

Ordinance 12092021-02

AN ORDINANCE OF THE CITY OF VALLEY VIEW, TEXAS, FEE SCHEDULE; PROVIDING ASSESSED FEES AND EFFECTIVE DATES.

WHEREAS, the proposed update of the building permit fees and impact fees as outlined herein have been discussed and considered by the Board of Aldermen, Valley View, Texas (“City”) and it has hereby been determined that it is in the best interest to the health, welfare and safety of the citizens of Valley View that said fees be updated and amended as herein described.

WHEREAS, the city is required to provide a budget that establishes the need for revenue sources necessary to finance city programs; and

WHEREAS, the city is required to change fees for City services in order to properly finance city operations as outlined in the annual budget; and

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF VALLEY VIEW, TEXAS:

SECTION 1. Name of Ordinance

This Ordinance shall be named the “Annual Fee Schedule”.

SECTION 2. Adding the fee schedule

Each year the budget officer will submit an updated list for all fees and charges for all funds including the enterprise funds. These fees are intended to be set at a level related to financing City programs as provided in the Annual Budget. Fees for fiscal year 2019-2020 are listed in Appendix A. Any fees or charges that are not listed in Appendix A, but are currently in city ordinances shall remain in effect until changed as established in this section. All future rate changes will be passed by the Board of Aldermen in the form of a resolution amending the rates imposed by the City. All previously adopted ordinances or resolutions or parts of ordinances or resolutions of the City of Valley View, Texas, pertaining to City fees, which are not consistent with or in conflict with the provisions of this Ordinance, are hereby amended.

SECTION 3. Effective Date

This ordinance shall be effective **December 10, 2021**

SECTION 5. Severability

If any provision, section, sentence, clause, or phrase of this Ordinance, or the application of same to any person or set of circumstance, if for any reason held to be unconstitutional, void, or invalid (or for any reason unenforceable), the validity of the remaining portion of this Ordinance or its application to other persons or sets of circumstances shall not be affected thereby, it being the intention of the Board of Aldermen and of the Mayor of the City of Valley View in adopting and approving this Ordinance, that no portion hereof or provision or regulation contained herein shall become inoperative or fail by any reason of any unconstitutionality or invalidity of any other portion, provision, or regulation

SECTION 6. Open Meeting Finding

That it is hereby officially found and determined that the meeting at which this Ordinance is passed is open to the public as required by law and that public notice of the time, place and purpose of said meeting was given as required.

APPENDIX A
FEE SCHEDULE

Water and Sewer Rates

Water:

Base (minimum) Rate:

\$28.50 5/8" meter
\$71.25 1" meter
\$142.50 1.5" meter
\$228.00 2" meter
\$498.75 3" meter
\$600.00 4" meter
\$625.00 6" meter
\$1500.00 8" meter

Volume Charges (gallons):

- I. \$2.75/1000- 0-2,000
- II. \$3.50/1,000-2,000-5,000
- III. \$3.75/1,000- 5,001-10,000
- IV. \$4.25/1,000- 10,001-25,000
- V. \$6.25/1,000- 25,001 and above

Volume Charge:

North Texas GCD Fee: \$0.50/1000

Meter Rereads:

\$20 fee, Charge credited to account if actual error

Utility Customer Deposit:

\$200.00 will be applied

Meter Tampering Fee:

\$100 – also subject to criminal charges

New Connection Fee:

Residential: \$1350.00

Commercial: \$1500 +

5/8" \$142.50

1" \$356.25

1.5" \$712.50

2" \$1140.00

3" \$2493.75

4" \$3000.00

6" \$3125.00

8" \$7500.00

Road boar or cut at owner's expense

Sewer Rates:

Base Minimum Residential: \$23.50 (includes 1,500 gallons of usage)

Base Minimum Commercial: \$28.00 (includes 1,500 gallons of usage)

Usage Rates are:

- I. From 1,501 to 4,000 gallons \$3.53 per 1,000 gallons.
- II. From 4,001 to 10,000 gallons \$4.30 per 1,000 gallons.
- III. From 10,001 to 15,000 gallons \$5.08 per 1,000 gallons.
- IV. From 15,001 plus gallons \$5.84 per 1,000 gallons.

