

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2009	2010	2011	2012	2013
Capital Expenditures	\$40,000				
Operating Costs	44,000	44,000	44,000	44,000	44,000
External Revenues	(\$44,000)	(\$44,000)	(\$44,000)	(\$44,000)	(\$44,000)
Program Income (County)					
In-Kind Match (County)					
NET FISCAL IMPACT	40,000	0	0	0	0
# ADDITIONAL FTE POSITIONS (Cumulative)					

Is Item Included in Current Budget: Yes No

Expenditures: Bathroom Construction (\$40,000)

Budget Account No: Fund 3600 Dept 581 Unit P581 Object 6502
 Program _____

Revenue: Maintenance Contribution (\$44,000)

Budget Account No: Fund 0001 Dept 580 Unit 5221 Revenue Source 6329

B. Recommended Sources of Funds/Summary of Fiscal Impact:

- 1.) \$40,000 Capital Expense will be funded from previous civic site cash out funds from the Park Improvement Fund.
- 2.) Future maintenance expenditures will be paid by General Fund operating budget.
- 3.) Revenue received per this agreement will be deposited in Parks' General Fund revenue budget.

C. Departmental Fiscal Review: _____

III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Development Comments: *maintenance costs are estimated. the parks department expects to be able to absorb the maintenance costs in the current budget.*
atwillhite 10.8.08
 OFMB *10/8/08*
10/10/08
10/21/08
10/10/08
 Contract Development and Control *10/10/08*

B. Legal Sufficiency: *This item complies with current County policies.*
[Signature] *10/14/08*
 Assistant County Attorney

C. Other Department Review:
[Signature]
 Department Director

This summary is not to be used as a basis for payment.

Background and Justification: In 2004, developer GL Homes and the County entered into an Exchange and Civic Site Dedication Agreement, whereby GL Homes offered 43.69 acres of property to the County as a civic site credit towards future GL Homes residential PUD projects. Effectively, GL Homes was proactively providing the County with public land in advance of scheduled residential projects with the understanding that the public land conveyance would offset the civic site code requirements of each GL Homes' project until the civic site credit was exhausted. 32.89 acres of the civic site credit was conveyed to the County on June 23, 2004. 10.8 acres within the GL Homes Traditional Marketplace Development commercial development known as the Canyons Town Center remains to be conveyed to the County. The Canyons development was approved in January of 2008 with conditions requiring GL Homes to build an amphitheater, temporary parking area and multi-purpose recreational field on the 10.8-acre future County civic site. GL Homes and the County recognized that it would be in the best interest of both parties to set forth the terms and conditions by which GL Homes would build the amphitheater, temporary parking area and recreation field on the County's future civic site and further set forth the terms and conditions by which the parties would use, maintain, provide security for and provide for the common access between the future civic site and the Canyons Town Center commercial property. The Canyons Town Center is currently under construction. It is anticipated to be completed in the first quarter of 2009.