RESOLUTION NO. 2403-08

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WINDSOR ESTABLISHING THE AMOUNT OF FEES PAYABLE IN-LIEU OF PROVIDING AFFORDABLE HOUSING UNITS AS REQUIRED BY CHAPTER 27.23 OF THE TOWN'S ZONING ORDINANCE

WHEREAS, the Housing Element of the Town of Windsor General Plan set forth goals, polices and implementation programs to achieve an adequate supply of housing units and programs for all groups; and

WHEREAS, the Town of Windsor's Zoning Ordinance Section 27.23 sets forth guidelines for to achieve an adequate supply of housing units and programs for all groups; and

WHEREAS, it is the desire of the Town Council to establish a fee for those developers who choose to make an in-lieu payment in the Town's Housing fund; and

NOW, THEREFORE, BE IT RESOLVED that the in-lieu fee schedule included as Exhibit 1 to this Resolution is adopted in order to implement policies and programs of the Housing Element and Zoning Ordinance.

NOW, THEREFORE, BE IT ALSO RESOLVED that said in-lieu fee shall be collected on behalf of the Town of Windsor at the time escrow is closed on for-sale homes and at the time of final inspection and issuance of Certificate of Occupancy for multi-family properties.

PASSED, APPROVED AND ADOPTED this 3rd day of December 2008, by the following vote:

AYES: COUNCILMEMBERS ALLEN, FUDGE, SALMON, SCHOLAR
NOES: MAYOR GOBLE
ABSTAIN: NONE
ABSENT: NONE

ROBIN GOBLE, MAYOR

ATTEST:

BRIGITTE GRAHAM, DEPUTY TOWN CLERK

Attachments:
Exhibit 1

Table 1
Proposed Inclusionary Housing In Lieu Fee Schedule
Town of Windsor
2008

Unit Square Footage	Per Square Foot Fee	Total Per Unit Fee	Unit Square Footage	Per Square Foot Fee	Total Per Unit Fee
1,000	$2.00	$2,000	2,550	$2.47	$6,286
1,050	$2.02	$2,116	2,600	$2.48	$6,448
1,100	$2.03	$2,233	2,650	$2.50	$6,612
1,150	$2.05	$2,352	2,700	$2.51	$6,777
1,200	$2.06	$2,472	2,750	$2.53	$6,944
1,250	$2.08	$2,594	2,800	$2.54	$7,112
1,300	$2.09	$2,717	2,850	$2.56	$7,282
1,350	$2.11	$2,842	2,900	$2.57	$7,453
1,400	$2.12	$2,968	2,950	$2.59	$7,626
1,450	$2.14	$3,096	3,000	$2.60	$7,800
1,500	$2.15	$3,225	3,050	$2.62	$7,976
1,550	$2.17	$3,356	3,100	$2.63	$8,153
1,600	$2.18	$3,488	3,150	$2.65	$8,332
1,650	$2.20	$3,622	3,200	$2.66	$8,512
1,700	$2.21	$3,757	3,250	$2.68	$8,694
1,750	$2.23	$3,894	3,300	$2.69	$8,877
1,800	$2.24	$4,032	3,350	$2.71	$9,062
1,850	$2.26	$4,172	3,400	$2.72	$9,248
1,900	$2.27	$4,313	3,450	$2.74	$9,436
1,950	$2.29	$4,456	3,500	$2.75	$9,625
2,000	$2.30	$4,600	3,550	$2.77	$9,816
2,050	$2.32	$4,746	3,600	$2.78	$10,008
2,100	$2.33	$4,893	3,650	$2.80	$10,202
2,150	$2.35	$5,042	3,700	$2.81	$10,397
2,200	$2.36	$5,192	3,750	$2.83	$10,594
2,250	$2.38	$5,344	3,800	$2.84	$10,792
2,300	$2.39	$5,497	3,850	$2.86	$10,992
2,350	$2.41	$5,652	3,900	$2.87	$11,193
2,400	$2.42	$5,808	3,950	$2.89	$11,396
2,450	$2.44	$5,966	4,000	$2.90	$11,600
2,500	$2.45	$6,125			