New Sewer Connection Fee:

Residential: \$1500.00

Commercial: 4" \$3125.00

6" \$7500.00

8" \$8500.00

Road Boar or cut at owner expense

Trash Fees:

1 Residential Tote: \$20.00

2 Residential Totes: \$30.00

3 Residential Totes: \$40.00

Service Interruption/Inactivation Fee:

\$25

Permit Fees

Building Permits

Single Family Residential Plan Review and Inspections

\$0.80 per Square Foot of TOTAL UNDER ROOF SQUARE FOOTAGE

Commercial and Multi-Family Plan Review

Valuation	Fee
\$1.00 to \$10,000.00	\$100.00
\$10,001.00 to \$25,000.00	\$139.64 for the first \$10,000.00, plus \$8.18 for each additional \$1,000.00
\$25,001.00 to \$50,000.00	\$228.00 for the first \$25,000.00, plus \$5.90 for each additional \$1,000.00
\$50,001.00 to \$100,000.00	\$400.00 for the first \$50,000.00, plus \$4.08 for each additional \$1,000.00
\$100,001.00 to \$500,000.00	\$580.00 for the first \$100,000.00, plus \$3.00 for each additional \$1,000.00
\$500,001.00 to \$1,000,000.00	\$1780.00 for the first \$500,000, plus \$2.60 for each additional \$1,000.00
\$1,000,000.00 and up	\$2900.00 for the first \$1,000,000.00, plus \$2.00 for each additional \$1,000.00

Commercial and Multi-Family Inspections

Valuation	Fee
\$1.00 to \$10,000.00	\$100.00
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\$1,000,000.00 and up	\$2900.00 for the first \$1,000,000.00, plus \$2.00 for each additional \$1,000.00

Stand-alone electrical, plumbing, and mechanical:

\$100.00

Fence Permits:

\$100.00

Certificate of Occupancy:

\$60.00

Annual Fire Inspection:

\$75

Annual Contractor Registration:

\$75

Specific Use Permit:

\$275.00

Annual Billboard Permit:
\$200.00 per side annually

Annual Health Permit:
\$400.00 annually

6 Month food truck Health Permit:
\$200.00

Itinerate Vendors Permit:
\$60.00 for 3 months

Temporary Vendors Permit:
\$25.00 per event

Temporary Food Vendor Permit:
\$60.00 per event

One Time Burn Permit:
\$45.00

Alarm Permit:
No fee for permit, but form is required.

False Alarm Fee:
\$20

Garage Sale Permit:
No fee for permit, but form is required.

Facility Rentals:

Downtown Pavilion
City Park Pavilion
\$25/2 hours

Downtown Square
Rates will vary based on specific use.

City Park Field Signs:

4'x8' banner in outfield (banner is property of purchaser at end of year)
\$225

Plat Fees

Filing Fees and Charges:

Subdivision Ordinance

The following schedule of fees and charges shall be paid to the City when any plat is tendered to the Planning and Zoning Commission, City Council, or any other authorized board or agency of the City. Each of the fees and charges provided herein shall be paid in advance, and no action of the Commission, the City Council or any other board or agency shall be valid until the fee or fees shall have been paid to the officer designated therein.

These fees shall be charged on all plats, regardless of the action taken by the Planning and Zoning Commission and the City Council, and whether the plat is approved or denied.

The subdivider shall cause a check to be made payable to the City of Valley View to cover all recording fees involved in finishing the platting process and have this delivered to the City Secretary prior to the submission for approval.

The City shall calculate the fees and charges, in accordance with the following schedule.

Preliminary Plats

\$250.00 per plat, plus \$3.00 per lot.

Final Plats

\$200.00 per plat, plus \$3.00 per lot.

