147735, and 150683.

Contract Term

Financial relief to allow percent rent only in lieu of MAG will occur beginning April 1 through June 30, 2020.

Rental car food and beverage/retail concession lease will be extended for two years.

Terminal 3 concession leases will continue to pay percent rent through Aug. 31, 2020.

Financial Impact

AVN estimates that the proposed financial relief to concessionaires will result in approximately \$7 million in reduced rental revenue to PHX from April 1 through June 30, 2020.

Location

Phoenix Sky Harbor International Airport
Council District: 8

Responsible Department

This item is submitted by Assistant City Manager Deanna Jonovich and the Aviation Department.



**(CONTINUED FROM JUNE 3, MAY 6 AND 20, 2020) - Water Remote Facilities
General Construction - Job Order Contracting Services - 4108JOC173
(Ordinance S-46551)**

Request to authorize the City Manager, or his designee, to enter into a master agreement with Felix Construction Company, to provide Water Remote Facilities General Construction Job Order Contracting (JOC) Services for the Water Services Department. Further request to authorize execution of amendments to the agreements as necessary within the Council-approved expenditure authority as provided below, and for the City Controller to disburse all funds related to this item. The fee for services will not exceed \$45 million.

Additionally, request to authorize the City Manager, or his designee, to take all action deemed necessary to execute all utilities-related design and construction agreements, licenses, permits, and requests for utility services relating to the development, design, and construction of the project and to include disbursement of funds. Utility services include, but are not limited to: electrical, water, sewer, natural gas, telecommunications, cable television, railroads, and other modes of transportation. This authorization excludes any transaction involving an interest in real property.

Summary

Felix Construction Company's services will be used on an as-needed or emergency basis to provide Water Remote Facilities General Construction JOC services for the Water Services Department. These services include, but are not limited to: installation and/or repair of mechanical equipment, such as well and booster pumps; installation of instrumentation and electrical equipment such as analyzers, meters, sensors, and Supervisory Control and Data Acquisition system components; drilling of water supply wells; general work such as building modifications, painting, specialized maintenance and concrete masonry or steel structural work; emergency repair services; and engineering design services as needed. Additionally, the contractors will be responsible for fulfilling Small Business Enterprise program requirements.

This Agreement is essential to the health, safety, and welfare of the public and critical operations for the City. In an emergency, this agreement provides the Water Services Department the availability of additional resources to ensure continuity of operations.

Procurement Information

The selection was made using a qualifications-based selection process set forth in section 34-603 of the Arizona Revised Statutes (A.R.S.). In accordance with A.R.S. section 34-603(H), the City may not publicly release information on proposals received or the scoring results until an agreement is awarded. Six firms submitted proposals and are listed below.

Selected Firm

Rank 1: Felix Construction Company

Additional Proposers

Rank 2: Hunter Contracting Co.

Rank 3: J.R. Filanc Construction Company, Inc.

Rank 4: MGC Contractors, Inc.

Rank 5: Mortenson Construction Co., Inc.

Rank 6: Archer Western Construction, LLC

Contract Term

The term of the master agreement is for up to five years, or up to \$45 million, whichever occurs first. Work scope identified and incorporated into the master agreement prior to the end of the term may be agreed to by the parties, and work may extend past the termination of the master agreement. No additional changes may be executed after the end of the term.

Financial Impact

The master agreement value for Felix Construction Company will not exceed \$45 million, including all subcontractor and reimbursable costs. The value for each job order agreement performed under this master agreement will be up to \$4 million each. In no event will any job order agreement exceed this limit without Council approval to increase the limit.

Funding is available in the Water Services Department's Capital Improvement Program budget. The Budget and Research Department will review and approve funding availability prior to issuance of any job order agreement. Payments may be made up to agreement limits for all rendered agreement services, which may extend past the agreement termination.

Responsible Department

This item is submitted by Deputy City Managers Karen Peters and Mario Paniagua, the Water Services Department, and the City Engineer.



(CONTINUED FROM JUNE 3, 2020) - Amend City Code - Ordinance Adoption - Rezoning Application Z-60-19-4 - Northwest Corner of 15th Avenue and Indian School Road (Ordinance G-6705)

Request to amend the Phoenix Zoning Ordinance, Section 601, the Zoning Map of the City of Phoenix, by adopting Rezoning Application Z-60-19-4 and rezone the site from C-1 (Neighborhood Retail) and C-O (Commercial Office) to C-1 (Neighborhood Retail) for a gas station and convenience store.

Summary

Current Zoning: C-1 (Neighborhood Retail) and C-O (Commercial Office)

Proposed Zoning: C-1 (Neighborhood Retail)

Acreage: 1.63 acres

Proposal: Gas station and convenience store

Owner: Circle K Store Inc. / Drama, LLC

Applicant: Circle K Store Inc.

Representative: Land Development Consultants, LLC

Staff Recommendation: Approval, subject to stipulations.

VPC Action: The Encanto Village Planning Committee heard this case on May 4, 2020, and recommended approval per the staff recommendation with an additional stipulation by an 11-1 vote.

PC Action: The Planning Commission heard this case on May 7, 2020, and recommended approval per the Encanto Village Planning Committee recommendation with an additional stipulation by an 8-0 vote.

Location

Northwest Corner of 15th Avenue and Indian School Road

Council District: 4

Parcel Addresses: 1502 and 1510 W. Indian School Road; and 4106, 4110, 4112, 4116, and 4118 N. 15th Ave.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-60-19-4) FROM C-1 (NEIGHBORHOOD RETAIL) AND C-O (COMMERCIAL OFFICE) TO C-1 (NEIGHBORHOOD RETAIL).

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of a 1.63 acre property located at the northwest corner of 15th Avenue and Indian School Road in a portion of Section 19, Township 2 North, Range 3 East, as described more specifically in Exhibit "A", is hereby changed from 1.15 acres of "C-1" (Neighborhood Retail) and 0.48-acres of "C-O" (Commercial Office) to "C-1" (Neighborhood Retail).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B".

SECTION 3. Due to the site's specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations,

violation of which shall be treated in the same manner as a violation of the City of Phoenix Zoning Ordinance:

1. The development shall be in general conformance with the elevations date stamped November 8, 2019, as modified by the following stipulations and approved by the Planning and Development Department.
2. The developer shall dedicate a 1-foot Vehicular Non-Access Easement (VNAE) along the north property line (16th Drive) and the west property line where adjacent to R-4 (Multifamily Residence District) zoning.
3. All sidewalks shall be detached with a minimum 5-foot-wide landscape area located between the sidewalk and back of curb and planted to the following standards, as approved by the Planning and Development Department. Where utility conflicts exist, the developer shall work with the Planning and Development Department on alternative design solutions consistent with a pedestrian environment.
 - a. Minimum 3-inch caliper large canopy, single-trunk, shade trees placed a minimum of 25 feet on center or equivalent groupings to provide a minimum of 75 percent shade on adjacent sidewalks.
 - b. Drought tolerant shrubs and vegetative groundcovers with a maximum mature height of 24 inches to provide a minimum of 75 percent live coverage at maturity.
4. The required landscape setback areas along all public streets shall be planted with large canopy shade trees, selected from the list contained in Table 1309.1 of the Phoenix Zoning Ordinance excluding those identified as “understory trees”, placed 20 feet on center or in equivalent groupings with 25 percent of the trees a minimum 4-inch caliper and 75 percent a minimum of 3-inch caliper, as approved by the Planning and Development Department.
5. The developer shall locate trees in close proximity to the bus stop along Indian School Road to shade the bus stop area to a minimum 75 percent, as approved by the Planning and Development Department.
6. The developer shall incorporate bicycle infrastructure as described below and as approved by the Planning and Development Department.
 - a. A bicycle repair station (“fix it station”) shall be provided in an area of high visibility, separated from vehicular maneuvering areas, and located within close proximity to 15th Avenue and the bus stop on Indian School Road. The repair station shall include: standard

repair tools affixed to the station; a tire gauge and pump affixed to the base of the station or the ground; and a bicycle repair stand which allows pedals and wheels to spin freely while making adjustments to the bike.

- b. A minimum of 4 inverted U-bicycle racks, artistic style rack (in adherence to the City of Phoenix Preferred Designs in Appendix K of the Comprehensive Bicycle Master Plan) or “Outdoor/Covered Facilities” for guests and employees. These facilities shall be located near building entrances, installed per the requirements of Section 1307.H. of the Zoning Ordinance, and approved by the Planning and Development Department.
7. The developer shall provide a system of clearly defined, accessible pathways constructed of decorative pavers, stamped or colored concrete, or other pavement treatments that visually contrast with the adjacent parking and drive aisles surfaces which provide direct connections between the following site elements: all building entrances and exits; bus stops; and the bicycle repair station. The above conditions shall be approved by the Planning and Development Department.
8. The developer shall provide an enhanced and shaded pedestrian pathway from the entrance of the building to the bus stop on Indian School Road, as approved by the Planning and Development Department.
9. The developer shall retain right-of-way and reconstruct one bus stop pad along westbound Indian School Road west of 15th Avenue, compliant with City of Phoenix Standard Detail P1260 (attached sidewalk) or P-1262 (detached sidewalk) at a minimum depth of 10 feet. The bus stop pad shall be spaced from the intersection of Indian School Road and 15th Avenue as per City of Phoenix Standard Detail P1258. The above conditions shall be approved by the Planning and Development Department.
10. The developer shall construct all streets within and adjacent to the development with paving, curb, gutter, sidewalk, curb ramps, streetlights, median islands, landscaping and other incidentals, as per plans approved by the Planning and Development Department. All improvements shall comply with all ADA accessibility standards.
11. The developer shall construct the driveway to Indian School Road with a restriction of access to right-in and right-out turning movements, as approved by the Street Transportation Department.

12. The developer shall record a Notice to Prospective Purchasers of Proximity to Airport in order to disclose the existence and operational characteristics of Phoenix Sky Harbor International Airport (PHX) to future owners or tenants of the property.
13. The developer shall provide space and access on the site for recycling containers, as approved by the Planning and Development Department.
14. If determined necessary by the Phoenix Archaeology Office, the applicant shall conduct Phase I data testing and submit an archaeological survey report of the development area for review and approval by the City Archaeologist prior to clearing and grubbing, landscape salvage, and/or grading approval.
15. If Phase I data testing is required, and if, upon review of the results from the Phase I data testing, the City Archaeologist, in consultation with a qualified archaeologist, determines such data recovery excavations are necessary, the applicant shall conduct Phase II archaeological data recovery excavations.
16. In the event archaeological materials are encountered during construction, the developer shall immediately cease all ground-disturbing activities within a 33- foot radius of the discovery, notify the City Archaeologist, and allow time for the Archaeology Office to properly assess the materials.
17. The applicant shall maintain landscaping in accordance with the landscape plan and stipulated improvements.
18. Prior to preliminary site plan approval, the landowner shall execute a Proposition 207 waiver of claims form. The waiver shall be recorded with the Maricopa County Recorder's Office and delivered to the City to be included in the rezoning application file for record.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 3rd day of June, 2020.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-60-19-4

A portion of the Southeast Quarter of Section 19, Township 2 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, including all of the following:

Parcel No. 1:

Lots 10 and 11, Bel Air Plat Three, according to Book 50 of Maps, records of Maricopa County, Arizona;

Except any portion of said Lots 10 and 11 within 50 feet of the monument line of Indian School Road, as shown on said Plat as conveyed by Deeds recorded in recording no. 83-071703 and recording no. 83-071704; and

Except any portion of said Lot 10 lying within property conveyed to the City of Phoenix in Quit-Claim Deed recorded in recording no. 88-271470; and

Except any portion of said Lot 10 lying within property condemned to the City of Phoenix in Amended Final Order of Condemnation recorded in recording no. 89-141767.

Parcel No. 2:

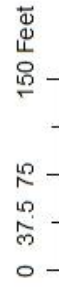
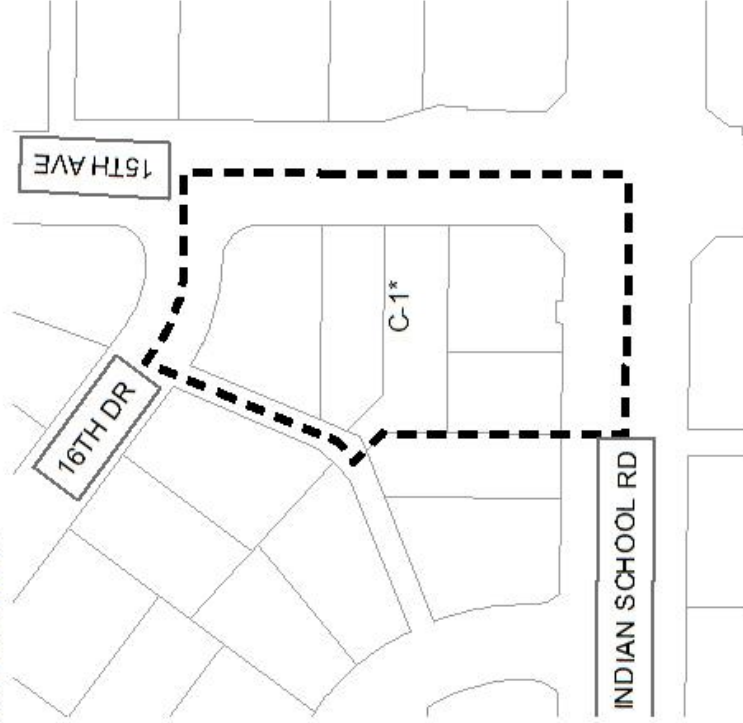
Lots 7, 8 and 9, Bel Air Plat Three, according to Book 50 of Maps, records of Maricopa County, Arizona

EXHIBIT B

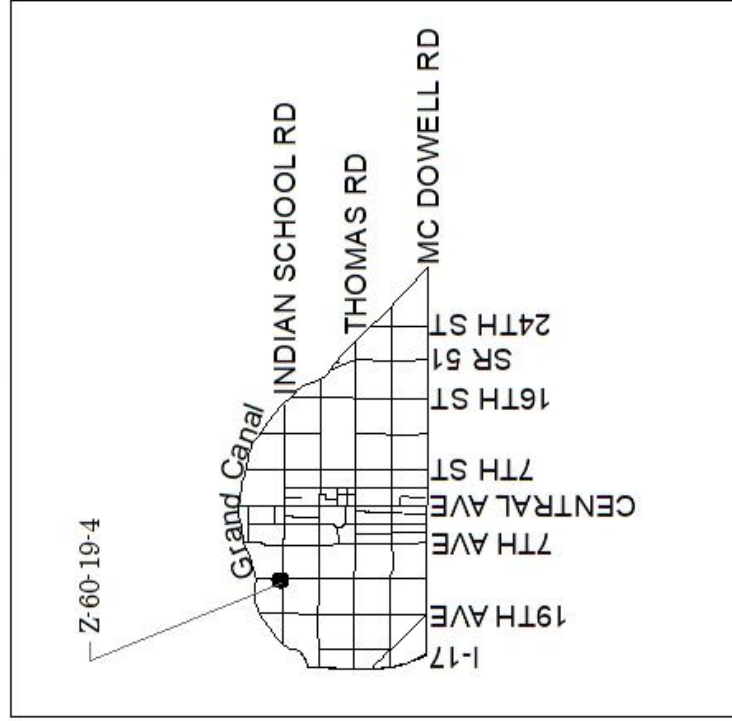
ORDINANCE LOCATION MAP

Zoning Case Number: Z-60-19-4
Zoning Overlay: N/A
Planning Village: Encanto

ZONING SUBJECT TO STIPULATIONS: *
SUBJECT AREA: - - - - -



NOT TO SCALE



Drawn Date: 5/1/2020

\\one\pdd\Share\Department Share\Information Systems\PLGIS\IS_Team\Core_Functions\Zoning\SuppMaps\2020_Ord\B-3-20\Z60-19-4.mxd



(CONTINUED FROM JUNE 3, 2020) - Public Hearing - Biennial Certified Audit of Land Use Assumptions, Infrastructure Improvement Plan and Development Fees

Request to hold a public hearing regarding the Biennial Certified Audit of Land Use Assumptions, Infrastructure Improvement Plan and Development Fees, as required by State statute.

