

Addendum to Review and Comment of the Olympia Planning Commission on the Capital Facilities Plan 2014-2019 of the Olympia School District

Below are the comments of the Olympia Planning Commission on the draft Capital Facility Plan presented to the Commission at its August 8, 2013 meeting.

1. The wide annual variation in impact fees over the most recent years and the significant difference between the fees for single family residences and multi-family residences requires a detailed explanation. More importantly, a methodology employing a multi-year average of new home and apartment construction needs to be considered to reduce these swings and the seemingly random fee schedule.

For example, the single family home fee was \$2,735 in 2010, \$659 in 2011, \$2,969 in 2012, and \$5,179 in 2013. The multi-family home impact fee was \$1,152 in 2011, \$235 in 2012, and \$1,645 in 2013.

These very large swings undercut public confidence in the impact fee process and may seem unfair to homeowners and developers who pay the higher amounts. A clear explanation of the current methodology for the calculation of impact fees is important to public understanding of the School District's CFP (OSD Background Document, Slide 10).

2. The CFP for the OSD should describe expenditures by the OSD on the safe routes to school program and the coordination between such investments by the OSD and expenditures by the City for sidewalks and pathways.

3. The OSD owns playfields and open space that are used by residents of the City when not in use by students. The CFP for the OSD should discuss how maintenance of these facilities is paid by the OSD and whether the cost-sharing program between the OSD and the City of Olympia for proper maintenance of these facilities should be expanded.

4. The siting of schools has major implications for the health and learning environment of students and the transportation and land use goals of the City, as identified in the Comprehensive Plan. These implications include but are not limited to the effect of adjacent transportation facilities on pollution and noise levels, the feasibility of non-motorized access to schools by students, and the influence of school location on residential development. For these reasons, the City suggests the School District fund the development of specific siting criteria for school facilities.