

## EXHIBIT "A"

### Amendment #1 (CPA09/1)

[Note: This is the proposed amendment to the "City of Topeka Parks and Open Space Plan – an element of the Topeka Comprehensive Plan, 2025." It would be inserted as page 66 or the last page of the Plan. The Plan can be found at the Planning Department's web page under Plans.]

#### Parkland Fee Districts

The City's parkland development fee, established in 2003 (Ordinance #18065), helps to implement the City of Topeka Parks and Open Space Plan by charging a fee when new housing units are built within the city or at the time new subdivisions are approved outside the city limits within the 3-mile ETJ. The fee is used to help acquire and improve future parkland or improve existing parkland that will serve the added population as a result of new housing or subdivisions.

To create a geographic nexus between the fee and providing adequate parkland facilities, **parkland fee districts** are set forth in this plan so that the fees shall be invested in the same district as they are collected. The parkland fee districts were created by consolidating 17 residential "planning areas" already established in the City of Topeka Parks and Open Space Plan into 7 larger planning areas:

1. **Half Day Creek** (North US 75/Rochster Road)
2. **North/Oakland** (North Topeka/Oakland/Lower Silver Lake Road)
3. **West** (West Topeka/West I-70)
4. **Central South** (Central Topeka/South Topeka)
5. **East** (East Topeka/Highland Park/Downtown)
6. **Southwest** (Sherwood/Southwest Topeka)
7. **Southeast** (Southeast Topeka/Berryton)

A parks and open space health assessment was also applied to the 7 new consolidated planning areas in the same manner as it was applied to the 17 smaller planning areas found in the plan. The reason for creating larger "fee" districts was so that the actual acquisition or improvement of parkland could be realized in a more timely manner and thereby, strengthen the nexus between when the fees were collected and when they were used. Since the fee is required to be spent in the same district as it was collected, fewer districts equate to a larger pot of money for each district and therefore a shorter waiting period for putting an improvement project together.

In addition, the health ratings should be used to determine the level of fee charged within the district so that those "greener" areas pay less than those areas that are less "green" (i.e., fewer parkland facilities).

The corresponding table and map illustrate the health ratings of the consolidated parkland fee districts.