Summary

Arizona Revised Statute 9-463.05 requires a biennial certified audit of municipalities land use assumptions, infrastructure improvements plans and development fees to be conducted by a qualified professional, and the City is required to conduct a public hearing on the audit within 60 days of posting the findings of the audit on the City's website. Raftelis Financial Consultants (RFC) was retained to perform the biennial audit. The audit reviewed development impact fees and water resource acquisition fees for the period of July 1, 2016, through June 30, 2018. The land use assumptions (LUA), infrastructure improvements plan (IIP) and development fees audited were adopted by Phoenix City Council on Jan. 21, 2015, and took effect on April 6, 2015. The intent of the audit is to allow stakeholders who pay the impact fees to receive a third party analysis of the assumptions, plans and how fees are spent by each municipality. The next required biennial audit will review the period of July 1, 2018, through June 30, 2020.

The final audit report titled: *City of Phoenix Biennial Certified Audit of Land Use Assumptions, Infrastructure Improvement Plan and Development Fees (July 1, 2016 - June 30, 2018)* is attached (**Attachment A**) and available on the Planning and Development website at : www.phoenix.gov/pdd/devfees/impactfeedocs

Biennial Audit Conclusions

The audit of LUAs found that actual new development in impact fee areas was less than forecasted in the approved LUAs. RFC noted that these trends should be monitored but are not an area of immediate concern as growth often occurs in a non-linear fashion and can be influenced by various external factors.

The revenue audit (review of charges) did not find material discrepancies between adopted development fees and actual charges assessed to permits over the audit

period. The following discrepancies were found:

1. Five Fire Protection fee records were charged an expired fee amount instead of the current fee at the time the permits were purchased. These instances resulted in overcharges that have been refunded to the customer.
2. 32 Water Resources Acquisition Fee (WRAF) records were undercharged. These instances resulted in an under-collection of <1 percent of WRAF charges over the audit period. In accordance with State development fee rules, the Water Services Department completed a funds transfer from an internal account to make up the difference.
3. 18 WRAF records were charged an expired fee amount instead of the current fee at the time the permits were purchased. These instances resulted in overcharges that have been refunded to the customer.

The expense audit found that all costs incurred against impact fee funds went toward projects that are identified in the approved IIPs.

Responsible Department

This item is submitted by Deputy City Manager Mario Paniagua and the Planning and Development Department.

CITY OF **Phoenix**

Biennial Certified Audit of Land Use Assumptions, Infrastructure Improvement Plan, and Development Fees (July 1, 2016 – June 30, 2018)

Final Report / February 9, 2020

December 31, 2019

Adam Q. Miller, Principal Planner
Planning and Development Department
Growth and Infrastructure Team Leader
200 W. Washington Street, 3rd Floor
Phoenix, AZ 85003

Subject: Biennial Certified Audit of Land Use Assumptions, Infrastructure Improvements Plan and Development Fees (July 1, 2016 – June 30, 2018)

The City of Phoenix (City) retained Raftelis Financial Consultants Inc. (Raftelis) to complete an audit of the City's land use assumptions (LUA), infrastructure improvement plan (IIP), development impact fee (DIF), and water resource acquisition fee (WRAF) revenues and expenditures over the period of July 2016 through June 2018 (Audit Period) per Arizona Revised Statutes (ARS) §9-463.05. This report summarizes the results of the LUA, IIP, DIF and WRAF audit.

The scope of the audit is limited to an audit of the LUA, IIP and DIF, and WRAF assessments and expenditures outlined in the Annual Development Impact Fee Reports for Fiscal Years (FY) 2016-17 and 2017-18 dated September 14, 2017 and August 30, 2018, respectively. All fee amounts assessed and expenditures outlined are audited pursuant to the provisions in the City Code Section 29 (Development Impact Fees) and Section 30 (Water Resource Acquisition Fees), as supported by the April 2015 Infrastructure Financing Plan (IFP) and WRAF Report¹.

Per the statutory requirements of ARS §9-463.05, the study focused on charges assessed consistent with the adopted DIF and WRAF schedules. The City maintains DIF and WRAF assessment schedules varying by land use designation and/or customer classification and amongst multiple service areas. The City does not assess DIFs in portions of the City. The IFP provides for up to eight (8) service areas within the City and up to eight (8) service categories, based on the characteristics of development and services provided. The WRAF are charged to recover funds that will be used for the acquisition of water resources and related infrastructure consistent with the WRAF Report. The City has been partitioned into two primary water resource service areas; On-Project areas that do not require additional water resources and Off-Project which do require additional water resources.

An additional provision of ARS §9-463.05 includes a "grandfathering" clause whereby a new or increased DIF or WRAF is not assessed against a new development for a period of up to 24-months after:

- the City issues the final approval OR
- the date that the first building period is issued provided that no subsequent changes are made to the approved site plan or subdivision plan that would increase the service units.

The City has administered this provision by assessing previously adopted DIFs and WRAFs until the grandfathering period expires for applicable development(s). Additionally, the City has entered into various developer credit agreements whereby the DIF and/or WRAFs were referenced and the City has administered those

¹ Water Resources Acquisition Fee Update Report and Infrastructure Improvements Plan, November 14, 2014.

agreements. The application of developer credits and grandfathering provisions is beyond the scope of the Biennial Audit requirements, but Raftelis worked with City staff to identify instances where either the grandfathering provision or developer credit agreements were applied to permits during the Audit Period in situations where the assessed DIFs and/or WRAFs varied from the adopted DIFs and WRAFs.

The City deposits DIF and WRAF revenues into separate funds for each fee category and each fee area. Accordingly, the City maintains 30 unique funds following the IFP updated completed in 2015 and the WRAF update completed in 2014. Expenditures or uses of DIFs by category and WRAFs over the Audit Period are consistent with the uses documented in the adopted IFP and WRAF Reports.

The overall audit approach followed by Raftelis was to:

1. Review the reported Audit Period growth by each land use classification against the categories provided for in the IFP and WRAF Report.
2. Review the DIF and WRAF revenues reported against independently calculated amounts based on the appropriate criteria, to check the accuracy of assessed charges.
3. Compare the actual expenditures reported over the Audit Period against the IFP and WRAF Report to verify that funded projects were included in each report.

Raftelis worked with City staff following the initial identification of calculated permit revenues varied from reported DIF or WRAF revenues provided by the City over the Audit Period. Additional discussion regarding the process of the Biennial Audit of the DIF and WRAF LUA, IIP, revenues, and expenditures as detailed in the body of this report.

The following provides a summary of each of the study elements.

- **LUA Audit:** The permit data provided by the City are used to review actual growth over the Audit Period to the forecasted level of growth in the City's IFP and WRAF Report. The growth identified in the IFP and WRAFs provided for a 10-year period and not broken out into individual annual forecasts. Raftelis used 2/10 (2 years to reflect the period from July 2016 through June 2018) of the LUA forecasted growth as a baseline of what might be expected over the Audit Period.
- **IIP Audit:** The City met the requirements of the IIP as part of the IFP and WRAF Report previously identified which support the DIFs and WRAFs in place over the Audit Period. The IIP related audit requirements are limited to confirming actual uses of DIF and WRAF revenues over the Audit Period were consistent with the improvements identified, and fees were assessed to development by fee category and/or service area as detailed within the IFP and WRAF Report.
- **Revenue Audit:** To test for revenue assessment accuracy, the DIFs identified in the IFP and WRAFs identified in the WRAF Report were applied by Raftelis to each of the permits, based on the service area, fee category, Equivalent Development Units (EDUs) and land use classification provided. These calculated DIF and WRAF revenues were compared to the unadjusted DIF amount reported by the City during the Audit Period. Any record showing a difference was considered a potential error, subject to additional review and validation.
- **Expense Audit:** Audit Period expenditures are identified in the Development Impact Fee Annual Reports for FY 2016-17 and FY 2017-18.

Pursuant to the discussion and analysis contained in this report the following findings are provided:

1. The difference between growth forecasted in the LUA and the actual growth experienced by the City should be monitored and may already have been adjusted as the City completes the 5-year update of DIFs and WRAFs. Growth often occurs less linearly as certain development may occur more rapidly than others and

can be influenced by various external factors. Additionally, as the City DIFs are assessed within certain service areas where new development is anticipated that will require expansions to facilities providing necessary public services or WRAFS are assessed within Off-Project areas, growth may occur within the City, but in areas where DIFs are not assessed or within On-Project WRAF areas increasing the difficulty in projecting where future growth may occur in a given year. The third variable involves predicting the type of development which may result in a different blend of single family, multi-family, commercial and mixed use developments compared to what may have been anticipated in response to market conditions which is difficult to predict fully ten years in advance.

2. The completed revenue audit has not found any material discrepancies when compared to the DIFs identified in the IFP and the WRAFs identified in the WRAF Report.
3. Based on the information obtained through the City's annual DIF reports, the expenditures made throughout the Audit Period were identified in the IFP and the WRAF Report.

Raftelis is pleased to present our findings and analysis of the second Biennial Audit of the City's DIF and WRAF program to the City. Please contact Andrew Rheem or Hannah Palmer-Dwore regarding this report.

Sincerely,

RAFTELIS



Andrew Rheem
Senior Manager



Hannah Palmer-Dwore
Consultant

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APPENDIX C: LUA Audit Tables by Service Area

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1. Introduction and Background

1.1. Scope of Work

The City of Phoenix (City) retained Raftelis Financial Consultants Inc. (Raftelis) to complete an audit of the City's land use assumptions (LUA), infrastructure improvement plan (IIP), development impact fee (DIF) and water resource acquisition fee (WRAF) revenues and expenditures over the period of July 2016 through June 2018 (Audit Period) per Arizona Revised Statutes (ARS) §9-463.05. The scope of the audit is limited to an audit of the LUA, IIP, DIF, and WRAF assessments and planned expenditures outlined in the Development Impact Fee Annual Reports for Fiscal Year (FY) 2016-17 and FY 2017-18 dated September 14, 2017 and August 30, 2018, respectively. All fee amounts and expenditures outlined are audited pursuant to the provisions in the City Code Section 29 – Development Impact Fees and Section 30 – Water Resource Acquisition Fees, as supported by the April 2015 Infrastructure Financing Plan (IFP)² and WRAF Report³. The City Code and the IFP were amended May 2016⁴ to reflect updated land use assumptions and services for Fire Protection. Based on these amendments, DIFs for fire protection were modified for all permits issued beginning September 1, 2016. Additionally, the amendment defined a new land use category known as “mini warehouse”. Because this land use type did not exist at the time of the original IFP publication, it has been included in Industrial land use for the purposes of this study.

The three areas of focus of the audit include:

- A review and comparison of the LUA forecast to actual development by classification and service area.
- An audit of the DIF and WRAF revenues assessed as authorized by DIF and WRAF category and/or service area match the adopted DIF and WRAF assessment schedules.
- An audit of the expenditures or use of funds from DIFs and WRAFs by fee category and/or service area were identified within the IFP and WRAF Report.

1.2. ARS §9-463.05 Summary

ARS §9-463.05 contains the Arizona statutory guidance, restrictions and requirements governing assessment, collection and reporting of DIFs. Per ARS §9-463.05⁵, as a condition of assessing DIFs, the City is required to either:

- Establish an infrastructure improvements advisory committee or
- Complete a biennial audit

The City did not establish an infrastructure improvement advisory committee and is therefore completing the biennial audit for the 2-year audit period. The most recent audit for FY 2014-15 and FY 2015-16 was also completed by Raftelis with the results documented in the report dated May 25, 2018. The statutory requirements for the audit per ARS §9-463.05⁶ is detailed below,

² Infrastructure Financing Plan 2015, April 6, 2015.

³ Water Resources Acquisition Fee Update Report and Infrastructure Improvements Plan, November 14, 2014.

⁴ Draft Infrastructure Financing Plan 2015, 1st Amendment, April 29, 2016

⁵ Subsection G, paragraph 1 and 2.

⁶ Subsection G, paragraph 2.

In lieu of creating an advisory committee pursuant to paragraph 1 of this subsection, provide for a biennial certified audit of the municipality's land use assumptions, infrastructure improvements plan and development fees. An audit pursuant to this paragraph shall be conducted by one or more qualified professionals who are not employees or officials of the municipality and who did not prepare the infrastructure improvements plan. The audit shall review the progress of the infrastructure improvements plan, including the collection and expenditures of development fees for each project in the plan, and evaluate any inequities in implementing the plan or imposing the development fee. The municipality shall post the findings of the audit on the municipality's website or the website of an association of cities and towns if the municipality does not have a website and shall conduct a public hearing on the audit within sixty days of the release of the audit to the public.

Based on the statutory requirements, the study focused on charges assessed consistent with the adopted DIF and WRAF schedules. The City maintains DIF and WRAF assessment schedules varying by land use designation and/or customer classification and amongst multiple service areas. The City does not assess DIFs in portions of the City. Figures 1 and 2 detail the service area boundaries for DIFs and WRAF, respectively. The WRAF applies City-wide but is currently set to \$0 per EDU within the "On-Project" fee area, as shown on Figure 2.

Expenditures or uses of DIFs by category and WRAFs over the Audit Period are consistent with the uses documented in the adopted IFP and WRAF Reports.

1.2.1. GRANDFATHER PROVISIONS

As will be presented and discussed in this report, the City implemented the grandfather provisions over the course of the audit period pursuant to subsection F of ARS §9-463.05 that reads in part:

A municipality's development fee ordinance shall provide that a new development fee or an increased portion of a modified development fee shall not be assessed against a development for twenty-four months after the date that the municipality issues the final approval for a commercial, industrial or multifamily development or the date that the first building permit is issued for a residential development pursuant to an approved site plan or subdivision plat, provided that no subsequent changes are made to the approved site plan or subdivision plat that would increase the number of service units.

1.2.2. DESIGNATED DIF FUNDS

The City deposits DIF and WRAF revenues into separate funds for each fee category and each fee area. Accordingly, the City maintains 30 unique funds to implementing the IFP and WRAF update. Fund numbers reflect the date ranges for which DIF revenues were collected.

