

DEVELOPMENT IMPACT FEE SCHEDULE
Effective February 19, 2006

Development Impact Fee Summary - Base Fees Payable Outside of City Wide Mello-Roos Districts

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals (3)
Single Family Detached	dwelling	\$6,604	\$2,616	\$324	\$1,391	\$3,630	\$635	\$852	\$2,138	\$18,191
Single Family Attached	dwelling	\$4,915	\$2,616	\$324	\$1,391	\$3,001	\$525	\$704	\$1,768	\$15,245
Multi-family	dwelling	\$4,032	\$1,452	\$91	\$961	\$2,770	\$485	\$650	\$1,632	\$12,074
Core/AC Retail	1,000 sf	\$6,893	Note (1)	\$125	Note (2)	\$529	\$93	\$926	\$830	\$9,396
Auto Sales (AC)	1,000 sf	\$3,457	Note (1)	\$125	Note (2)	\$529	\$93	\$926	\$830	\$5,959
Other Retail ⁽⁴⁾	1,000 sf	\$16,515	Note (1)	\$125	Note (2)	\$529	\$93	\$926	\$830	\$19,017
Office/Business Park	1,000 sf	\$4,236	Note (1)	\$125	Note (2)	\$529	\$93	\$926	\$830	\$6,739
Industrial	1,000 sf	\$392	Note (1)	\$125	Note (2)	\$137	\$24	\$241	\$216	\$1,135

(1) Water connection fees for non-residential uses are flat rate based upon meter size.

(2) Sewer connection fees for non-residential development depend on flow and strength of effluent.

(3) Non-residential fees do not include sewer or water connection fees.

(4) Development that is outside the scope anticipated in the General Plan may trigger a site specific review of impact fee levels.

East Davis Development Impact Fees After Mello-Roos Credits (CFD 1990-1)

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals
Single Family Detached	dwelling	5,825	2,616	324	1,391	3,630	635	369	1,861	16,651
Single Family Attached	dwelling	4,335	2,616	324	1,391	3,001	525	374	1,578	14,145
Multi-family	dwelling	3,557	1,452	91	961	2,770	485	369	1,470	11,155
Core/AC Retail	1,000 sf	6,080	Note (1)	125	Note (2)	529	93	355	713	7,894
Auto Sales (AC)	1,000 sf	3,049	Note (1)	125	Note (2)	529	93	355	713	4,863
Other Retail	1,000 sf	14,567	Note (1)	125	Note (2)	529	93	355	713	16,381
Office/Business Park	1,000 sf	3,737	Note (1)	125	Note (2)	529	93	355	713	5,551
Industrial	1,000 sf	346	Note (1)	125	Note (2)	137	24	202	208	1,042

East Davis/Mace Development Impact Fees After Mello-Roos Credits (CFD 1990-2)

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals
Single Family Detached	dwelling	5,321	2,616	324	1,391	3,630	635	628	1,892	16,438
Single Family Attached	dwelling	3,960	2,616	324	1,391	3,001	525	551	1,600	13,969
Multi-family	dwelling	3,249	1,452	91	961	2,770	485	520	1,489	11,017
Core/AC Retail	1,000 sf	5,554	Note (1)	125	Note (2)	529	93	661	726	7,688
Auto Sales (AC)	1,000 sf	2,785	Note (1)	125	Note (2)	529	93	661	726	4,919
Other Retail	1,000 sf	13,307	Note (1)	125	Note (2)	529	93	661	726	15,441
Office/Business Park	1,000 sf	3,414	Note (1)	125	Note (2)	529	93	661	726	5,547
Industrial	1,000 sf	316	Note (1)	125	Note (2)	137	24	223	209	1,034

North Central Davis Development Impact Fees After Mello-Roos Credits (CFD 1990-3)

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals
Single Family Detached	dwelling	4,910	2,616	324	1,391	3,630	635	35	1,871	15,412
Single Family Attached	dwelling	3,654	2,616	324	1,391	3,001	525	146	1,585	13,243
Multi-family	dwelling	2,998	1,452	91	961	2,770	485	174	1,476	10,408
Core/AC Retail	1,000 sf	5,125	Note (1)	125	Note (2)	529	93	-	717	6,588
Auto Sales (AC)	1,000 sf	2,570	Note (1)	125	Note (2)	529	93	-	717	4,033
Other Retail	1,000 sf	12,278	Note (1)	125	Note (2)	529	93	-	717	13,741
Office/Business Park	1,000 sf	3,149	Note (1)	125	Note (2)	529	93	-	717	4,613
Industrial	1,000 sf	291	Note (1)	125	Note (2)	137	24	176	208	962

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South Davis Development Impact Fees After Mello-Roos Credits (CFD 1990-4)

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals
Single Family Detached	dwelling	5,487	2,616	324	1,391	3,630	635	724	1,976	16,783
Single Family Attached	dwelling	4,083	2,616	324	1,391	3,001	525	617	1,657	14,215
Multi-family	dwelling	3,350	1,452	91	961	2,770	485	576	1,537	11,223
Core/AC Retail	1,000 sf	5,727	Note (1)	125	Note (2)	529	93	775	762	8,010
Auto Sales (AC)	1,000 sf	2,872	Note (1)	125	Note (2)	529	93	775	762	5,155
Other Retail	1,000 sf	13,722	Note (1)	125	Note (2)	529	93	775	762	16,005
Office/Business Park	1,000 sf	3,520	Note (1)	125	Note (2)	529	93	775	762	5,803
Industrial	1,000 sf	326	Note (1)	125	Note (2)	137	24	231	211	1,054

West Davis Development Impact Fees After Mello-Roos Credits (CFD 1990-5)

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals
Single Family Detached	dwelling	6,604	2,616	324	1,391	3,630	635	615	1,964	17,780
Single Family Attached	dwelling	4,915	2,616	324	1,391	3,001	525	543	1,649	14,964
Multi-family	dwelling	4,032	1,452	91	961	2,770	485	512	1,531	11,835
Core/AC Retail	1,000 sf	6,893	Note (1)	125	Note (2)	529	93	647	757	9,043
Auto Sales (AC)	1,000 sf	3,457	Note (1)	125	Note (2)	529	93	647	757	5,606
Other Retail	1,000 sf	16,515	Note (1)	125	Note (2)	529	93	647	757	18,664
Office/Business Park	1,000 sf	4,236	Note (1)	125	Note (2)	529	93	647	757	6,386
Industrial	1,000 sf	392	Note (1)	125	Note (2)	137	24	222	211	1,111

Non-Residential Water Connection Fees

Type of Non-Residential Connection	Connection Fee
Small Comm/Industrial ⁽¹⁾	\$6,605
Medium Comm/Industrial ⁽²⁾	\$25,515
Large Comm/Industrial ⁽³⁾	\$63,858

(1) "Small" C/I is defined as any non-residential connection with up to a one-inch meter.

(2) "Medium" C/I is defined as any non-residential connection with a meter greater than one inch, but less than or equal to two inches.

(3) "Large" C/I is defined as any non-residential connection with greater than a two-inch meter.