

area being platted. The appraisal report shall be completed as a Summary Appraisal Report using the market approach to appraisal, and shall be dated no more than six (6) months prior to the date of application for the final plat. Full market value shall be based on anticipated market value after completion of platting. *(am 09/02/03)*

- 2. Money Shall Be Held By the Board.** When money in lieu of land is required or when monies have been paid to the Board from the sale of such dedicated sites for schools, it shall be held by the Board for the acquisition of reasonably necessary sites for the construction of school facilities. *(am 09/02/03)*

- D. Dedication Requirements Shall Apply Only Once.** School land dedication requirements shall apply only once to the same land area. Dedications shall not be required of re-subdivisions of the same land when a dedication has previously been made unless a net gain in residential units is realized as a result of a re-subdivision. In these instances, school land dedication requirements will be calculated proportionally, based upon the difference between the total number of allowed residential units prior to and after re-subdivision occurs. *(am. 7/29/04)*

- E. Dedication Shall Occur at Final Plat.** The actual dedication or payment shall occur at the Final Plat stage.

SECTION 4-710. TRANSPORTATION IMPACT FEES *(orig. 05/15/01) (am. 03/09/23)*

A. Short Title, Authority, and Application

- 1. Title.** This Regulation shall be known and may be cited as the "Transportation Impact Fee Regulation." *(am. 03/09/23)*

- 2. Authority.** The Board of County Commissioners has the authority to adopt this Regulation pursuant to the Colorado Constitution and " 29-20-101-107, 30-28-106, 30-28-133, C.R.S. and all other relevant laws of the State of Colorado.

- 3. Application.** This Regulation shall apply to all lands within unincorporated Eagle County and, pursuant to intergovernmental agreements, all other lands within the county lying within the boundaries of Participating Municipalities.

B. Intent and Purpose.

- 1. Intent.** This Regulation is intended to implement and be consistent with the Transportation Plan, Road Capital Improvement Plan (CIP), Transportation Impact Fee Study, ECO Transit Plan, ECO Trails Plan, and the Eagle County Master Plan. *(am. 03/09/23)*

- 2. Purpose.** The purpose of this Regulation is the establishment of a system for the imposition of transportation impact fees to assure that new development contributes its proportionate share of the cost of providing, and benefits from the provision of, Road Capital Improvements identified as needed to be built in the Road CIP. *(am. 03/09/23)*

3. **Regulations, Standards, and Criteria.** The regulations, standards, and criteria for the Transportation Impact Fee shall be as set forth in the Engineering Criteria Manual Chapter 2, Transportation Impact Fees. (*orig. 03/09/23*)

SECTION 4-720. EMERGENCY SERVICE IMPACT FEES (*orig. 12/13/05*)

A. Purpose. The purpose of this Section is to:

1. Provide a rational system for identifying and mitigating growth-related costs associated with growth and development and the expansion of emergency services and facilities made necessary by land development activities, a growing population and economic activity levels.
2. Implement the methodology and analysis for the determination of the impact of new development on the need for, and cost of, additional Emergency Service Capital Improvements.
3. Ensure that the Emergency Service Impact Fees established by this Section are based on, and do not exceed, the cost of providing additional Emergency Service Capital Improvements necessitated by new development.
4. Regulate the development of land to ensure that new development bears a proportionate share of the cost of Emergency Service Capital Improvements necessary to provide adequate emergency services within Eagle County.
5. Assure that the system of Emergency Service Impact Fees implemented in this Section is linked to an Emergency Service Capital Improvements program designed to provide the facilities and equipment for which the Emergency Service Impact Fees are imposed.

B. Definitions. The following terms as used in this Section shall have the meanings set forth unless it is apparent from the context that they have a different meaning.

1. **Developer:** A Developer as defined in Chapter 2 of these Eagle County Land Use Regulations.
2. **Development:** Development as defined in Chapter 2 of these Eagle County Land Use Regulations
3. **Emergency Service Capital Improvement:**
 - a. **Includes:**
 - (1) Fire Protection or emergency medical, rescue and ambulance service planning, preliminary architectural and engineering services, architectural and engineering design studies, land surveys, land acquisition, site improvements and off-site improvements associated with