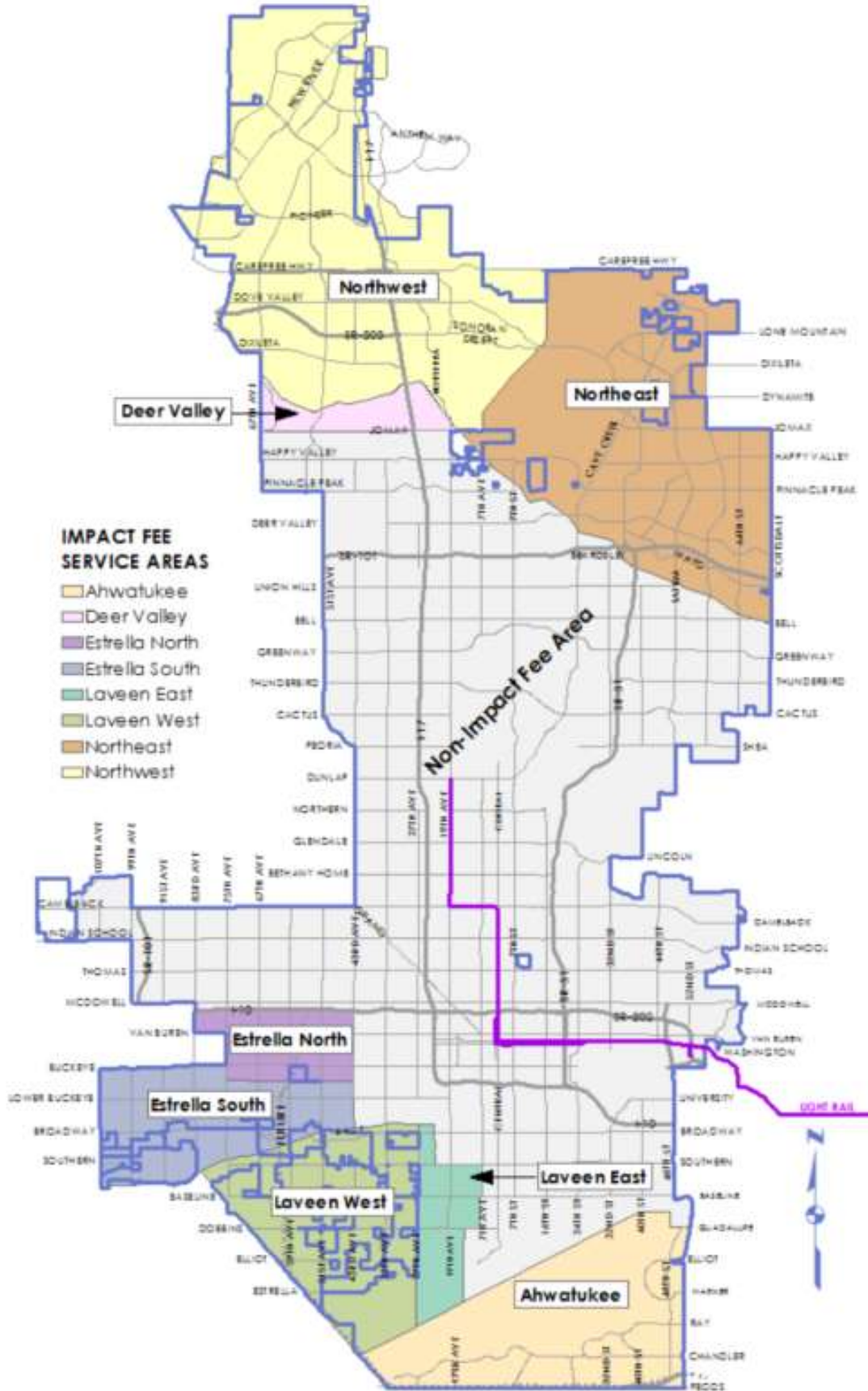
- Fund Series 3000: DIFs collected since April 6, 2015
- Fund Series 2000: DIFs collected between January 1, 2012 and April 5, 2015
- Fund Series 1000/0000: DIFs collected prior to January 1, 2012

1.3. Existing DIFs and WRAFs

The IFP provides for up to eight (8) service areas within the City and up to eight (8) service categories, based on the characteristics of development and services provided. The service areas are depicted within Figure 1⁷.

⁷ Note: Map used in Figure 1 obtained from Annual Development Impact Fee Report FY 2017-18, dated August 30, 2018.

Figure 1: DIF Service Areas



For fire protection, police, park, library, and major arterials, DIFs for residential development are assessed per dwelling unit. DIFs for non-residential classes (commercial, office, industrial, and institutional) are assessed per 1,000 square feet of building space. Storm Drainage DIFs are assessed to single family (SF) residential per dwelling unit; assessments for all other classes, including multifamily (MF) residential, are based on acreage.

Net fees⁸ for all DIF categories are summarized in Tables 1 through 7. Fire protection DIFs were adjusted effective in September 2016 to account for new information gained following the publication of the first DIFs. Permits issued before September 1, 2016 were subject to the previous DIF, while those issued after were subject to the amended DIF. The original and amended DIFs are shown in Tables 1 and 2, respectively.

Table 1: Fire Protection DIFs until 9/1/16

Description Unit	Single Family Per Dwelling	Multi-family Per Dwelling	Commercial Per 1000 sqft	Office Per 1000 sqft	Industrial Per 1000 sqft	Institutional Per 1000 sqft
Northwest [1]	\$475	\$309	\$371	\$337	\$133	\$328
Northeast	519	337	405	368	145	358
Southwest [2]	622	404	485	442	174	429
Ahwatukee	531	345	414	377	149	366

[1] Includes the Northwest and Deer Valley areas.

[2] Includes the Estrella North, Estrella South, Laveen East and Laveen West areas.

Table 2: Existing Fire Protection DIFs after 9/1/16

Description Unit	Single Family Per Dwelling	Multi-family Per Dwelling	Commercial Per 1000 sqft	Office Per 1000 sqft	Industrial Per 1000 sqft	Institutional Per 1000 sqft
Northwest [1]	\$444	\$289	\$346	\$315	\$124	\$306
Northeast	519	337	405	368	145	358
Southwest [2]	616	400	480	437	172	425
Ahwatukee	513	333	400	364	144	354

[1] Includes the Northwest and Deer Valley areas.

[2] Includes the Estrella North, Estrella South, Laveen East and Laveen West areas.

Table 3: Existing Police DIFs

Description Unit	Single Family Per Dwelling	Multi-family Per Dwelling	Commercial Per 1000 sqft	Office Per 1000 sqft	Industrial Per 1000 sqft	Institutional Per 1000 sqft
Northwest [1]	\$500	\$325	\$390	\$355	\$140	\$345
Northeast	506	329	395	359	142	349
Southwest [2]	489	318	381	347	137	337
Ahwatukee	459	298	358	326	129	317

[1] Includes the Northwest and Deer Valley areas.

[2] Includes the Estrella North, Estrella South, Laveen East and Laveen West areas.

⁸ Net fees are the unadjusted fees assessed to properties initially calculated within the IFP and WRAF reports. They are inclusive of gross impact fees and offsets, including development occupational fee (DOF) offsets, which are calculated for all users are distinct from development agreements.

Table 4: Existing Parks DIFs

Description Unit	Single Family Per Dwelling	Multi-family Per Dwelling	Commercial Per 1000 sqft	Office Per 1000 sqft	Industrial Per 1000 sqft	Institutional Per 1000 sqft
Northwest [1]	\$1,120	\$728	\$56	\$78	\$22	\$56
Northeast	1,953	1,269	98	137	39	98
Southwest [2]	2,291	1,489	115	160	46	115
Ahwatukee	703	457	35	49	14	35

[1] Includes the Northwest and Deer Valley areas.

[2] Includes the Estrella North, Estrella South, Laveen East and Laveen West areas.

Table 5: Existing Library DIFs

Description Unit	Single Family Per Dwelling	Multi-family Per Dwelling	Commercial Per 1000 sqft	Office Per 1000 sqft	Industrial Per 1000 sqft	Institutional Per 1000 sqft
Northwest [1]	\$0	\$0	\$0	\$0	\$0	\$0
Northeast	232	151	12	16	5	12
Southwest [2]	112	73	6	8	2	6
Ahwatukee	0	0	0	0	0	0

[1] Includes the Northwest and Deer Valley areas.

[2] Includes the Estrella North, Estrella South, Laveen East and Laveen West areas.

Table 6: Existing Major Arterial DIFs

Description Unit	Single Family Per Dwelling	Multi-family Per Dwelling	Commercial Per 1000 sqft	Office Per 1000 sqft	Industrial Per 1000 sqft	Institutional Per 1000 sqft
Northwest [1]	\$2,208	\$1,546	\$3,027	\$1,389	\$979	\$1,337
Northeast	2,392	1,675	3,279	1,505	1,061	1,449
Southwest [2]	573	401	785	361	254	347
Ahwatukee	0	0	0	0	0	0

[1] Includes the Northwest and Deer Valley areas.

[2] Includes the Estrella North, Estrella South, Laveen East and Laveen West areas.

Table 7: Existing Storm Drainage DIFs

Description Unit	Single Family Per Dwelling	Multi-family Per Acre	Commercial Per Acre	Office Per Acre	Industrial Per Acre	Institutional Per Acre
Northwest [1]	\$0	\$0	\$0	\$0	\$0	\$0
Northeast	0	0	0	0	0	0
Estrella [2]	1,278	5,112	5,112	5,112	5,112	5,112
Laveen [3]	1,277	5,108	5,108	5,108	5,108	5,108
Ahwatukee	0	0	0	0	0	0

[1] Includes the Northwest and Deer Valley areas.

[2] Includes the Estrella North and Estrella South areas within the southwest region of the City.

[3] Includes the Laveen East and Laveen West areas within the southwest region of the City.

For utility service, new development is generally responsible for purchasing capacity in the system based on potential demand. Potential demand is measured in many ways throughout the water and wastewater utility industry, with meter size serving as a relatively simple and commonly used assessment option. For the water and wastewater services

identified in Tables 8 and 9, DIFs are based on the number of dwelling units or assessed pursuant to the water meter size and meter type. MF residential developments are assessed per dwelling unit regardless of meter size serving the connection. SF residential developments are assessed per dwelling unit for meter sizes of 1-inch and smaller and increase by meter size for 1 1/2-inch or 2-inch water meters. The City uses both meter size and type for assessment of water and wastewater DIFs for non-residential development and dedicated irrigation meters for all types of development.

Water DIFs are assessed in two service areas which are comprised of sub-areas depicted in Figure 1 and summarized below:

- The Northern water service area consists of the Northwest, Deer Valley, and Northeast areas.
- The Southern water service area consists of the Estrella North, Estrella South, Laveen East, Laveen West, and Ahwatukee sub-areas.

Table 8: Existing Water DIFs

Description	Unit	Northern Area [1]	Southern Area [2]
Multifamily (Domestic)	Dwelling	\$2,123	\$1,198
SF Less 1 1/2-inch	Dwelling	5,935	3,499
SF 1.5-inch	Meter	21,162	13,050
SF 2.0-inch	Meter	34,232	21,248
Non-res 3/4-inch	Meter	13,254	8,090
Non-res 1-inch	Meter	21,634	13,010
Non-res 1.5-inch	Meter	43,377	26,179
Non-res 2-inch displacement	Meter	69,346	41,819
Non-res 2-inch turbine	Meter	80,500	47,809
Non-res 3-inch compound	Meter	152,436	92,169
Non-res 3-inch turbine	Meter	184,686	109,803
Non-res 4-inch compound	Meter	262,084	158,798
Non-res 4-inch turbine	Meter	328,355	199,247
Non-res 6-inch compound	Meter	595,839	363,445
Non-res 6-inch turbine	Meter	701,347	425,933
Non-res 8-inch compound	Meter	690,847	415,433
Non-res 8-inch turbine	Meter	1,239,015	757,028

[1] Includes the Northwest, Deer Valley and Northeast areas.

[2] Includes the Estrella North, Estrella South, Laveen East, Laveen West and Ahwatukee areas.

Wastewater DIFs are assessed within the same eight services areas identified in Figure 1, with four difference DIF assessment schedules as summarized below.

- The Northwest and Northeast service areas comprise the Northern Area.
- Deer Valley, Estrella North, Laveen East, and Ahwatukee service areas comprise the Multiple Areas shown in Table 9. These areas share a common fee level for wastewater treatment capacity only (i.e. the fee in these areas does not include network expansion costs).
- Estrella South and Laveen West have separate fees which include both wastewater treatment capacity as well as varying network expansion costs.

Table 9: Existing Wastewater DIFs

Description	Unit	Northern Area [1]	Multiple Areas [2]	Estrella South [3]	Laveen West [3]
Multifamily (Domestic)	Dwelling	\$1,468	\$532	\$1,454	\$1,378
SF Less 1 1/2-inch	Dwelling	3,130	1,221	3,102	2,947
SF 1.5-inch	Meter	11,821	5,464	11,728	11,212
SF 2.0-inch	Meter	19,281	9,106	19,132	18,306
Non-res 3/4-inch	Meter	7,793	3,497	7,730	7,381
Non-res 1-inch	Meter	12,525	5,347	12,420	11,837
Non-res 1.5-inch	Meter	25,178	10,879	24,968	23,807
Non-res 2-inch displacement	Meter	40,223	17,334	39,887	38,029
Non-res 2-inch turbine	Meter	45,915	18,731	45,516	43,309
Non-res 3-inch compound	Meter	88,710	38,579	87,975	83,904
Non-res 3-inch turbine	Meter	105,510	43,219	104,596	99,539
Non-res 4-inch compound	Meter	152,850	66,945	151,590	144,615
Non-res 4-inch turbine	Meter	191,813	84,431	190,238	181,519
Non-res 6-inch compound	Meter	350,063	156,776	347,228	331,534
Non-res 6-inch turbine	Meter	410,063	181,002	406,703	388,108
Non-res 8-inch compound	Meter	399,563	170,502	396,203	377,605
Non-res 8-inch turbine	Meter	729,263	328,392	723,383	690,835

[1] Includes the Northwest and Northeast service areas.

[2] Includes the Deer Valley, Estrella North, Laveen East, and Ahwatukee areas. These areas only include costs for wastewater treatment.

[3] These areas include both costs for wastewater treatment as well as varying network expansion costs.

