



**TOWN OF QUEEN CREEK, ARIZONA**

**DEVELOPMENT IMPACT FEE  
UNAUDITED**

**STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE  
As of June 30, 2013**

**ACCOUNTING FOR THE COLLECTION AND USE OF DEVELOPMENT IMPACT FEES  
ANNUAL REPORT**

**Town of Queen Creek  
Development Fee Schedule  
Effective January 1, 2012**

**All Development**

<i>Meter Size (inches)*</i>	<i>Type</i>	<i>Demand Ratio</i>	<i>Wastewater Facilities</i>
0.75	Displacement	1.0	\$4,942
1.00	Displacement	1.7	\$8,396
1.50	Displacement	3.3	\$16,312
2.00	Compd/Turbine	5.3	\$26,081
3.00	Compound	10.7	\$52,710
3.00	Turbine	12.0	\$59,116
4.00	Compound	17.0	\$83,961
4.00	Turbine	20.5	\$101,280

\* Wastewater development fees are based on water meter size.

	<i>Neighborhood Parks &amp; Recreation Facilities</i>	<i>Library Facilities</i>	<i>Police Facilities</i>	<i>Town Facilities</i>	<i>Street Facilities</i>	<i>Fire Facilities</i>
<b><u>Residential (per unit)</u></b>						
Single Family Detached	\$4,325	\$1,370	\$704	\$1,218	\$631	\$693
Multi-Family	\$2,846	\$901	\$463	\$801	\$415	\$456
Mobile Home	\$4,755	\$1,506	\$774	\$1,339	\$371	\$761
All Other Housing	\$2,213	\$701	\$360	\$623	\$384	\$354
<b><u>Nonresidential (per 1,000 square feet)</u></b>						
Com / Shop Ctr 25,000 SF or less	N/A	N/A	\$364	\$1,186	\$6,206	\$1,761
Com / Shop Ctr 25,001 - 50,000 SF	N/A	N/A	\$288	\$1,019	\$4,900	\$1,391
Com / Shop Ctr 50,001-100,000 SF	N/A	N/A	\$227	\$890	\$3,873	\$1,099
Com / Shop Ctr 100,001-200,000 SF	N/A	N/A	\$180	\$791	\$3,063	\$869
Com / Shop Ctr over 200,000 SF	N/A	N/A	\$142	\$712	\$2,419	\$687
Office/Inst 10,000 SF or less	N/A	N/A	\$327	\$1,596	\$5,569	\$1,581
Office/Inst 10,001 - 25,000 SF	N/A	N/A	\$155	\$1,478	\$2,642	\$750
Office/Inst. 25,001-50,000 SF	N/A	N/A	\$98	\$1,393	\$1,671	\$474
Office/Inst 50,001 - 100,000 SF	N/A	N/A	\$69	\$1,314	\$1,182	\$335
Office/Inst over 100,000 SF	N/A	N/A	\$55	\$1,193	\$940	\$267
Business Park	N/A	N/A	\$47	\$1,125	\$798	\$227
Light Industrial	N/A	N/A	\$39	\$823	\$668	\$190
Warehousing	N/A	N/A	\$22	\$456	\$377	\$107
Manufacturing	N/A	N/A	\$27	\$637	\$464	\$132

Town of Queen Creek  
 Development Impact Fee Report  
 Unaudited - Statement of Revenue, Expenditures and Change in Fund Balances  
 For Fiscal Year Ending June 30, 2013

Development Impact Fee Account Summary - Government Funds

	Impact Fee Type 1	Impact Fee Type 2	Impact Fee Type 3	Impact Fee Type 4	Impact Fee Type 5	Impact Fee Type 6	Impact Fee Type 7	Total
	Wastwater	Parks & Open Space	Town Bldgs & Vehicles	Transportation	Library	Public Safety	Fire	
FY12 Annual Report Ending Balance-Unaudited	-4,528,561.52	-421,156.80	550,165.94	55,239.18	-215,904.41	350,381.36	731,603.09	-3,478,233.16
<b>Beginning Balance at July 1, 2012</b>	<b>-4,528,561.52</b>	<b>-421,156.80</b>	<b>550,165.94</b>	<b>55,239.18</b>	<b>-215,904.41</b>	<b>350,381.36</b>	<b>731,603.09</b>	<b>-3,478,233.16</b>

