



# CITY COUNCIL MEETING

## STAFF REPORT

### MEETING DATE

February 24, 2026

### PREPARED BY

Dana Shuler  
Jones & Associates

### ITEM TYPE

Legislative

### ATTACHMENTS

Sewer Impact Fee Analysis

### PRIOR DISCUSSION DATES

n/a

### AGENDA ITEM

Sewer Impact Fee Analysis

### PURPOSE

Consider the adoption of the Sewer Impact Fee Analysis

### RECOMMENDATION

Staff recommends approval of the Sewer Impact Fee Analysis.

### BACKGROUND

On August 26, 2025, the City Council adopted the Sewer Impact Fee Facilities Plan (“IFFP”). This plan outlined the project growth rate of the City, the current level of service for sewer disposal, and excess capacity of the system.

The existing sewer system is capable of handling future development. One project, the Public Works Facility Project, was identified as having excess capacity and partially impact fee eligible.

Zions Public Finance was hired to develop the Impact Fee Analysis (“IFA”). Using the existing and projected future sewer connections and the sewer-related costs of the Public Works Facility Project found in the IFFP, Zions Public Finance, in accordance with Utah Code Chapter 36a Impact Fees Act, calculated the maximum permissible impact fee allowed to be assessed on new development.

### ANALYSIS

South Weber City has the ability to collect impact fees to accommodate future development. The IFFP and IFA were prepared in accordance with the Impact Fees Act; therefore, in order for development to pay for their “fair share,” staff recommends that the Council adopt the maximum fee allowable, as detailed in the Impact Fee Analysis.