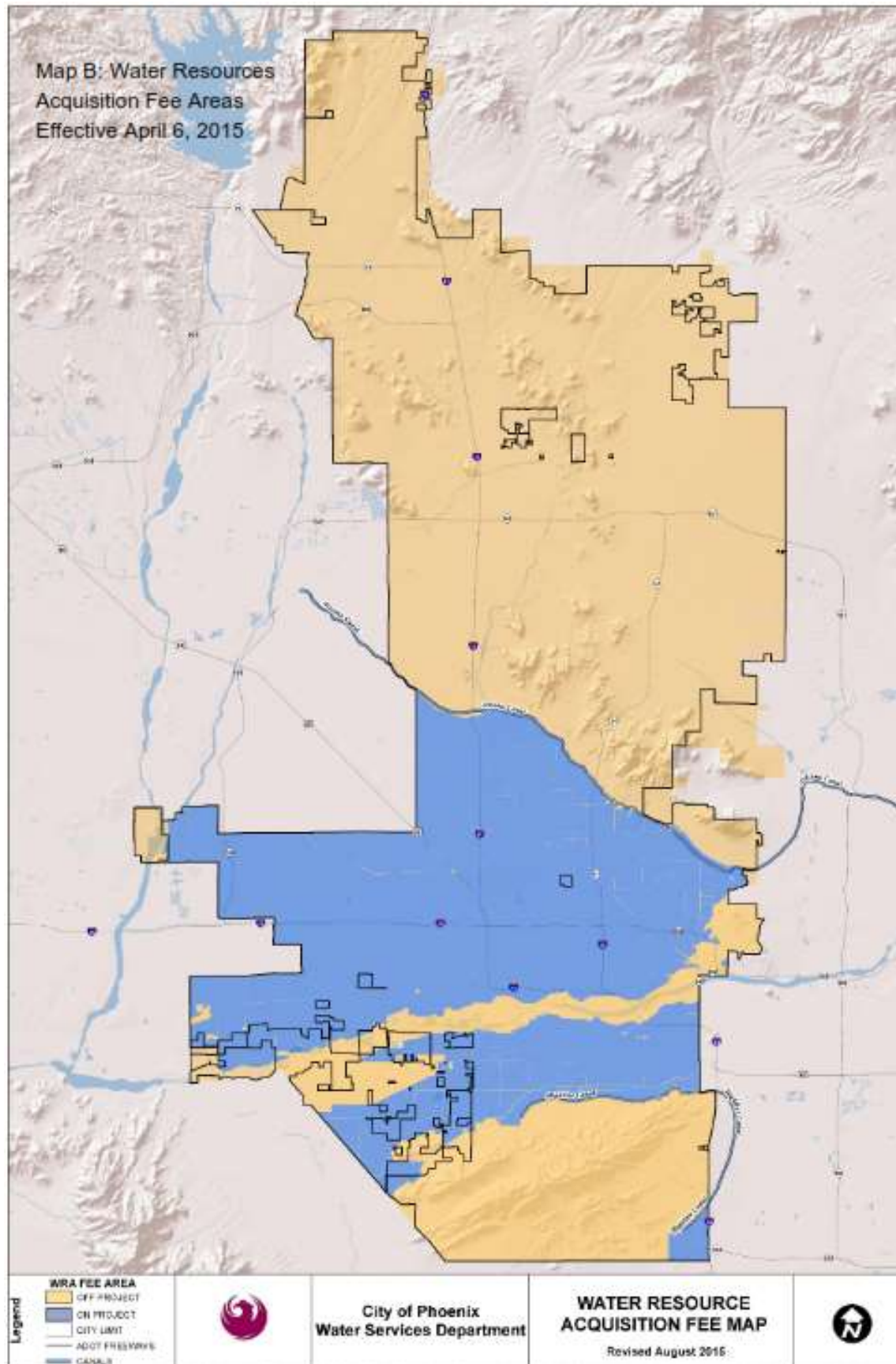
The WRAF are charged to recover funds that will be used for the acquisition of water resources and related infrastructure. The WRAF are charged to recover funds that will be used for the acquisition of water resources and related infrastructure. The City has been partitioned into two primary service areas for the WRAF as follows:

- On-Project: Areas provided water by the Salt River Project (SRP) primarily from the Salt and Verde river systems. These areas are designated as having water resources to provide a 100-year assured water supply under moderate shortage and moderate demand conditions. Development is controlled by the Salt River Water Users Association. Adequate water supplies and associated infrastructure are currently available for new development in the On-Project areas and the City is not actively developing alternative water sources to serve them.⁹
- Off-Project areas: Areas provided water from sources other than the SRP. These areas require additional water resources to provide a 100-year assured water supply under moderate shortage and moderate demand conditions. Lands do not have prior specific water rights from the Salt and Verde rivers and associated reservoirs, and as a result, more costly water resources from sources like the Central Arizona Project are required to serve new development or additional demands by existing users.

Figure 2 summarizes the two primary service areas.

⁹ Water Resources Acquisition Fee Update Report and Infrastructure Improvements Plan, November 14, 2014.

Figure 2:WRAF Service Areas¹⁰



¹⁰ From Annual Development Impact Fee Report FY 2017-18, August 30, 2018.

Table 10 summarizes the WRAF assessed to Off-Project areas within the City. Similar to water and wastewater, MF residential developments are assessed a WRAF per dwelling unit regardless of meter size serving the connection. SF residential developments are assessed per dwelling unit for meter sizes of 1-inch and smaller and increase with meter size for 1 1/2 -inch and 2-inch water meters. The City uses both meter size and type for to assess WRAFs for non-residential development and dedicated irrigation meters for all types of development.

Table 10: Existing WRAFs Effective April 6, 2015

Meter Type	Meter Size	Customer Type [1]	Off-Project	On-Project
Multifamily Unit	Unit	MF	\$296	\$0
Displacement	3/4-inch	SF	778	0
Displacement	1-inch	SF	778	0
Displacement	1-1/2-inch	SF	2,590	0
Displacement	2-inch	SF	4,145	0
Displacement	3/4-inch	ICIL	1,649	0
Displacement	1-inch	ICIL	2,754	0
Displacement	1-1/2-inch	ICIL	5,491	0
Displacement	2-inch	ICIL	8,788	0
Turbine Class II	2-inch	ICIL	10,437	0
Compound Class II	3-inch	ICIL	19,242	0
Turbine Class II	3-inch	ICIL	23,908	0
Compound Class II	4-inch	ICIL	32,976	0
Turbine Class II	4-inch	ICIL	41,220	0
Compound Class II	6-inch	ICIL	74,196	0
Turbine Class II	6-inch	ICIL	87,931	0
Compound Class II	8-inch	ICIL	87,931	0
Turbine Class II	8-inch	ICIL	153,883	0

[1] SF = single family; MF = multifamily and mobile home (domestic/indoor use only);
ICIL = industrial, commercial, institutional and landscape meters

2. Study Process

2.1. Audit Approach

Raftelis first reviewed the DIF and WRAF revenues reported against independently calculated amounts based on the appropriate criteria to check the accuracy of assessed charges. Next, the actual expenditures reported over the Audit Period were compared against the IFP and WRAF Report to verify that funded projects were included. Finally, the reported Audit Period growth by each land use classification was reviewed against the categories provided for in the IFP and WRAF Report.

2.2. Data Provided by City

To assist with the review of the DIF charges, the City provided an MS-Excel based report with 23,314 DIF charges for the Audit Period. For each DIF charge, this data includes:

- Service area
- Issue date
- Calculated date
- EDUs
- Land Use
- Fee category
- Unadjusted DIF amount
- Adjusted DIF amount
- Developer credits
- Permit status

The DIF charges provided span eight fee categories and total over \$59.5 million in unadjusted DIF revenues over the Audit Period. The unadjusted DIF revenue was calculated using the DIF assessment schedules identified in the IFP. DIF revenues may then be adjusted by the City to account for grandfathering provisions (per ARS §9-463.05F) and/or developer credits. The total charges, Equivalent Demand Units (EDUs¹¹), and unadjusted revenue amounts by DIF category are provided on Table 11.

¹¹ One EDU has been established as the demand for a particular public service by one single-family home. EDUs are assigned to all other land uses based on the demand as compared to one single-family home.

Table 11: Audit Period DIF Charges, EDUs and Revenues by Fee Category

<u>Description</u>	<u>DIF Charges</u>	<u>EDUs</u>	<u>Unadjusted DIF Revenues</u>
Fire	3,126	5,488	\$3,049,303
Library	3,019	3,635	489,536
Major Arterials	2,996	6,084	8,299,498
Parks	3,126	4,108	7,589,839
Police	3,126	5,488	2,738,815
Storm Drainage	1,579	2,508	3,204,403
Wastewater	3,103	4,236	12,073,773
Water	3,233	4,511	22,083,616
Total	23,308 ¹²	36,058	\$59,528,783

Additionally, the City reported 3,487 charges and \$4.4 million in revenue from WRAFs over the Audit Period. Table 12 presents the number of charges, EDUs, and unadjusted revenue amounts for the WRAFs.

Table 12: Audit Period WRAF Charges, EDUs and Revenues

<u>Description</u>	<u>Charges</u>	<u>EDUs</u>	<u>Unadjusted WRAF Revenues</u>
WRA Fees	3,487	6,656.80	\$4,422,679

2.3. Land Use Assumptions Audit

The permit data provided by the City were used to review actual growth over the Audit Period to the forecasted level of growth in the City's IFP and WRAF Report. The growth identified in the IFP was provided for a 10-year period and not broken out into annual forecasts. Raftelis used 2/10 (two years to reflect the period from July 2016 through June 2018) of the LUA forecasted growth as a baseline of what might be expected over the Audit Period. A table is provided for each fee category that compares the actual growth in EDUs, EDUs forecast by the LUA, and the actual growth as a percentage of the LUA forecast growth. The Storm Drainage and WRAF growth forecasts are different as the fees are not broken out by the various land uses. Appendix C provides more detailed information related to actual and projected growth for each service area.

The LUA forecast is compared to actual development over the 2-year Audit Period for the following:

- Fire Protection and Police – Table 13
- Library – Table 14
- Parks – Table 15
- Major Arterials – Table 16
- Storm Drainage – Table 17
- Water – Table 18

¹² Six permit records did not include a fee category. Five of these records had blank spaces in the field for EDUs. The total EDUS and unadjusted net revenue for all permit records without a listed fee category are 1.0 and \$2,395, respectively.

- Wastewater – Table 19
- WRAF – Table 20

Table 13: Fire Protection and Police LUA Audit

Description	Actual EDUs	LUA Forecast EDUs	Actual as % of LUA
Single Family	2,792	10,786	25.9%
Multi-family	1,210	1,380	87.7%
Commercial	140	712	19.7%
Institutional	167	374	44.6%
Office	0	323	0.0%
Industrial ¹³	<u>1,179</u>	<u>592</u>	199.3%
Total	5,488	14,167	38.7%

Table 14: Library LUA Audit

Description	Actual EDUs	LUA Forecast EDUs	Actual as % of LUA
Single Family	2,787	10,786	25.8%
Multi-family	755	1,380	54.7%
Commercial	4	46	8.7%
Institutional	5	27	18.5%
Office	0	32	0.0%
Industrial ¹²	<u>83</u>	<u>42</u>	197.6%
Total	3,635	12,313	29.5%

Table 15: Parks LUA Audit

Description	Actual EDUs	LUA Forecast EDUs	Actual as % of LUA
Single Family	2,792	10,786	25.9%
Multi-family	1, 210	1,380	87.7%
Commercial	9	46	19.7%
Institutional	12	27	44.7%
Office	0	32	0.0%
Industrial ¹²	<u>84</u>	<u>42</u>	199.5%
Total	4,108	12,313	33.4%

Table 16: Major Arterials LUA Audit

Description	Actual EDUs	LUA Forecast EDUs	Actual as % of LUA
Single Family	2,678	10,552	25.4%
Multi-family	1,275	1,389	91.8%
Commercial	230	1,213	19.0%
Institutional	118	324	36.5%
Office	0	258	0.0%
Industrial ¹²	<u>1,782</u>	<u>929</u>	191.8%
Total	6,084	14,664	41.5%

¹³ Includes permits with land use designation of “Mini-warehouse”; this designation was created after the publication of the IFP and was therefore not considered in original projections.

Table 17: Storm Drainage LUA Audit

Description	Actual EDUs	LUA Forecast EDUs	Actual as % of LUA
All Classes	2,508	11,736	21.4%

Table 18: Water LUA Audit

Description	Actual EDUs	LUA Forecast EDUs	Actual as % of LUA
Single Family	2,902	10,786	26.9%
Multi-family	951	1,104	86.1%
Commercial	341	392	86.8%
Institutional	76	119	64.0%
Office	7	127	5.6%
Industrial ¹³	<u>234</u>	<u>465</u>	50.4%
Total	4,511	12,994	34.7%

Table 19: Wastewater LUA Audit

Description	Actual EDUs	LUA Forecast EDUs	Actual as % of LUA
Single Family	2,787	10,786	25.8%
Multi-family	1,102	1,040	105.9%
Commercial	138	365	37.8%
Institutional	55	119	45.9%
Office	4	114	3.3%
Industrial ¹⁴	<u>150</u>	<u>465</u>	32.3%
Total	4,236	12,889	32.8%

Table 20: WRAF Growth Audit

Description	Actual EDUs	Forecast EDUs	Actual as % of Forecast
All Classes	5,160	7,465	69.1%

As shown in Tables 13 through 21, the overall growth in EDUs for the study period is significantly lower than the forecast provided in the City's IFP for an average 2-year period. No growth for office land use was seen in permit categories other than water and wastewater, for which actual growth was 5.6% and 3.3% of forecast, respectively. Actual growth in single family land use ranged from approximately 21.4% to 26.9% of forecast for all fee categories. Growth in institutional land use ranged from a low of 36.5% of forecast for major arterial permits to a high of 64.0% of forecast for water permits.

Despite this trend, several land use categories experienced more growth than anticipated. Growth in industrial land use was higher than anticipated in all permit categories but water and wastewater. Although actual industrial land use was only 32.3% of forecast for wastewater permits, actual growth for both parks and library permits was over

¹⁴ Includes permits with land use designation of "Mini-warehouse"; this designation was created after the publication of the IFP and was therefore not considered in original projections.

197.6% of forecast. Similarly, growth in multifamily land use for wastewater permits was 105.9% of forecast. Multifamily land use saw a minor shortfall in all other categories, with a low of 54.7% of forecast for library permits.

The differences in actual and forecast growth are not a cause for immediate concern or action as growth is not always consistent. While the previous audit reported a much greater difference from forecast to actual growth, this analysis demonstrates that this gap has closed slightly for most categories and noticeably for other categories. The City should continue to monitor this trend in future audits. If the actual growth continues to be significantly lower than anticipated in the IFP, the City should consider updating the IFP to reflect more appropriate growth levels.

2.4. Infrastructure Improvements Plan Audit

Multiple elements are required to be included as part of the IIP per ARS §9-463.05. These elements include identifying existing facilities with available capacity to serve new customers, documenting the respective service levels, and identifying future improvements and capacity added which may also be necessary to serve future customers over a 10- to 15-year period. The City met the requirements of the IIP as part of the IFP and WRAF Report previously identified which support the DIFs and WRAFs in place over the Audit Period.

Many aspects of the IIP will be updated in future DIF and WRAF updates as required by ARS §9-463.05, similar to the process the City is now completing; the audit is focused on how the City has administered the DIF and WRAF in assessing new and increased development consistent with the adopted fee schedules and using the restricted revenues for the purpose stated within the adopted reports. As a result, the IIP-related audit requirements are limited to:

1. DIFs were assessed to development by fee category and service area as detailed within the adopted IIP and
2. Confirming that actual uses of DIF and WRAF revenues over the Audit Period were consistent with the improvements identified. Raftelis compared DIF and WRAF revenues and expenses against the IIP section of the IFP and WRAF report.