Combination Preliminary and Final Plats

\$300.00 per plat, plus \$1.00 per lot.

Multiple Dwelling, Commercial, or Industrial Areas

For approval of multiple dwelling areas, commercial or industrial areas not subdivided into lots, the preliminary plats shall carry a fee of \$250.00 per plat, plus \$5.00 per acre. The fee for the final plat shall be \$200.00 per plat, plus \$5.00 per acre.

Modular Homes

\$200.00 per plat, plus \$3.00 per lot.

Manufactured Home Subdivision

\$200.00 per plat, plus \$3.00 per lot or mobile home space.

Manufactured Home Parks

\$200.00 per plat, plus \$3.00 per mobile home space.

In the event of a replat, the subdivider shall reimburse the City for all costs incurred in the process of carrying out all replatting requirements as outlined in this ordinance

Engineering Fees

A written report containing recommendations on the proposed preliminary subdivision plat shall be prepared by the City Engineer, incorporating the comments of the Planning and Zoning Administrator and other officials and agencies to whom a request for review has been made. The report of the City Engineer shall be submitted to the Planning and Zoning Commission prior to the Commission's review of the plat application. **Any fee for reviewing the proposed plat application by the City Engineer shall be charged to the applicant.**

Parks, School Sites, Public Areas

Preliminary subdivision plats shall provide sites for schools, parks, or other public areas as set out in the City's Comprehensive Plan. A dedication of five percent (5%) of the total tract acreage shall be required and used as parkland. In lieu of the dedication, the subdivider may pay to the City an amount of **\$350 per residential lot or the value of five percent (5%) of the total tract acreage for non residential uses.** Said value shall be determined by an independent certified property appraiser, to be selected by the City, in the event that subdivider and City cannot agree on the value of the property. It shall be the City's decision on whether dedication of acreage or cash payment or a combination thereof shall be required. The dedication and/or payment shall be made upon approval of the final plat and prior to the construction of any infrastructure improvements.

Treescape Plan Review

\$100 per hour, 4 hour minimum

Protected Tree Permit - \$150

Impound Fees:

Wrecker Fee: \$265.00 for vehicles under 10,000 pounds

Wrecker Fee: \$265.00 per unit for combination vehicles under 24,999 pounds

\$585.00 per unit for any vehicle or combination of vehicles 25,000 pounds

Each vehicle will have the following fees:

Impound Security Fee: \$20 (1X fee per unit)

Storage Fee: \$20 per day (plus tax, if applicable, per day per unit)

Notification Fee: \$50 (after seven (7) days per unit)

Accident: Per individual incident (1X per unit for time/resources spent at scene)

Incidental Towing Charges = Actual Costs + 20%

Police Accident Reports:

\$6.00 per copy

\$8.00 certified copy per copy

Insufficient Funds Fees for returned payments (Check, online payments, or credit/debit cards):

\$30.00 - also subject to criminal charges

Photocopies:

Black and White Only: \$0.10 per page

Fax:

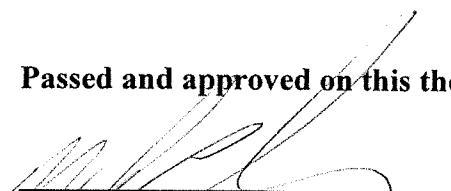
Local \$0.50

Long Distance: \$1.00

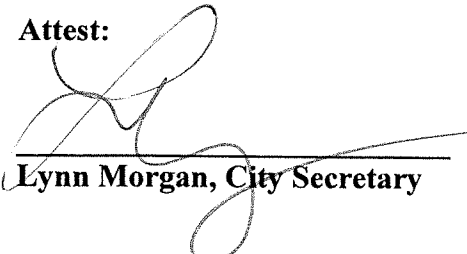
Open Record Request:

FOLLOWS TEXAS ADMINISTRATIVE CODE RULE §70.3

Passed and approved on this the 9 day of December, 2021, 2019.


Raymon "Mike" Chalk, Mayor

Attest:


Lynn Morgan, City Secretary

