

ORDINANCE NO. 1212

An ordinance of the City of Stanwood, Washington, providing for an updated school impact fee assessed upon new residential development, as provided by the Growth Management Act and Chapter 82.02 RCW; amending Ordinance No. 1178 and establishing an effective date.

WHEREAS, the City has assessed school impact fees pursuant to the Growth Management Act and Chapter 82.02 RCW since 1994; and

WHEREAS, the City of Stanwood and the Stanwood-Camano School District have an interlocal agreement, adopted in 2005, for the collection of school impact fees; and

WHEREAS, Section SMC 17.153 provides that the School Impact Fee shall be adopted by ordinance and based upon the methodology and calculation provided in the Stanwood-Camano School District's Capital Facilities Plan; and

WHEREAS, Ordinance No. 1208, amended the Capital Facilities Element of the Stanwood Comprehensive Plan to adopt by reference the 2006-2011 Capital Facilities Plan for the Stanwood-Camano School District No. 401; and

WHEREAS, the City Council has determined that, based on the analysis in the adopted School District Capital Facilities Plan, the impact fee for new residential single family dwelling units should be \$0 for both single family and multi-family units for the two-year period of 2007-2008, unless and until otherwise amended by a revised plan and ordinance.

NOW THEREFORE, THE CITY COUNCIL OF STANWOOD DOES HEREBY ORDAIN AS FOLLOWS:

Section 1: New school impact fee adopted.

The school impact fee upon new residential development shall \$0, until otherwise re-calculated by a new School District Capital Facilities Plan as adopted into the Stanwood Comprehensive Plan.

Section 2: Severability.

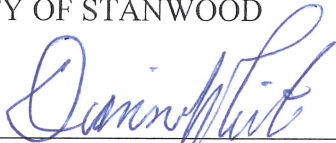
If any section, sentence, clause or phrase of this ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase of this ordinance.

Section 3: Effective date.

The effective date of this ordinance shall be five days after publication of this ordinance by summary, and shall apply to all new final plat applications and building permits for residential dwelling units submitted on or after that date.


PASSED AND APPROVED this 17th day of May, 2007.

CITY OF STANWOOD



Dianne W. White, Mayor

ATTEST:



Melissa A. Collins, City Clerk

APPROVED AS TO FORM:



Grant K. Weed, City Attorney