

ORDINANCE NO. 2024-02

**ORDINANCE TO ESTABLISH THE PARK IMPACT FEE ORDINANCE  
FOR THE TOWN OF MONROVIA, INDIANA**

**WHEREAS**, the Town of Monrovia (the "Town") is a political subdivision existing under the provisions of Indiana law;

**WHEREAS**, the Town Council of Monrovia Council (the "Council") is the governing body of the Town that has exclusive jurisdiction to enact legislation regulating land use within its authority and control;

**WHEREAS**, the procedures for enacting an Impact Fee Ordinance are contained in Indiana Code section 36-7-4-1311;

**WHEREAS**, the Monrovia Advisory Plan Commission, the Impact Fee Advisory Committee and the Monrovia Parks and Recreation Board all have reviewed certain information prepared by Lehman & Lehman addressing a new park impact fee;

**WHEREAS**, the Impact Fee Advisory Committee, as established under I.C. 36-7-4-1312, at its meeting on the 11<sup>th</sup> day of January, 2024, recommended to the Parks and Recreation Board of the Town of Monrovia, Indiana, the establishment of the fee structure for the park impact fee;

**WHEREAS**, the Monrovia Parks and Recreation Board, as established under I.C. 36-10-3-4(c), at its meeting on the 16<sup>th</sup> day of January, 2024, recommended to the Plan Commission of the Town of Monrovia, Indiana the establishment of the fee structure for the park impact fee;

**WHEREAS**, the Monrovia Advisory Plan Commission held a public hearing for the citizens of Monrovia, Indiana, on the 13<sup>th</sup> day of February, 2024 to review and consider the proposed park impact fee and has made a favorable recommendation to the Town Council Council to adopt the proposed park impact fee.

**NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF MONROVIA, INDIANA:**

**SECTION I**

**Impact Fee Schedule**

<b><u>Year</u></b>	<b><u>5.0%</u></b>
2024 - \$1,159	N/A
2025	\$1,217
2026	\$1,278
2027	\$1,342
2028	\$1,409

Based on the equivalent dwelling unit calculations contained within the Town of Sheridan Recreation Improvement Plan, prepared in 2024 by Lehman & Lehman, Inc., the Town Council, based on the recommendations of the Impact Fee Advisory Council, Parks and Recreation Board, and Advisory Plan Commission has decided not to establish a Housing Equivalent Option for single-family dwelling units, two-family dwelling units, multi-family dwelling units of one bedroom, two bedrooms, and three bedrooms or larger, and mobile homes.

The Town Council hereby makes as part of the record of these proceedings all the data collected, calculations made, and conclusions reached by the Town's consultant, Lehman & Lehman, Inc. in the process of developing and drafting the Zone Improvement Plan, and specifically instructs the employees of the Town to make such data and other information available to the public for review during regular business hours, along with any other information that is part of the public record created as a result of the process involved in enacting this Ordinance.

In the event any parcel of real estate subject to the Plan undergoes a change in use from a use for which the impact fee does not pertain to a dwelling unit, an impact fee will be assessed against said real estate.

## SECTION II

This Ordinance shall be in full force and effect from and after its passage and publication as prescribed by law.

[The remainder is intentionally blank.]

ADOPTED BY THE TOWN COUNCIL OF THE TOWN OF MONROVIA,  
INDIANA this 27<sup>th</sup> day of February, 2024.

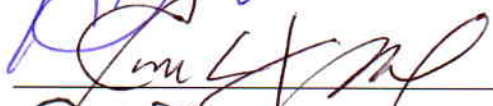
**MONROVIA TOWN COUNCIL**

FOR:


AGAINST:



Kevin Collier



Carol Youngblood



Philip L. Fowler



Loren Moore



Dustin Kaufman

ATTEST:



Danny Chenault, Acting Clerk-Treasurer