



*A Team of Teams  
Making a Difference!*

March 7, 2005

Memorandum for City Administrator

**Subject: Capacity Fee Waiver for Hickory Lane I**

Go Getters is requesting a Capacity Fee waiver for their development called Hickory Lane I.

Points of Fact and other Significant Information.

- Hickory Lane I will be using an estimated 20 Equivalent Dwelling Units (EDU) of flow.
- The Capacity Unit Fee is \$ 4,800 per EDU. The Capacity Fee for 20 EDUs is \$ 96,000.
- A requirement for Hickory Lane I residents is to have a maximum income not to exceed 50% of the of the area median income, adjusted for family size.
- City Policy: The policy to provide deferrals of the water and sewer capacity fee for public sponsored or affordable housing projects is:
  - "Public sponsored or affordable housing" means any dwelling unit built or financed under a government program, regulation, or binding agreement that limits for at least ten years the price or rent charged for the unit in order to make the unit affordable to households earning less than 60% of the area median income, adjusted for family size.
  - City Council approved this policy under Resolution 1211 at the City Council meeting on February 28, 2005

Unless you or the Mayor, have further questions, please forward this memorandum to the City Council. For any additional questions you may have, I can be reached at (410) 548-3170 or by e-mail at [jjacobs@ci.salisbury.md.us](mailto:jjacobs@ci.salisbury.md.us).

JOHN F. JACOBS III, P.E.  
DIRECTOR

NEWELL W. MESSICK III, P.E.  
DEPUTY DIRECTOR

Government Office Building  
125 North Division Street  
Salisbury, MD 21801-4940

Phone: (410) 548-3170

Fax: (410) 548-3107

[www.ci.salisbury.md.us/publicworks/](http://www.ci.salisbury.md.us/publicworks/)

Sincerely,

John F. Jacobs III, P.E.  
Director of Public Works

RESOLUTION No. 1214

A RESOLUTION OF THE COUNCIL OF THE CITY OF SALISBURY, MARYLAND AUTHORIZING THE CAPACITY FEE OF THE CITY'S COMPREHENSIVE CONNECTION CHARGE BE WAIVED FOR A DEVELOPMENT KNOWN AS HICKORY LANE I, WHICH IS A LOW INCOME DEVELOPMENT .

WHEREAS, Go-Getters has requested a waiver of the Capacity Fee their development known as Hickory Lane I; and

WHEREAS, the proposed development requires approximately 20 Equivalent Dwelling Units of water and sewer service and is located inside the City limits; and

WHEREAS, the Capacity Fee for 20 Equivalent Dwelling Units is \$ 96,000; and

WHEREAS, one of the City's goals is to encourage the development of affordable housing in Salisbury

WHEREAS, the City Council approved a Capacity Fee waiver process under Resolution 1211 at the City Council meeting on February 28, 2005 and the process is for public sponsored or affordable housing, which means any dwelling unit built or financed under a government program, regulation, or binding agreement that limits for at least ten years the price or rent charged for the unit in order to make the unit affordable to households earning less than 60% of the area median income, adjusted for family size; and

WHEREAS, the Hickory Lane I project has a maximum rent which is affordable to households earning less than 50% of the area median income, adjusted for family size; and

WHEREAS, the Hickory Lane I project has a requirement from the Department of Housing and Urban Development to maintain rents that are affordable to this income group for forty (40) years;

NOW, THEREFORE, BE IT RESOLVED that the Council of the City of Salisbury, Maryland approves the waiver of 20 Equivalent Dwelling Units of Capacity Fee for the Go Getters sponsored low income housing development known as Hickory Lane I.

THE ABOVE RESOLUTION was introduced and duly passed at a meeting of the Council of the City of Salisbury, Maryland held on \_\_\_\_\_, and is to become effective immediately upon adoption.

ATTEST:

\_\_\_\_\_  
Brenda J. Colegrove  
CITY CLERK

\_\_\_\_\_  
Michael P. Dunn  
COUNCIL PRESIDENT

APPROVED this \_\_\_\_\_ day of \_\_\_\_\_ 2005.

\_\_\_\_\_  
Barrie P. Tilghman  
MAYOR