Revenues

	Impact Fee Type 1	Impact Fee Type 2	Impact Fee Type 3	Impact Fee Type 4	Impact Fee Type 5	Impact Fee Type 6	Impact Fee Type 7	Total
	Wastwater	Parks & Open Space	Town Bldgs & Vehicles	Transportation	Library	Public Safety	Fire	
Amount of Each Impact Fee Charged								
Effective July 1, 2008 - December 31, 2011	5,007.00	5,719.00	1,761.00	727.00	1,370.00	704.00	693.00	15,981.00
Effective January 1, 2012	4,942.00	4,325.00	1,218.00	631.00	1,370.00	704.00	693.00	13,883.00

Total Amount of Impact Fees Collected

	Impact Fee Type 1	Impact Fee Type 2	Impact Fee Type 3	Impact Fee Type 4	Impact Fee Type 5	Impact Fee Type 6	Impact Fee Type 7	Total
	Wastwater-205	Parks & Open Space-420	Town Bldgs & Vehicles-430	Transportation-435	Library-440	Public Safety-445	Fire-450	
	3,415,054.06	2,617,045.48	856,797.53	562,989.50	885,043.64	463,123.97	492,742.22	9,292,790.40

Construction Sales Tax 2%								
Other Earnings								0.00
Interest Earned on Each Account	32,653.09	9,920.97	4,409.42		3,285.20	3,516.78	5,574.00	59,360.34
Transfer In from other Fund*	2,092,056.00	656,088.00	505,332.00		841,620.00	263,376.00	230,232.00	4,588,704.00
<b>Total Revenues</b>	<b>5,539,764.05</b>	<b>3,283,054.45</b>	<b>1,366,538.95</b>	<b>562,989.50</b>	<b>1,729,948.84</b>	<b>730,016.73</b>	<b>728,548.22</b>	<b>13,940,860.74</b>

Other Reserve Adjustment

Expenditures

	Impact Fee Type 1	Impact Fee Type 2	Impact Fee Type 3	Impact Fee Type 4	Impact Fee Type 5	Impact Fee Type 6	Impact Fee Type 7	Total
	Wastwater-205	Parks & Open Space-420	Town Bldgs & Vehicles-430	Transportation-435	Library-440	Public Safety-445	Fire-450	
Total Amount of Impact Fee Expenditures								

Bonds

Interest		611,071.50	94,011.00		70,508.25			775,590.75
Principle		374,400.00	57,600.00		43,200.00			475,200.00
Debt Service on Bonds (Total Paid)	0.00	985,471.50	151,611.00	0.00	113,708.25	0.00	0.00	1,250,790.75

Loans

Interest	1,395,926.20	176,586.40	301,425.96		597,588.80		50,770.30	2,522,297.66
Principle	1,864,187.35	110,000.00	245,000.00		315,000.00		281,418.91	2,795,606.26
Payment on Loans (Total Paid)	3,260,113.55	286,586.40	546,425.96	0.00	912,588.80	0.00	312,189.21	5,317,903.92

\*Please Note Which Fund The Loan is From

Other Expenditures	283,204.79	36,980.00	49,960.46	154,452.00		349,912.80	36,599.47	911,109.52
<b>Total Expenditures</b>	<b>3,543,318.34</b>	<b>1,309,037.90</b>	<b>747,997.42</b>	<b>154,452.00</b>	<b>1,026,287.05</b>	<b>349,912.80</b>	<b>348,788.68</b>	<b>7,479,804.19</b>

End of Year Balance

	Impact Fee Type 1	Impact Fee Type 2	Impact Fee Type 3	Impact Fee Type 4	Impact Fee Type 5	Impact Fee Type 6	Impact Fee Type 7	Total
	Wastwater	Parks & Open Space	Town Bldgs & Vehicles	Transportation	Library	Public Safety	Fire	
Total Beginning Balance	-4,528,561.52	-421,156.80	550,165.94	55,239.18	-215,904.41	350,381.36	731,603.09	-3,478,233.16
Total Revenues	5,539,764.05	3,283,054.45	1,366,538.95	562,989.50	1,729,948.84	730,016.73	728,548.22	13,940,860.74
Total Expenditures	3,543,318.34	1,309,037.90	747,997.42	154,452.00	1,026,287.05	349,912.80	348,788.68	7,479,804.19
Other Reserve Adjustment								0.00
Ending Balance as of June 30, 2013	-2,532,115.81	-1,552,859.75	1,168,707.47	463,776.68	487,747.38	730,485.28	1,111,362.63	2,982,823.39