2.5. IFP and WRAF Expense Audit

During the Audit Period, there were no expenditures from the DIF and WRAF funds associated with the IFP and WRAF Report, respectively. The expenditures are identified in the Development Impact Fee Annual Reports for FY 2016-17 and FY 2017-18. Schedule B of the 2016 Development Impact Fee Annual Report identifies the DIF project expenditures by fee category, fund number, description, expenditure amount, and a few additional items. A footnote to Schedule B identifies that any funds numbered 3001-3078 reflect the funds collected and used pursuant to the IFP. These DIF funds are the focus of this audit. Neither the FY 2016-17 nor FY 2017-18 Annual Development Impact Fee Report identifies any project expenditures in these 3000 level funds.

Schedule E of the Annual Development Impact Fee Reports identifies the WRAF project expenditures by fee category, project number, description, location, and expenditure amount. There were no expenditures reported in either the FY 2016-17 or FY 2017-18 Reports.

2.6. DIF and WRAF Revenue Audit

Using the DIF charges discussed in Section 2.2, the unadjusted DIF amount for each of the 23,314 charges provided was re-calculated by Raftelis and compared to the amount reported. To test for revenue assessment errors,

the DIFs identified in the IFP were applied to each of the charges by Raftelis, based on the service area, DIF category, EDUs, and land use classification provided. These calculated DIF revenues were compared to the unadjusted DIF amount reported. Any record showing a discrepancy was considered a potential inaccuracy subject to additional review and validation. Similar information was provided for the WRAFs. Raftelis completed the WRAF revenue audit using the same process and the appropriate fee schedule.

Because the City has a significant number of developer agreements and ongoing developments that have outstanding credits and/or qualify for the grandfathering provisions, Raftelis used the amount calculated before adjustments for comparison. The application of developer credits and grandfathering provisions is beyond the scope of the Biennial Audit requirements.

As shown in Table 22, 353 DIF records, representing approximately 1.5% of all DIF charges, were initially identified for additional review within Fire, Water, and Wastewater DIFs. For the WRAF records, 165 were initially identified for additional review in the preliminary review.

Table 21: DIF and WRAF Records for Additional Review

Description	Number of Records
Fire	5
Library	0
Major Arterials	0
Parks	0
Police	0
Storm Drainage	0
Wastewater	30
Water	152
WRAF	165
Blank	<u>1</u>
Total	353

As previously discussed, Raftelis compared independent calculations of DIF and WRAF amounts to the unadjusted amount provided by the City. The preliminary records identified for further review for both DIFs and WRAFs have been discussed with the City and addressed in further detail in the “Adjustments and Feedback from City” subsection. Appendix A includes the validation for all records subject to additional review.

2.7. Adjustments and Feedback from City

A majority of water and wastewater permit records subject to additional review were the result of a dearth of data used to calculate the appropriate charges. Although the data provided by the City included land use type, unit or meter type was unavailable. This was particularly problematic with water and wastewater DIFs, which are calculated based on unit or meter type. Fire permit records subject to additional review were the result of erroneous calculations related to the adjusted fee; rather than being charged the new fee, the old fee was applied. A similar issue occurred with the WRAF.

Appendix A details each DIF record subject to additional review and includes City feedback and comments.

With this response from the City, Raftelis could validate each of the 390 records identified for additional review.

Fire – five records subject to review

- Five of the fire records were determined to have erroneously used the old fee instead of the new fees.

WRAF – 165 records subject to review

- 135 WRAF records were determined to have inaccurately used the old fee instead of the new fees.
- 25 WRAF records were related to developer agreements.
- Two WRAF records were related to lots that were located in both on- and off-project areas; the rate was calculated accordingly and verified by Raftelis.
- One permit number was split into two WRAF records; the total amount charged was found to be correct.
- Two WRAF records were charged an incorrect fee stemming from an undetermined source.

Water – 152 records subject to review

- 151 of the water records were related to the DIF Offset, which is increased for connections outside of City limits and unascertainable from the initial data provided.
- One water record was related to a developer agreement.

Wastewater – 30 records subject to review

- 27 wastewater records were related to the DIF offset, which is increased for connections outside of City limits and unascertainable from the initial data provided.
- Two wastewater DIF records were related to additional charges assessed to outside city connections.
- For the final wastewater DIF record, the City confirmed that the included DIF assessment was for more than one meter, which was not ascertainable from the permit data provided for this study. The City provided the number of meters and the meter sizes for each record initially identified for further review.

Additionally, eleven permit numbers were found to have multiple records for the same fee category. These records were found to be the result of revisions to original permits, which, once updated, remained on record. The City provided permit data for the revised permits. The final DIF amounts were subsequently calculated using this updated information and were verified to match the amounts initially reported.

2.8. Additional WRAF Feedback from City

Upon receipt of the WRAF permits deemed to have been inaccurately charged, the City sought to determine the source of the inaccuracy, issue refunds where permit fees were overpaid, and apply payment from an internal fund when the permit fee had been under collected. This effort from the City resulted in the following findings.

1. 55 records qualified for the grandfathering rule and have accurately been charged the old fee.
2. 18 records were determined to have inaccurately used the old fee instead of the new fees, resulting in an overcharge to customers a total of \$9,875. The City acted to correct the fee in the KIVA billing system and issue refunds to customers.
3. 32 records were undercharged, resulting in an under-collection of \$78,134. The City corrected the fees for these permits and applied payment from an internal fund to the WRA fund.

Overall, a total of 50 permits were determined to have been charged an incorrect WRAF. Appendix B details each WRA record subject to additional review and includes City feedback and comments.

2.9. Overall Findings

Pursuant to the discussion above the following findings are provided:

1. The difference between growth forecasted in the LUA and the actual growth experienced by the City should be monitored but is not an area of immediate concern. Growth often occurs less linearly as certain development may occur more rapidly than others and can be influenced by various external factors. Additionally, as the City DIFs are assessed within certain service areas where new development is anticipated that will require expansions to facilities providing necessary public services and WRAFs assessed only within Off-Project areas, growth may occur within the City, but in areas where DIFs and/or WRAFs are not currently assessed increasing the difficulty in projecting where future growth may occur in a given year.
2. The completed revenue audit has not found any material discrepancies when compared to the DIFs identified in the IFP and the WRAFs identified in the WRAF Report.
3. Based on the information obtained through the City's annual DIF reports, no expenditures identified in the IFP and WRAF reports were made throughout the Audit Period.

APPENDIX A:

DIF Records Subject to Additional Review with Response from City

Appendix A
DIF Records Subject to Additional Review with Response from City

Line No.	Permit Number	Impact Fee Service Area2	Issue Date	Total EDUs	Land Use	DIF Category	Unadjusted DIF	Adjusted DIF	City Comments
1	16033900	Ahwatukee	12/02/2016	1.00	Single Family	FIRE	531	531	531 used the old fee should have used the new fee. Payment received on 12.02.16
2	16035736	Northwest	12/19/2016	3.25	Multifamily	FIRE	1,543	1,543	1,543 used old fee should have used the new fee. Payment received on 12.19.16
3	16035737	Northwest	12/19/2016	3.25	Multifamily	FIRE	1,543	1,543	1,543 used old fee should have used the new fee. Payment received on 12.19.16
4	16035738	Northwest	12/19/2016	3.25	Multifamily	FIRE	1,543	1,543	1,543 used old fee should have used the new fee. Payment received on 12.19.16
5	17031515	Northwest	11/03/2017	3.25	Multifamily	FIRE	1,543	1,543	1,543 used old fee should have used the new fee. Payment received on 11.03.17
6	1700157	Estrella North	01/12/2017	7.49	Industrial/warehouse	WASTEWATER-M	10,879	10,879	10,879 correct. See attached
7	16018955	Northwest	07/01/2016	7.49	Commercial/Retail	WASTEWATER-M	25,178	25,178	25,178 correct. See attached
8	16019803	Laveen West	07/12/2016	1	Single Family	WASTEWATER-M	2,647	2,647	2,647 outside city. Correct. See attached
9	16029428	Laveen West	10/17/2016	11.99	Commercial/Retail	WASTEWATER-M	38,029	38,029	38,029 correct. See attached
10	16029819	Northwest	10/19/2016	14.98	Public Institution	WASTEWATER-M	50,356	50,356	50,356 correct. Two 1.5" water meters. See attached
11	16029867	Estrella North	10/20/2016	7.49	Commercial/Retail	WASTEWATER-M	10,879	10,879	10,879 correct. See attached
12	16032725	Estrella North	11/18/2016	3.76	Industrial/warehouse	WASTEWATER-M	5,347	5,347	5,347 correct. See attached
13	16032725	Estrella North	11/18/2016	2.25	Industrial/warehouse	WASTEWATER-M	3,497	3,497	3,497 correct. See attached
14	16034912	Estrella North	12/12/2016	2.25	Industrial/warehouse	WASTEWATER-M	3,497	3,497	3,497 correct. See attached
15	16035760	Northwest	12/19/2016	7.49	Commercial/Retail	WASTEWATER-M	25,178	25,178	25,178 correct. See attached
16	16035861	Estrella South	12/20/2016	11.99	Industrial/warehouse	WASTEWATER-M	39,887	39,887	39,887 correct. See attached
17	17004305	Estrella South	02/15/2017	2.25	Industrial/warehouse	WASTEWATER-M	7,729	7,729	7,729 correct. See attached
18	17011486	Estrella South	04/25/2017	11.99	Industrial/warehouse	WASTEWATER-M	39,887	39,887	39,887 correct. See attached
19	17012959	Laveen West	05/10/2017	7.49	Commercial/Retail	WASTEWATER-M	23,807	23,807	23,807 correct. See attached
20	17017952	Northwest	06/27/2017	7.49	Commercial/Retail	WASTEWATER-M	25,178	25,178	25,178 correct. See attached
21	17018318	Estrella South	06/29/2017	3.76	Commercial/Retail	WASTEWATER-M	12,420	12,420	12,420 correct. See attached
22	17025886	Northwest	09/12/2017	7.49	Commercial/Retail	WASTEWATER-M	25,178	25,178	25,178 correct. See attached
23	17030070	Laveen West	10/20/2017	1	Single Family	WASTEWATER-M	2,647	2,647	2,647 outside city. Correct. See attached
24	17031096	Laveen East	10/31/2017	3.76	Mnwarehouse	WASTEWATER-M	5,347	5,347	5,347 correct. See attached
25	17033484	Estrella North	11/28/2017	2.25	Commercial/Retail	WASTEWATER-M	3,497	3,497	3,497 correct. See attached
26	17034870	Estrella South	12/11/2017	2.25	Commercial/Retail	WASTEWATER-M	7,729	7,729	7,729 correct. See attached
27	18003762	Laveen West	02/06/2018	3.76	Commercial/Retail	WASTEWATER-M	11,837	11,837	11,837 correct. See attached
28	18007373	Laveen East	03/10/2018	7.49	Commercial/Retail	WASTEWATER-M	10,879	10,879	10,879 correct. See attached
29	18007786	Northwest	03/14/2018	11.99	Commercial/Retail	WASTEWATER-M	40,223	40,223	40,223 correct. See attached
30	18007957	Estrella South	03/15/2018	3.76	Office	WASTEWATER-M	12,420	12,420	12,420 correct. See attached
31	18010218	Estrella South	04/05/2018	11.99	Industrial/warehouse	WASTEWATER-M	39,887	39,887	39,887 correct. See attached
32	18010965	Estrella South	04/12/2018	11.99	Industrial/warehouse	WASTEWATER-M	39,887	39,887	39,887 correct. See attached
33	18011524	Northwest	04/18/2018	7.49	Commercial/Retail	WASTEWATER-M	25,178	25,178	25,178 correct. See attached
34	18014357	Northwest	05/11/2018	3.76	Public Institution	WASTEWATER-M	12,525	12,525	12,525 correct. See attached
35	18014614	Northwest	05/15/2018	3.76	Commercial/Retail	WASTEWATER-M	12,525	12,525	12,525 correct. See attached
36	18012642	Northwest	04/27/2018	11.3	Commercial/Retail	WATER-L	73,846	73,846	73,846 correct. See attached
37	17019970	Northwest	07/18/2017	11.3	Commercial/Retail	WATER-L	73,846	73,846	73,846 correct. See attached
38	18015101	Northwest	05/18/2018	11.3	Commercial/Retail	WATER-L	73,846	73,846	73,846 correct. See attached
39	17027042	Ahwatukee	09/22/2017	11.3	Commercial/Retail	WATER-L	46,319	46,319	46,319 correct. See attached
40	17030617	Laveen East	10/26/2017	11.3	Commercial/Retail	WATER-L	46,319	46,319	46,319 correct. See attached
41	17005824	Laveen West	03/02/2017	11.3	Single Family	WATER-L	46,319	46,319	46,319 correct. See attached
42	17007906	Northwest	03/21/2017	7.06	Multifamily	WATER-L	46,137	46,137	46,137 correct. See attached
43	17018661	Estrella South	07/05/2017	7.06	Multifamily	WATER-L	28,939	28,939	28,939 correct. See attached
44	17018664	Estrella South	07/05/2017	7.06	Multifamily	WATER-L	28,939	28,939	28,939 correct. See attached
45	17018665	Estrella South	07/05/2017	7.06	Multifamily	WATER-L	28,939	28,939	28,939 correct. See attached
46	17022073	Estrella South	08/04/2017	7.06	Multifamily	WATER-L	28,939	28,939	28,939 correct. See attached
47	17025996	Ahwatukee	09/13/2017	7.06	Commercial/Retail	WATER-L	28,939	28,939	28,939 correct. See attached
48	18023643	Laveen East	08/17/2016	7.06	Single Family	WATER-L	28,939	28,939	28,939 correct. See attached
49	18004050	Laveen West	02/08/2018	7.06	Commercial/Retail	WATER-L	28,939	28,939	28,939 correct. See attached
50	17016770	Deer Valley	06/15/2017	7.06	Single Family	WATER-L	46,137	46,137	46,137 correct. See attached
51	17016780	Deer Valley	06/15/2017	7.06	Single Family	WATER-L	46,137	46,137	46,137 correct. See attached
52	16021243	Northwest	07/25/2016	7.06	Single Family	WATER-L	28,550	28,550	28,550 correct. See attached.
53	18003502	Northwest	02/02/2018	7.06	Single Family	WATER-L	46,137	46,137	46,137 correct. See attached.
54	18003503	Northwest	02/02/2018	7.06	Single Family	WATER-L	46,137	46,137	46,137 correct. See attached.
55	17030387	Northwest	10/24/2017	7.06	Commercial/Retail	WATER-L	46,137	46,137	46,137 correct. See attached. Exact same calculation as 18003502
56	18015785	Northwest	05/24/2018	7.06	Commercial/Retail	WATER-L	46,137	46,137	46,137 correct. See attached. Exact same calculation as 18003502
57	17012726	Northwest	05/08/2017	7.06	Commercial/Retail	WATER-L	46,137	46,137	46,137 correct. See attached. Exact same calculation as 18003502
58	18012641	Northwest	04/27/2018	7.06	Commercial/Retail	WATER-L	46,137	46,137	46,137 correct. See attached. Exact same calculation as 18003502
59	18015090	Northwest	05/18/2018	7.06	Commercial/Retail	WATER-L	46,137	46,137	46,137 correct. See attached. Exact same calculation as 18003502
60	18006239	Northwest	02/28/2018	7.06	Commercial/Retail	WATER-L	46,137	46,137	46,137 correct. See attached. Exact same calculation as 18003502
61	18006242	Northwest	02/28/2018	7.06	Commercial/Retail	WATER-L	46,137	46,137	46,137 correct. See attached. Exact same calculation as 18003502
62	17019973	Northwest	07/18/2017	7.06	Commercial/Retail	WATER-L	46,137	46,137	46,137 correct. See attached.

