



**CITY OF NEW BRAUNFELS, TEXAS  
ROADWAY IMPACT FEE COMMITTEE  
MEETING**



**550 LANDA STREET  
NEW BRAUNFELS, TX**

**TUESDAY, NOVEMBER 7, 2023 at 5:45 PM**

**AGENDA**

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **CITIZENS' COMMUNICATIONS**

*This time is for citizens to address the Water and Wastewater Impact Advisory Fee Committee on any issues or items NOT on the agenda. It is a violation of the Texas Open Meetings Act for the Committee to address, discuss or take action on any items not on the agenda. In addition to this venue, citizens may also email any comments to [planning@nbtexas.org](mailto:planning@nbtexas.org). Emailed comments will be distributed to the Committee.*

4. **DISCUSSION AND ACTION ITEM**

- A) Consider a report from the City of New Braunfels [23-1511](#) regarding Roadway Impact Fees for the period of April 1, 2023 through September 30, 2023, and make a recommendation to City Council.

Scott McClelland, Assistant Director Transportation and Capital Improvements

[RW IF Advisory Committee Letter 11-7-23 Meeting](#)  
[Roadway Impact Fees 2023h2](#)  
[2023H2](#)

5. **ADJOURNMENT**

**CERTIFICATION**

I hereby certify the above Notice of Meeting was posted on the bulletin board at the New Braunfels City Hall.

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Board Liaison

NOTE: Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at 221-4010 at least two (2) work days prior to the meeting so that appropriate arrangements can be made.





## Roadway Impact Fee Committee Agenda Item Report

550 Landa Street  
New Braunfels, TX

**11/7/2023**

Agenda Item No. A)

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**PRESENTER:**

Scott McClelland, Assistant Director Transportation and Capital Improvements

**SUBJECT:**

Consider a report from the City of New Braunfels regarding Roadway Impact Fees for the period of April 1, 2023 through September 30, 2023, and make a recommendation to City Council.



November 1, 2023

Mr. Christopher Looney, AICP  
Director of Planning and Development Services  
City of New Braunfels  
550 Landa Street  
New Braunfels, TX 78130

Re: New Braunfels Impact Fee Advisory Committee Report for the period of April 1, 2023 through September 30, 2023.

Dear Mr. Looney:

According to Chapter 395 of the State Government Code, a report should be filed semiannually with the New Braunfels Impact Fee Advisory Committee ("Advisory Committee") that was established to advise the New Braunfels City Council on the Impact Fee program. Pursuant to this report filing requirement, the City of New Braunfels submits this report to the Advisory Committee for the City of New Braunfels.

Impact Fee balances and activity for the six months ended September 30, 2023 are shown on the following page.

Costs for design engineering fees, surveying, and land acquisition for projects included in the Roadway Impact Fee Capital Improvement Plan, along with consultant costs for updating the Capital Improvement Plan are allowable uses for collected fees.

If there are any questions regarding this report, please do not hesitate to contact me at 830-221-4387 or [spaulos@newbraunfels.gov](mailto:spaulos@newbraunfels.gov).

Sincerely,

*Sandy Paulos*

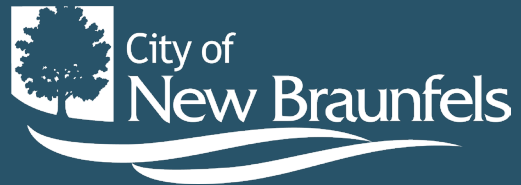
Sandy Paulos  
Director of Finance  
City of New Braunfels