Line No.	Permit Number	Impact Fee Service Area2	Issue Date	Total EDUs	Land Use	DIF Category	Unadjusted DIF	Adjusted DIF	City Comments
63	18015109	Northwest	05/18/2018	7.06	Commercial/Retail	WATER-L	46,137	46,137 correct. See attached.	
64	17013668	Northwest	05/17/2017	7.06	Single Family	WATER-L	46,137	46,137 correct. See attached.	
65	17013668	Northwest	05/17/2017	7.06	Single Family	WATER-L	46,137	46,137 correct. See attached.	
66	17013679	Northwest	05/17/2017	7.06	Single Family	WATER-L	46,137	46,137 correct. See attached.	
67	17013679	Northwest	05/17/2017	7.06	Single Family	WATER-L	46,137	46,137 correct. See attached.	
68	17010949	Northwest	04/19/2017	7.06	Multifamily	WATER-L	43,377	0 correct. See attached. Credit issued per credit agreement	
69	17035672	Estrella North	12/18/2017	11.3	Commercial/Retail	WATER-D	43,319	43,319 correct. See attached.	
70	17003520	Northeast	02/07/2017	3.54	Multifamily	WATER-L	23,134	-23,134 the correct calculation & amount paid by the customer	
71	17003520	Northeast	02/07/2017	3.54	Multifamily	WATER-L	23,134	23,134 correct. See attached.	
72	17018662	Estrella South	07/05/2017	3.54	Multifamily	WATER-L	14,510	14,510 correct. See attached.	
73	17018663	Estrella South	07/05/2017	3.54	Multifamily	WATER-L	14,510	14,510 correct. See attached.	
74	17017517	Laveen West	06/22/2017	3.54	Multifamily	WATER-L	14,510	14,510 correct. See attached.	
75	17017518	Laveen West	06/22/2017	3.54	Multifamily	WATER-L	14,510	14,510 correct. See attached.	
76	18007786	Northwest	03/14/2018	11.3	Commercial/Retail	WATER-D	69,346	69,346 correct. See attached.	
77	17013314	Estrella North	05/12/2017	11.3	Industrial/warehouse	WATER-D	41,819	41,819 correct. See attached.	
78	18015666	Estrella North	05/24/2018	11.3	Industrial/warehouse	WATER-D	41,819	41,819 correct. See attached.	
79	18018612	Estrella North	06/19/2018	11.3	Industrial/warehouse	WATER-D	41,819	41,819 correct. See attached.	
80	17021058	Estrella North	07/27/2017	11.3	Industrial/warehouse	WATER-D	41,819	41,819 correct. See attached.	Exact same calculation as 17013314
81	17002470	Estrella North	01/26/2017	11.3	Industrial/warehouse	WATER-D	41,819	41,819 correct. See attached.	Exact same calculation as 17013314
82	17011486	Estrella South	04/25/2017	11.3	Industrial/warehouse	WATER-D	41,819	41,819 correct. See attached.	Exact same calculation as 17013314
83	18010965	Estrella South	04/12/2018	11.3	Industrial/warehouse	WATER-D	41,819	41,819 correct. See attached.	Exact same calculation as 17013314
84	16035861	Estrella South	12/20/2016	11.3	Industrial/warehouse	WATER-D	41,819	41,819 correct. See attached.	Exact same calculation as 17013314
85	18010218	Estrella South	04/05/2018	11.3	Industrial/warehouse	WATER-D	41,819	41,819 correct. See attached.	Exact same calculation as 17013314
86	16029428	Laveen West	10/17/2016	11.3	Commercial/Retail	WATER-D	41,819	41,819 correct. See attached.	
87	16021241	Northeast	07/25/2016	3.54	Single Family	WATER-L	23,134	14,275 correct. See attached.	
88	18003504	Northwest	02/02/2018	3.54	Single Family	WATER-L	23,134	23,134 correct. See attached.	
89	17033000	Northwest	11/20/2017	3.54	Commercial/Retail	WATER-L	23,134	22,309 correct. See attached.	
90	17003332	Northwest	04/04/2017	3.54	Commercial/Retail	WATER-L	23,134	23,134 correct. See attached.	
91	18015091	Northeast	05/18/2018	3.54	Commercial/Retail	WATER-L	23,134	23,134 correct. See attached.	
92	18017913	Northwest	06/13/2018	3.54	Commercial/Retail	WATER-L	23,134	23,134 correct. See attached.	
93	17007750	Northwest	03/20/2017	3.54	Commercial/Retail	WATER-L	23,134	23,134 correct. See attached.	
94	17013677	Northwest	05/17/2017	3.54	Single Family	WATER-L	23,134	23,134 correct. See attached.	
95	17025993	Ahwatukee	09/13/2017	3.54	Commercial/Retail	WATER-L	14,510	14,510 correct. See attached.	
96	16028902	Estrella South	09/19/2016	3.54	Single Family	WATER-L	14,510	14,510 correct. See attached.	
97	17038909	Estrella South	12/20/2017	3.54	Single Family	WATER-L	14,510	14,510 correct. See attached.	
98	17035909	Estrella South	12/20/2017	3.54	Single Family	WATER-L	14,510	14,510 correct. See attached.	
99	18004051	Laveen West	02/08/2018	3.54	Commercial/Retail	WATER-L	14,510	14,510 correct. See attached.	
100	170008316	Laveen West	03/24/2017	3.54	Commercial/Retail	WATER-L	14,510	14,510 correct. See attached.	
101	17024234	Laveen West	08/25/2017	3.54	Commercial/Retail	WATER-L	14,510	14,510 correct. See attached.	
102	1700157	Estrella North	01/12/2017	7.06	Industrial/warehouse	WATER-D	26,179	26,179 correct. See attached.	
103	16029867	Estrella North	10/20/2016	7.06	Commercial/Retail	WATER-D	26,179	26,179 correct. See attached.	
104	18018612	Estrella North	06/19/2018	7.06	Industrial/warehouse	WATER-L	26,179	26,179 correct. See attached.	
105	17021058	Estrella North	07/27/2017	7.06	Industrial/warehouse	WATER-L	26,179	26,179 correct. See attached.	
106	17002470	Estrella North	01/26/2017	7.06	Industrial/warehouse	WATER-L	26,179	26,179 correct. See attached.	
107	17027851	Estrella North	09/29/2017	7.06	Commercial/Retail	WATER-L	26,179	26,179 correct. See attached.	
108	17011486	Estrella South	04/25/2017	7.06	Industrial/warehouse	WATER-L	26,179	26,179 correct. See attached.	
109	18010965	Estrella South	04/12/2018	7.06	Industrial/warehouse	WATER-L	26,179	26,179 correct. See attached.	
110	18007373	Laveen East	03/10/2018	7.06	Commercial/Retail	WATER-D	26,179	26,179 correct. See attached.	
111	17012959	Laveen West	05/10/2017	7.06	Commercial/Retail	WATER-D	26,179	26,179 correct. See attached.	
112	17027471	Northeast	09/27/2017	7.06	Commercial/Retail	WATER-D	43,377	43,377 correct. See attached.	
113	17008891	Northeast	03/13/2017	7.06	Commercial/Retail	WATER-D	43,377	43,377 correct. See attached.	
114	17017952	Northwest	06/27/2017	7.06	Commercial/Retail	WATER-D	43,377	43,377 correct. See attached.	
115	18011524	Northwest	04/18/2018	7.06	Commercial/Retail	WATER-D	43,377	43,377 correct. See attached.	Exact same calculation as 17017952
116	16035750	Northwest	12/19/2016	7.06	Commercial/Retail	WATER-D	43,377	43,377 correct. See attached.	Exact same calculation as 17017952
117	16018955	Northwest	07/01/2016	7.06	Commercial/Retail	WATER-D	43,377	43,377 correct. See attached.	Exact same calculation as 17017952
118	17025886	Northwest	09/12/2017	7.06	Commercial/Retail	WATER-D	43,377	43,377 correct. See attached.	
119	17006145	Ahwatukee	03/06/2017	2.12	Single Family	WATER-L	8,690	8,690 correct. See attached.	
120	16035163	Laveen West	12/14/2016	2.12	Single Family	WATER-L	8,690	8,690 correct. See attached.	
121	16035165	Laveen West	12/14/2016	2.12	Single Family	WATER-L	8,690	8,690 correct. See attached.	Exact same calculation as 16035163
122	16035166	Laveen West	12/14/2016	2.12	Single Family	WATER-L	8,690	8,690 correct. See attached.	Exact same calculation as 16035163
123	16035167	Laveen West	12/14/2016	2.12	Single Family	WATER-L	8,690	8,690 correct. See attached.	
124	17016782	Deer Valley	06/15/2017	2.12	Single Family	WATER-L	13,854	13,854 correct. See attached.	
125	17000406	Northeast	01/05/2017	2.12	Single Family	WATER-L	13,854	13,854 correct. See attached.	
126	18003505	Northwest	02/02/2018	2.12	Single Family	WATER-L	13,854	13,854 correct. See attached.	Exact same calculation as 17000406
127	16035492	Northwest	12/16/2016	2.12	Single Family	WATER-L	13,854	13,854 correct. See attached.	
128	17019968	Northwest	07/18/2017	2.12	Commercial/Retail	WATER-L	13,854	13,854 correct. See attached.	

Line No.	Permit Number	Impact Fee Service Area2	Issue Date	Total EDUs	Land Use	DIF Category	Unadjusted DIF	Adjusted DIF	City Comments
129	17019975	Northwest	07/18/2017	2.12	Commercial/Retail	WATER-L	13,854	13,854 correct. See attached.	Exact same calculation as 17019968
130	18015037	Northwest	05/18/2018	2.12	Commercial/Retail	WATER-L	13,854	13,854 correct. See attached.	Exact same calculation as 17019968
131	17013681	Northwest	05/17/2017	2.12	Single Family	WATER-L	13,854	13,854 correct. See attached.	
132	16032725	Estrella North	11/18/2016	2.12	Industrial/warehouse	WATER-D	8,090	-8,090 correct. See attached.	
133	16034912	Estrella North	12/12/2016	2.12	Industrial/warehouse	WATER-D	8,090	8,090 correct. See attached.	
134	17033484	Estrella North	11/28/2017	2.12	Commercial/Retail	WATER-D	8,090	8,090 correct. See attached.	
135	17001657	Estrella North	01/12/2017	2.12	Industrial/warehouse	WATER-L	8,090	8,090 correct. See attached.	
136	16020587	Estrella North	07/19/2016	2.12	Industrial/warehouse	WATER-L	8,090	8,090 correct. See attached.	
137	17004305	Estrella South	02/15/2017	2.12	Industrial/warehouse	WATER-D	8,090	8,090 correct. See attached.	
138	17034870	Estrella South	12/11/2017	2.12	Commercial/Retail	WATER-D	8,090	8,090 correct. See attached.	
139	17031096	Laveen East	10/31/2017	2.12	Miniwarehouse	WATER-L	8,090	8,090 correct. See attached.	
140	18007373	Laveen East	03/10/2018	2.12	Commercial/Retail	WATER-L	8,090	8,090 correct. See attached.	
141	16029428	Laveen West	10/17/2016	2.12	Commercial/Retail	WATER-L	8,090	8,090 correct. See attached.	
142	18014357	Northwest	05/11/2018	2.12	Public Institution	WATER-L	13,254	13,254 correct. See attached.	
143	17019109	Northwest	07/10/2017	2.12	Commercial/Retail	WATER-L	13,254	13,254 correct. See attached.	
144	18011177	Northwest	04/16/2018	3.54	Commercial/Retail	WATER-D	21,634	21,634 correct. See attached.	
145	17006891	Northwest	03/13/2017	3.54	Commercial/Retail	WATER-L	21,634	21,634 correct. See attached.	
146	18014357	Northwest	05/11/2018	3.54	Public Institution	WATER-D	21,634	21,634 correct. See attached.	
147	18014614	Northwest	05/15/2018	3.54	Commercial/Retail	WATER-D	21,634	21,634 correct. See attached.	
148	16032143	Northwest	11/14/2016	3.54	Office	WATER-L	21,634	21,634 correct. See attached.	
149	17017952	Northwest	06/27/2017	3.54	Commercial/Retail	WATER-L	21,634	21,634 correct. See attached.	
150	16035750	Northwest	12/19/2016	3.54	Commercial/Retail	WATER-L	21,634	21,634 correct. See attached.	
151	16018955	Northwest	07/01/2016	3.54	Commercial/Retail	WATER-L	21,634	21,634 correct. See attached.	
152	17025886	Northwest	09/12/2017	3.54	Commercial/Retail	WATER-L	21,634	21,634 correct. See attached.	
153	17002584	Ahwatukee	01/27/2017	3.54	Commercial/Retail	WATER-D	13,010	13,010 correct. See attached.	
154	16032725	Estrella North	11/18/2016	3.54	Industrial/warehouse	WATER-D	13,010	13,010 correct. See attached.	
155	16029730	Estrella North	10/19/2016	3.54	Industrial/warehouse	WATER-L	13,010	13,010 correct. See attached.	
156	16029867	Estrella North	10/20/2016	3.54	Commercial/Retail	WATER-L	13,010	13,010 correct. See attached.	
157	18007957	Estrella South	03/15/2018	3.54	Office	WATER-D	13,010	13,010 correct. See attached.	
158	17018318	Estrella South	06/29/2017	3.54	Commercial/Retail	WATER-D	13,010	13,010 correct. See attached.	
159	16035861	Estrella South	12/20/2016	3.54	Industrial/warehouse	WATER-L	13,010	13,010 correct. See attached.	
160	16020178	Estrella South	07/14/2016	3.54	Industrial/warehouse	WATER-L	13,010	13,010 correct. See attached.	
161	18010218	Estrella South	04/05/2018	3.54	Industrial/warehouse	WATER-L	13,010	13,010 correct. See attached.	
162	17031096	Laveen East	10/31/2017	3.54	Miniwarehouse	WATER-D	13,010	13,010 correct. See attached.	
163	18003762	Laveen West	02/06/2018	3.54	Commercial/Retail	WATER-D	13,010	13,010 correct. See attached.	
164	18003762	Laveen West	02/06/2018	3.54	Commercial/Retail	WATER-L	13,010	13,010 correct. See attached.	
165	16028544	Northeast	10/06/2016	1	Single Family	WATER-D	5,635	5,635 correct. See attached.	
166	17001618	Northeast	01/18/2017	1	Single Family	WATER-D	5,635	5,635 correct. See attached.	
167	17002369	Northeast	01/26/2017	1	Single Family	WATER-D	5,635	5,635 correct. See attached.	
168	17002369	Northeast	01/26/2017	1	Single Family	WATER-D	5,635	5,635 correct. See attached.	
169	17002369	Northeast	01/26/2017	1	Single Family	WATER-D	5,635	5,635 correct. See attached.	
170	17002369	Northeast	01/26/2017	1	Single Family	WATER-D	5,635	5,635 correct. See attached.	
171	17002369	Northeast	01/26/2017	1	Single Family	WATER-D	5,635	5,635 correct. See attached.	
172	17002369	Northeast	01/26/2017	1	Single Family	WATER-D	5,635	5,635 correct. See attached.	
173	18015118	Estrella South	05/18/2018	1	Single Family	WATER-D	3,199	3,199 correct. See attached.	
174	18018848	Estrella South	06/20/2018	1	Single Family	WATER-D	3,199	3,199 correct. See attached.	
175	18014443	Northeast	05/14/2018	132.62	Multifamily	WATER-D	741,032	741,032 correct. See attached.	
176	18016476	Northeast	06/01/2018	7.06	Industrial/warehouse	WATER-L	41,997	41,997 correct. See attached.	
177	18016475	Northeast	06/01/2018	11.3	Industrial/warehouse	WATER-D	67,096	67,096 correct. See attached.	
178	16035523	Northeast	12/16/2016	16.72	Multifamily	WATER-D	93,426	93,426 correct. See attached.	
179	16035525	Northeast	12/16/2016	16.72	Multifamily	WATER-D	93,426	93,426 correct. See attached.	
180	16035526	Northeast	12/16/2016	16.72	Multifamily	WATER-D	93,426	93,426 correct. See attached.	
181	16035527	Northeast	12/16/2016	16.72	Multifamily	WATER-D	93,426	93,426 correct. See attached.	
182	16035530	Northeast	12/16/2016	16.72	Multifamily	WATER-D	93,426	93,426 correct. See attached.	
183	16035528	Northeast	12/16/2016	17.86	Multifamily	WATER-D	99,795	99,795 correct. See attached.	
184	16035529	Northeast	12/16/2016	17.86	Multifamily	WATER-D	99,795	99,795 correct. See attached.	
185	16035522	Northeast	12/16/2016	15.96	Multifamily	WATER-D	89,178	89,178 correct. See attached.	
186	16035531	Northeast	12/16/2016	15.96	Multifamily	WATER-D	89,178	89,178 correct. See attached.	
187	16035524	Northeast	12/16/2016	16.34	Multifamily	WATER-D	91,301	91,301 correct. See attached.	
188	18013862	Estrella South	05/08/2018	0.76	Multifamily	[Blank]	2,395	2,395 Developer fee is correct for water. See attached detail from our system. Credit agreement with	

APPENDIX B:

**WRAF Records Subject to
Additional Review with Response
from the City**

Appendix B WRAF Records Subject to Additional Review with Response from City

Line No.	Permit Number	Project	Issue Date	Fee Code	Fee Quantity	Fee Amount	Fee Total	City Comment
1	17029244	17-1233	10/12/2017	WRA2 3/4"	1	639	639	\$778 is current fee for single family. Fee is correct. 778= 639+139
2	17029244	17-1233	10/12/2017	WRAOFFSF3	1	139	139	\$778 is current fee for single family. Fee is correct. 778= 639+139
3	16019386	02-2395	07/07/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
4	16019538	02-2395	07/08/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
5	16020875	02-2395	07/21/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
6	16022346	02-2395	08/04/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
7	16023830	02-2395	08/19/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
8	16023831	02-2395	08/19/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
9	16023833	02-2395	08/19/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
10	16023834	02-2395	08/19/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
11	16023836	02-2395	08/19/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
12	16023837	02-2395	08/19/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
13	16024077	02-2395	08/22/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
14	16024079	02-2395	08/22/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
15	16028969	02-2395	10/11/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
16	16030367	02-2395	10/25/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
17	16030368	02-2395	10/25/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
18	16030370	02-2395	10/25/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
19	16030371	02-2395	10/25/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
20	16032040	02-2395	11/10/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
21	16032341	02-2395	11/15/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
22	16032345	02-2395	11/15/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
23	16032834	02-2395	11/18/2016	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
24	17000556	02-2395	01/06/2017	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
25	17002438	02-2395	01/26/2017	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
26	17003982	02-2395	02/10/2017	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
27	17007383	02-2395	03/16/2017	WRAOFFSF3	1	274	274	contract - Peninsula Horowitz. Fee is correct.
28	16026833	16-7	09/19/2016	WRA2 1.5"	1	788	788	Fee was corrected . \$778 is current fee for single family. Fee is correct. See attached
29	16028544	16-7	10/06/2016	WRA2 1.5"	1	788	788	Change from 3/4 to 1" single family home no charge. Single family home WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
30	16019104	03-3600	07/05/2016	WRA2 3/4"	1	639	639	Old Fee - Per State Law - Expired 4/5/2017
31	16019482	04-2609	07/07/2016	WRA2 3/4"	1	639	639	Old Fee - Per State Law - Expired 4/5/2017
32	16019594	02-831	07/08/2016	WRA2 3/4"	1	639	639	Correct fee charged \$778. See attached.
33	16019956	02-3979	07/12/2016	WRA2 1"	1	1,065	1,065	old fee was corrected to \$778. See attached.
34	16020023	99-6028	07/13/2016	WRA2 3/4"	1	639	639	Old Fee Corrected - Charged Correct Fees on PLMB 19011974
35	16020024	99-6028	07/13/2016	WRA2 3/4"	1	639	639	Old Fee Corrected - Charged Correct Fees on PLMB 19011974
36	16020360	04-2609	07/15/2016	WRA2 3/4"	1	639	639	Old Fee - Per State Law - Expired 4/5/2017
37	16020365	04-2609	07/15/2016	WRA2 3/4"	1	639	639	Old Fee - Per State Law - Expired 4/5/2017
38	16020397	93-0000100	07/15/2016	WRA2 3/4"	1	639	639	Charged Old Fee - No Meter Sold. No WRA was paid
39	16020470	04-2609	07/18/2016	WRA2 3/4"	1	639	639	Old Fee - Per State Law - Expired 4/5/2017
40	16020471	04-2609	07/18/2016	WRA2 3/4"	1	639	639	Old Fee - Per State Law - Expired 4/5/2017

41	16020573	14-1921	07/19/2016	WRA2 2"	1	3,400	3,400	old fee	Change from 5/8 to 3/4" single family home no charge. Single family home WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
42	16020706	99-40453	07/20/2016	WRA2 3/4"	1	639	639		Change from 5/8 to 3/4" single family home no charge. Single family home WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
43	16020901	01-194	07/21/2016	WRA2 3/4"	1	639	639		WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
44	16021054	04-2609	07/22/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
45	16021058	04-2609	07/22/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
46	16021064	04-2609	07/22/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
47	16021065	04-2609	07/22/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
48	16021066	04-2609	07/22/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
49	16021241	04-2609	07/25/2016	WRA2 1"	1	1,065	1,065		Old Fee - Per State Law - Expired 4/5/2017
50	16021243	04-2609	07/25/2016	WRA2 1.5"	1	2,130	2,130		Old Fee - Per State Law - Expired 4/5/2017
51	16021921	04-2609	08/01/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
52	16021925	04-2609	08/01/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
53	16021927	04-2609	08/01/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
54	16021928	04-2609	08/01/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
55	16021929	04-2609	08/01/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
56	16021931	04-2609	08/01/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
57	16021932	04-2609	08/01/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
58	16022215	04-2609	08/03/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
59	16022226	93-0003348	08/03/2016	WRA2 3/4"	1	639	639		Change from 3/4 to 1" single family home no charge. Single family home WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
60	16023248	16-782	08/12/2016	WRA2 1"	1	1,065	1,065		old fee
61	16023774	04-2609	08/18/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
62	16023775	04-2609	08/18/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
63	16023791	06-1089	08/18/2016	WRA2 MULTI	6	256	1,536		Old Fee - Building # 68
64	16023792	06-1089	08/18/2016	WRA2 MULTI	6	256	1,536		Old Fee - Building # 93
65	16024509	01-21368	08/26/2016	WRA2 3/4"	1	639	639		Change from 5/8 to 3/4" single family home no charge. Single family home WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
66	16024647	04-2609	08/26/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
67	16024649	04-2609	08/26/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
68	16025203	16-7	09/01/2016	WRA2 1"	1	1,065	1,065		change from 3/4 to 1" single family home no charge. Single family home WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
69	16025205	16-7	09/01/2016	WRA2 1"	1	1,065	1,065		change from 3/4 to 1" single family home no charge. Single family home WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
70	16025206	16-7	09/01/2016	WRA2 1"	1	1,065	1,065		change from 3/4 to 1" single family home no charge. Single family home WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
71	16025209	16-7	09/01/2016	WRA2 1.5"	1	2,760	2,760		old fee
72	16025388	04-2609	09/06/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
73	16025389	04-2609	09/06/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
74	16025390	04-2609	09/06/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
75	16025396	04-2609	09/06/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
76	16026150	00-1613	09/12/2016	WRA2 3/4"	1	639	639		Old fee. Change from 5/8 to 3/4" single family home no charge. Single family home WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
77	16026253	05-39	09/13/2016	WRA3 3/4"	1	950	950		Correct fee charged \$778. See attached.
78	16026333	94-0002714	09/13/2016	WRA2 1"	1	1,065	1,065		Charged incorrect Old Fee. Correct fee is \$778
79	16026520	99-3414	09/15/2016	WRA2 3/4"	1	639	639		Correct fee charged \$778. See attached.
80	16026584	04-2609	09/15/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017
81	16026586	04-2609	09/15/2016	WRA2 3/4"	1	639	639		Old Fee - Per State Law - Expired 4/5/2017

82	16026587	04-2609	09/15/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
83	16026588	04-2609	09/15/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
84	16026589	04-2609	09/15/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
85	16026592	04-2609	09/15/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
86	16026811	15-1960	09/19/2016	WRA2 1"	1	1,065	1,065 old fee. Correct fee should be \$778
87	16026878	00-2130	09/19/2016	WRA2 3/4"	1	639	Change from 5/8 to 3/4" single family home no charge. Single family home
88	16026949	16-852	09/20/2016	WRA2 2"	1	3,400	639 WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
89	16027833	04-2609	09/28/2016	WRA2 3/4"	1	639	3,400 old fee
90	16027835	04-2609	09/28/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
91	16027836	04-2609	09/28/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
92	16027837	04-2609	09/28/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
93	16027844	14-416	09/29/2016	WRA2 1.5"	1	2,130	639 Old Fee - Per State Law - Expired 4/5/2017
94	16029302	93-0000616	10/14/2016	WRA2 3/4"	1	639	2,130 Charged Old Fee - On Project (Refund)
95	16029428	04-732	10/17/2016	WRA2 2"	1	3,400	639 On - Project - No Fee (Refund)
96	16029663	04-2609	10/18/2016	WRA2 3/4"	1	639	3,400 Charged Old Fee. Correct fee should be \$8,788 & \$1,649
97	16029664	04-2609	10/18/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
98	16030321	16-930	10/25/2016	WRA3 1"	1	1,583	639 Old Fee - Per State Law - Expired 4/5/2017
99	16030624	01-22417	10/27/2016	WRA2 3/4"	1	639	1,583 Correct fee charged \$778. See attached.
100	16030794	04-2609	10/28/2016	WRA2 3/4"	1	639	639 no fee should be charged.
101	16031142	93-0000153	11/02/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
102	16031266	00-4684	11/03/2016	WRA2 3/4"	1	639	639 old fee. Correct fee should be \$778
103	16031359	01-22417	11/04/2016	WRA2 3/4"	1	639	639 been \$778 and a negative \$778.
104	16032331	06-1089	11/15/2016	WRA2 MULTI	7	256	639 no fee should be charged.
105	16032332	06-1089	11/15/2016	WRA2 MULTI	7	256	1,792 Old Fee - Building # 54
106	16032333	06-1089	11/15/2016	WRA2 MULTI	7	256	1,792 Old Fee - Building # 56
107	16032334	06-1089	11/15/2016	WRA2 MULTI	7	256	1,792 Old Fee - Building # 57
108	16032335	06-1089	11/15/2016	WRA2 MULTI	7	256	1,792 Old Fee - Building # 58
109	16032336	06-1089	11/15/2016	WRA2 MULTI	7	256	1,792 Old Fee - Building # 59
110	16033150	00-4891	11/23/2016	WRA2 1"	1	1,065	1,792 Old Fee - Building # 60
111	16033435	06-5457	11/29/2016	WRA2 1.5"	1	2,130	1,065 old incorrect fee. Correct fee should be \$778
112	16034600	04-2609	12/09/2016	WRA2 3/4"	1	639	1,065 old fee. Correct fee should be \$5,491
113	16035874	04-2609	12/21/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
114	16035875	04-2609	12/21/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
115	16035877	04-2609	12/21/2016	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
116	16036356	13-3048	12/27/2016	WRA2 1"	1	1,065	Change from 3/4 to 1" single family home no charge. Single family home
117	17000727	16-1674	01/10/2017	WRA2 1"	1	1,065	1,065 WRA is the same for 3/4 & 1". Fee was entered and deducted= zero
118	17000727	16-1674	01/10/2017	WRA2 1.5"	1	2,130	1,065 Old Fee's Corrected to \$2754. See attached. The 1.5" was cancelled
119	17001143	04-2609	01/13/2017	WRA2 3/4"	1	639	2,130 Old Fee's Corrected to \$2754. See attached. The 1.5" was cancelled
120	17001315	00-1879	01/17/2017	WRA2 1"	1	1,065	639 Old Fee - Per State Law - Expired 4/5/2017
121	17001782	04-2609	01/20/2017	WRA2 3/4"	1	639	1,065 old incorrect fee. Correct fee should be \$778
122	17001783	04-2609	01/20/2017	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
123	17001784	04-2609	01/20/2017	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
124	17002023	07-40	01/24/2017	WRA3 4"CON	1	15,825	639 Old Fee - Per State Law - Expired 4/5/2017
125	17002400	01-20488	01/26/2017	WRA2 1"	1	1,065	15,825 old fee
126	17002482	04-2609	01/27/2017	WRA2 3/4"	1	639	1,065 old incorrect fee. Correct fee should be \$778
127	17002483	04-2609	01/27/2017	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017