|  | Service Area 1  | Service Area 2 | Service Area 3  | Service Area 4 | Service Area 5  | Service Area 6  | TOTAL             |
|--|-----------------|----------------|-----------------|----------------|-----------------|-----------------|-------------------|
| Roadway Impact Fee Balance at 3/31/2023                                  | \$ 1,597,604    | \$ 173,124     | \$ 3,019,258    | \$ 912,461     | \$ 2,049,174    | \$ 1,517,212    | \$ 9,268,833      |
| <i>Roadway Impact Fee Activity for the period 4/1/2023 to 9/30/2023:</i> |                 |                |                 |                |                 |                 |                   |
| <i>Receipts:</i>   |                 |                |                 |                |                 |                 |                   |
| Roadway Impact Fees Collected  | \$ 1,432.00     | \$ 16,095.97   | \$ 122,846.73   | \$ 69,771.65   | \$ 379,166.00   | \$ 419,693.58   | \$ 1,009,005.93   |
| Interest Earned  | \$ 42,890.51    | \$ 42,890.51   | \$ 42,890.51    | \$ 42,890.49   | \$ 42,890.49    | \$ 42,890.48    | \$ 257,342.99     |
| Total Receipts   | \$ 44,322.51    | \$ 58,986.48   | \$ 165,737.24   | \$ 112,662.14  | \$ 422,056.49   | \$ 462,584.06   | \$ 1,266,348.92   |
| <i>Expenditures:</i>   |                 |                |                 |                |                 |                 |                   |
| Barbarosa Road / Saur Lane Preliminary Design                            |                 |                |                 |                |                 | \$ 222,641.11   | \$ 222,641.11     |
| Klein Road @ Klein Way Pedestrian Beacon Design                          |                 |                |                 |                | \$ 2,935.00     |                 | \$ 2,935.00       |
| Common Street @ Old FM 306 Intersection Improvements                     |                 |                | \$ 357,545.52   |                |                 |                 | \$ 357,545.52     |
| Rough Proportionality Analysis Kimley-Horn & Associates                  |                 |                |                 | \$ 8,330.00    | \$ 5,580.00     | \$ 3,272.50     | \$ 17,182.50      |
| County Line Road @ FM 1044 Signal Design                                 |                 |                |                 |                | \$ 4,330.00     |                 | \$ 4,330.00       |
| Schmidt Avenue @ FM 1044 Signal Design                                   |                 |                |                 |                | \$ 6,263.75     |                 | \$ 6,263.75       |
| Klein Road @ Walnut Avenue Signal Design                                 |                 |                |                 |                | \$ 4,020.00     |                 | \$ 4,020.00       |
| Zipp Road Intersection and Zipp Road Extension Design                    |                 |                |                 |                | \$ 52,691.32    |                 | \$ 52,691.32      |
| <i>Encumbrances:</i>   |                 |                |                 |                |                 |                 |                   |
| Multimodel Transportation Plan   | \$ 29,722.84    | \$ 29,722.84   | \$ 29,722.84    | \$ 29,722.84   | \$ 29,722.84    | \$ 29,722.84    | \$ 178,337.04     |
| Development Agreement Casina Creek Homes LLC (Hanz Drive)                |                 | \$ 96,505.19   |                 |                |                 |                 | \$ 96,505.19      |
| Common Street @ Old FM 306 Design  |                 |                | \$ 745.00       |                |                 |                 | \$ 745.00         |
| Klein Road @ Walnut Avenue Signal Design                                 |                 |                |                 |                | \$ 9,772.50     |                 | \$ 9,772.50       |
| Klein Road @ Klein Way Pedestrian Hybrid Beacon Design                   |                 |                |                 |                | \$ 19,172.50    |                 | \$ 19,172.50      |
| FM1044@County Line;FM 1044@Schmidt; Klein Rd@Klein Way Intersection      |                 |                |                 |                |                 |                 |                   |
| Improvements Construction  |                 |                |                 |                | \$ 854,000.00   |                 | \$ 854,000.00     |
| Zipp Road Intersection and Zipp Road Extension Design                    |                 |                |                 |                | \$ 184,630.81   |                 | \$ 184,630.81     |
| August Fields Development Agreement                                      |                 |                |                 |                |                 | \$ 80,580.00    | \$ 80,580.00      |
| Solms Road Preliminary Engineering Report                                |                 |                |                 | \$ 125,363.07  |                 |                 | \$ 125,363.07     |
| Barbarosa Road / Saur Lane Preliminary Design                            |                 |                |                 |                |                 | \$ 411,198.89   | \$ 411,198.89     |
| County Line Road @ FM 1044 Signal Design                                 |                 |                |                 |                | \$ 15,266.06    |                 | \$ 15,266.06      |
| Total Expenditures and Encumbrances                                      | \$ 29,722.84    | \$ 126,228.03  | \$ 388,013.36   | \$ 163,415.91  | \$ 1,188,384.78 | \$ 747,415.34   | \$ 2,643,180.26   |
| Net Change in Roadway Impact Fee Balance                                 | \$ 14,599.67    | \$ (67,241.55) | \$ (222,276.12) | \$ (50,753.77) | \$ (766,328.29) | \$ (284,831.28) | \$ (1,376,831.34) |
| Impact Fee Balance at 9/30/2023  | \$ 1,612,203.67 | \$ 105,882.45  | \$ 2,796,981.88 | \$ 861,707.23  | \$ 1,282,845.71 | \$ 1,232,380.72 | \$ 7,892,001.66   |

# Impact Fee Advisory Committee Update

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Through  
September 30, 2023





# Impact Fee Six Month Report

|   | Service Area 1  | Service Area 2 | Service Area 3  | Service Area 4 | Service Area 5  | Service Area 6  | TOTAL             |
|---|-----------------|----------------|-----------------|----------------|-----------------|-----------------|-------------------|
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| <b><i>Receipts:</i></b>                         |                 |                |                 |                |                 |                 |                   |
| <b>Roadway Impact Fees Collected</b>            | \$ 1,432.00     | \$ 16,095.97   | \$ 122,846.73   | \$ 69,771.65   | \$ 379,166.00   | \$ 419,693.58   | \$ 1,009,005.93   |
| <b><i>Interest Earned</i></b>                   | \$ 42,890.51    | \$ 42,890.51   | \$ 42,890.51    | \$ 42,890.49   | \$ 42,890.49    | \$ 42,890.48    | \$ 257,342.99     |
| <b>Total Receipts</b>                           | \$ 44,322.51    | \$ 58,986.48   | \$ 165,737.24   | \$ 112,662.14  | \$ 422,056.49   | \$ 462,584.06   | \$ 1,266,348.92   |
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# Questions?