128	17002921	02-1388	02/01/2017	WRA2 3/4"	1	639	639 old fee was corrected to \$778. See attached.
129	17004292	00-2285	02/15/2017	WRA2 1"	1	1,065	1,065 Charged old fee for commercial. Correct fee for single family is \$778
130	17004636	99-5098	02/17/2017	WRA2 3/4"	1	639	639 old incorrect fee. Correct fee should be \$778
131	17004909	04-2609	02/22/2017	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
132	17005512	06-1089	02/28/2017	WRA2 MULTI	7	256	1,792 Old Fee - Building # 95
133	17005513	06-1089	02/28/2017	WRA2 MULTI	7	256	1,792 Old Fee - Building # 96
134	17005514	06-1089	02/28/2017	WRA2 MULTI	3	256	768 Old Fee - Building # 61
135	17005515	06-1089	02/28/2017	WRA2 MULTI	3	256	768 Old Fee - Building # 63
136	17005516	06-1089	02/28/2017	WRA2 MULTI	3	256	768 Old Fee - Building # 65
137	17006799	99-40719	03/10/2017	WRA2 3/4"	1	639	639 Charged Old Fee. Correct fee should be \$778
138	17006880	10-3733	03/13/2017	WRA2 3/4"	1	639	639 Old Fee was Corrected. Customer paid \$778. See attached change from 5/8 to 1" single family home no charge. Single family home WRA
139	17008006	00-8068	03/22/2017	WRA2 1"	1	1,065	1,065 is the same for 3/4 & 1". Fee was entered and deducted= zero
140	17008589	06-1185	03/28/2017	WRA2 1"	1	1,065	1,065 old fee. Correct fee should be \$2,754
141	17008887	04-2609	03/30/2017	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
142	17008888	04-2609	03/30/2017	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
143	17008889	04-2609	03/30/2017	WRA2 3/4"	1	639	639 Old Fee - Per State Law - Expired 4/5/2017
144	17010425	17-20	04/13/2017	WRA3 1"	1	1,583	1,583 old fee
145	17010537	99-39767	04/14/2017	WRA2 3/4"	1	639	639 been \$778 and a negative \$778.
146	17011041	16-1318	04/20/2017	WRA2 1"	2	1,065	2,130 old fee
147	17011741	04-2630	04/27/2017	WRA2 1"	1	1,065	1,065 old fee. Correct fee should be \$778
148	17013231	11-3168	05/11/2017	WRA2 1"	1	1,065	1,065 old fee
149	17013231	11-3168	05/11/2017	WRA2 1.5"	1	2,130	2,130 old fee
150	17013231	11-3168	05/11/2017	WRA2 3/4"	1	639	639 old fee
151	17015414	16-2668	06/02/2017	WRA2 2"	3	3,400	10,200 old incorrect fee. Correct fee should be \$8,788x2 and \$5,491
152	17015561	00-2218	06/05/2017	WRA2 1"	1	1,065	1,065 Correct fee charged \$778. See attached.
153	17015741	02-3543	06/06/2017	WRA2 3/4"	1	639	639 Charged Old Fee. On project. No fee should have been charged.
154	17019109	16-2462	07/10/2017	WRA3 3/4"	1	950	950 Charged Old Fee. The correct fee should be \$1,649 for commercial.
155	17019278	16-2964	07/11/2017	WRA2 2"	1	3,400	3,400 old fee
156	17019389	15-937	07/12/2017	WRA2 1"	1	1,065	1,065 Old Fee - WRA was Refunded due to existing meter on the site.
157	17019589	00-2991	07/13/2017	WRA2 1"	1	1,065	Change from 5/8 to 1" single family home no charge. Single family home
158	17020695	99-40675	07/25/2017	WRA2 3/4"	1	639	1,065 WRA is the same for 5/8 & 1". Fee was entered and deducted= zero
159	17026552	17-1882	09/19/2017	WRA2 1.5"	1	2,130	639 Charged Old Fee. The correct fee should be \$778 for single family home.
160	17027658	98-13513	09/28/2017	WRA3 3/4"	1	950	2,130 old fee
161	17029069	93-0001777	10/11/2017	WRA2 1"	1	1,065	950 old incorrect fee. Correct fee should be \$778
162	17033048	94-0001578	11/20/2017	WRA2 1"	1	1,065	1,065 Old Fee - Meter not Sold on this permit
163	17034640	15-2702	12/07/2017	WRAOFF34C	1	389	1,065 Old Fee - Refund - Existing Water Meter - RSME 05042689
164	17005443	15-2505	02/28/2017	WRAOFF15C	1	1,647	389 Adjusted WRA (on Project 95% & Off Project 5%) this lot is part on project and part off project, so the rate was calculated accordingly.
165	17011962	99-34499	04/28/2017	WRAOFFSF3	1	250	1,647 this lot is part on project and part off project, so the rate was calculated accordingly.

APPENDIX C:

LUA Audit Tables by Service Area

Appendix C
LUA Audit Tables by Service Area

Single Family

Fire Protection

Service Area	Police		Libraries		Parks	
	Service Area	Audit Period	IFP Forecast	Service Area	Audit Period	IFP Forecast
Ahwatukee	Ahwatukee	114	234	Ahwatukee	114	234
Deer Valley	Deer Valley	47	40	Deer Valley	47	40
Estrella North	Estrella North	27	145	Estrella North	27	145
Estrella South	Estrella South	452	1,758	Estrella South	452	1,758
Laveen East	Laveen East	194	843	Laveen East	194	843
Laveen West	Laveen West	753	2,530	Laveen West	753	2,530
Northeast	Northeast	670	3,164	Northeast	670	3,164
Northwest	Northwest	535	2,072	Northwest	535	2,072
Total	Total	2,792	10,786	Total	2,792	10,786

Multi-family

Fire Protection

Service Area	Police		Libraries		Parks	
	Service Area	Audit Period	IFP Forecast	Service Area	Audit Period	IFP Forecast
Ahwatukee	Ahwatukee	26	90	Ahwatukee	26	90
Deer Valley	Deer Valley	0	0	Deer Valley	0	0
Estrella North	Estrella North	0	91	Estrella North	0	91
Estrella South	Estrella South	100	24	Estrella South	100	24
Laveen East	Laveen East	0	7	Laveen East	0	7
Laveen West	Laveen West	0	90	Laveen West	0	90
Northeast	Northeast	655	618	Northeast	655	618
Northwest	Northwest	479	460	Northwest	479	460
Total	Total	1,260	1,380	Total	1,260	1,380

Commercial

Fire Protection

Service Area	Police		Libraries		Parks	
	Service Area	Audit Period	IFP Forecast	Service Area	Audit Period	IFP Forecast
Ahwatukee	Ahwatukee	9	21	Ahwatukee	1	1
Deer Valley	Deer Valley	0	0	Deer Valley	0	0
Estrella North	Estrella North	6	0	Estrella North	0	0
Estrella South	Estrella South	8	98	Estrella South	1	6
Laveen East	Laveen East	6	51	Laveen East	0	3
Laveen West	Laveen West	16	63	Laveen West	1	4
Northeast	Northeast	31	372	Northeast	2	24
Northwest	Northwest	64	106	Northwest	4	7
Total	Total	140	711	Total	9	45

Appendix C
LUA Audit Tables by Service Area

Single Family

Major Arterials

Service Area	Audit		IFP		Water		Wastewater	
	Period	Forecast	Period	Forecast	Service Area	IFP	Service Area	IFP
Ahwatukee					Ahwatukee	116	Ahwatukee	114
Deer Valley	47	40	62	1,102	Deer Valley	62	Deer Valley	46
Estrella North	27	145	27	1,759	Estrella North	27	Estrella North	27
Estrella South	452	1,758	465	1,102	Estrella South	465	Estrella South	452
Laveen East	194	843	200	1,102	Laveen East	200	Laveen East	191
Laveen West	753	2,530	787	1,102	Laveen West	787	Laveen West	755
Northeast	670	3,164	713	1,759	Northeast	713	Northeast	669
Northwest	535	2,072	570	1,759	Northwest	570	Northwest	533
Total	2,678	10,552	2,939	10,787	Total	2,939	Total	2,787
								10,786

Multi-family

Major Arterials

Service Area	Audit		IFP		Water		Wastewater	
	Period	Forecast	Period	Forecast	Service Area	IFP	Service Area	IFP
Ahwatukee					Ahwatukee	15	Ahwatukee	20
Deer Valley	0	0	0	288	Deer Valley	0	Deer Valley	0
Estrella North	0	98	0	48	Estrella North	0	Estrella North	0
Estrella South	108	25	93	48	Estrella South	93	Estrella South	75
Laveen East	0	7	0	48	Laveen East	0	Laveen East	0
Laveen West	0	97	7	48	Laveen West	7	Laveen West	0
Northeast	705	666	552	288	Northeast	552	Northeast	664
Northwest	516	496	298	288	Northwest	298	Northwest	361
Total	1,329	1,389	966	1,104	Total	966	Total	1,121
								1,041

Commercial

Major Arterials

Service Area	Audit		IFP		Water		Wastewater	
	Period	Forecast	Period	Forecast	Service Area	IFP	Service Area	IFP
Ahwatukee					Ahwatukee	29	Ahwatukee	8
Deer Valley	0	0	0	88	Deer Valley	0	Deer Valley	0
Estrella North	11	0	31	26	Estrella North	31	Estrella North	22
Estrella South	14	173	6	26	Estrella South	6	Estrella South	6
Laveen East	11	90	20	26	Laveen East	20	Laveen East	7
Laveen West	27	111	45	26	Laveen West	45	Laveen West	23
Northeast	54	653	96	88	Northeast	96	Northeast	19
Northwest	113	187	113	88	Northwest	113	Northwest	53
Total	230	1,214	341	394	Total	341	Total	138
								364

Appendix C
LUA Audit Tables by Service Area

Institutional Fire Protection	Police				Libraries				Parks			
	Service Area		Audit Period		IFP		IFP		Service Area		Audit Period	
	Service Area	IFP Forecast	Audit Period	IFP Forecast	Service Area	IFP Forecast	Audit Period	IFP Forecast	Service Area	IFP Forecast	Audit Period	IFP Forecast
Fire Protection	Ahwatukee	33	8	33	8	Ahwatukee	0	1	Ahwatukee	2	1	1
	Deer Valley	0	0	0	0	Deer Valley	0	0	Deer Valley	0	0	0
	Estrella North	0	0	0	0	Estrella North	0	0	Estrella North	0	0	0
	Estrella South	0	0	0	0	Estrella South	0	0	Estrella South	0	0	0
	Laveen East	0	0	0	0	Laveen East	0	0	Laveen East	0	0	0
	Laveen West	0	229	0	229	Laveen West	0	17	Laveen West	0	17	17
	Northeast	63	137	63	137	Northeast	5	10	Northeast	5	10	10
	Northwest	71	0	71	0	Northwest	0	0	Northwest	5	0	0
	Total	167	374	167	374	Total	5	28	Total	12	28	28
Office Fire Protection	Ahwatukee	0	32	0	32	Ahwatukee	0	3	Ahwatukee	0	3	3
	Deer Valley	0	0	0	0	Deer Valley	0	0	Deer Valley	0	0	0
	Estrella North	0	0	0	0	Estrella North	0	0	Estrella North	0	0	0
	Estrella South	0	32	0	32	Estrella South	0	3	Estrella South	0	3	3
	Laveen East	0	0	0	0	Laveen East	0	0	Laveen East	0	0	0
	Laveen West	0	1	0	1	Laveen West	0	0	Laveen West	0	0	0
	Northeast	0	161	0	161	Northeast	0	16	Northeast	0	16	16
	Northwest	0	97	0	97	Northwest	0	10	Northwest	0	10	10
	Total	0	323	0	323	Total	0	32	Total	0	32	32
Industrial Fire Protection	Ahwatukee	0	0	0	0	Ahwatukee	0	0	Ahwatukee	0	0	0
	Deer Valley	0	0	0	0	Deer Valley	0	0	Deer Valley	0	0	0
	Estrella North	816	238	816	238	Estrella North	61	17	Estrella North	58	17	17
	Estrella South	305	269	305	269	Estrella South	22	19	Estrella South	22	19	19
	Laveen East	0	0	0	0	Laveen East	0	0	Laveen East	0	0	0
	Laveen West	0	0	0	0	Laveen West	0	0	Laveen West	0	0	0
	Northeast	0	42	0	42	Northeast	0	3	Northeast	0	3	3
	Northwest	0	42	0	42	Northwest	0	3	Northwest	0	3	3
	Total	1,121	591	1,121	591	Total	83	42	Total	80	42	42

Appendix C
LUA Audit Tables by Service Area

Institutional

Major Arterials

Service Area	Audit		IFP		Water		Wastewater	
	Period	Forecast	Period	Forecast	Service Area	Audit Period	Service Area	Audit Period
Ahwatukee					Ahwatukee	23	Ahwatukee	12
Deer Valley	0	0		15	Deer Valley	0	Deer Valley	0
Estrella North	0	0		15	Estrella North	0	Estrella North	0
Estrella South	0	0		15	Estrella South	0	Estrella South	0
Laveen East	0	0		15	Laveen East	0	Laveen East	0
Laveen West	0	202		15	Laveen West	0	Laveen West	0
Northeast	56	122		15	Northeast	23	Northeast	24
Northwest	63	0		15	Northwest	31	Northwest	19
Total	118	324		120	Total	76	Total	55

Office

Major Arterials

Service Area	Audit		IFP		Water		Wastewater	
	Period	Forecast	Period	Forecast	Service Area	Audit Period	Service Area	Audit Period
Ahwatukee					Ahwatukee	0	Ahwatukee	0
Deer Valley	0	0		34	Deer Valley	0	Deer Valley	0
Estrella North	0	0		5	Estrella North	0	Estrella North	0
Estrella South	0	28		5	Estrella South	4	Estrella South	4
Laveen East	0	0		5	Laveen East	0	Laveen East	0
Laveen West	0	1		5	Laveen West	0	Laveen West	0
Northeast	0	143		34	Northeast	0	Northeast	0
Northwest	0	86		34	Northwest	4	Northwest	0
Total	0	258		127	Total	7	Total	4

Industrial

Major Arterials

Service Area	Audit		IFP		Water		Wastewater	
	Period	Forecast	Period	Forecast	Service Area	Audit Period	Service Area	Audit Period
Ahwatukee					Ahwatukee	0	Ahwatukee	0
Deer Valley	0	0		80	Deer Valley	0	Deer Valley	0
Estrella North	1,283	374		80	Estrella North	146	Estrella North	88
Estrella South	480	423		80	Estrella South	72	Estrella South	50
Laveen East	0	0		80	Laveen East	0	Laveen East	0
Laveen West	0	0		80	Laveen West	0	Laveen West	0
Northeast	0	66		22	Northeast	18	Northeast	12
Northwest	0	66		22	Northwest	0	Northwest	0
Total	1,762	929		466	Total	236	Total	150

Appendix C
LUA Audit Tables by Service Area

Storm Drainage
All Classes

Service Area	Audit Period	IFP Forecast
Ahwatukee		
Deer Valley		
Estrella North	757	2,709
Estrella South	768	2,709
Laveen East	197	3,159
Laveen West	768	3,159
Northeast		
Northwest		
Total	2,491	11,736